

Business Opportunity

MLS Data Listing Input Form

Required fields are denoted with a red asterisk (*) and conditionally required fields are denoted with a double red asterisk (**).

Status

*Listing Status: ☐ Active (Property is open to offers and IS available for showings)

Basics

Listing Information:

*List Price:

List Price Low:

*Parcel Number/Tax ID:

Additional Parcels? ☐ Yes ☐ No

Additional Parcels (Separated By Comma):

Seller Consider Concessions? ☐ Yes ☐ No

*Listing Contract Date:

*Expiration Date:

One Time Listing YN? ☐ Yes ☐ No

Flood Zone Classification:

☐ A

☐ AR

☐ B, X (shaded)

☐ AE, A1-A30

☐ A99

☐ C, X (unshaded)

☐ AH

☐ V

☐ D

☐ AO

☐ VE, V1-V30

Flood Zone Source:

☐ FEMA

☐ Elevation Certificate

☐ LSU AG

☐ Other

Zoning Type:

☐ Agricultural

☐ Open

☐ Commercial

☐ Other

☐ Industrial

☐ Residential

☐ MultiUse

☐ See Remarks

Zoning Code:

*Legal Description:

Parish/City/Subdivision:

*Parish/County:

*City:

Address Information:

*Street #:

Str Number Ext:

Str Direction Prefix: ☐ East ☐ North ☐ Northeast ☐ Northwest ☐ South ☐ Southeast ☐ Southwest ☐ West

*Street Name:

Str Suffix:

☐ Alley

☐ Cove

☐ Highway

☐ Parkway

☐ Point

☐ Terrace

☐ None

☐ Avenue

☐ Cut / Cutoff

☐ Interstate

☐ Pass / Bypass

☐ Rise

☐ Trace

☐ Other

☐ Boulevard

☐ Drive

☐ Island

☐ Pathway

☐ Road

☐ Trail

☐ Causeway

☐ Expressway

☐ Lane

☐ Pike

☐ Run

☐ Turnpike

☐ Circle

☐ Freeway

☐ Loop

☐ Place

☐ Square

☐ Walk

☐ Court

☐ Heights

☐ Mall

☐ Plaza

☐ Street

☐ Way

Str Suffix Modifier:

Str Direction Suffix: ☐ E ☐ N ☐ NE ☐ NW ☐ S ☐ SE ☐ SW ☐ W

Unit #:

*State:

*Postal Code:

Postal Code +4:

*City Limits: ☐ Yes ☐ No

Country:

*Directions:

Basic Information:

*Business Type:

☐ Accounting☐ Administrative and Support☐ Adult Family Home☐ Advertising☐ Agriculture☐ Animal Grooming☐ Appliances☐ Aquarium Supplies☐ Arts and Entertainment☐ Athletic☐ Auto Body☐ Auto Dealer☐ Auto Glass☐ Auto Parts☐ Auto Rent/Lease☐ Auto Repair-Specialty☐ Auto Service☐ Auto Stereo/Alarm☐ Auto Tires☐ Auto Wrecking☐ Bakery☐ Bar/Tavern/Lounge☐ Barber/Beauty☐ Bed & Breakfast☐ Books/Cards/Stationary

☐ Build to Suit☐ Butcher☐ Cabinets☐ Candy/Cookie☐ Car Wash☐ Carpet/Tile☐ Child Care☐ Church☐ Clothing☐ Commercial☐ Computer☐ Condominium☐ Construction/Contractor☐ Convalescent☐ Convenience Store☐ Dance Studio☐ Decorator☐ Deli/Catering☐ Dental☐ Distribution☐ Doughnut☐ Drugstore☐ Dry Cleaner☐ Education/School☐ Electronics

☐ Employment☐ Farm☐ Ranch☐ Fast Food☐ Financial☐ Fitness☐ Florist/Nursery☐ Food & Beverage☐ Forest Reserve☐ Franchise☐ Furniture☐ Gas Station☐ Gift Shop☐ Government☐ Grocery☐ Hardware☐ Health Food☐ Health Services☐ Hobby☐ Home Cleaner☐ Hospitality☐ Hotel/Motel☐ Ice Cream/Frozen Yogurt☐ Industrial☐ Jewelry

