

### **INFORMATION ABOUT ON-SITE SEWER FACILITY**

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C	ONC	ERNI	NG THE PROPERTY AT 8638 US 290 West, Johnson City, TX 78636	
A	. DE	SCRI	PTION OF ON-SITE SEWER FACILITY ON PROPERTY:	
	(1)	Туре	of Treatment System: 🛛 Septic Tank 🔲 Aerobic Treatment	Unknown
	(2)	Туре	of Distribution System:	– ☑ Unknown
		Appr	oximate Location of Drain Field or Distribution System: Left side of front of house	- Unknown
				-
	(4)	Instal	ler:	☑ Unknown
			oximate Age:	☑Unknown
В.			NANCE INFORMATION:	
	(1)	Is Se	ller aware of any maintenance contract in effect for the on-site sewer facility?  name of maintenance contractor:  contract expiration date:  tenance contracts must be in effect to operate acrobic treatment and contain and	☐ Yes ☑ No
		(,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	remained definitions must be in enect to operate deropic treatment and certain non	-standard" on-
	(0)		ewer facilities.)	
			ximate date any tanks were last pumped?Unknown	
	(3)	Is Sel	ler aware of any defect or malfunction in the on-site sewer facility? , explain:	☐ Yes ☒ No
		***************************************		
		-		
	(4)	Does	Seller have manufacturer or warranty information available for review?	☐ Yes ☒ No
C.	PL/	ANNIN	G MATERIALS, PERMITS, AND CONTRACTS: N/A	
		☐ pla	llowing items concerning the on-site sewer facility are attached: nning materials □ permit for original installation □ final inspection when OSSF intenance contract □ manufacturer information □ warranty information □	was installed
	(2)	"Planr submi	ning materials" are the supporting materials that describe the on-site sewer fa tted to the permitting authority in order to obtain a permit to install the on-site sewer	cility that are facility.
	(3)	lt ma transf	y be necessary for a buyer to have the permit to operate an on-site serred to the buyer.	ewer facility
(TX	R 140	07) 1-7-	04 Initialed for Identification by Buyer: and Seller	Page 1 of 2
Top	per I	Real Est		, ago 10, 2

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	J26/ja	Signature of seller	Date
Receipt acknowledged by:  Signature of Buyer	Date	Signature of Buyer	Date

## TEXAS 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 mi	nimum discl	ost	ıres	re	quir	ed by	the	Code.	unhues	AAILII	and contains additional disclosures	wn	ich	i
CONCERNI	NG THE P	RO	PE	RI	ΓΥΑ	\T_	863	38 US 290 West, Jo	hnson	City	TX 78636 TRAILEA	9	erinalne projece	mpo
AS OF THE	ES THE BU	JY	NEI ER	D M	AY BY	SE WIS	LE H T	R AND IS NOT A OOBTAIN. IT IS N	SUB	STI	HE CONDITION OF THE PROP TUTE FOR ANY INSPECTION RRANTY OF ANY KIND BY SE	10	01	D
1000	☐ is not							perty. If unoccupied	d (by S oproxir	Selle nate	r), how long since Seller has oc date) or $\square$ never occupie	cup ed	oie th	d e
Section 1. This notice	The Prope does not est	rty !abl	<b>ha</b> : ish	s t	<b>he</b> i	tem	s m	narked below: (Ma conveyed. The contr	rk Yes	(Y) dete	, No (N), or Unknown (U).) ermine which items will & will not co	nve	<i>∍y</i> .	
Item		Y	N			Iter	n		YN	U	Item	Y	N	U
Cable TV V						Liq	uid	Propane Gas:					-	
Carbon Mon	oxide Det.		Ø					mmunity (Captive)		1	Rain Gutters		区	
Ceiling Fan	S	V			Ī			Property			Range/Stove	D.		
Cooktop		V				Hot					Roof/Attic Vents			
Dishwasher	•	D				Inte	rco	m System			Sauna		N	1
Disposal			V					ave				区		
Emergency Ladder(s)	Escape		M			Out	doc	or Grill		-	Smoke Detector – Hearing Impaired	*		
Exhaust Fa	ns	V				Pat	o/D	ecking	TO D		Spa		Ø	
Fences		M				-		ng System				님	T	
Fire Detecti	on Equip.	n	Ø			Poc		<u> </u>					4	
French Dra	n			Ø		Poc	IE	quipment	-			7	X	H
Gas Fixture	S	欧						aint. Accessories			Window Screens	8	F	120
Natural Gas	Lines	Ø				-	-	eater			Public Sewer System		区	D
Item				*	ΙY	N	U	Addition	al Info		4ion			
Central A/C				***************************************	iX			□ electric □ gas			r of units:			_
Evaporative	Coolers		torioris malamapa			-	D'S		Hui	nnei	or units.		*****************	
Wall/Windo			************			-				-				
Attic Fan(s)	THO OTHER						-	if yes, describe:					-	
Central Hea	t				1A			☐ electric ☐ gas	nur	nhar	of units:			$\dashv$
Other Heat	-		-			1		if yes describe:	HUI	IIDEI	or uritis.			
Oven	7 Description of the second	~				旹	冒	number of ovens:	ì		☐ electric ☑ gas ☐ other:			
Fireplace &	Chimney		-		10	X		The state of the s	ons L		ck other:	-		_
Carport						N			t attac		CK LI Other.			-
Garage			******************		15	Ø.	一		t attac					-
Garage Doo	r Openers			-		区		number of units:	t attac		number of remotes:			-
Satellite Dis		s				X	$\overline{\Box}$	□ owned □ lease	ed from		idiliber of fellioles.			-
Security Sys						山			ed fron			-		-
Solar Panels			************			B		□ owned □ lease						$\dashv$
Water Heate	r				B		H	□ electric □ gas			number of units:		***************************************	$\dashv$
Water Softe		-	-		,D			owned lease			Transfer of utilits.			_
Other Lease			************		佔			if yes, describe:	J4 11 011					-
TXR-1406) 09-0			Init	iale	d by	: Bu			Seller:	V	Page	1 of	6	

