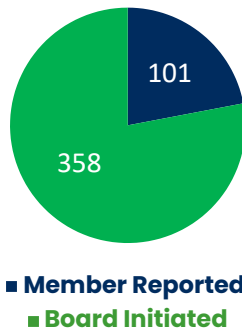


Professional Standards | Quarterly Reporting | Q3 2026

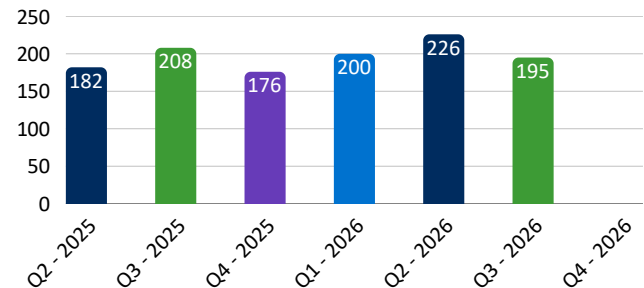


Data Integrity

Corrections to MLS® Data



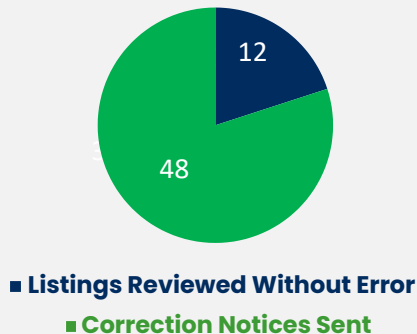
Member Reported Potential Data Infractions



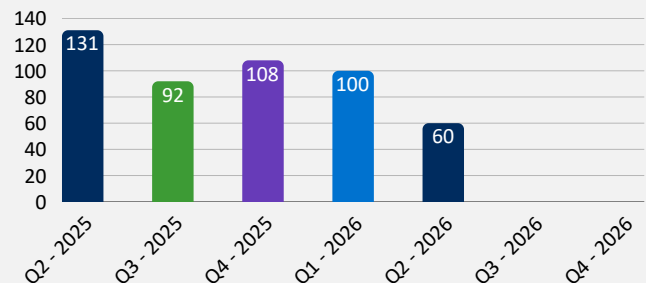
Most common reported errors are as follows:

- Invalid photos.
- Status updates.
- Commission symbol missing.

Listing Audits



Total Audits Completed



Most common issues with audits:

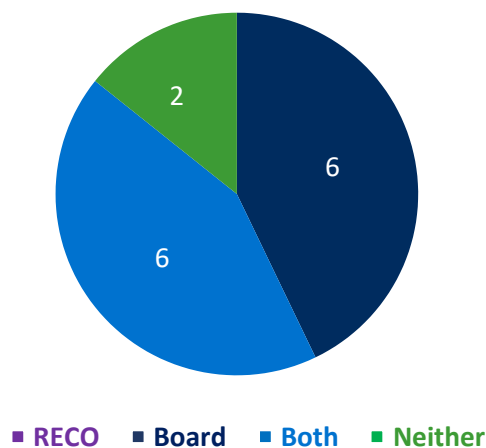
- Incorrect Commencement Date on MLS® Listing (does not match Listing Agreement).
- Commission to co-operating brokerage does not include the value indicator on the MLS® listing i.e. %, \$
- Fronting On field inaccurate (side of the road the property is located on).
- Zoning field entered inaccurately.
- Client Remarks not included on MLS® Data Information Sheet.

Professional Standards | Quarterly Reporting | Q3 2026



Complaints

Complaints Received
Jurisdiction



Common Rule Breaches:

CREA REALTOR® Cooperation Policy

2. Within three (3) days of Public Marketing, REALTORS® must place the listing on an MLS® System for cooperation with other REALTORS®.

The following listings are exempt from the requirements of paragraph 2 above:

- a.** Commercial property listings (i.e., business properties, agricultural properties);
- b.** New construction listings in developments with multiple properties or units (i.e., residential development projects, condo development projects); and
- c.** Rental property listings.

PropTx MLS® Rules, Article 5, Advertising

5.03 MLS® Signs placed on properties that are listed on the MLS® System shall reflect the current status of that MLS® Listing. This includes, but is not limited to, the following instances:

- a) That the MLS® Sign corresponds with the MLS® Listing status of "For Sale" or "Sold" or "For Lease" or "Leased" as the case may be;
- b) A Member shall promptly remove their MLS® Sign from property that becomes listed by another Member for the same trade function; and
- c) A Member shall promptly remove their MLS® Sign from a property where the MLS® Listing is expired, terminated, or suspended.

5.04 Members other than the Listing Brokerage may not advertise an MLS® Listing unless an MLS® Listing Agreement so indicates and Members have received specific written permission from the Listing Brokerage prior to each occasion of advertising.

5.05 By submitting Marketing Materials to the MLS® System the Member warrants to the Association that they have permission to use such Marketing Materials in that manner. Members shall only use Marketing Materials which they have created or purchased, including, but not limited to, all images, graphics, text, and photographs. Any permission to use such information must be provided by written consent.



