

**AGREEMENT FOR
HOUSE HEALING SERVICES BY SHELDON NORBERG**

This agreement for house healing services is between Sheldon Norberg (“Sheldon”) and _____ (“Client”), owner of property located at _____ (Address).

1. Purpose of Agreement: Client has informed Sheldon that he or she has a home for sale that is not receiving offers and which may have undesirable or problematic energy. Client desires to have Sheldon perform his unique house healing services in an effort to clear or transmute the energy, remedy the problem, and thereby facilitate sale of the home. Sheldon agrees to perform his house healing services to the best of his ability. In exchange for Sheldon’s services, Client shall pay Sheldon as agreed upon herein.

2. Payment Options & Terms: Because of the unique nature of Sheldon’s house healing services, Client understands that Sheldon can make no guarantee with respect to the outcome of his work. As a result, Sheldon offers clients two different payment options:

Option A) Flat Fee, based on Service Rendered: Client agrees to pay Sheldon a flat fee of \$_____, \$_____ of this amount will be paid at the time this agreement is signed by both parties, and the balance of \$_____ shall be paid upon completion of Sheldon’s services, which is when Sheldon leaves the home on the day of the house healing.

Option B) Scaled Fee based on Outcome: Under this option, Client shall pay Sheldon \$_____ at the time this agreement is signed. The balance of Sheldon’s fee shall be earned only if Client’s home receives a reasonable offer within 45 days, in which case, Client agrees to pay Sheldon within 10 days of the home closing escrow, pursuant to the following scale.

1. If Client’s home receives a reasonable offer **within one week** of Sheldon’s services, Client agrees to pay Sheldon \$_____.
2. If Client’s home receives a reasonable offer **between 8 and 14 days** of Sheldon’s services, Client agrees to pay Sheldon \$_____.
3. If Client’s home receives a reasonable offer **between 15-31 days** of Sheldon’s services, Client agrees to pay Sheldon \$_____.
4. If Client’s home receives a reasonable offer **between 32-46 days** of Sheldon’s services, Client agrees to pay Sheldon \$_____.

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5. **Bonus:** If Client's receives more than one offer on the property, *and* the final sale price is greater than the listing price, Client shall pay Sheldon according to the above scale, plus Client agrees to pay Sheldon an additional bonus equal to ___% of the difference between the listing price and the final sale price.

6. If Client's home does not receive a reasonable offer within 46 days of Sheldon's services, no additional payment beyond the initial payment shall be due or paid. Likewise, if the home never closes escrow, no additional payment shall be paid.

7. Substitution of Engagement Date: If the client will not show the house until a specific date, said date shall be acknowledged as the start date of the contractual period. The 46 days shall begin on _____(Date) _____ (Client Initial)

The term "reasonable offer," as used in this agreement, is defined as an offer within _____ percent of the listing price.

Example: If a reasonable offer is received 3 days after Sheldon performs his house healing services, Sheldon is entitled to payment under B(1). This is true whether or not *that* particular buyer or that particular offer is the one that eventually closes escrow.

3. Jurisdiction: This Agreement shall be governed by, and construed in accordance with, the laws of the State of California. This Agreement is for the benefit of and may be enforced directly by either Party. In the unlikely event that any dispute arises between Client and Sheldon as a result of the services describe herein, jurisdiction and venue shall be exclusively held in Alameda County in the State of California.

4. Execution of Agreement: This agreement is effective when both parties sign this agreement, initial the agreed upon payment terms presented in Paragraph 2 above, and Client makes his or her initial payment as described herein.

Client: _____

Date: _____

Sheldon Norberg: _____

Date: _____