Topper Real Estate

201 E Main Johnson City, TX 78636

512-695-1799

Underground Lawn S Septic / On-Site Sewe	er Facility		/es,	atta	ch Inforn	nation A	areas covered:_ About On-Site Sewer Facility (	XR-1	407
Water supply provided	by: City	Wwell 🗆 N	<b>NUD</b>		co-op [	unkno	own 🛘 other:		
Was the Property built	before 1978	?¹□ yes □	no	DO	unknown		***************************************		
(If yes, complete, si	ign, and atta	ch TXR-190	6 co	ncen	ning lead	d-based	d paint hazards).		
Roof Type:				Age	9:		(appr	oxima	ite)
s there an overlay roof	covering or	n the Propert	y (s	hingl	es or roo	of cove	ring placed over existing shing	les or	roo
covering)? 🛘 yes 🛱	ho 🛮 unkn	iown							
Are you (Seller) aware	of any of th	ne items liste	ed ir	this	Section	1 that	are not in working condition,	that I	ave
lefects, or are need of	repair? 🛛 y	es Tho II	fyes	s, de	scribe (a	ttach a	dditional sheets if necessary):		
	•								
Section 2. Are you (S	Seller) awar	e of anv def	ects	s or i	malfunc	tions i	n any of the following? (Mar	k Yes	/Y
you are aware and N	lo (N) if you	are not aw	are.	)			or and roughly final		1.1
14	T					77			
İtem	YN	Item			Y	1	Item	١	1
Basement		Floors	1.0			-	Sidewalks		
Ceilings		Foundation	-	ab(s	-		Walls / Fences		1
Doors	0 20	Interior Wa					Windows	L	
Driveways		Lighting Fix	_	-		A	Other Structural Componen		A
Electrical Systems  Exterior Walls	-	Plumbing S	yste	ems		-			
Exterior walls	DA	Roof							
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Topper Real Estate

201 E Main Johnson City, TX 78636

512-695-1799

Concerni	the Property at	
LOOK A	wer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary):  HATEL HEATER BLEW - FIXED WATER FAMAGE  WHO HOLD JOST.	
**************************************		
*A sii	e blockable main drain may cause a suction entrapment hazard for an individual.	<del>fordered formation of the second sec</del>
of repai	Are you (Seller) aware of any item, equipment, or system in or on the Property that is in which has not been previously disclosed in this notice?  yes in no lifyes, explain sheets if necessary):	in need (attach
***************************************		
check v	. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are awa olly or partly as applicable. Mark No (N) if you are not aware.)	are and
Y N	Present flood insurance coverage (if yes, attach TXR 1414).	
	Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release or many reservoir.	of water
	Previous flooding due to a natural flood event (if yes, attach TXR 1414).	
	Previous water penetration into a structure on the Property due to a natural flood event (if yes, TXR 1414).	, attach
	ocated	99, AE,
□ <b>2</b> 0	.ocated 🛘 wholly 🚨 partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shad	ded)).
	ocated 🛘 wholly 🗖 partly in a floodway (if yes, attach TXR 1414).	
	ocated □ wholly □ partly in a flood pool.	
	ocated 🛘 wholly 🔲 partly in a reservoir.	
If the an	ver to any of the above is yes, explain (attach additional sheets as necessary):	
*For	rposes of this notice:	
"100- which	par floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood haze designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of floodin dered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.	ard area, ig, which
which	ar floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood haza designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, red to be a moderate risk of flooding.	ard area, which is
"Flood subjed	nool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and to controlled inundation under the management of the United States Army Corps of Engineers.	id that is
"Flood under	nsurance rate map" means the most recent flood hazard map published by the Federal Emergency Management e National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).	: Agency
a rive	ay" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the ch r other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also refen ear flood, without cumulatively increasing the water surface elevation more than a designated height.	nannel of red to as
"Rese water	oir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended delay the runoff of water in a designated surface area of land.	to retain
(TXR-1406	09-01-19 Initialed by: Buyer: and Seller: Page	e 3 of 6

