



ILLINOIS REALTORS® DISCLOSURE OF INFORMATION ON RADON HAZARDS (For Residential Real Property Sales or Purchases)





Radon Warning Statement

Every buyer of any interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the 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. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling showing elevated levels of radon in the seller's possession.

The Illinois Emergency Management Agency (IEMA) strongly recommends ALL homebuyers have an indoor radon test performed prior to purchase or taking occupancy, and mitigated if elevated levels are found. Elevated radon concentrations can easily be reduced by a qualified, licensed radon mitigator.

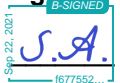
Seller's Disclosure (initial each of the following which applies)

- _____ (a) Elevated radon concentrations (above EPA or IEMA recommended Radon Action Level) are known to be present within the dwelling. (Explain).
- _____ (b) Seller has provided the purchaser with the most current records and reports pertaining to elevated radon concentrations within the dwelling.
-  (c) Seller either has no knowledge of elevated radon concentrations in the dwelling or prior elevated radon concentrations have been mitigated or remediated.
-  (d) Seller has no records or reports pertaining to elevated radon concentrations within the dwelling.

Purchaser's Acknowledgment (initial each of the following which applies)

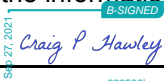

- _____ (e) Purchaser has received copies of all information listed above.
- _____ (f) Purchaser has received the IEMA approved Radon Disclosure Pamphlet.

Agent's Acknowledgement (initial IF APPLICABLE)

-  (g) Agent has informed the seller of the seller's obligations under Illinois law.

Certification of Accuracy

The following parties have reviewed the information above and each party certifies, to the best of his or her knowledge, that the information he or she has provided is true and accurate.

Seller 	Date <u>Sep 22, 2021</u>
Seller _____	Date _____
Purchaser _____	Date _____
Purchaser _____	Date _____
Agent 	Date <u>Sep 22, 2021</u>
Agent _____	Date _____

Property Address: 4975 Kirby Rd

City, State, Zip Code: luka IL 62849

PACKAGE CERTIFICATE

BROKER **MINT**

RADON DISCLOSURE (IL ONLY IF APPLICABLE)

1 page

IL GGAR - Radon Disclosure#.pdf

1 page

E-SIGN INFO

Status:

SIGNED

Originator:

Scott Athmer
sathmer@trophypa.com
IP: 107.182.78.50
Domain: trophypa.brotermint.com
Date: Sep 22, 2021 09:03 AM





Package ID:

86E236C58AE524DF916965B30EF14316

Time zone:

CDT (UTC-5)

Signers:

SA	Scott Athmer Listing Agent	sathmer@trophypa.com IP: 107.182.78.50	Signed	Sep 22, 2021 09:03 AM id: e9aeaf767b32e2006e2d22d938a2fbe2	
CP	Craig P Hawley Seller 1	craig@hawleycd.com IP: 98.18.156.252	Signed	Sep 27, 2021 09:42 AM id: 666580bbd6bebf27cf91f43215186694	

HISTORY

Sep 22, 2021	09:03 AM	SA	Scott Athmer	sathmer@trophypa.com	IP: 107.182.78.50	Viewed	
Sep 22, 2021	09:03 AM	SA	Scott Athmer	sathmer@trophypa.com	IP: 107.182.78.50	Signed	
Sep 27, 2021	09:42 AM	CP	Craig P Hawley	craig@hawleycd.com	IP: 98.18.156.252	Viewed	
Sep 27, 2021	09:42 AM	CP	Craig P Hawley	craig@hawleycd.com	IP: 98.18.156.252	Signed	
Sep 27, 2021	09:42 AM		Package has been fully signed and sealed				Completed