

**APPLICATION FOR REALTOR®MEMBERSHIP
THE TRAVERSE AREA ASSOCIATION OF REALTORS®**

SECTION I

I hereby apply for REALTOR® (primary, secondary, Designated) membership in the Traverse Area Association of REALTORS® (TAAR), and enclose my check in the amount of \$ _____, which I understand will be returned to me in the event I am not accepted to membership.

In the event my application is approved, I agree as a condition of membership to complete the new member orientation course provided by TAAR. I further agree to abide by the Code of Ethics of the National Association of REALTORS®, which includes the duty to arbitrate, and the Constitution, Bylaws and Rules and Regulations of TAAR, the Michigan Association of REALTORS® and the National Association, and I further agree to complete satisfactorily a reasonable and nondiscriminatory online New Member Code of Ethics training.

I understand membership brings certain privileges and obligations that require compliance. Membership is final only upon approval by the Board of Directors and may be revoked should completion of requirements, such as orientation, not be completed within the timeframe established in the TAAR bylaws. I understand that I will be required to complete periodic Code of Ethics training as specified in the TAAR bylaws as a continued condition of membership.

Finally, I consent and authorize the Traverse Area Association of REALTORS®, through its Membership Committee or otherwise, to invite and receive information and comment about me from any Member or other person, and I agree that any information and comment furnished to the Association by any Member or other person in response to any such invitation shall be conclusively deemed to be privileged and not form the basis of any action by me for slander, libel, or defamation of character.

NOTE: Applicant acknowledges that if accepted as a Member and he/she subsequently resigns from TAAR or otherwise causes membership to terminate with an ethics complaint pending, the Board of Directors may condition renewal of membership upon applicant's certification that he/she will submit to the pending ethics proceeding and will abide by the decision of the Hearing Panel. If applicant resigns or otherwise causes membership to terminate, the duty to submit to arbitration continues in effect even after membership lapses or is terminated, provided the dispute arose while applicant was a REALTOR®.

I hereby submit the following information for your consideration: (please print)

Name as shown on license: _____

Real Estate License #: _____ Date of Birth: _____

Licensed/certified Appraiser: Yes No Appraisal License #: _____

Name, as you want it to appear in Roster: _____

Name, as you want it to appear on listings: _____

Office Name: _____

Office Address: _____

Office Phone #: _____ Office Fax #: _____

Contact Phone Number you want to appear on listings: _____

E-Mail address: _____

Web Site address: _____

Cell Phone #: _____ Home Phone #: _____

Residence Address: _____

Preferred mailing: Office Home

Are you presently a member of any Association of REALTORS®? Yes No

If yes, name of Association and type of membership held: _____

Have you previously held membership in any other Association of REALTORS®? Yes No

If yes, name of Association and type of membership held: _____

If you are now or have ever been a REALTOR®, indicate your NAR membership (NRDS) #: _____
and last date (year) of completion of NAR's Code of Ethics training requirement: _____

Have you been found in violation of the Code of Ethics or other membership duties in any Association of REALTORS® in the past three (3) years or are there any such complaints pending? Yes No (If yes, provide details as an attachment)

Are you a principal, partner, corporate officer or branch office manager? Yes No
(If yes, you must also complete SECTION II of this application)

I hereby certify that the foregoing information furnished by me is true and correct, and I agree that failure to provide complete and accurate information as requested, or any misstatement of fact, shall be grounds for revocation of my membership if granted. I further agree that, if accepted for membership in the Association, I shall pay the fees and dues as from time to time established.

NOTE: Payments to the Traverse Area Association of REALTORS® are not deductible as charitable contributions. Such payments may, however, be deductible as an ordinary and necessary business expense. No refunds.

By signing below I consent that the REALTOR® Associations (local, state, national) and their subsidiaries, if any (e.g., MLS, Foundation) may contact me at the specified address, telephone numbers, fax numbers, email address or any other means of communication available. This consent applies to changes in contact information that may be provided by me to the Association(s) in the future. This consent recognizes that certain state and federal laws may place limits on communications that I am waiving to receive all communications as part of my membership.

Signed: _____

Dated: _____

Authorized By: _____
Designated REALTOR® or Office Manager Signature

Are you or is any real estate firm in which you are a sole proprietor, general partner or corporate officer involved in any pending bankruptcy or insolvency proceeding or have you or any real estate firm in which you are a sole proprietor, general partner or corporate officer been adjudged bankrupt in the past three (3) years?

Yes No If “yes”, provide details:

NOTE: Applicant acknowledges that if the applicant or any real estate firm in which the applicant is a sole proprietor, general partner, or corporate officer is involved in any pending bankruptcy or insolvency proceedings or has been adjudged bankrupt in the past three (3) years, the Association may require as a condition of membership that the bankrupt applicant pay cash in advance for Association and MLS fees for up to one (1) year from the date that membership is approved or from the date that the applicant is discharged from bankruptcy (whichever is later) or, in the event that bankruptcy proceedings are initiated subsequent to obtaining membership in the Association, that the member may be placed on a “cash basis” from the date that bankruptcy is initiated until one (1) year from the date that the member has been discharged from bankruptcy.

