

# Crane Reed Property Management

## SECTION I. AGENT REFERRALS

A. Long Term Property Management: We pay referral fees when Crane Reed executes a valid property management agreement or fee-only non management agreement with a property owner. We pay the referring agent \_\_\_% of the first full month's rent collected. Only one referral fee paid per property.

B. Tenant Referrals: Refer a tenant looking for Rentals to Crane Reed and we will pay \$\_\_\_ for every executed lease.

C. Short Term Vacation Home Management: When realtors refer a short term vacation home owner to us, and we are able to secure a management contract, we will pay the agent a referral fee of \$\_\_\_\_\_.

## SECTION II. CO-BROKERS

We specialize in lease purchases and rent-to-own homes. Many of our clients elect to purchase rental properties and, in many cases, the actual rental home they are living in. When this occurs, the referring agent will be offered to work with us and split the commission.

## SECTION III. LISTING RETENTION

Attn: Realtors! Don't lose your listing because of market conditions. Let us place a long term tenant in the applicable rental property. The owner will love you for increasing his or her cash flow and you get the listing back when the market improves.

## SECTION IV: PERSONAL ASSISTANCE

We can provide personal, one-on-one assistance to realtors and their investor clients. Through years of combined property management experience, we can evaluate and demonstrate, prior to purchase, how a client will achieve a stronger R.O.I. With this information, a client will have greater financial knowledge on the investment property they own or are considering purchasing.

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## AGENT REFERRAL FORM ONLY ONE REFERRAL FEE PAID PER PROPERTY

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**Date of Referral:** \_\_\_\_\_.

**Referral Type:** (Please Check One)

Long Term Property Management: \_\_\_\_\_, Long Term Tenant: \_\_\_\_\_, Lease Purchase: \_\_\_\_\_,

Short Term Vacation Management: \_\_\_\_\_, Short Term Booking: \_\_\_\_\_,

Commercial Management: \_\_\_\_\_,

Other: \_\_\_\_\_, Please explain:

\_\_\_\_\_

**Agent Information:**

Agent Name: \_\_\_\_\_ Cell #: \_\_\_\_\_

Work #: \_\_\_\_\_ Home #: \_\_\_\_\_

Other #: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Broker Information:**

Broker Name: \_\_\_\_\_ Brokerage Name: \_\_\_\_\_

Brokerage Address: \_\_\_\_\_

Brokerage Number: \_\_\_\_\_

\_\_\_\_\_

**Client Information:**

Client Name: \_\_\_\_\_

\_\_\_\_\_

Home Address: \_\_\_\_\_

\_\_\_\_\_

Home #: \_\_\_\_\_ Cell#: \_\_\_\_\_

Other: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Property Information:**

Property Type: Single Family: \_\_\_\_\_ Townhouse: \_\_\_\_\_ Condo: \_\_\_\_\_ Other: \_\_\_\_\_

Property Address: \_\_\_\_\_

\_\_\_\_\_

Directions: \_\_\_\_\_

\_\_\_\_\_

**Additional Information:**

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