



Form 301

for use in the Province of Ontario

Cancellation of Buyer Representation Agreement

RE: BUYER REPRESENTATION AGREEMENT (Agreement)

BETWEEN:

BROKERAGE: **ZOLO REALTY**

AND

BUYER: **Nilesh Mishra** **Divya Lalla**

RE: Buyer Representation Agreement between the Buyer and the Brokerage signed by the Buyer on the **18th** day of **November**,

20**20** and that was to continue in effect until the **17th** day of **March**, 20**21**

I hereby request the cancellation of the Agreement for the following reasons:

Medical Reasons

The Buyer and the Brokerage, by mutual consent, hereby release each other from the above described Agreement on the following terms:

The Buyer releases the Brokerage from any and all liabilities, covenants, obligations and claims arising out of the Agreement.

The Brokerage releases the Buyer from any claims of remuneration or compensation with respect to this Agreement, **save and except** that:

If during the term of the Buyer Representation Agreement or Holdover Period provided for in the above described Agreement, the Buyer, or anyone on behalf of the Buyer, enters into an agreement to purchase or lease any property that was shown or introduced to the Buyer while the Agreement was in effect or came to the attention of the Buyer from any source whatsoever while the Agreement was in effect, the Buyer shall notify the Brokerage of the sale and to pay the Brokerage the commission agreed to in the Agreement.

If, however, the offer for the purchase or lease is pursuant to a new agreement in writing to pay commission to another registered real estate brokerage, the Buyer's liability for commission shall be reduced by the amount paid by the Buyer under the new agreement.

The cancellation of the Agreement must be approved and signed below by the Broker of Record/Manager of the Brokerage firm.




This Cancellation of Buyer Representation Agreement shall not take effect unless signed by all parties set out below.

For the purposes of this Cancellation of Buyer Representation Agreement: "Buyer" includes purchaser and Real Estate Board(s) includes Real Estate Association(s).

The heirs, executors, administrators, successors and assigns of the undersigned are bound by the terms herein.

All of the undersigned, hereby acknowledge receipt of a copy of this Cancellation of Buyer Representation Agreement.

SIGNED, SEALED AND DELIVERED I have hereunto set my hand and seal:

(Buyer)	 Nilesh Mishra	(Seal)	12/23/2020	Nilesh Mishra
	12/23/2020 10:24:32 PM EST		(Date)	(Print Name of Person Signing)
(Buyer)	 Divya Lalla	(Seal)	12/23/2020	Divya Lalla
	12/23/2020 10:21:21 PM EST		(Date)	(Print Name of Person Signing)
ZOLO REALTY				
(Name of Brokerage)			12/23/2020	SANDEEP PATANGAY
(Signature of Brokerage's Broker of Record/Manager)	12/23/2020 10:18:49 PM EST		(Date)	(Print Name of Person Signing)