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I hereby certify that the foregoing information furnished by me is true and correct, and I agree that failure to provide complete and accurate information as requested, or any misstatement of fact, may be grounds for revocation of my membership if granted.

Signed: _____

Dated: _____



MLS PARTICIPATION AGREEMENT (All MLS Subscribers must sign)

I agree as a condition of participation in the Northern Great Lakes REALTORS® Multiple Listing Service to abide by the NGLR MLS Rules and Policies, and that familiarity and compliance with these rules are a prerequisite for continued MLS Participation. I have received a current copy of the MLS Rules and Regulations and Policy Manual

Initial _____

I agree as a condition of participation in the MLS to abide by all relevant Bylaws, Rules and Regulations and other obligations of participation including payment of fees. I further agree to be bound by the Code of Ethics on the same terms as outlined for Association Membership, including the obligation to submit to ethics hearings and the duty to arbitrate contractual disputes with other REALTORS® in accordance with the established procedures of the **Traverse Area Association of Realtors.**

I understand that a violation of the Code of Ethics may result in termination of any MLS privileges and that I may be assessed an administrative processing fee which may be in addition to any discipline, including fines, that may be imposed.

As a Participant/Subscriber of the NGLR MLS, I assign to the service all right, title, and interest in copyrights in the text and photos submitted to the service.

MLS INTERNET DATA EXCHANGE

What is Internet Data Exchange/Broker Reciprocity? Simply, it is a system where IDX Brokers give each other permission to display their listings on each other's web sites. Brokers who participate in the IDX program can display all of each other's active listings. If as a Broker, you choose not to participate in IDX, no other Brokers will be permitted to display your listings.

By subscribing to the Multiple Listing Service you are automatically enrolled in the Internet Data Exchange program. Being a participant in the IDX program does not cost you anything, and it does not require you to do anything else. It is only if you wish to display IDX data on your web site that you need to take further steps.

Signed: _____

Dated: _____

2019 New Member Fees

Jan. 1 - Jan. 31, 2019	Application Fee	\$ 450.00
	Local Dues	124.96
	MAR Dues	223.00
	NAR Dues	185.00
	MLS New Member	50.00
	TOTAL	\$1032.96
Feb. 1 – Feb. 28, 2019	Application Fee	\$ 450.00
	Local Dues	104.12
	MAR Dues	210.50
	NAR Dues	172.5
	MLS New Member	50.00
	TOTAL	\$ 987.12
March 1 - March 31, 2019	Application Fee	\$ 450.00
	Local Dues	83.28
	MAR Dues	198.00
	NAR Dues	160.00
	MLS New Member	50.00
	TOTAL	\$ 941.28
April 1 - April 30, 2019	Application Fee	\$ 450.00
	Local Dues	62.44
	MAR Dues	185.50
	NAR Dues	147.50
	MLS New Member	50.00
	TOTAL	\$ 895.44
May 1 – May 31, 2019	Application Fee	\$450.00
	Local Dues	41.60
	MAR Dues	173.00
	NAR Dues	135.00
	MLS New Member	50.00
	TOTAL	\$849.60
June 1 – June 30, 2019	Application Fee	\$450.00
	Local Dues	20.76
	MAR Dues	160.50
	NAR Dues	122.50
	MLS New Member	50.00
	TOTAL	\$803.76
July 1 - July 31, 2019	Application Fee	\$ 450.00
	Local Dues	250.00
	MAR Dues	341.00
	NAR Dues	295.00
	MLS New Member	50.00
	TOTAL	\$1,386.00

Aug. 1 – Aug. 31, 2019	Application Fee	\$ 450.00
	Local Dues	229.16
	MAR Dues	328.50
	NAR Dues	282.50
	MLS New Member	50.00
	TOTAL	\$ 1,340.16
Sept. 1 – Sept. 30, 2019	Application Fee	\$ 450.00
	Local Dues	208.32
	MAR Dues	316.00
	NAR Dues	270.00
	MLS New Member	50.00
	TOTAL	\$ 1,294.32
Oct. 1 - Oct 31, 2019	Application Fee	\$ 450.00
	Local Dues	187.48
	MAR Dues	303.50
	NAR Dues	257.50
	MLS New Member	50.00
	TOTAL	\$ 1,248.48
Nov. 1 – Nov. 30, 2019	Application Fee	\$ 450.00
	Local Dues	166.64
	MAR Dues	291.00
	NAR Dues	245.00
	MLS New Member	50.00
	TOTAL	\$1,202.64
Dec. 1 – Dec. 31, 2019	Application Fee	\$ 450.00
	Local Dues	145.80
	MAR Dues	278.50
	NAR Dues	232.50
	MLS New Member	50.00
	TOTAL	\$ 1,156.80