

# HICENTRAL MLS, LTD. EXHIBIT A PROFILE SHEET — SINGLE FAMILY

**KEYWORDS:** Fill in the boxes for each keyword. (\*) items denote required entries for adding a listing. (RC)s denote conditionally required entries for adding a listing.

## LISTING INFORMATION

### AGENT INFORMATION

\*Listing Agent MLSID: \_\_\_\_\_ Co-Listing Agent MLSID: \_\_\_\_\_

### GENERAL

\*TMK #: \_\_\_\_\_ Div / Zone / Sec / Plat / Parcel / CPR \_\_\_\_\_ MLS #: \_\_\_\_\_  
 \*List Price: \_\_\_\_\_

\*Land Recorded: \_\_\_\_\_ \*Listing Type (ER/EA): \_\_\_\_\_ \*Listing Date: \_\_\_\_\_ \*Listing Exp Date: \_\_\_\_\_  
 Foreclosure (Y/N): \_\_\_\_\_ (RC)Advertise Date: \_\_\_\_\_ (RC)Auction Date: \_\_\_\_\_ (RC)Foreclosure Number: \_\_\_\_\_  
 \*Listing Service: \_\_\_\_\_ External URL: \_\_\_\_\_ Enhanced Photo (Y/N): \_\_\_\_\_

### Compensation to Cooperating Brokerage

\*Compensation: \_\_\_\_\_ \*% or \$ or See Remarks: \_\_\_\_\_ \*G.E. Tax Paid By Seller (Y/N): \_\_\_\_\_  
 \*Dual/Variable Comp. (Y/N): \_\_\_\_\_ Comp. Subject To (Court/Lender/Other): \_\_\_\_\_ (RC)Comp. Method: \_\_\_\_\_  
 Compensation Comments: \_\_\_\_\_

### Virtual Tour

Unbranded Virtual Tour URL: \_\_\_\_\_

### Address

\*Street #: \_\_\_\_\_ Street Dir Prefix: \_\_\_\_\_ \*Street Name: \_\_\_\_\_ \*Street Suffix: \_\_\_\_\_  
 \*City: \_\_\_\_\_ \*Zip Code: \_\_\_\_\_ \*State: \_\_\_\_\_ Unit Number: \_\_\_\_\_

### Schools

Elementary School: \_\_\_\_\_ Middle School: \_\_\_\_\_ High School: \_\_\_\_\_

## LISTING VISIBILITY

### Syndication

\*Show Internet (Y/N): \_\_\_\_\_ \*Show Addr Internet (Y/N): \_\_\_\_\_ Allow Comment (Y/N): \_\_\_\_\_ Automated Value Display (AVM) Y/N: \_\_\_\_\_

### Exempted Listings

Exempted Listing (Y/N): \_\_\_\_\_ Exempt Listing Type (No Visibility/Brokerage Only): \_\_\_\_\_ Seller Consent (Y/N): \_\_\_\_\_

## ADDITIONAL INFORMATION

*# of Bedrooms: _____	*Full Baths: _____	*Half Baths: _____
Furnished: _____	*New Development/Constr.: _____	*Year Built: _____
*Fractional (Y/N): _____	Remodeled (F/N/P): _____	Remodeled Year: _____
*SQFT Living Area: _____	SQFT Other Area: _____	SQFT Open Lanai Area: _____
Garage/Carport Area: _____	*Parking Total: _____	*Land SQFT: _____
*Zoning: _____	*Flood Zone Code: _____	Developer/Architect: _____
Model Name: _____	Models Open Days/Hours: _____	Model Site Contact: _____
Site Contact Phone #: _____	*CPR (Y/N): _____	Building Name: _____
Management Company: _____	Management Company Ph #: _____	Community Association: _____
Community Association Ph #: _____	Public Report #: _____	
Maintenance Fee: _____	Association Fee Monthly: _____	*Home Exemption: _____
Other Fees Monthly: _____	Rental Income Monthly: _____	
*Tax Assessed Land: _____	*Tax Assessed Improvements: _____	*Tax Assessed Total: _____
*Tax Amount Monthly: _____	*Assessment Year (YYYY) _____	
*Land Tenure (FS/LH): _____	Fee Purchase: _____	(RC) Fee Options: _____
(RC) Lessor: _____	Lessor 2: _____	
(RC) Cur Mon Lease/Rnt: _____	Lease Renegotiate Date: _____	(RC) Lease Expires: _____ (RC) Lease Until Year: _____
Nxt Step-Up Mon Rnt: _____	2nd Step-Up Mo Rnt: _____	Next Until Year: _____ 2nd Until Year: _____

