

WISCONSIN REALTORS® ASSOCIATION  
4801 Forest Run Road, Madison, Wisconsin 53704

## COMPENSATION AGREEMENT

### 1 PROPERTY DESCRIPTION

2 Address: 4238 N 94th Street , Wauwatosa, WI 53222

3 \_\_\_\_\_ (street address,  
4 city, state, and ZIP code)(insert additional description, if any, at lines 33-39 or attach as an addendum per line 40).

5 Buyer/Tenant: \_\_\_\_\_ (optional)

6 MLS Number: 1917397 \_\_\_\_\_ (optional)

### 7 LISTING FIRM

8 Firm Name: Firefly Real Estate LLC.

Agent Name: Kelley Ruzicka

9 Email Address: kelley@fireflyrealestate.net

Telephone Number: (414) 526-9450

### 10 COOPERATING FIRM

11 Firm Name: \_\_\_\_\_

Agent Name: \_\_\_\_\_

12 Email Address: \_\_\_\_\_

Telephone Number: \_\_\_\_\_

### 13 COOPERATION AND COMPENSATION AGREEMENT TERMS

14 The Listing Firm hereby offers cooperation and compensation in the above referenced transaction involving the property  
15 and firms stated above. The Listing Firm represents and confirms that Seller approved the Listing Firm's offer of  
16 compensation stated on lines 19-22 to cooperating firms working with buyers, such as the Cooperating Firm.

17 ■ Cooperation: The Cooperating Firm accepts the offer of compensation and agrees to cooperate as (subagent of the  
18 Listing Firm) (buyer's firm) (other relationship: \_\_\_\_\_) STRIKE AND COMPLETE AS APPLICABLE.

19 ■ Compensation: The Compensation offered by the Listing Firm shall be: 2.4% of purchase price

20 \_\_\_\_\_  
21 \_\_\_\_\_ (state the specific amount or the method for computing the cooperative commission,  
22 e.g., percentage of the purchase price, list price, lease commission; percentage of commission received, etc.).

23 ■ Standard of Performance: Compensation is earned by the Cooperating Firm when the Cooperating Firm: successful  
24 closing/ procuring cause

25 COMPLETE AS APPLICABLE (e.g., drafts the offer that successfully closes, is procuring cause, etc.).

#### 26 ■ Definitions:

27 "Procuring cause," for the purpose of this Agreement, is the uninterrupted series of events, based on all facts and  
28 circumstances, that results in a successful transaction.

29 "Successful transaction" means a sale that closes or a lease that is executed.

30 ■ Payment Deadline: If earned, the Listing Firm shall pay or have the settlement agent pay the Compensation to the  
31 Cooperating Firm (at closing) (~~no later than \_\_\_\_\_ business days after closing~~) STRIKE AND COMPLETE AS APPLICABLE  
32 ("at closing" if neither is stricken).

33 ■ Additional Terms and Conditions: \_\_\_\_\_

40 The attached \_\_\_\_\_ is/are made part of this Agreement.

DocuSigned by:

41 (X) Kelley Ruzicka

05/10/2025

42 Authorized Signature for Listing Firm ▲ Print Name Here ► Kelley Ruzicka- Firefly Real Estate Date ▲

43 (x) \_\_\_\_\_

44 Authorized Signature for Cooperating Firm ▲ Print Name Here ► \_\_\_\_\_

Date ▲ \_\_\_\_\_

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