☐ Landscaping☐ Laundromat☐ Liquor Store☐ Live/Work☐ Locksmith☐ Manufacturing☐ Medical☐ Mixed☐ Mobile/Trailer Park☐ Multi-Tenant☐ Music☐ Nursing Home☐ Office Supply☐ Other☐ Pad(s)☐ Paints☐ Parking☐ Pet Store☐ Photographer☐ Pizza☐ Printing☐ Professional Service☐ Professional/Office☐ Real Estate☐ Recreation

☐ Regional Center☐ Rental☐ Restaurant☐ Retail☐ Saddlery/Harness☐ Showroom☐ Single-Tenant☐ Special Use☐ Sporting Goods☐ Stand-Alone☐ Storage☐ Strip Mall☐ Toys☐ Transportation☐ Travel☐ Upholstery☐ Utility☐ Variety☐ Video☐ Wallpaper☐ Warehouse☐ Wholesale

Year Built:

Year Built Source: ☐ Appraiser ☐ Assessor ☐ Builder ☐ Estimated ☐ Other ☐ Public Records ☐ See Remarks ☐ Seller

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Seller's Initials (____)(____) Agent/Broker/Participant's Initials (____)(____)

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Basic Information (continued):

Leasable Area Units: ☐ Square Feet ☐ Square Meters		*Year Established:	Building Name:	
Total Area (sf):	Living Area Source: ☐ Appraiser ☐ Assessor ☐ Estimated ☐ Other ☐ Public Records			
Business Name:			Zoning:	
Minimum Down Amount:		Lot Size Area:	Lot Size Units: ☐ Acres ☐ Square Feet	
Lot Dimensions Source: ☐ Appraiser ☐ Assessor ☐ Builder		☐ Estimated ☐ GIS Calculated ☐ Not Taped	☐ Other ☐ Owner ☐ Plans	☐ Public Records ☐ See Remarks ☐ Seller
☐ Survey ☐ Taped				
Listing Terms:				
☐ 1031 Exchange ☐ Cash ☐ Cash To Existing Loan ☐ Cash to New Loan ☐ Contract ☐ Conventional ☐ Fannie Mae				
☐ FHA ☐ FHA 203(b) ☐ FHA 203(k) ☐ Freddie Mac ☐ Government Loan ☐ Land Use Fee ☐ Lease Back				
☐ Lease Option ☐ Lien Release ☐ Non-Smoking Premises ☐ Owner May Carry ☐ Owner Pay Points ☐ Owner Survey ☐ Owner Will Carry				
☐ Private Financing Available ☐ Relocation Property ☐ Subject To Court ☐ Subject To Other ☐ Submit ☐ Subordinate ☐ Trade				
☐ Trust Conveyance ☐ Trust Deed ☐ USDA Loan ☐ VA Loan ☐ VA No Loan ☐ VA No No Loan				

Description

Public Remarks:

The Public Remarks may only contain a description of the property, its features, its location or community, specific terms to or exclusions from a sale (or lease). All text must be entered in the English language ONLY. The following are NOT allowed to appear in the property description: Gate/Alarm Codes, Lockbox Combo, FSBO, Vacant, Occupied, Open House Information, Showing Instructions, Email Addresses, Website Addresses, Phone Numbers, Agent, Assistant, Co-Lister or Owner Names, or any language that violates Fair Housing/HUD Guidelines.

Exclusions:

Inclusions:

Business URL:

Business URL Description:

Virtual Tour URL Unbranded (NO Agent/Broker Information):

The Virtual Tour Field shall contain ONLY a live link to a Virtual Tour of the property. The Virtual Tour may not include such things as: agent/broker photos, agent/broker names, phone numbers, web site addresses, email addresses or advertising other than about the property. No messages or solicitations of any kind. Begin your URL with HTTP:// or HTTPS://. For example http://www.virtualtoursite.com/etc.