### Secondary Dwelling

Secondary Dwelling (None/ADU/Ohana Dwelling): \_\_\_\_\_ (RC)ADU/Ohana Permit No.: \_\_\_\_\_ (RC)ADU/Ohana Permit Completion Date: \_\_\_\_\_

# SINGLE FAMILY FEATURES

(R) = REQUIRED (gray box)

<b>1. (R) SPECIAL SALE CONDITIONS</b> <input type="checkbox"/> None <input type="checkbox"/> Bankruptcy <input type="checkbox"/> Foreclosure <input type="checkbox"/> Lender Sale <input type="checkbox"/> Lien Release <input type="checkbox"/> Probate <input type="checkbox"/> Short Sale <input type="checkbox"/> Subject to Replacement Property	<b>2. (R) FINANCING TERMS ACCEPTABLE</b> <input type="checkbox"/> 1031 Exchange <input type="checkbox"/> Agreement of Sale <input type="checkbox"/> Assumable Loan <input type="checkbox"/> Cash <input type="checkbox"/> Conventional <input type="checkbox"/> Due on Sale <input type="checkbox"/> FHA <input type="checkbox"/> Interest Escalation <input type="checkbox"/> Lease Option <input type="checkbox"/> Open <input type="checkbox"/> Other <input type="checkbox"/> Purchase Money Mortgage <input type="checkbox"/> USDA Financing <input type="checkbox"/> VA	<b>3. (R) POSSESSION</b> <input type="checkbox"/> 45 Days or Less <input type="checkbox"/> 45 Days or More <input type="checkbox"/> At Closing <input type="checkbox"/> Early Occupancy <input type="checkbox"/> Negotiable <input type="checkbox"/> Other <input type="checkbox"/> Seller Lease Back <input type="checkbox"/> Subject to Rental Lease	<b>4. (R) DISCLOSURES</b> <input type="checkbox"/> None <input type="checkbox"/> 1031 Exchange <input type="checkbox"/> Buyer Restrictions <input type="checkbox"/> Call Listor <input type="checkbox"/> Court Approval Required <input type="checkbox"/> Inactive Licensed Owner <input type="checkbox"/> Lender Approval Required <input type="checkbox"/> Licensed Owner <input type="checkbox"/> Listor Owner <input type="checkbox"/> Non Resident Owner <input type="checkbox"/> Pending Litigation <input type="checkbox"/> Pet on Property <input type="checkbox"/> Pets Allowed (verify) <input type="checkbox"/> Photovoltaic <input type="checkbox"/> Property Disclosure Stmt <input type="checkbox"/> Relative of Licensee <input type="checkbox"/> See Remarks	<b>5. (R) STYLE</b> <input type="checkbox"/> 1 Bedroom Cottage <input type="checkbox"/> 2 Bedroom Cottage <input type="checkbox"/> Attached <input type="checkbox"/> Cluster Development <input type="checkbox"/> CPR <input type="checkbox"/> Detach Single Family <input type="checkbox"/> Duplex <input type="checkbox"/> Multiple Dwellings <input type="checkbox"/> Ohana Dwelling <input type="checkbox"/> PUD <input type="checkbox"/> Studio Cottage <input type="checkbox"/> Zero Lot Line
<b>6. (R) STORIES</b> <input type="checkbox"/> Basement <input type="checkbox"/> One <input type="checkbox"/> Two <input type="checkbox"/> Three+ <input type="checkbox"/> Split Level	<b>7. (R) PROPERTY CONDITION</b> <input type="checkbox"/> Excellent <input type="checkbox"/> Above Average <input type="checkbox"/> Average <input type="checkbox"/> Fair <input type="checkbox"/> Needs Major Repair <input type="checkbox"/> Tear Down	<b>8. (R) LOT DESCRIPTION</b> <input type="checkbox"/> Clear <input type="checkbox"/> Flag Lot <input type="checkbox"/> Irregular <input type="checkbox"/> Other <input type="checkbox"/> Rim Lot <input type="checkbox"/> Wooded	<b>9. AMENITIES</b> <input type="checkbox"/> None <input type="checkbox"/> ADA Accessible <input type="checkbox"/> ADA Compliant <input type="checkbox"/> Bedroom on 1st Floor <input type="checkbox"/> Car Wash <input type="checkbox"/> Dog Park <input type="checkbox"/> Entry <input type="checkbox"/> Full Bath on 1st Floor <input type="checkbox"/> Landscaped <input type="checkbox"/> Maids/Guest Qrters <input type="checkbox"/> Other <input type="checkbox"/> Patio/Deck <input type="checkbox"/> Playground <input type="checkbox"/> Sauna <input type="checkbox"/> Storage <input type="checkbox"/> Tennis Court <input type="checkbox"/> Wall/Fence <input type="checkbox"/> Workshop	<b>10. (R) CONSTRUCTION/ EXTERIOR FINISH</b> <input type="checkbox"/> Above Ground <input type="checkbox"/> Brick <input type="checkbox"/> Concrete <input type="checkbox"/> Double Wall <input type="checkbox"/> Hollow Tile <input type="checkbox"/> Masonry/Stucco <input type="checkbox"/> Other <input type="checkbox"/> Single Wall <input type="checkbox"/> Slab <input type="checkbox"/> Steel Frame <input type="checkbox"/> Stone <input type="checkbox"/> Vinyl <input type="checkbox"/> Wood Frame
<b>11. (R) ROOFING</b> <input type="checkbox"/> Aluminum/Steel <input type="checkbox"/> Asphalt Shingle <input type="checkbox"/> Composition <input type="checkbox"/> Custom/Specialty <input type="checkbox"/> Other <input type="checkbox"/> Pitch & Gravel <input type="checkbox"/> Tile <input type="checkbox"/> Wood Shake	<b>12. (R) FLOOR COVERING</b> <input type="checkbox"/> Ceramic Tile <input type="checkbox"/> Hardwood <input type="checkbox"/> Laminate <input type="checkbox"/> Marble/Granite <input type="checkbox"/> Other <input type="checkbox"/> Vinyl <input type="checkbox"/> W/W Carpet	<b>13. (R) VIEW</b> <input type="checkbox"/> None <input type="checkbox"/> Cemetery <input type="checkbox"/> City <input type="checkbox"/> Coastline <input type="checkbox"/> Diamond Head <input type="checkbox"/> Garden <input type="checkbox"/> Golf Course <input type="checkbox"/> Marina/Canal <input type="checkbox"/> Mountain <input type="checkbox"/> Ocean <input type="checkbox"/> Other <input type="checkbox"/> Sunrise <input type="checkbox"/> Sunset	<b>14. (R) TOPOGRAPHY</b> <input type="checkbox"/> Down Slope <input type="checkbox"/> Gentle Slope <input type="checkbox"/> Hilly <input type="checkbox"/> Level <input type="checkbox"/> Other <input type="checkbox"/> Steep Slope <input type="checkbox"/> Terraced <input type="checkbox"/> Up Slope	<b>15. (R) LOCATION</b> <input type="checkbox"/> Corner <input type="checkbox"/> Cul-De-Sac <input type="checkbox"/> Dead End <input type="checkbox"/> Inside <input type="checkbox"/> Other
<b>16. (R) ROADS</b> <input type="checkbox"/> None <input type="checkbox"/> County Rd <input type="checkbox"/> Graded <input type="checkbox"/> Paved Rd <input type="checkbox"/> Private Rd <input type="checkbox"/> State Hwy <input type="checkbox"/> Unpaved Rd	<b>17. (R) PARKING</b> <input type="checkbox"/> 1 Car <input type="checkbox"/> 2 Car <input type="checkbox"/> 3 Car+ <input type="checkbox"/> Boat <input type="checkbox"/> Carport <input type="checkbox"/> Driveway <input type="checkbox"/> Garage <input type="checkbox"/> Street	<b>18. PROPERTY FRONTAGE</b> <input type="checkbox"/> Conservation <input type="checkbox"/> Golf Course <input type="checkbox"/> Lake/Pond <input type="checkbox"/> Marina <input type="checkbox"/> Ocean <input type="checkbox"/> Other <input type="checkbox"/> Preservation <input type="checkbox"/> Sandy Beach <input type="checkbox"/> Stream/Canal <input type="checkbox"/> Waterfront	<b>19. (R) EASEMENTS</b> <input type="checkbox"/> None <input type="checkbox"/> Beach Access <input type="checkbox"/> Cable <input type="checkbox"/> Drainage <input type="checkbox"/> Driveway <input type="checkbox"/> Electric <input type="checkbox"/> Other <input type="checkbox"/> Sewer <input type="checkbox"/> Street Widening <input type="checkbox"/> Telephone <input type="checkbox"/> View <input type="checkbox"/> Water	<b>20. SECURITY</b> <input type="checkbox"/> Card <input type="checkbox"/> Gated Community <input type="checkbox"/> Key <input type="checkbox"/> Keyed Elevator <input type="checkbox"/> Security Patrol <input type="checkbox"/> Video
