

ADDRESS: _____

MLS #: _____ (System assigns)

GNIAR MLS Comm./Ind./Bus Listing Input Sheet

****Indicates Required Field***

*Transaction Type: Sale Lease Lease (sq ft) _____ Lease Type Gross Net Other Sub Lease Y / N Available Date _____

Sub Lease Expiration _____ *Office ID#: _____ *Agent ID #: _____ Co-Office ID #: _____ Co-Agent ID #: _____ *Property

Subtypes(s): Retail Office Industrial Multi Family Hotel/Motel Farm/Ranch Land Mobile Home Park Special Use Other Secondary: _____

Retail Office Industrial Multi Family Hotel/Motel Farm/Ranch Land Mobile Home Park Special Use Other *Area: _____

*Subdivision: _____ *County: _____ * APN (Key): _____

Address: Street #: _____ - _____ Direction (East, West, etc.): _____ *Street Name: _____

Suffix (St., Rd., etc.): _____ Post Direction (East, West, etc.): _____ Unit #: _____ *City: _____

*Zip: _____ - _____ Cross Street: _____ *Listing Price: _____ *Auction: N / Y *Online

Bidding: N / Y *Website Url: _____ *Pre-Auct Offers Acpt: N / Y *Auction Type: Absolute Minimum Bid

No Reserve Reserve *Minimum Opening Bid: _____ *Auction Location: On Site Off Site Online Only *Street Name

/Number: _____ *City/State/Zip: _____ *Auction Date: _____

*Auction Time: _____ *Buyer Premium: N / Y *Buyer Premium Amount: _____ *Auctioneer: N / Y *License

Number: _____ Auctioneer Comment: _____ *Status: Active *Agreement

Type: Exclusive Right to Sell Exclusive Agency Listing Exclusive Right to Lease *Listing Approved: Y / N *Show Address to Public: Y / N *Public

Viewable: Y / N *Publish to VOW: Y / N *Show Address on VOW: Y / N *Show AVM on VOW: Y / N *Show Comments on VOW: Y / N Send to

Homesnap.com: Y / N Send to Zillow Grp: Y / N Picture Provided by: Agent None *Listed for Sale Y / N *Commission to Sales Office:

_____ Percent / Flat \$ Variable Rate: Y / N Comment _____ *Unit Dimensions: _____

*Lease Term: _____ Industrial Park Name _____ * Number of Rooms: # _____ *Approx. Sq. Ft: _____

*Sq. Ft. Source Agent Measured Appraisal Assessor Bldg. Plan Seller Survey *Lot Size: _____ Sq. Ft / Acres Lot Size Source:

Appraisal Assessor Plat Map Seller Survey *Year Built: _____ *Listing Date: _____

*Expiration Date: _____

Marketing Remarks (1000 Characters Max): _____

Agent-Only Remarks (1000 Characters Max): _____

*Directions to Property (250 Characters Max): _____

Owner Name: _____ Owner Phone #: _____ Occupant Type: Owner Proposed Const. Tenant

Vacant Occupant Name: _____ Phone to Show #: _____ *Showing Instructions: _____

ShowAssist Confdtl 1: _____

ShowAssist Confdtl 2: _____

ShowAssist Confdtl 3: _____

Lake Name: _____ *Legal Description 1: _____

Legal Description 2: _____

Office File Number: _____ *Zoning: Agriculture Buso Comm Indus Resi Other *Township: _____

*Lot Dimensions: _____ Lot Frontage: _____ Lot Depth: _____

New Construction: Never Occupied Under Const. Proposed Const. Cranes: _____ # of Offices: _____ Office Sq. Ft. _____

Building Dimensions: _____ Number of Stories: _____ Dock(s): _____ Parking Spaces: _____

Possession: _____ Overhead Doors: _____ Clear Ceiling Height: _____ *Agent Owned/Interest: Y / N

*Auction: Y / N *REO: Y / N *Earnest Money Deposit: \$ _____ *Electronic Box Y / N *Key Box Serial # _____

Financial Data

*Total Annual Income: _____ *Annual Expense Year: _____ *Insurance Expense: _____

*Ins Expense Paid By: Landlord N/A Tenant *Heat Expense: _____ *Heat Exp. Paid By: Landlord N/A Tenant

*Electric Expense: _____ *Electric Exp. Paid By: Landlord N/A Tenant *Water Expense: _____

*Water Exp. Paid By: Landlord N/A Tenant *Sewer Expense: \$ _____ *Sewer Expense Paid By: Landlord

N/A Tenant *Advertising Expense: _____ *Advertising Expense Paid By: Landlord N/A Tenant

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***Scavenger:** _____ ***Scavenger Paid By:** ___ Landlord ___ N/A ___ Tenant ***CAM:** _____ ***CAM Paid By:**
 ___ Landlord ___ N/A ___ Tenant ***Repairs:** _____ ***Repairs Paid By:** ___ Landlord ___ N/A ___ Tenant
***Elevator:** _____ ***Elevators Paid By:** ___ Landlord ___ N/A ___ Tenant ***Resident Manager:** _____ ***Res Mngr Paid**
By: ___ Landlord ___ N/A ___ Tenant ***Management Fee:** _____ *** Mgmt Fee Paid By:** ___ Landlord ___ N/A ___ Tenant
***Taxes:** _____ ***Taxes Paid By:** ___ Landlord ___ N/A ___ Tenant **Exemptions:** _____
***Cleaning/Maint:** _____ ***Cleaning/Maint. Paid By:** ___ Landlord ___ N/A ___ Tenant ***Supplies:** _____
***Supplies Paid By:** ___ Landlord ___ N/A ___ Tenant ***Miscellaneous Expense:** _____ ***Total Annual Exp.**
 _____ ***Annual Income Year:** _____ ***Rental Income:** _____ ***Miscellaneous. Income:**
 _____ ***Gross Annual Income:** _____ ***Net Annual Income:** _____ ***Maintenance**
Expense: _____

Did the seller acquire ownership of the property during the past 5 years
at a tax sale, Sheriff's sale, any judicial sale, or mortgage foreclosure proceeding? Yes / No
If so, does seller have insurable and marketable title to said property? Yes / No

Owner hereby states that they have read this listing input sheet and that the information given is true and accurate to the best of their knowledge and belief. By signature below, the parties acknowledge that a signed copy of this form will be furnished to the owner.

Owner	Date
Owner	Date
Sales Agent/Broker/REALTOR®	Date

THIS INFORMATION IS UNVERIFIED AND NOT GUARANTEED BY BROKER OR MLS
07/10/19

GNIAR MLS COMM. / IND. / BUS. LISTING INPUT SHEET

PROPERTY AMENITIES:

(1) *Air Condition/Ventilation:

___ Central Air ___ Chillers ___ Exhaust Fan(s) ___ Heat Pump ___ Office Only ___ Partial ___ Reverse Cycle ___ Space ___ Total ___ Wall Sleeve ___ Window Units ___ Zoned ___ None

(2) *Amenities:

___ Docks Community ___ Exterior Lighting ___ Landing Strip ___ Liquor License ___ Storage Tank-Abv. Grn ___ Storage Tank-Blw Grn ___ Other

(3) *Backup Information:

___ Aerial Map ___ Air/Mineral Rights ___ Appraisal ___ Assessments Unpaid ___ Covenants/Restrict. ___ Declarations/Bylaws ___ Deed Restrict. ___ Demographics ___ Disclosure Forms ___ Easements ___ Engineering Rpts. ___ Environment Audit ___ Historical District ___ Leases/Copies ___ Legal Description ___ Plans /Specs ___ Soil Borings ___ Soil Maps ___ Soil Test/Perc ___ Survey ___ Tax Bill ___ Title Reports ___ Topographic Map ___ Traffic Count ___ Other

(4) *Ceiling Type:

___ Acoustical ___ Concrete ___ Exposed Under Roof ___ Plastered ___ Sheet Rock ___ Suspended ___ Wood Panel ___ Other

(5) *Bldg. Construction:

___ Block ___ Brick ___ Concrete ___ Steel ___ Stone ___ Wood Frame ___ Other

(6) *Current Use:

___ Car Lot ___ Car Wash ___ Church ___ Conditional Use ___ Condominium ___ Convenient Store ___ Entertainment ___ Farm ___ Flex Space ___ Food Processing Bldg ___ Gas Station/ Auto Ser ___ Hall ___ Ind./ Manufact. ___ Legal Non Conf. ___ Liquor License Available ___ Medical /Dental ___ Multi Family ___ Non Conf. ___ Office ___ PUD ___ Recreational ___ Research/Develop. ___ Restaurant/Food Serv ___ Retail ___ Mixed Use ___ Single Family ___ Special Use ___ Storage Lockers ___ Tavern/Bar/Lounge ___ Timber ___ Truck Terminal/Yard ___ Warehouse/Shop ___ Zone Change Required ___ Other

(7) *Docks:

___ Barge/Boat ___ Common ___ Depressed ___ Exterior ___ Heat Seal ___ Interior ___ Levelers ___ None ___ Other

(8) *Electrical Service:

___ 0-100 Amps ___ 101-200 Amps ___ 120 Volts ___ 201-600 Amps ___ 240 Volts ___ 3 Phase ___ 480 Volts ___ Buss Duc(s) ___ Circuit Breakers ___ Fuses ___ NIPSCO ___ Over 600 Amps ___ Sep. Meters ___ Substation ___ None ___ Other

(9) *Gas Company:

___ Available ___ NIPSCO ___ Propane ___ None ___ Other

(10) *Bldg. Exterior:

___ Alum/Vinyl Facia ___ Alum/Vinyl Gutters ___ Alum/Vinyl Wndw. Trim ___ Aluminum Siding ___ Asbestos ___ Block ___ Brick ___ Cedar ___ Concrete ___ Drivet ___ Glass ___ Log ___ Masonite ___ Shakes ___ Slate ___ Steel Siding ___ Stone ___ Stucco ___ Vinyl ___ Wood Frame ___ Other

(11) *Floor:

___ Concrete ___ Reinforced ___ Other

(12) *Floor Finish:

___ Carpet ___ Concrete ___ Dirt ___ Parquet ___ Slate/Marble ___ Terrazzo ___ Tile ___ Varies ___ Vinyl ___ Wood ___ Other

(13) *Foundation:

___ Block ___ Brick/Mortar ___ Concrete Perimeter ___ Concrete Piling ___ Reinforced Caissons ___ Steel Piling ___ Stone ___ Wood ___ Other

(14) *Location:

___ At Airport ___ Business District ___ Channel Front ___ Comm/Industrial Park ___ Corner ___ Free Standing ___ Ind. Park ___ Lake Front ___ Mixed Use ___ Near Airport ___ Office Park ___ Out Lot ___ Public Transport ___ River Front ___ Strip Mall ___ Water Front ___ Water View

(15) *Fire Protection:

___ Alarm Monitored ___ Alarm on Site ___ Ansul System ___ Fire Extinguishers ___ Hydrant on Site ___ Part Sprinklers ___ Smoke/Fire Protect ___ Sprinkler Wet ___ Sprinklers Dry ___ Stand Pipe ___ Water Storage Tank ___ None ___ Other

(16) *Frontage Access:

___ City Street ___ County Road ___ Easement ___ Frontage Road ___ Interstate ___ Private Road ___ Public Road ___ Signal Intersection ___ State Road ___ Stop Sign Intersection ___ US Highway ___ Other

(17) *Heat /Ventilation:

___ Ceiling Units ___ Central Bldg. Heat ___ Electric Heat ___ Forced Air ___ Gas Heat ___ Gravity ___ Heat Pump ___ Hot Water ___ Oil Heat ___ Plenum Type ___ Propane Heat ___ Radiant ___ Radiator ___ Solar Heat ___ Steam ___ Wall Units ___ Zoned ___ None ___ Other

(18) *Information:

___ 24 Hr. Notice Req. ___ 48 Hr. Notice Req. ___ Confidentiality Requested ___ Covenants Restrictions ___ Exclusions CLO ___ LAG Must Accompany ___ None ___ Other

(19) *Misc. Inside:

___ ADA Compliant ___ Atrium ___ Cranes ___ Elevator-Freight ___ Elevator-Passenger ___ Escalators ___ Exercise Room ___ Hoist ___ Inside Corridors ___ Janitor Service ___ Lunch Room ___ Meeting Room ___ Multi Tenant ___ Pool ___ Private Restrooms ___ Public Restrooms ___ Shower / Locker Room ___ Skylights ___ Other

(20) *Phone / Internet:

___ Cable Internet ___ DSL ___ ISDN ___ Phone System ___ Satellite T-1 Line T-3 Line

(21) *Misc. Outside:

___ ADA Compliant ___ Balcony ___ Conveyor System ___ Courtyard ___ Enclosed Stairs ___ Fire Escape ___ Hydraulic Lift ___ Patio ___ Pipeline Crossing ___ Pool ___ Satellite Dish ___ Security Gate ___ Security Lighting ___ Security Patrol ___ Security System ___ Sundeck ___ Trash Compactor ___ Other

(22) *Parking:

___ Assigned Spaces ___ Common Parking ___ Covered Parking ___ Fee Parking ___ Fenced Parking ___ Garage ___ Lighted Parking ___ None on Site ___ Open Parking ___ Paved Parking ___ Private Parking ___ Public Parking ___ Secured Parking ___ Truck Parking ___ Unpaved Parking ___ Valet Off Site ___ Valet On Site ___ Other

(23) *Potential Use:

___ Car Wash ___ Church ___ Conditional Use ___ Condominium ___ Convenience Store ___ Entertainment ___ Flex Space ___ Food Processing Bldg. ___ Gas Station/Auto Ser ___ Hall ___ Ind./ Manufact. ___ Legal/Non Conf. ___ Liquor License Available ___ Medical Office ___ Multi Family ___ Non Conform. ___ Office ___ PUD ___ Recreation ___ Research/Dev. ___ Restaurant./Food Service ___ Retail ___ Mixed Use ___ Special Use ___ Storage Lockers ___ Tavern/Bar/Lounge ___ Truck Terminal/Yard ___ Warehouse ___ Zone Change Required ___ None ___ Other

(24) *Roof Coverings:

___ Shake ___ Composition ___ Fiberglass ___ Membrane ___ Metal ___ Reflective Coating ___ Rubber ___ Slate ___ Tar & Gravel ___ Tile ___ Varies ___ Wood ___ Other

(25) *Roof Structure:

___ Barrel Roof ___ Flat ___ Gable ___ Gambrel ___ HIP ___ Mansard ___ Metal Decking ___ Pitched ___ Pressed Concrete ___ Steel Joist ___ Truss ___ Wood Joist ___ Other

(26) *Rail Availability:

___ Mainline ___ Potential ___ Siding ___ Spur ___ None

(27) *Terms:

___ Assumable ___ Cash ___ Contract ___ Conventional ___ Lease/Purchase ___ Owner Assisted ___ Other

(28) *Tenant Pays:

___ C.A.M. ___ Electricity ___ Exterior Maintenance ___ Gas ___ Grounds Care ___ Hot Water ___ HVAC Maintenance ___ Insurance ___ Janitorial Serv. ___ None ___ Operating Stops ___ Other ___ Pool Maintenance ___ RE Tax ___ Repairs ___ Scavenger ___ Sewer ___ Tax Stops ___ Water

Utilities: ___ On ___ Off

(29) *Utilities:

___ Detention Pond ___ Electric Nearby ___ Electricity on Site ___ Gas Nearby ___ Gas on Site ___ Holding Tanks ___ Lift Station ___ San. Sewer Nearby ___ San. Sewer on Site ___ Septic Private ___ Septic Required ___ Storm Sewer Avail. ___ Water Municipal ___ Water Nearby ___ Water on Site ___ Well Private ___ Well Required ___ Well Shared ___ None ___ Other