Syndication Remarks & Branded Virtual Tour:

Syndication Remarks:

Syndication Remarks may contain information intended specifically for the consumers; this includes contact and other non-confidential information. Syndication Remarks is used in place of the Property Description for syndication display. If left blank during input, syndication websites will continue to receive the text you place in the "Property Description" field.

Virtual Tour URL Branded (Agent/Broker Information):

This Virtual Tour may include Agent/Office branding and will only be used in our Syndication data feeds. Begin your URL with HTTP:// or HTTPS://. For example http://www.virtualtoursite.com/etc.

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Business Details

Business Information:

Building Features: ☐ Elevators ☐ Living Quarters ☐ Phone System ☐ Rec Room ☐ TV System	Special Licenses: ☐ Beer/Wine ☐ Class H ☐ Gambling ☐ None ☐ Other ☐ Professional	Hours/Days of Operation: ☐ Evenings Only ☐ Open -8 Hours/Day ☐ Open 24 Hours ☐ Open 7 Days ☐ Open 8 Hours/Day ☐ Open 8+ Hours/Day ☐ Open Monday-Friday ☐ Open Saturday ☐ Open Sunday
*# of Full Time Employees:	Reason For Selling:	
Inventory Value:	*# of Part Time Employees:	Equipment Value:
*Ownership Type: ☐ Corporation ☐ Franchise ☐ LLC ☐ Partnership ☐ Sole Proprietor		
Parking Total:	Seating Capacity:	Electricity Provided by: ☐ Beauregard ☐ Cleco ☐ Entergy ☐ Jeff Davis ☐ Other
Years Current Owner:	Hours Owner Works:	Professional Mgmt Expense:

Lease Information:

Total Actual Rent:	Monthly NNN:	Equipment Expense:
Lease Expiration:	Lease Assignable? ☐ Yes ☐ No	Lease Renewal Option? ☐ Yes ☐ No

Financial Information:

Accounting Type: ☐ Actual ☐ ProForma	Gross Operating Income:
Operating Expense:	Net Profit:

Office & MLS

Listing Information:

*Dual Variable Compensation? ☐ Yes ☐ No		
*Listing Service: ☐ Full Service ☐ Limited Service	Start Showing Date:	Sign on Property? ☐ Yes ☐ No
*Listing Agreement: ☐ Exclusive Right To Sell ☐ Exclusive Right With Exception ☐ Open ☐ Seller Reserved		

Contact Information:

*Showing Contact Type: ☐ Agent ☐ None ☐ Occupant ☐ Other ☐ Owner ☐ Property Manager ☐ See Remarks		
Showing Contact Name:	Showing Contact Phone:	Ext:

Occupant Information:

*Occupant Type: ☐ Owner ☐ Tenant ☐ Vacant	Owner Name:
Owner Phone:	

Showing Information:

