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## Seller Property Condition Disclosure Statement

The following is a disclosure statement, made by the SELLER, of information concerning the condition of the Property during ownership of the Property, on the date on which it is signed. It is not a warranty of any kind by the SELLERS) or any Agent representing any principal in this transaction, and should not be accepted as a substitute for any impections or warrantoes the BUYER may wish to obtain. The information provided in this statement is the representation of the BELLER and not the representation of any Agent. The information contained herein is not intended in the part of any Contract between the SELLER and BUYER.

This disclosure statement concerns the real property situated at:

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ELLER'S initials and date		1145	Annual Control of the	Non-service and the service of the s



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Name   Common   Property   Description   D	8	Victorian D
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Are there any windows that have broken therms-pane seels? processes between		
is there any damage to the chimney which requires repair?		
Has there over bear leavage/seepage in the basement/crawlepide?	ロリカランは	
Are there any structural problems with the improvements?	[中国開催] では	
Are there any structural problems with the improvements?  Here any corrections been made to stabilize the foundation or relativing walls?	当時間間はそ列	THE PERSON
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Section E - Continued  10. Year there ever been demarks to the real property or any of the improvements thus to fire. Sood, which has, or other acts of natural?  thus to fire. Sood, which has, or other acts of natural?	-		D
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clue to fire. Rood, wend, too, or core  7. Have you ever had a leak from any plureleng treatlature or applicator?  8. Have you had the property inspected for the excellence of any types of mold?  If Yes, attach copy of any inspection report.  If Yes, attach copy of any inspection report.	H		
7. PROVING A STATE OF THE PROVINCE AND ADDRESS OF THE PROVINCE	-		
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Have you had the property     Yes, attach copy of any asspection report     Yes, attach copy of any asspection report     Have you neceived any measure proceeds or fixed any measures claim	- 0	B	
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SECTION F - HAZARDOUS CONDITIONS: Are you (SELLER), to be the feel property which may be the following substances, materials, or products on the real property which may be	ne best of your an environ	our knowledge mentel hiszen	e, aware of any
the following substances. The following substances are followed by the following substances and the following substances are followed by the following substances and the following substances are followed by the following substances are follow	0	- 13	-
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Section G - Continued	Yes.	No. N	nitnewn
12 Feedures, such as waits, fences and driveways which are shared in common with adjoining tendoseness who use or have a responsibility to mediate the Seature adjoining tendoseness who use or have a responsibility to mediate the Seature 13. Any leasures against the SELLER threatening, or effecting, this resi property 14. Any Home Owners Association (HCA) which has authority over the real property.	8		8
Association contact person:  15. Are Harne Denser's Association (HCA) (Sesuface, assessed against the property.  16. Dues: \$ per   Franchistoniation Feet \$ per Presse explain in Contracts Explanation below what is covered included by	0	a	0
10. Any "consense area" (facition buy): as both as Co-counsed in individual internal with others).  17. Any problems related to any construit a visit.	В	1	8
If yes, pinese comment and include anyiell reports	THE STATE OF THE S		100
AND THE PROPERTY OF THE PROPER	2000045	ATTENDED OF	
SECTION H—OTHER DISCLOSURES: FOR GLESTIONS CONCERNING PROPERTY, CONTACT THE LAWRENCEDOUGLAS COUNTY PLANNES DEPARTS PROPERTY, CONTACT THE LAWRENCEDOUGLAS COUNTY PLANNES DEPARTS LOCAL CITY/COUNTY ZONNES DEPARTMENT & THIS PROPERTY IS LOCATED OF LIBERCUITOLIST ZONNES DEPARTMENT & THIS PROPERTY IS LOCATED OF LIBERCUITOLIST ZONNES DE PROPERTY LIBERCUITOLIST ZONNES DE LIBERCUITOLIST ZONNES LIBERCUITOLIST ZONNES DE LIBERCUITOLIST ZONNES LIBERCUITOL	N COCCO COCCO	FDOUGL	ADJACENT ON THE IS COUNTY Union II II II II II II II II II
SECTION I - MAINTENANCE: Prest the most recell year in which the to Date Unknown  1. Serviced Air Condeaner 2013	ng Wasin	Lines	
BLYER'S williak and date: (2/2) 10/12/20 BUYER'S in BUYER'S in	atiet and ittel and	0000°	Page 5 of 7

