

## CONFLICT OF INTEREST WAIVER

**Date:** [Insert Date]

**To:**

[Landlord Name]

[Landlord Address]

**And:**

[Tenant Name]

[Tenant Address]

**Re:** Negotiation of Commercial Lease for [Property Address/Unit Number]

Dear [Landlord Name] and [Tenant Name],

This letter confirms that [Name of Law Firm/Brokerage/Agent] ("Representative") has been requested to represent both the Landlord and the Tenant in connection with the negotiation of the commercial lease for the premises located at [Address].

**1. Disclosure of Conflict:** The Representative has informed both parties that a potential conflict of interest exists because the interests of the Landlord and the Tenant are inherently adverse in a lease negotiation (e.g., rental rates, lease duration, and maintenance responsibilities).

**2. Waiver:** By signing this letter, both the Landlord and the Tenant acknowledge the following:

- They have been advised of the potential conflict of interest.
- They have had the opportunity to seek independent legal counsel.
- They voluntarily waive any claims of conflict of interest arising from the joint representation.
- They understand that the Representative cannot favor one party over the other and will act only as a facilitator to document the agreed-upon terms.

**3. Confidentiality:** Both parties understand that information shared with the Representative by one party relating to this negotiation may be disclosed to the other party.

**4. Termination:** Either party may terminate this joint representation at any time, at which point the Representative may be required to withdraw from representing both parties entirely.

Please indicate your consent by signing below.

**LANDLORD:**

---

Signature

Date: [Insert Date]

**TENANT:**

---

Signature

Date: [Insert Date]

**REPRESENTATIVE:**

---

Signature

Date: [Insert Date]