*Showing Instructions:																											
*Lock Box Location:																											
Key Safe Description: ☐ Call Listing Office ☐ Combo ☐ Multacc ☐ None ☐ Risco ☐ See Remarks ☐ Seller Providing Access ☐ SentiLock ☐ Supra																											
Lock Box Version: ☐ Supra ☐ Supra BT ☐ Supra BT LE	Lock Box Serial Number:																										
Showing Requirements: <table><tr><td>☐ 24 Hour Notice</td><td>☐ Call Owner</td><td>☐ Email Listing Agent</td><td>☐ Occupied</td><td>☐ Showing Service</td></tr><tr><td>☐ Appointment Only</td><td>☐ Call Tenant</td><td>☐ Key In Office</td><td>☐ Pet(s) on Premises</td><td>☐ Text Listing Agent</td></tr><tr><td>☐ Call Listing Agent</td><td>☐ Combination Lock Box</td><td>☐ Lockbox</td><td>☐ Restricted Hours</td><td>☐ To Be Built</td></tr><tr><td>☐ Call Listing Office</td><td>☐ Day Sleeper</td><td>☐ No Lockbox</td><td>☐ Security System</td><td>☐ Under Construction</td></tr><tr><td>☐ Call Manager</td><td>☐ Do Not Show</td><td>☐ No Sign</td><td>☐ See Remarks</td><td></td></tr></table>		☐ 24 Hour Notice	☐ Call Owner	☐ Email Listing Agent	☐ Occupied	☐ Showing Service	☐ Appointment Only	☐ Call Tenant	☐ Key In Office	☐ Pet(s) on Premises	☐ Text Listing Agent	☐ Call Listing Agent	☐ Combination Lock Box	☐ Lockbox	☐ Restricted Hours	☐ To Be Built	☐ Call Listing Office	☐ Day Sleeper	☐ No Lockbox	☐ Security System	☐ Under Construction	☐ Call Manager	☐ Do Not Show	☐ No Sign	☐ See Remarks		
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Contact Information:																											
Other Phone Description:	Other Phone Number:	Ext:																									
*Preferred Order of Contact — Select up to 6 contact options using the numbers 1 to 6 to specify the order. <table><tr><td>_____ Agent Cell Ph</td><td>_____ Agent Pager Ph</td><td>_____ Co-Agent Direct Ph</td><td>_____ Co-Agent Text Message</td><td>_____ Office Ph</td></tr><tr><td>_____ Agent Direct Ph</td><td>_____ Agent Text Message</td><td>_____ Co-Agent Email</td><td>_____ Co-Agent Toll Free</td><td>_____ Other</td></tr><tr><td>_____ Agent Email</td><td>_____ Agent Toll Free</td><td>_____ Co-Agent Fax</td><td>_____ Co-Agent Voice Mail</td><td></td></tr><tr><td>_____ Agent Fax</td><td>_____ Agent Voice Mail</td><td>_____ Co-Agent Home Ph</td><td>_____ Offers Email</td><td></td></tr><tr><td>_____ Agent Home Ph</td><td>_____ Co-Agent Cell Ph</td><td>_____ Co-Agent Pager Ph</td><td>_____ Office Fax</td><td></td></tr></table>			_____ Agent Cell Ph	_____ Agent Pager Ph	_____ Co-Agent Direct Ph	_____ Co-Agent Text Message	_____ Office Ph	_____ Agent Direct Ph	_____ Agent Text Message	_____ Co-Agent Email	_____ Co-Agent Toll Free	_____ Other	_____ Agent Email	_____ Agent Toll Free	_____ Co-Agent Fax	_____ Co-Agent Voice Mail		_____ Agent Fax	_____ Agent Voice Mail	_____ Co-Agent Home Ph	_____ Offers Email		_____ Agent Home Ph	_____ Co-Agent Cell Ph	_____ Co-Agent Pager Ph	_____ Office Fax	
_____ Agent Cell Ph	_____ Agent Pager Ph	_____ Co-Agent Direct Ph	_____ Co-Agent Text Message	_____ Office Ph																							
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Office & MLS (continued)

Private Remarks:

MLS:

Ad Number:

Before selecting “No” on any of the below options written authorization from the seller is required.

*Internet Entire Listing Display? ☐ Yes ☐ No

*Internet Address Display? ☐ Yes ☐ No

*Internet Consumer Comment? ☐ Yes ☐ No

*Internet Automated Valuation Display? ☐ Yes ☐ No

*Neighborhood Market Report Seller Participant? ☐ Yes ☐ No

Agent Information:

*List Agent MLS ID:

Co-List Agent MLS ID:

List Team ID:

Co-List Team ID:

Offers Email:

*List Agent Email Confidential:

Photographer MLS ID:

State License - Listing Agent

Listing Agent information:

List Agent:

List Agent State License Number:

Co-Listing Agent information:

Co-List Agent:

Co-List Agent State License Number:

Signatures

*Agent Signature:

Date:

*Sellers Signature:

Date:

*Broker/Participant’s Signature:

Date:

*Sellers Signature:

Date: