



DISCLOSURE NOTICE REGARDING AGENCY RELATIONSHIP

As a prospective purchaser, we want you to be aware of our role in any potential transaction involving the purchase of a business through Empire Business Brokers of Philadelphia. Our firm is representing the Seller as marketing agents and shall act solely on their behalf. Our compensation will be received from the Seller unless other arrangements are made with you in writing.

As professionals, we are obligated to treat you honestly, and with integrity. Our duty of dealing with you in good faith co-exists with our fiduciary obligations to our client, the Seller. Although we will be acting as agents for the Seller, we will be able to provide you with a variety of valuable marketing services, which we believe will be helpful in making your decision to purchase:

1. Assistance in locating a business.
2. Detailed information regarding businesses listed with us.
3. Assistance in preparation of an offer to purchase.
4. Assistance in obtaining financing.
5. Coordination of information between you and the Seller.
6. Follow-up on other matters involved in your transaction.

Please be advised that the Broker and its representatives do not verify the information, facts, or figures that have been represented to the Buyers. **It is therefore understood that the Broker makes no representations or warranties, either expressed or implied, with respect to their accuracy or completeness.**

For the purpose of representations, the Broker will arrange meetings between you and the Seller, at which time you will have the opportunity to confirm all information, facts and figures with the Seller. **It is strongly recommended that you personally verify all information, facts and figures presented to you and rely solely upon your own verification with the professional assistance of your legal, tax and financial advisors.**

We will be pleased to provide information on how to engage such professionals. Our goal is to arrange a meeting of the minds between you as a purchaser and the Seller we represent.

I Acknowledge Reading, Understanding and Receiving A Copy Of This Document.

Buyers Signature _____

Buyers Signature _____

Address _____ City _____ State _____

Phone _____ Zip _____ Date _____