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EXHIBIT B

DRAFT RLS Owner Opt-Out Form (Article I, Section 5) *(Rev 2025)*

Date: 08/23/2026

RLS at REBNY
570 Lexington Avenue,
Second Floor
New York, New York 10022
Attn: RLS Staff

To the RLS Staff:

I, 138 Grove Residence LLC , have elected to not share my Exclusive Property (address below) with other firms participating in the REBNY Listing Service ("RLS") including the RLS' Participant Only Network. As discussed with my Exclusive Broker/Agent, I understand that my Exclusive Broker/Agent is prohibited from displaying the Exclusive Property on its website, various third-party real estate websites, and social media applications as described in the RLS Universal Co-Brokerage Agreement ("UCBA").

I have had thorough discussions with my Exclusive Broker/Agent regarding this decision. Based on those discussions, I understand and acknowledge that by not sharing my Exclusive Property with other brokers through the RLS, the level of exposure that my Exclusive Property receives may be affected, which may ultimately affect both the number of offers made for my Exclusive Property and/or the price at which it is sold or rented. I further understand and acknowledge that by electing to not have my Exclusive Property be displayed as described above, then both real estate brokers and consumers who conduct searches for property listings on the Internet may not see information about my Exclusive Property. I also understand and acknowledge that, if I have selected to not have my Exclusive Property shared over the RLS to other participating brokerage firms, then it may take longer to sell or rent my Exclusive Property than if it had been shared with other brokers participating in the RLS.

eSign
moshe peretz
08/23/26 - 12:22 AM EDT

Signature of Owner

Address of the Exclusive Property
be sure to include unit # 138 Grove St, Brooklyn, NY 11221
Agent name: Parviz Latipzoda
Brokerage: Compass

Important Instructions for Exclusive Brokers:

1) Original of this document must be submitted through Exclusive Broker's LMP with the Exclusive Listing within forty-eight (48) hours of the execution of the Exclusive Listing Agreement. (See Article I, Section 5).

2. The Exclusive Broker should retain a copy of this document for its files.