

STANDARDIZED OPERATING PROCEDURE FOR PURCHASERS OF REAL ESTATE  
PURSUANT TO REAL PROPERTY LAW §442-H

Lorrie Morse, L.Morse Associates LLC (the "Broker") is making this Standardized Operating Procedure available on any publicly available website and mobile device application maintained by the Broker and any of its licensees and teams. Broker has copies of these Standardized Operating Procedures available to the public upon request at Broker's office location.

Please be advised that Broker:

- Requires  Does not require      1. Prospective buyer clients to show identification\*
- Requires  Does not require      2. Exclusive buyer broker agreements
- Requires  Does not require      3. Pre-approval for a mortgage loan / proof of funds\*

\*Although Broker may not require such information, a seller of real estate may require this information prior to showing the property and/or as part of any purchase offer.

Acknowledgement of Broker

Broker: Lorrie Morse

By: \_\_\_\_\_  
Name: Lorrie Morse  
Title: Broker / Owner

State of New York  
County of Ulster

The foregoing document was acknowledge before me this 21<sup>st</sup> day of April 2022 by Lorrie Morse who personally appeared who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument

Ursula Mingham  
Notary Signature

URSULA MINGHEM  
Notary Public, State of New York  
Reg. #011N5064979  
Qualified in Ulster County  
Commission Expires Aug. 26, 2022