



**STANDARIZED OPERATING PROCEDURE FOR PURCHASES OF REAL ESTATE  
PURSUANT TO REAL PROPERTY LAW 442-H**

Cosmo Group Realty LLC (the "Broker") is making this Standardized Operating Procedure available on any publicity 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.

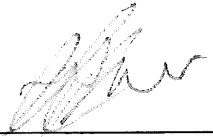
Please be advised that broker:

- 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 of showing the property and/or as part of any purchase offer.

**Acknowledgement of Broker**

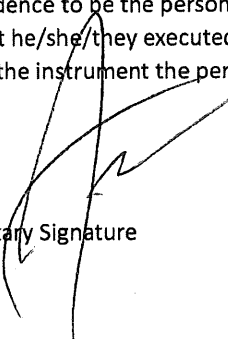
Broker

By:   
 Name: Tatiana Hemrajani  
 Title: Licensed Real Estate Broker

State of New York

County of Nassau

The foregoing document was acknowledge before me this 2 day of March 2023 by TATIANA HEMRAJANI 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



Notary Signature

ANTHONY A. NOZZOLILLO  
 NOTARY PUBLIC-STATE OF NEW YORK  
 No. 02NO6112923  
 Qualified in Nassau County  
 My Commission Expires 08-09-2024