	SECTION J - PERSONAL PROPERTY: ANY PERSONAL PROPERTY INCLUDED IN THE SALE OF THIS PROPERTY SHOULD BE ITEMZED IN THE SALES CONTRACT AS REGOTIATED BETWEEN SELLER AND SUYER.
1	
,	ITEMS THAT REMAIN WITH PROPERTY
	Start , Bully , morning for yes
-	ITEMS RESERVED BY SELLER:
2.	The state of the s
e.	ECTION K - ADDITIONAL INFORMATION:
au	CHOIL TO A THE THE PARTY THAT WOULD BE OUR STEELEST TO A
1	ANY OTHER FACTS OR INFORMATION RELATING TO THIS PROPERTY THAT WOULD BE OF INTEREST TO A
	Home was progettely and a controlled in the one making
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	with house extending efficient.
	ARE YOU AWARE OF ANY ADDITIONAL DEFECTS PRIOR TO YOUR OWNERSHIP?
40	The second of th
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10	AND A SPILE SHOW AND A SPILE SHOW AND A SPILE SHOW AND ASSESSED.
SELL	ER centries that the information benefit is true and correct to the best of SELLER'S envisinger as of the date signed by
MOON!	ER SELLER further agrees to notify BUYER of any additional liarns which may become known to the SELLER prior to drug of the Deed. SELLER further agrees to hold the Real Estate Broker(s) harmless from any liability assured as a
neut	of any third-party reliance on the disclosure contained herein and adminishinger receipt of a copy of the statement.
	have not occupied this property in the past 7 years of my ownership. Therefore, there are conditions of this
2	roperty with which I am not terminar, however I have completed this discountry as fully as possible.
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	BLYEP'S Initial and date: 1 12 (U.2.1.2)
	Page 6 of 7

## BUYER'S RECEIPT OF DISCLOSURE STATEMENT

**BUYER** acknowledges that this disclosure does not constitute a warranty. The BUYER is urged to carefully inspect the property and to have the property inspected by a qualified inspector. The BUYER understands that there are areas of the property of which the SELLER has no knowledge and this disclosure statement does not encompass those areas. The BUYER also acknowledges that he has read and received a signed copy of this statement from the SELLER or SELLER'S Agent. The BUYER acknowledges any personal property not included in the sales contract remains the property of the SELLER.

BUYER'S RIGHT TO PROFESSIONAL COUNSEL: BUYER acknowledges and agrees that the purchase of real property encompasses many professional disciplines, and while Broker possesses considerable general knowledge, Broker is not expert in matters of law, tax, financing, surveying, structural conditions, hazardous material, engineering, etc. BUYER acknowledges that BUYER has been advised by Broker to seek professional expert assistance and advice in those and other areas of professional expertise. In the event that Broker provides to BUYER names or sources for such advice and assistance, BUYER acknowledges and agrees that Broker does not warrant or guarantee such services and/or products.

BUYER herein understands that outside legal and tax counsel is recommended. Comprehensive mechanical, structural and other inspections are recommended. If, at BUYER'S option and choice, BUYER decides not to conduct inspections or obtain tax and legal counsel before closing, then BUYER accepts the Property in its present condition and will make no claim against SELLER, Brokers, or agents, based upon the lack of tax or legal counsel or based on any known or unknown past, current, or future condition of the above property and/or its improvements including but not limited to latent or patent defects, repairs, or replacements.

BUYER is advised that school boundaries are subject to change.

BUYER is advised that Kansas law requires persons who are convicted of certain sexually violent crimes after April 14, 1994, to register with the sheriff of the county in which they reside. BUYER is advised that information regarding those registrants may be available through the Kansas Bureau of Investigation (home page address: http://www.kansas.gov/kbi/\_or by contacting the local sheriff's office.

BUYER is advised that fungal contaminants (molds, etc.) may exist in the Property of which the Seller is unaware. These contaminants generally grow in places where there is excessive moisture, such as where leakage may have occurred in roofs, pipes, walls, plant pots, or where there has been flooding. A professional home inspection may not disclose fungal contaminants. BUYER may wish to obtain an inspection specifically for fungal contaminants to more fully determine the condition of the Property and its environmental status. Companies may be found in the Yellow Pages under "Environmental and Ecological Consultants," or "Environmental and Ecological Equipment and Services." Additional information about mold/fungal contaminants may be found at the following Internet Web Site: http://www.cdc.gov/mold/faqs.htm.

RADON: Every buyer of residential real property is notified that the property may present exposure to dangerous concentrations of indoor radon gas that may place occupants at risk of developing radon-induced lung cancer. Radon, a class-A human carcinogen, is the leading cause of lung cancer in non-smokers and the second leading cause overall. Kansas law requires sellers to disclose any information known to the seller that shows elevated concentrations of radon gas in residential real property. The Kansas Department of Health and Environment recommends all homebuyers have an indoor radon test performed prior to purchasing or taking occupancy of residential real property. All testing for radon should be conducted by a radon measurement technician. Elevated radon concentrations can be easily reduced by a radon mitigation technician. For additional information go to http://www.kansasradonprogram.org. BUYER acknowledges that SELLER does not warrant code compliance.

BUYER SIGNATURE	DATE
BUYER NAME (Please type or print clearly)	_
BUYER SIGNATURE	DATE
BUYER NAME (Please type or print clearly)	

