



**People's Choice**  
Mortgage Corp.

### Co-Broker Agreement

This COMMISSION CO-BROKER AGREEMENT is made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
("Effective Date"), by and between Peoples Choice Mortgage Corp. ("Broker") who's business address is 1073 Willa Springs Dr  
Suite 1053 Winter Springs, FL 32707 a Florida Corp. and, \_\_\_\_\_  
whose address is \_\_\_\_\_,  
a \_\_\_\_\_ ("Entity Type") (Co-Broker) in the following matter.

**Commission Paid to Co-Broker:**

For the value received Peoples Choice Mortgage Corp. (Broker) hereby promises and agrees to pay  
\_\_\_\_\_ (Co-Broker) a commission/referral fee equal to \_\_\_\_% of Broker fee earned from the  
principal amount of the loan for \_\_\_\_\_ (Client).

Co-Broker understands that the Broker average fees are the following:

- Loan amounts \$100,000.00 to \$50,000,000.00 - 1% to 5%
- Loan amounts \$50,000,000.00 and over – 1% to 3%

Co-Broker Must gather ALL documentation required by the lender for a loan commitment and loan closing for the full  
commission pay-out OR a commission payout of 25% is owed to Co-Broker. Co-Broker agrees Peoples Choice Mortgage Corp.  
will earn the full processing/administration fee of \$1295.00 per closed loan.

Commissions are only EARNED based on the terms of the Peoples Choice Mortgage Corp. Co-Broker Fee Agreement or upon a  
written mutual agreement between both parties. Co-Broker agrees to grant  
Peoples Choice Mortgage Corp. complete and full access to the borrower involved in each and every transaction.

\_\_\_\_\_ Co-Broker initials required.

**Payment:** All Co-Broker commissions due to Co-Broker will be paid by Broker when and if funds have cleared the Brokers operating  
account. Both Parties understand that this agreement has been entered into for the sole purpose of dividing earned Broker fees. If the  
Broker should incur any expenses in forcing the Fee Agreement, those cost are deducted from the commission owed Co-Broker.

**Binding Arbitration:** Unless otherwise agreed in writing by both parties, any controversy, dispute or claim related to this Agreement  
shall be settled by binding arbitration in accordance with rules of the United States Arbitration Association and the award judgment may  
be entered into a court having jurisdiction thereof.

**Minimum Commission to Broker:** Co-Broker agrees that the minimum commission to Broker per transaction is the greatest of \$3000.00  
plus a processing fee of \$1295.00 or the applicable commission split as stated in "Commission Paid to Co-Broker".

**Co-Broker Relationship:** Co-Broker shall be deemed an independent contractor and responsible for all and any of its own expenses and  
liability. Co-Broker agrees to indemnify and hold Broker harmless from any and all costs or expenses including attorney's fees that result  
from Co-Broker acts or omissions. Co-Broker agrees to the best of their ability and knowledge that all information and documents  
provided to the Broker shall be true and correct in all material respects. This agreement can be terminated upon 7 days written notice,  
however it remains in affect fro any loan(s) originated before such written termination is received.

Non-Circumvent Agreement: Broker and Co-Broker must agree to and sign prior to starting the loan origination.

This Agreement sets forth the entire understanding of the parties and can only be altered by mutual agreement.

Agreed To By:

\_\_\_\_\_  
Elton J Sims – President  
Peoples Choice Mortgage Corp.  
1073 Willa Springs Dr #1053  
Winter Springs, FL 32708

Date

\_\_\_\_\_  
Co-Broker – Title

Date

\_\_\_\_\_  
Co-Broker Firm

\_\_\_\_\_  
Address

\_\_\_\_\_