



DISCLOSURE AND CONSENT – LEASING

When a real estate broker provides real estate brokerage services, Washington law requires the broker to disclose to all parties whether the broker represents the landlord, the tenants, both the landlord and the tenant, or neither. It further requires disclosures regarding terms of any compensation offered by another party or a real estate firm to a real estate firm representing another party. This form should be used when the transaction documents do not otherwise contain these provisions.

1. **Agency Disclosure.** RCW 18.86.030 requires that a real estate broker disclose to their principal and to all parties in a transaction whether the broker represents the tenant, the landlord, or both parties as a limited dual agent.

Tenant is represented by: Tenant Broker; Tenant's/Listing Broker (limited dual agent); unrepresented
Landlord is represented by: Listing Broker; Listing/Tenant's Broker (limited dual agent); unrepresented

Tenant's Broker: _____
Tenant's Brokerage Firm: _____

Tenant's Brokerage Firm, Tenant's Brokerage Firm's Designated Broker, Tenant's Brokerage Firm's Branch Manager (if any), any of Tenant's Brokerage's Firm's Managing Brokers who supervise Tenant's Broker, and Tenant's Broker represent _____

Tenant's Broker's Signature

Listing Broker: _____
Listing Brokerage Firm: _____

Listing Brokerage Firm, Listing Brokerage Firm's Designated Broker, Listing Brokerage Firm's Branch Manager (if any), any of Listing Brokerage's Firm's Managing Brokers who supervise Listing Broker, and Listing Broker represent _____

Listing Broker's Signature

2. **Tenant's Broker's Compensation Disclosure.**

a. Compensation from Landlord. The compensation offered to Buyer Brokerage Firm by Seller for providing brokerage services to Tenant is: _____

b. Compensation from Listing Firm. The compensation offered to Tenant Brokerage Firm by the Listing Firm for providing brokerage services to Tenant is: _____

3. **Consent Regarding Firms' Compensation.** Landlord and Tenant consent to Listing Firm and Tenant Brokerage Firm receiving compensation from more than one party and to the sharing of compensation between firms.

4. Acknowledgement of Receipt of Pamphlet. The undersigned acknowledge receipt of the pamphlet entitled "Real Estate Brokerage in Washington."

TENANT:

Signature Date

Signature Date

LANDLORD:

Signature Date

Signature Date

DRAFT