

(1) Part of this property as cross-hatched (approximate) is shown to be inside the flood hazard areas according to FIRM No. 48089C0250 C, effective date January 3, 1990. All structures appear to be outside the flood hazard

Survey Plat of a 28.606 acre tract of land situated in Colorado County, Texas of which 0.846 acres being within Miller Loop Road and being a part of Lot 19 in Section Four of the Oakridge Ranch Subdivision according to the subdivision plat recorded in Plat Cabinet Slide No. 77, Plat Records of Colorado County, Texas and also being that same land described in Deed dated September 12, 2002 from H. Spencer Stone, et ux to Robert W. Bray, et ux, recorded in Volume 414, Page 314, Colorado County Official Records.

Rau Surveying

4176 Hwy. 71 P.O. Box 692 Columbus, Texas 78934 Phone: (979) 732-8494 Fax: (979) 732-8481

I, Darrell D. Rau, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this survey was this day made on the ground, under my supervision, of the property described hereon, and there are no encroachments apparent on the ground, and that all improvements, if any, be wholly within the property lines, except as shown or noted hereon. This survey substantially complies with the current Texas Society of Professional Surveyors Standards and Specifications for a Category 1B, Condition IV Survey.

Darrell D. Rau, Registration No. 4173



STATE OF TEXAS

COUNTY OF COLORADO

Legal Description 28.606 Acres

BEING a tract or parcel containing 28,606 acres of land situated in Colorado County, Texas and being a part of Lot 19 of Section Four of the Oakridge Ranch Subdivision according to the subdivision plat recorded in Slide 77, Plat Records of Colorado County, Texas. Said 28.606 acre tract being a portion of that land described in Deed dated August 20, 1997 from Sabine Investment Company Of Texas, Inc. to H. Spencer Stone, et ux, recorded in Volume 238, Page 712, Colorado County Official Records and being more particularly described by metes and bounds as follows.

BEGINNING at a found 1/2" iron rod, being the Southwest corner of Lot 19, the Northwest corner of Lot 20, the North corner of Lot 21, the East corner of Lot 22 and the Southwest corner of the herein described 28 606 acre tract:

THENCE along the common boundary between Lot 19 and Lot 22, N 41° 44' 46" W, at 573,62 feet passing a capped 3/8" iron rod set for reference, cominging a total distance of 631.10 feet to a point in the center of Miller Creck for the most Westerly corner of Lot 19, also being the common corner of Lot 22, Lot 27 and Lot 18 of this subdivision:

THENCE down the center of Miller Creek, being the common boundary between Lot 18 and Lot 19, the following calls:

- N 14°27'07" E 90.65 feet
- S 76°00'41" E 132.00 feet,
- N 79°29'19" E 156 86 feet.
- N 24°57'05" E 140.08 feet,
- N 35°50'37" W 137.65 feet,
- N 11º47'23" E 92.82 feet.
- N 55°15'53" E 194,40 feet.
- N 68°01'35" E 342,85 feet,
- S 43°08'37" E 181.50 feet.
- N 58°33'23" E 144.24 feet,
- N 55°49'23" E 125.93 feet,
- 286.10 feet to a nail set for corner at its intersection with the centerline of Miller N 05°50'42" E Loop Road, said nail being the North corner of Lot 19 and the common corner of Lots 12, 13 and

THENCE along the centerline of Miller Loop Road (60 foot wide) for the Eastern boundary of this tract, the following courses and distances:

- S 42° 55' 51" E (Basis of Bearing Record Plat Call) a distance of 259.35 feet to a nail set for angle point at the beginning of a curve to the right,
- In a Southeasterly direction along said curve to the right having a radius of 710.43 feet, an arc length of 446.31 feet, a delta angle of 35° 59° 41" and whose chord bears S 24° 56' 01" E - 439.01 feet to a nail set for the end of this curve,
- \$ 06° 56° 10" B 358.55 feet to a nail set at the beginning of a curve to the left, and
- In a Southeasterly direction along said curve to the left having a radius of 520.63 feet, an arc length of 163.81 feet, a delta angle of 18° 01' 39" and whose chord bears \$ 15° 57' 00" E - 163.14 feet to a nail set for the Southeast corner of the herein described tract, also being the Northeast corner of a called 1.00 acre tract conveyed to Fred Abbott by an unrecorded deed dated July 24, 2000;

THENCE departing said road and along the common boundary between this tract and the Abbott 1.000 acre tract, S 74° 53' 40" W, at 31.85 feet passing a 1/2" iron rod found for reference on the West right of way line of Miller Loop Road, continuing a total distance of 1232.82 feet to the PLACE OF BEGINNING, containing 28.606 acres of land of which 0.846 acres being within the right of way of Miller Loop Road.