<b>21. (R) UTILITIES AVAILABLE</b> <input type="checkbox"/> Cable <input type="checkbox"/> Cesspool <input type="checkbox"/> Connected <input type="checkbox"/> Gas <input type="checkbox"/> Internet <input type="checkbox"/> Other <input type="checkbox"/> Overhead Electricity <input type="checkbox"/> Private Water <input type="checkbox"/> Public Water <input type="checkbox"/> Septic <input type="checkbox"/> Sewer Connection Req'd <input type="checkbox"/> Sewer Fee <input type="checkbox"/> Telephone <input type="checkbox"/> Underground Electricity <input type="checkbox"/> Water <input type="checkbox"/> Water Catchment <input type="checkbox"/> Wells	<b>22. OTHER MONTHLY FEES INCLUDES</b> <input type="checkbox"/> None <input type="checkbox"/> Assessment <input type="checkbox"/> Association <input type="checkbox"/> Lease Rent <input type="checkbox"/> Maintenance <input type="checkbox"/> Marina <input type="checkbox"/> Other <input type="checkbox"/> Sewer <input type="checkbox"/> Special Assessment	<b>23. (R) INCLUSIONS</b> <input type="checkbox"/> None <input type="checkbox"/> AC Central <input type="checkbox"/> AC Split <input type="checkbox"/> AC Window Unit <input type="checkbox"/> Attic Fan <input type="checkbox"/> Auto Garge Door Opener <input type="checkbox"/> Blinds <input type="checkbox"/> Book Shelves <input type="checkbox"/> Cable TV <input type="checkbox"/> Ceiling Fan <input type="checkbox"/> Chandelier <input type="checkbox"/> Compactor <input type="checkbox"/> Convection Oven <input type="checkbox"/> Dishwasher <input type="checkbox"/> Disposal <input type="checkbox"/> Drapes <input type="checkbox"/> Dryer <input type="checkbox"/> Fireplace <input type="checkbox"/> Gas Grill <input type="checkbox"/> Heat Pump <input type="checkbox"/> Home Warranty <input type="checkbox"/> Intercom <input type="checkbox"/> Lawn Sprinkler <input type="checkbox"/> Microwave <input type="checkbox"/> Microwave Hood <input type="checkbox"/> Other <input type="checkbox"/> Photovoltaic - Leased <input type="checkbox"/> Photovoltaic - Owned <input type="checkbox"/> Photovoltaic - Power Purchase Agreement <input type="checkbox"/> Range Hood <input type="checkbox"/> Range/Oven <input type="checkbox"/> Refrigerator <input type="checkbox"/> Satellite Dish <input type="checkbox"/> Security System <input type="checkbox"/> Smoke Detector <input type="checkbox"/> Solar Heater <input type="checkbox"/> TV Antenna <input type="checkbox"/> Washer <input type="checkbox"/> Water Heater <input type="checkbox"/> Wine Refrigerator		
<b>24. EXCLUSIONS</b> <input type="checkbox"/> Book Shelves <input type="checkbox"/> Ceiling Fan <input type="checkbox"/> Chandelier <input type="checkbox"/> Dryer <input type="checkbox"/> Microwave <input type="checkbox"/> Other <input type="checkbox"/> Refrigerator <input type="checkbox"/> Track Lighting <input type="checkbox"/> Washer <input type="checkbox"/> Window Coverings	<b>25. (R) POOL</b> <input type="checkbox"/> None <input type="checkbox"/> Above Ground <input type="checkbox"/> Heated <input type="checkbox"/> In Ground <input type="checkbox"/> Plaster <input type="checkbox"/> Spa/HotTub <input type="checkbox"/> Tile <input type="checkbox"/> Vinyl <input type="checkbox"/> Pool on Property <input type="checkbox"/> Community Association Pool <input type="checkbox"/> Condo Association Pool	<b>26. OCCUPANCY</b> <input type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Vacant	<b>27. SHOWING</b> <input type="checkbox"/> <8 Hrs Notice Required <input type="checkbox"/> 1 Day Notice Required <input type="checkbox"/> 2 Day Notice Required <input type="checkbox"/> Appointment Only <input type="checkbox"/> Call Assistant <input type="checkbox"/> Call Listor <input type="checkbox"/> Call Office & Go <input type="checkbox"/> Key in Office <input type="checkbox"/> Listor Must Be Present <input type="checkbox"/> SentriKey - Go/Show <input type="checkbox"/> Use ShowingTime <input type="checkbox"/> Virtual Showing	<b>28. (R) SET-BACKS</b> <input type="checkbox"/> C&C <input type="checkbox"/> Of Record <input type="checkbox"/> Special

