



## Covid 19 Open House Guidelines and Waiver

Coronavirus Disease 2019 (COVID-19) represents a serious health threat to persons exposed to it. During this time, it is not advised that physical open houses be conducted as there are risks associated for individuals viewing and for Sellers allowing prospects to enter a property which they own or occupy.

The undersigned understands that exposure to disease-causing organisms and objects, such as COVID-19, which might occur by allowing people into their home for an open house involves a certain degree of risk that could result in illness, permanent disability or death. The undersigned also acknowledges that it is impossible to screen and/or monitor all such individuals.

After fully and carefully considering all the potential risks involved, I hereby assume the same and agree to release and hold-harmless Tierra Antigua Realty and its individual members, managers, agents, and/or employees from and against, all claims and liability resulting from exposure to disease-causing organisms and objects, such as COVID-19, associated with me allowing others to enter property which I own.

If proceeding forward with an open house, the following guidelines must be followed:

- ✓ Prior to the open house, make sure the house is thoroughly cleaned. Open all doors so that people can freely walk around the house without touching doorknobs. Place paper towels near sinks in case a visitor wants to turn a sink on and off.
- ✓ Question all visitors upon their arrival, outside the home. Visitors with symptoms of a respiratory illness, or who have traveled to affected countries, or who have had recent contact with anyone with a positive coronavirus test should not be permitted entry.
- ✓ The Covid 19 Open House Door Flyer must be posted on the front door and all visitors who are permitted entry are required to sign a Covid 19 Showings and Property Access Guidelines form. You should either sanitize the pens that are used or provide extra pens and ask visitors to take the pen they use with them.
- ✓ Hand sanitizers should be provided at the entry to the home. All visitors must use those products to disinfect their hands before entering the home.
- ✓ The number of individuals in the house at any one time will be limited and all parties must be at least six feet away from each other during viewings.
- ✓ After the open house, it is recommended that the homeowner clean and disinfect their home, particularly commonly touched areas like doorknobs and faucet handles. Individuals can be contagious several days before becoming symptomatic.

**By signing below, Seller(s) and Agent agree to the above**

\_\_\_\_\_  
Seller Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Seller Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Agent Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Broker Signature

\_\_\_\_\_  
Date