Notes:

(1) A survey plat to accompany this description.

Registered Professional Land Surveyor No. 4173

Date: August 28, 2002



TEXAS ASSOCIATION OF REALTORS®

SELLER'S DISCLOSURE NOTICE

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Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Seller's Disclosure Notice to a buyer on or before the effective date of a contract. This form complies with and contains additional disclosures which exceed the minimum disclosures required by the Code.

| | | | | | | | 112 | 8 1 | 1 <u>i</u> l | .le | r | Creek Loop | | | |
|---|----------------------|--------------|-------------------------|--------------------|-----------------|-------------|---------------------------------------|---------------|----------------|---|--------|---|--|---------------------------------|------------|
| CONCERNING THE PRO | | | | | We | im | ar | | 78962 | | | | | | |
| DATE SIGNED BY SELI | LEF | A I | ND I | S NO | T | A SU | JBSTITUTE FOR A | ٩NY | IN | SP | ECT | TION OF THE PROPERTY AS TIONS OR WARRANTIES TH SELLER'S AGENTS, OR AN | ΕE | UYE | ΞR |
| | | | | | | | | | | w I | ong | since Seller has occupied the | Pro | pert | y? |
| | | | | | | | • | , | • | | | | | | |
| Section 1. The Propert This notice does no | ty h ot e: | as stab | the i lish tl | tems he iten | ma ns t | rke o be | d below: (Mark Ye conveyed. The contr | s (Y act v |), N /ill c | lo (iete | N), i | or Unknown (U).) e which items will & will not conve | y. | | |
| Item | Υ | N | U | I ¹ | ten |) | | γ | N | U | | Item | Υ | N | U |
| Cable TV Wiring | 1 | | | L | .iqu | id P | ropane Gas: | | V | 1 | | Pump: ☐ sump ☐ grinder | | $\sqrt{}$ | |
| Carbon Monoxide Det. | | V | | - | LP | Con | nmunity (Captive) | | V | | | Rain Gutters | | V | |
| Ceiling Fans | 1 | | | - | LP | on F | Property | | V | | | Range/Stove | | | |
| Cooktop | | 1 | | F | lot | Tub | | | V. | | | Roof/Attic Vents | V | | |
| Dishwasher | V | | | | ntei | con | n System | | J | | | Sauna | | | ********** |
| Disposal | | 1 | | Λ | /licr | owa | ave | | V | | | Smoke Detector | 1 | | |
| Emergency Escape | | | | | Outdoor Grill | | | T | Ι, | | | Smoke Detector - Hearing | | | |
| Ladder(s) | L | 1 | لما | | | | | | $ \checkmark $ | | | Impaired | | | |
| Exhaust Fans | V | X | Mark | F | Patio/Decking | | | | | | | Spa | | 1 | |
| Fences | | \checkmark | | F | Plumbing System | | | | | | | Trash Compactor | | \checkmark | |
| Fire Detection Equip. | <u> </u> | / | | F | Pool | | | | V | | | TV Antenna | | $\sqrt{}$ | |
| French Drain | | / | | F | Pool Equipment | | | | J | | | Washer/Dryer Hookup | | | |
| Gas Fixtures | | | | F | 00 | Ма | int. Accessories | | | | | Window Screens | \checkmark | , | ****** |
| Natural Gas Lines | | V | | F | 00 | He | ater | | | <u> </u> | | Public Sewer System | | $\sqrt{}$ | |
| Item | | | | Y | N | U | | | Α | ddi | tior | nal Information | | | |
| Central A/C | | ***** | | | | | ☑ electric ☐ ga | s n | um | ber | of ι | inits: 1 | | | _ |
| Evaporative Coolers | | | | | V | | number of units: | | | | | *************************************** | | ******************************* | |
| Wall/Window AC Units | | | | $\overline{}$ | 1 | , | number of units: 1 | | | | | | | | |
| Attic Fan(s) | | | | | √ | | if yes, describe: _ | | | | | | | | |
| Central Heat | | | | V | | | ☑electric ☐gas number of units:1 | | | | | | | | |
| Other Heat | | | | | ·/ | | if yes, describe: | | | | | | | | |
| Oven | | | | | V | | number of ovens: | | | | | | | | |
| Fireplace & Chimney | | | | √ | 1_ | | অ¶wood □ gas k | ogs | | mo | ck | other: | | | |
| Carport | | | | | | | ☑ attached ☐ n | | | | | | | | |
| Garage | | | | | \checkmark | | ☐ attached ☐ not attached | | | | | | | | |
| Garage Door Openers | | | | | √ | | number of units: | | | ····· | | number of remotes: | | | |
| Satellite Dish & Controls | 3 | | | | \checkmark | | ☐owned ☐leas | ed f | ron | n _ | | | | | |
| Security System | | | | | V | | ☐owned ☐leas | | | *************************************** | ****** | | | | |
| Water Heater | | | | | <u> </u> | <u> </u> | ⊌ electric □ gas | | ····· | | | number of units: | | | |
| Water Softener | | | | | _ | | ☑ owned ☐ leas | | | | | | | | |
| Underground Lawn Spri | | | | $\perp \downarrow$ | V | | automatic 🔲 | ~~~~~ | | | ~~~~~ | | ~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~ | | *** |
| Septic / On-Site Sewer | Fac | ility | | V | | | if yes, attach Info | mat | ion | Ab | out | On-Site Sewer Facility (TAR-1 | 407 |) | |

(TAR-1406) 9-01-11

Initialed by: Seller: <u>RUB</u>, <u>CAB</u> and Buyer:

| Concerning the Property | at | | | | | | | | еек 100р 78962 | | |
|---|--|---|---------------------------------------|-------------|---|----------|---|------------|--|---------|------------|
| Water supply provided by | r: 🗖 cit | v เช่น | ell П МПГ | | co-or |) 🗇 Lin | ıkno | wn F | 1 other: | | |
| Was the Property built be | | | | | | | | •••• | 3 00/1011 | | |
| (If yes, complete, sig | | | | | | | cad | naint h | nazarde) | | |
| | | | | | | | | | (appro | wim | 2+0) |
| Is there an overlay roof o | ovorino | on the | Proporty (c | At binal | Je | roof oo | orin | a nloo | ed over existing shingles or roof co | JXIIIId | are) |
| gyes ☑ no ☐ unkno | | onthe | rroperty (s | ımıyı | 35 UI | TOOL COV | /emi | y piac | ed over existing shirigles of root co- | venn | 9)? |
| Liyes Monto Liunkiid |)VVII | | | | | | | | | | |
| Are you (Seller) aware of | any/of | the iter | ns listed in t | his S | ectio | 1 that | are | not in | working condition, that have defects | s. or | are |
| need of repair? | ⊡Îno | If ves. | describe (at | tach | addit | ional sh | eets | if nec | essary): | ., | |
| | | | | | | | | | | - | |
| | | | **** | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | _ | | | | |
| Section 2. Are you (Se | eller) av | ware of | any detect | s or | malfu | ınction | s in | any o | f the following?: (Mark Yes (Y) if | you | are |
| aware and No (N) if you | are no | it aware | ÷.) | | | | | | | | |
| Item | Υ | N | Item | | | | Y | N | Item | Υ | N |
| Basement | | V. | Floors | | | | | $\sqrt{}$ | Sidewalks | | 1 |
| Ceilings | | V. | Foundation | on / S | Slab(s |) | | 7 | Walls / Fences | | V. |
| Doors | | ∇ | Interior W | /alls | | <u> </u> | | | Windows | | 7 . |
| Driveways | | $ \overline{\mathcal{A}} $ | Lighting F | ixtur | es | | | | Other Structural Components | | |
| Electrical Systems | | | Plumbing | | | | | 7 / | \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ | \top | |
| Exterior Walls | Roof | | | | | - | | 7 | | 1 | |
| | ······· | 1.8.1 | | | *************************************** | | I | | heets if necessary): | | |
| Section 3. Are you (Se you are not aware.) | eller) av | ware of | any of the | follo | owing | ondit (| ions | s: (Ma | rk Yes (Y) if you are aware and N | lo (N | l) if |
| Condition | | *************************************** | | Y | N | Con | ditio | n | | γ | N |
| Aluminum Wiring | | | | | | Prev | ious | Found | dation Repairs | | |
| Asbestos Components | | | | | 7 | Prev | ious | Roof | Repairs . | | |
| Diseased Trees: 🔲 oa | k wilt | | | | | | _ | | al Repairs | | $\sqrt{}$ |
| Endangered Species/Ha | abitat o | n Prope | erty | | 1 | Rado | on G | ias | | | \square |
| Fault Lines | | | | | V | Settl | ing | | | | 7 |
| Hazardous or Toxic Wa | ste | | | | V. | Soil | Mov | ement | | | V |
| Improper Drainage | | ***** | · · · · · · · · · · · · · · · · · · · | \top | | Subs | surta | ice Str | ucture or Pits | | 1 |
| Intermittent or Weather | Springs | | | 7 | | Unde | ergro | ound S | Storage Tanks | | |
| Landfill | | | | | 7 | | *************************************** | | ements | | 1 |
| Lead-Based Paint or Le | ad-Bas | ed Pt. I | -lazards | | 1 | <u> </u> | | | asements | | V |
| Encroachments onto the | e Prope | erty | | | 1 | | | | hyde Insulation | | W |
| Improvements encroach | | | property | | | | ************ | enetrat | | | |
| Located in 100-year Flo | ······································ | · | 132 | V | | | | ~~~~~ | roperty | | |
| Located in Floodway | | | | | | Woo | | | | | 1 |
| Present Flood Ins. Cove | erage | | | Τ, | | | | | on of termites or other wood | | |
| (If yes, attach TAR-1414 | ~ | | | | | I | | | ects (WDI) | | |
| Previous Flooding into t | | ctures | | 1/ | \Box | <u> </u> | | | ment for termites or WDI | | 1 |
| Previous Flooding onto | | | | *_ | H | | | | te or WDI damage repaired | | 1 |
| Previous Fires | | E 1 | | <u> </u> | | | | | I damage needing repair | - | |
| Previous Use of Premis | es for N | | cture | | 1 | | | | le Main Drain in Pool/Hot Tub/Spa* | | |
| of Methamphetamine | | | | | $ \sqrt{ }$ | | | | | | 11 |

1128 Miller Creek Loop Weimar, 78962

| If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary): | Concerni | ing the Property at | Weimar, | 78962 |
|---|--------------|--|---|--|
| Room additions, structural modifications, or other alterations or repairs made without necessary permits or not in compliance with building codes in effect at the time. Homeowners' associations or maintenance tees or assessments. If yes, complete the following: Name of association: ARCHITAMENCE WEDT ASSN: WEDT ASSN: OFTA Name of assessments are: \$ \$\frac{375.00}{375.00} \text{ per Phone:} Fees or assessments are: \$\frac{375.00}{375.00} \text{ per Phone:} If the Property is in more than one association, provide information about the other associations below or attach information to this notice. Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following: Any optional user fees for common facilities charged? yes no If yes, describe: Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property. Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.) Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property. Any condition on the Property which materially affects the health or safety of an individual. Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental nazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. | DINING IM ME | *A single blockable main dra *A re you (Seller) aware of any in as not been previously disclosed | WET WEATHER. FLOCE CTIONED AND FLOCE From SERVICE CLASSICITIES CLASSICITIES CLASSICITIES CLASSICITIES CONTROP | DED LAWDENT FIED ON DED LAWDEN FORM, KITCHEN, EANEN/DRIED IT OUT |
| Room additions, structural modifications, or other alterations or repairs made without necessary permits or not in compliance with building codes in effect at the time. Homeowners' associations or maintenance fees or assessments. If yes, complete the following: Name of association: ARCHOGE CANCH TANK WEST ASSO. Name of association: ARCHOGE CANCH TANK WEST ASSO. Name of association: ARCHOGE CANCH TANK WEST ASSO. Phone: Fees or assessments are: \$ \$ 325.00 per PROPONE. Fees or assessments for the Property? I yes (\$ | not awar | 5. Are you (Seller) aware of any | of the following (Mark Yes (| Y) if you are aware. Mark No (N) if you are |
| Homeowners' associations or maintenance fees or assessments. If yes, complete the following: Name of association: OAKRIDGE CANCH TABLE WEST ASSA: Wanager's name: Fees or assessments are: \$ 2325,co per Phone: Fees or assessments are: \$ 2325,co per Phone: Any unpaid fees or assessment for the Property? yes (\$) D/no If the Property is in more than one association, provide information about the other associations below or attach information to this notice. Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following: Any optional user fees for common facilities charged? yes no If yes, describe: Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property. Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptoy, and taxes.) Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property. Any condition on the Property which materially affects the health or safety of an individual. Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. | | Room additions, structural modificing compliance with building codes in | ations, or other alterations or rand | epairs made without necessary permits or not |
| Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following: Any optional user fees for common facilities charged? yes no If yes, describe: Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property. Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.) Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property. Any condition on the Property which materially affects the health or safety of an individual. Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. | | Homeowners' associations or main Name of association: OA CR Manager's name: Fees or assessments are: \$ | tenance fees or assessments. LOGE CANCH TMP P 325.00 per YF for the Property? One association, provide infor | hone: and are: ☐ mandatory ☐ voluntary |
| Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.) Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property. Any condition on the Property which materially affects the health or safety of an individual. Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): | | Any common area (facilities such with others. If yes, complete the fol | as pools, tennis courts, walkw | |
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| Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): | | Any condition on the Property which | n materially affects the health o | r safety of an individual. |
| Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes. If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): | | Any repairs or treatments, other the hazards such as asbestos, radon, led If yes, attach any certificates or | nan routine maintenance, made ead-based paint, urea-formalde other documentation identifying | e to the Property to remediate environmental hyde, or mold. |
| TAD HADD O DALLY | | Any rainwater harvesting system of | • | blic water supply that is able to be used for |
| (TAR-1406) 9-01-11 Initialed by: Seller , , , , and Buyer:, Page 3 of 5 | If the answ | ver to any of the items in Section 5 is | yes, explain (attach additional | sheets if necessary): |
| · · · · · · · · · · · · · · · · · · · | (TAR-1406 | 5) 9-01-11 Initialed by: S | rellerX,CDB and | Buyer: , Page 3 of 5 |

| Section 6. Seller has has not attached a survey of the Property. Section 7. Within the last 4 years, have you (Seller) received any written inspection reports from persoregularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to inspections? Jyes Dino If yes, attach copies and complete the following: Inspection Date Type Name of Inspector No. of If yes, attach copies and complete the following: Inspection Date Type Name of Inspector No. of If yes, attach copies and complete the following: Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer. Section 6. Check any tax exemption(s) which you (Seller) currently claim for the Property: Hymnestead Senior Citizen Disabled Veteran Disabled Veteran Cother: Child Management Agricultural Disabled Veteran Dis | 128 Miller Creek Loop Weimar, 78962 | operty at | the Property at | Concerning the |
|--|---|--|--|--|
| Section 7. Within the last 4 years, have you (Seller) received any written inspection reports from persor regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to inspections? yes | | | | |
| Section 7. Within the last 4 years, have you (Seller) received any written inspection reports from persor regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to inspections? yes Inspection Inspe | | | | |
| Inspection Pate Inspections and war or are either licensed as inspectors or otherwise permitted by law to pinspections? Inspection Date Type Name of Inspector No. of If Property. A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer. Section 8. Check any tax exemption(s) which you (Seller) currently claim for the Property: Hymestead Senior Citizen Disabled Wildlife Management Agricultural Disabled Veteran Unknown Cher: Unknown Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for examinsurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repwhich the claim was made? Senior of the Health and Safety Code? Chapter 766 of the Health and Safety Code? Chapter 766 of the Health and Safety Code? Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information. A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing impairment and specifies the locations for installation. The parties may agree who will beat the cost of installing the sembles. | | | | |
| Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer. Section 8. Check any tax exemption(s) which you (Seller) currently claim for the Property: Homestead | d ge incondere or otherwise manual to the con- | HISDECHUNS AND WHO ARE ENDE | OVIGE HISDECHOIS | CHURCHY DION |
| Section 8. Check any tax exemption(s) which you (Seller) currently claim for the Property: Homestead | | | | |
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| Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for examinsurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repwhich the claim was made? Section 10. Does the property have working smoke detectors installed in accordance with the smoke dequirements of Chapter 766 of the Health and Safety Code?* Section 10. Does the property have working smoke detectors installed in accordance with the smoke dequirements of Chapter 766 of the Health and Safety Code?* Section 10. Does the property have working smoke detectors installed in accordance with the smoke detectors additional sheets if necessary): Section 10. Does the property have working smoke detectors installed in accordance with the smoke of the property have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information. A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke | ons from inspectors chosen by the buyer. | roperty. A buyer snoula obtain | гторену. А ви | P. |
| Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for examinsurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repwhich the claim was made? yes If no If yes, explain: Section 10. Does the property have working smoke detectors installed in accordance with the smoke dequirements of Chapter 766 of the Health and Safety Code?* Junknown no yes. If no or unknown, explain Attach additional sheets if necessary): |) currently claim for the Property: | k any tax exemption(s) which y | Check any tax exe | Section 8. Cl MHomeste |
| Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for examinsurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repwhich the claim was made? yes yes in o if yes, explain: Section 10. Does the property have working smoke detectors installed in accordance with the smoke dequirements of Chapter 766 of the Health and Safety Code?* Younknown on yes. If no or unknown, extract additional sheets if necessary): Yes y | ☐ Disabled Veteran | agement | e Management | ∰Wildlife I |
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| *Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information. A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke | | the property have working or | Does the property | Section 10 De |
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| Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, include proker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information. | ectors installed in accordance with the smoke detector e?* Munknown on oyes. If no or unknown, explain. So one-family or two-family dwellings to have working uirements of the building code in effect in the area in ocation, and power source requirements. If you do not area, you may check unknown above or contact your for the hearing impaired if: (1) the buyer or a member plearing-impaired; (2) the buyer gives the seller written visician; and (3) within 10 days after the effective date, install smoke detectors for the hearing-impaired and it agree who will bear the cost of installing the smoke | the property have working snichapter 766 of the Health and Safety Control installed in accordance with welling is located, including perfolation code requirements in effect ground of the more information. It is family who will reside in the dwarf the hearing impairment from a lice that is a written request for the second of the installation. The part of the second of the installation of the installation. | Does the property s of Chapter 766 of ional sheets if neces of the Head of the dwelling is local the building code rebuilding official for more may require a self buyer's family who note of the hearing incuryer makes a written in the locations for the locations for the self of the locations for the self of the locations for the locations for the self of the locations for the self of the locations for the locations for the self of the locations for the locati | *Chapte smoke of the buyer of the buyer specifies |
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| TAR-1406) 9-01-11 Initialed by: Seller: RWB , MB and Buyer:, Page | ectors installed in accordance with the smoke detector e?* unknown no yes. If no or unknown, explain. Experience | the property have working smapter 766 of the Health and Saheets if necessary): One Saheets in the Health and Safety Concertors installed in accordance with welling is located, including perfoulding code requirements in effect of official for more information. We require a seller to install smoke in the hearing impairment from a lice of the sahe locations for installation. The part of which brand of smoke detectors at that the statements in this notice incred or influenced Seller to provide the sahe of the sa | Does the property s of Chapter 766 of ional sheets if neces of the Head the detectors installed the dwelling is local the building code repulling official for more of the hearing in the state of the locations for ions and which branch wiedges that the state is instructed or influer seller. | *Chapte smoke of which the buyer of the buyer detectors. eller acknowle roker(s), has ir |

ADDITIONAL NOTICES TO BUYER:

- (1) The Texas Department of Public Safety maintains a database that the public may search, at no cost, to determine if registered sex offenders are located in certain zip code areas. To search the database, visit www.txdps.state.tx.us. For information concerning past criminal activity in certain areas or neighborhoods, contact the local police department.
- (2) If the property is located in a coastal area that is seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit may be required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.
- (3) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.
- (4) The following providers currently provide service to the property:

| Sian | ature of Buyer Date | Signature of Buyer Date |
|------|---|---|
| | | |
| The | undersigned Buyer acknowledges receipt of the foregoing | g notice. |
| (5) | This Seller's Disclosure Notice was completed by Selle as true and correct and have no reason to believe it to AN INSPECTOR OF YOUR CHOICE INSPECT THE PI | r as of the date signed. The brokers have relied on this notice be false or inaccurate. YOU ARE ENCOURAGED TO HAVE ROPERTY. |
| | Propane: | phone #: |
| | Phone Company: | |
| | Natural Gas: | phone #: |
| | Trash: TR DISPOSAL | phone #: |
| | Cable: DIRECTY | phone #: |
| | Water: | |
| | Sewer: | phone #: phone #: |
| | Electric: <u>JAN DERNARD ELEC</u> OOP | |



TEXAS ASSOCIATION OF REALTORS®

INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS® IS NOT AUTHORIZED.

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| CO | NCERNING THE PROPERTY AT | 1128 Miller Creek Loop Weimar, 78962 | |
|------|---|---|-----------------------------------|
| A. | DESCRIPTION OF ON-SITE SEWER FACILITY ON | PROPERTY: | |
| | (1) Type of Treatment System: Septic Tank | Aerobic Treatment | Unknown |
| | (2) Type of Distribution System: TRAIN FIE | 4 | Unknown |
| | (3) Approximate Location of Drain Field or Distribution HOME IN OPEN AREA RET | ON System: SOUTH OF WEEK THE OAK | Unknown |
| | (4) Installer: BUILDER'S AUMBER | | |
| | (5) Approximate Age: 10 123 | MANAGE | Unknown |
| B. | MAINTENANCE INFORMATION: | | |
| | (1) Is Seller aware of any maintenance contract in ef If yes, name of maintenance contractor: Phone: contract expi Maintenance contracts must be in effect to opera sewer facilities.) | ration date: | |
| | (2) Approximate date any tanks were last pumped? | 2c Jan 14 | |
| | (3) Is Seller aware of any defect or malfunction in the If yes, explain: | | Yes M No |
| | (4) Does Seller have manufacturer or warranty inform | nation available for review? | Yes M No |
| C. | PLANNING MATERIALS, PERMITS, AND CONTRA | | |
| | (1) The following items concerning the on-site sewer planning materials permit for original inst maintenance contract manufacturer inform | allation 🔲 final inspection when OS | SSF was installed |
| | (2) "Planning materials" are the supporting materi submitted to the permitting authority in order to old | als that describe the on-site sewe otain a permit to install the on-site se | r facility that are wer facility. |
| | (3) It may be necessary for a buyer to have transferred to the buyer. | the permit to operate an on-sit | e sewer facility |
| (TAF | -1407) 1-7-04 Initialed for Identification by Buyer £ | WB CLB and Seller, | Page 1 of 2 |

Texas Star Realty,930 Walnut Street Columbus,TX 78934 Phone: (979)733-8200 Fax: (979)733-9009

D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

| <u>Facility</u> | Usage (gal/day) without water- saving devices | Usage (gal/day) with water- saving devices |
|---|---|--|
| Single family dwelling (1-2 bedrooms; less than 1,500 sf) | 225 | 180 |
| Single family dwelling (3 bedrooms; less than 2,500 sf) | 300 | 240 |
| Single family dwelling (4 bedrooms; less than 3,500 sf) | 375 | 300 |
| Single family dwelling (5 bedrooms; less than 4,500 sf) | 450 | 360 |
| Single family dwelling (6 bedrooms; less than 5,500 sf) | 525 | 420 |
| Mobile home, condo, or townhouse (1-2 bedroom) | 225 | 180 |
| Mobile home, condo, or townhouse (each add'l bedroom) | 75 | 60 |

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.

| Signature of Seller Robert W. Bray Connie G. Bray | Date |
|--|------|
| Receipt acknowledged by: | |

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