**REMARKS**

Public Remarks (maximum 1200 alpha/numeric characters)

Agent/Showing Remarks (maximum 600 alpha/numeric characters)

**\*LOCKBOX**

- I am not using a lockbox
- I will use my own SENTRILOCK lockbox
- I will use my own NON-SENTRILOCK lockbox
- I request a lockbox from HiCentral MLS

Serial Number: \_\_\_\_\_

**ROOMS**

**ROOMS & DESCRIPTIONS (SELECT ONE)**

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> Atrium              | <input type="checkbox"/> Foyer           | <input type="checkbox"/> Living Room     |
| <input type="checkbox"/> Bedroom             | <input type="checkbox"/> Full Bathroom   | <input type="checkbox"/> Loft            |
| <input type="checkbox"/> Breakfast Room      | <input type="checkbox"/> Great Room      | <input type="checkbox"/> Media Room      |
| <input type="checkbox"/> Den/Study           | <input type="checkbox"/> Half Bathroom   | <input type="checkbox"/> Other           |
| <input type="checkbox"/> Dining Area         | <input type="checkbox"/> Kitchen Nook    | <input type="checkbox"/> Recreation Room |
| <input type="checkbox"/> Dining Room         | <input type="checkbox"/> Lanai, Enclosed | <input type="checkbox"/> Storage         |
| <input type="checkbox"/> Eat in Kitchen/Nook | <input type="checkbox"/> Lanai, Open     | <input type="checkbox"/> Utility         |
| <input type="checkbox"/> Exercise Room       | <input type="checkbox"/> Laundry Room    | <input type="checkbox"/> Wine Cellar     |
| <input type="checkbox"/> Family Room         | <input type="checkbox"/> Library         | <input type="checkbox"/> Workshop        |

**ROOM LEVEL (SELECT ONE)**

- Basement
- Lower
- Main
- Upper

**ROOM DESCRIPTION**

(max 30 alpha/numeric characters)

**ROOMS & DESCRIPTIONS (SELECT ONE)**

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> Atrium              | <input type="checkbox"/> Foyer           | <input type="checkbox"/> Living Room     |
| <input type="checkbox"/> Bedroom             | <input type="checkbox"/> Full Bathroom   | <input type="checkbox"/> Loft            |
| <input type="checkbox"/> Breakfast Room      | <input type="checkbox"/> Great Room      | <input type="checkbox"/> Media Room      |
| <input type="checkbox"/> Den/Study           | <input type="checkbox"/> Half Bathroom   | <input type="checkbox"/> Other           |
| <input type="checkbox"/> Dining Area         | <input type="checkbox"/> Kitchen Nook    | <input type="checkbox"/> Recreation Room |
| <input type="checkbox"/> Dining Room         | <input type="checkbox"/> Lanai, Enclosed | <input type="checkbox"/> Storage         |
| <input type="checkbox"/> Eat in Kitchen/Nook | <input type="checkbox"/> Lanai, Open     | <input type="checkbox"/> Utility         |
| <input type="checkbox"/> Exercise Room       | <input type="checkbox"/> Laundry Room    | <input type="checkbox"/> Wine Cellar     |
| <input type="checkbox"/> Family Room         | <input type="checkbox"/> Library         | <input type="checkbox"/> Workshop        |

**ROOM LEVEL (SELECT ONE)**

- Basement
- Lower
- Main
- Upper

**ROOM DESCRIPTION**

(max 30 alpha/numeric characters)

I state to the best of my knowledge that the above information is correct and authorize its release.

\_\_\_\_\_  
Seller Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Seller Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Seller Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Date

DR/BIC certifies that a valid Exclusive Listing Agreement is being held at listing office.

\_\_\_\_\_  
Authorized Signature of DR/BIC

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Address

\_\_\_\_\_  
Phone