Professional Standards | Quarterly Reporting | Q3 2026

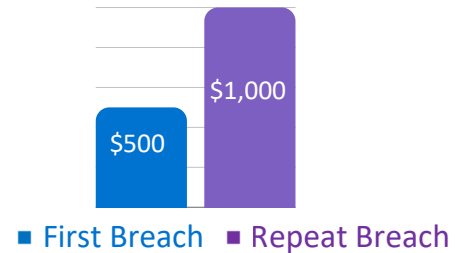


Special Administrative Penalties | 2 Fines Assessed

A Special Administrative Penalty was assessed for a Breach of PropTx MLS® Rules, Article 6, Showings and Appointments

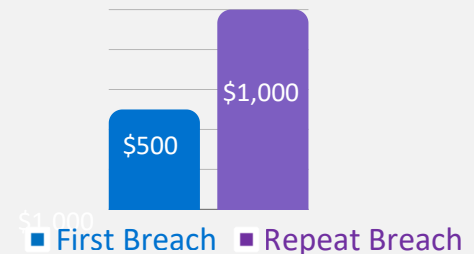
6.04 Subject to the terms of the MLS® Listing Agreement a Member, who is unable to keep an appointment to show or inspect an MLS® Listing shall immediately advise the Listing Brokerage prior to the appointment, who shall in turn immediately advise the Seller or occupant.

In instances when the Listing Brokerage is unable to keep an appointment to show or inspect an MLS® Listing, the Listing Agent shall immediately advise the Member who has the appointment, prior to the appointment, who shall in turn immediately advise the prospective Buyer.



A Special Administrative Penalty was assessed for a Breach of PropTx MLS® Rules, Article 3, Listing Information and Attachments

3.14 An MLS® Listing Agreement shall run for a period of not less than sixty (60) days from the Commencement date.



Offers to Settle | 3 Offers Accepted prior to Hearings Scheduled

Offer to Settle #1

PropTx MLS® Rule Breach Article 6, Showings and Appointments

6.02 Subject to the terms of the MLS® Listing Agreement, all appointments with the Seller to show or inspect an MLS® Listing shall be made through the Listing Brokerage or as indicated on the MLS® System.

Offer to Settle Accepted - \$2,000 Fine

Offer to Settle #2

PropTx MLS® Rule Breach Article 6, Showings and Appointments

6.02 Subject to the terms of the MLS® Listing Agreement, all appointments with the Seller to show or inspect an MLS® Listing shall be made through the Listing Brokerage or as indicated on the MLS® System.

6.09 Keys shall be re-deposited in a lock box immediately upon exiting the property and the lock box shall be properly secured.

Offer to Settle Accepted - \$2,000 Fine and completion of REIC Ethics & Business Practice Intensive



Professional Standards | Quarterly Reporting | Q3 2026

Offer to Settle #3

PropTx MLS® Rule Breach PropTx Code of Conduct:

2. Users shall treat their fellow Users and PropTx and the Association employees, officers, Directors and suppliers, and others with courtesy, decency and respect, and without discrimination (whether based on race, national or ethnic origin, religion, colour, sex, family status, age, sexual orientation, marital status or disability), abuse, intimidation, or harassment, whether physical, verbal, in writing or otherwise.

REALTOR® Code Breach 21 Conduct Unbecoming:

A REALTOR® shall not engage in conduct that is disgraceful, unprofessional or unbecoming of a REALTOR®.

21.1 This Article is intended to deal with conduct that, having regard to all of the circumstances, is egregious in nature and goes beyond simple error.

21.2 "Conduct" in this Article is not restricted to conduct in the course of providing real estate services.

Offer to Settle Accepted - \$500



Professional Standards Hearings | 2 Hearings

Hearing #1 - PropTx MLS® Rule Breach, Article 6, Showings and Appointments

6.04 Subject to the terms of the MLS® Listing Agreement a Member, who is unable to keep an appointment to show or inspect an MLS® Listing shall immediately advise the Listing Brokerage prior to the appointment, who shall in turn immediately advise the Seller or occupant.

In instances when the Listing Brokerage is unable to keep an appointment to show or inspect an MLS® Listing, the Listing Agent shall immediately advise the Member who has the appointment, prior to the appointment, who shall in turn immediately advise the prospective Buyer.

Fine assessed: \$800 plus cost of hearing \$400 for a total of \$1,200

Hearing #2 - PropTx MLS® Rule, Article 6, Showings and Appointments

6.02 Subject to the terms of the MLS® Listing Agreement, all appointments with the Seller to show or inspect an MLS® Listing shall be made through the Listing Brokerage or as indicated on the MLS® System.

6.04 Subject to the terms of the MLS® Listing Agreement, a Member who is unable to keep an appointment to show or inspect an MLS® Listing shall immediately advise the Listing Brokerage prior to the appointment, who shall in turn immediately advise the Seller or occupant.

In instances when the Listing Brokerage is unable to keep an appointment to show or inspect an MLS® Listing, the Listing Agent shall immediately advise the Member who has the appointment, prior to the appointment, who shall in turn immediately advise the prospective Buyer.

6.08 A Member who is in receipt of a lock box combination or other access credentials shall not disclose the combination or access credentials to any other person without the consent of the Seller.

Case dismissed, insufficient evidence.