

AGREEMENT FOR LEGAL SERVICES

This agreement for legal services ("Agreement") is made and entered into between _____ ("Taxpayer") and the Law Office of Scott J. Linn, LLC ("Attorney"), whose business address is 331 Basswood Drive, Northbrook, IL 60062, the terms and conditions of the agreement being as follows:

Scope of Representation

1. Taxpayer authorizes Attorney to represent Taxpayer to review and appeal the 2024 assessed valuation placed on Taxpayer's property located at _____
_____ ("**Property**") by the Cook County Assessor's Office ("**Assessor**"). Taxpayer authorizes Attorney to file a written appeal with the Assessor and /or to file a written appeal with the Cook County Board of Review ("**Board**").

Basis of Legal Fees- Contingent Fee with Nominal initial Flat Fee

2. Attorney's Legal Fees have two components: (1) a contingent legal fee earned by and then paid to Attorney resulting from Attorney's obtaining **2024 tax savings** as described below; and (2) an initial nominal "**flat**" legal fee of **\$65.00 paid by Taxpayer to Attorney** solely for Attorney's preliminary research and review of the Taxpayer's 2024 assessed valuation situation for purposes of determining whether an assessment appeal might result in an assessment reduction. This flat fee is a one-time fee payable simultaneously with the signing of the Agreement. This flat fee is unrelated to any contingent legal fees which become owed to Attorney by Taxpayer, if Taxpayer obtains tax savings resulting from Attorney's 2024 appeals process efforts as described in Paragraph 3 below.

3. Contingent Fee Payable Only If Taxpayer Prevails. If the 2024 assessed valuation is reduced in response to Attorney's efforts on behalf of Taxpayer, either through pre-appeal filing efforts, or through an appeal to the Assessor and/or the Board, then Taxpayer is the prevailing party and Taxpayer shall pay to Attorney a legal fee in the amount of **Thirty-three and one-third percent (33 & 1/3%)** of any **2024 tax savings** obtained resulting from a reduction in Taxpayer's **2024 assessed valuation**. However, if Attorney's efforts, including the filing of an appeal to the Assessor and/or the Board, fail to reduce **Taxpayer's 2024 assessed valuation**, then Taxpayer is not the prevailing party and the legal fee due to Attorney from Taxpayer will be **-0-**.

4. The legal fee owed to Attorney as stated in Paragraph 3 above, is based on any **2024 tax savings** obtained. The 2024 tax savings are the difference between Taxpayer's **2024 assessed valuation** as originally proposed by the Assessor and Taxpayer's final **2024 assessed valuation** which has been reduced and then made subject to the existing State of Illinois Equalization factor and the Property's township tax rate.

5. Any legal fees owed to Attorney by Taxpayer as set forth in Paragraphs 3 and 4 above shall be paid in full by Taxpayer within 30 days of Attorney issuing an invoice to Taxpayer for legal fees owed.

Expenses

6. There are no expenses customarily incurred, paid or charged by Attorney to Taxpayer in relation to Taxpayer’s 2024 appeal. However, in specific appeal situations, Attorney may recommend that Taxpayer retain an appraiser to prepare an appraisal in support of Taxpayer’s appeal. In such specific appeal situations, Attorney will discuss with Taxpayer the benefits and costs of obtaining an appraisal. Taxpayer shall be totally responsible for retaining the services of an appraiser and for paying the appraiser directly for any services rendered by the appraiser to Taxpayer.

7. I have had an opportunity to read and ask questions of Attorney regarding the terms of this Agreement and I understand and agree to such terms.

PIN:_____

TOWNSHIP:_____

Email:_____ (Print)

Telephone:_____

Listed For Sale(Yes/No)_____

Listing Price:_____

BY:_____

BY:_____

Taxpayer

DATED:_____

BY:_____

DATED:_____

Law Office of Scott J. Linn, LLC