

TEXAS ASSOCIATION OF REALTORS®

SELLER'S DISCLOSURE NOTICE

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.

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF TH MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT. Soiler Q's and soccupying the Property of Any Kind BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY OTHER OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER OF ANY OTHER OTHE						minima disclosures	req	uired	by	the Code.	ure	9S 1	whic
THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF TH MAY WISH TO OBTAIN. IT IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE BUYE AGENT. Seller 1/2 is not occupying the Property Is unoccupied (by Seller), how long since Seller has occupied the Property Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).) This notice does not establish the items to be conveyed. The contract will determine which items with 2 will not convey. Item Caller TV Wiring Carbon Monoxide Det	CONCERNING THE PROPERTY	΄ ΔΤ						1.0	7	Davitt			
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Phone: (979)733-8200

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Fax: (979)733-9009

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and Buyer: Initialed by: Seller: FF-10-6 (8041-AAI) If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): Any rainwater harvesting system connected to the property's public water supply that is able to be used for If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation). hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental Any condition on the Property which materially affects the health or safety of an individual. Ø Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property. to: divorce, foreclosure, heirship, bankruptcy, and taxes.) Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property. Any optional user fees for common facilities charged?

yes no If yes, describe: Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest 10 If the Property is in more than one association, provide information about the other associations below or Any unpaid fees or assessment for the Property? 🗖 yes (\$ □ voluntary and are: 🔲 mandatory Fees or assessments are: \$ Phone: Manager's name: _ Homeowners' associations or maintenance fees or assessments. If yes, complete the following: in compliance with building codes in effect at the time. Room additions, structural modifications, or other alterations or repairs made without necessary permits or not Section 5. Are you (Seller) aware of any of the following (Mark Yes (Y) if you are aware. Mark No (N) if you are which has not been previously disclosed in this notice? Tyes The if yes, explain (attach additional sheets if Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair, * A single blockable main drain may cause a suction entrapment hazard for an individual. If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary): __

Eagle Lake, TX

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Concerning the Property at _

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ADDITIONAL NOTICES TO BUYER:

- 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
- 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.
- If you are basing your offers on square footage, measurements, or boundaries, you should have those items (3)independently measured to verify any reported information.
- The following providers currently provide service to the property: (4)

Electric: ASP / Stream Energy
Sewer: Ota of Eagle (ap.
Water: City if Eagle Cape
Cable: Dish reetwork
Trash: Oity of Eagle lak
Natural Gas:///
Phone Company: 1/4

phone #: _ phone #: _ phone #: __ \ phone #: 979 234 phone #: ____//A phone #: _

This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice.

Signature of Buyer

Date Signature of Buyer

phone #:

Date

Printed Name: ___

Printed Name: _____

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