Concerni	ng th	e Property at
provide	71 9 11	Have you (Seller) ever filed a claim for flood damage to the Property with any insurance including the National Flood Insurance Program (NFIP)?* U yes Ino If yes, explain (attach neets as necessary):
F- 4 C11	AALIC	high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance.  In not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, sk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
Section Adminis	7. stra	Have you (Seller) ever received assistance from FEMA or the U.S. Small Business ion (SBA) for flood damage to the Property?   yes on old yes, explain (attach additional sheets y):
Section you are	8. not	Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if aware.)
Y N	Ro per	om additions, structural modifications, or other alterations or repairs made without necessary mits, with unresolved permits, or not in compliance with building codes in effect at the time.
	Ho	meowners' associations or maintenance fees or assessments. If yes, complete the following:  Name of association:  Manager's name:  Phone:  Fees or assessments are: \$
	inte	v common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided rest with others. If yes, complete the following:  Any optional user fees for common facilities charged? □ yes □ no If yes, describe:
D A	Any of t	notices of violations of deed restrictions or governmental ordinances affecting the condition or use ne Property.
	Any limi	lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not ted to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
	unr	death on the Property except for those deaths caused by: natural causes, suicide, or accident elated to the condition of the Property.
	Any	condition on the Property which materially affects the health or safety of an individual.
	env	repairs or treatments, other than routine maintenance, made to the Property to remediate ironmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. f yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).
<b>D</b> / <b>2</b> 0	Any a pu	rainwater harvesting system located on the Property that is larger than 500 gallons and that uses ablic water supply as an auxiliary water source.
	The reta	Property is located in a propane gas system service area owned by a propane distribution system iler.
□ [如] If the ans	Any wer	portion of the Property that is located in a groundwater conservation district or a subsidence district. to any of the items in Section 8 is yes, explain (attach additional sheets if necessary):
(P) (P)		
(TXR-1406)	) 09-0	1-19 Initialed by: Buyer: and Seller: Page 4 of 6
Topper R	eal E	state 201 E Main Johnson City, TX 78636 512-695-1799 Jenna Moore

Concerning th	e Property at							
Section 9.	7	as 🗆 has not				ittan inena	ction reports f	
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Inspection			ame of Inspect				No. of Page	
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Note: A buy	er should not A buy	rely on the aborer should obtain	ve-cited reports	s as a reflect	ion of the c	current condi	ition of the Prope	rty.
☐ Home	Check any to stead e Managemer	ax exemption(s ☐ Se		Seller) curre		for the Pro		
Section 12. any insurar	Have you (Soce provider?	eller) ever filed pu yes 🗆 no	a claim for da	mage, other	than floor	d damage, to	o the Property w	vith
Section 13. an insurance	Have you (So e claim or a	eller) ever recei	ived proceeds award in a leg	for a claim al proceedi	for damag	ot used the	perty (for examp proceeds to ma	ole, ake
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detector red	uirements o	roperty have w f Chapter 766 c ach additional sh	of the Health a	nd Safety C	installed ii Gode?* □	n accordanc unknown	ce with the smo	no
*Chantar	766 of the 1100H	h and O-f-4. O- 4.						
performan	ce, location, and	h and Safety Code the requirements of power source requ own above or contact	of the building code uirements. If vou	e in effect in the do not know th	area in which e building co	h the dwelling is de requiremen	s located including	
family who from a lice install smo	will reside in the nsed physician; ke detectors for t	er to install smoke dwelling is hearing-I and (3) within 10 d he hearing-impaired oke detectors and v	impaired; (2) the bu lays after the effect d and specifies the	uyer gives the s ctive date, the to locations for in	eller written e ouyer makes stallation. Th	vidence of the l a written reque	nearing impairment	
Seller ackno including the material info	proker(s), na	he statements in as instructed or	n this notice ar influenced Se	e true to the eller to provi	best of Se de inaccur	eller's belief a rate informat	and that no perso tion or to omit a	on, iny
Signature of	lwards Seller		Date	Signature	of Seller	5	Da	ite
Printed Name	E: JULIE	& WARD	5	Printed Na	me: B	AD EL	JARD S	
ADDITIONA	NOTICES T	O BUYER:						
(TXR-1406) 09-	01-19	Initialed by: Buye	r:	and Seller:	IX X		Page 5 of	6
Topper Real Es	tate	201 E Main Johns	on City, TX 78636	512-69	∪ 5-1799	Jenna Moore	2	

Co	ncerning the Property at	
(1)	deficient registered sex uneriders are located in	a database that the public may search, at no cost, to certain zip code areas. To search the database, visit <u>listry</u> . For information concerning past criminal activity in lice department.
(2)	Act or the Dune Protection Act (Chapter 61 or 63, No construction certificate or dune protection permit ma	award of the Gulf Intracoastal Waterway or within 1,000 cico, the Property may be subject to the Open Beaches latural Resources Code, respectively) and a beachfront y be required for repairs or improvements. Contact the ruction adjacent to public beaches for more information.
	If the Property is located in a seacoast territory of Commissioner of the Texas Department of Insurance to obtain or continue windstorm and hail insurance. or improvements to the Property. For more information	of this state designated as a catastrophe area by the the Property may be subject to additional requirements A certificate of compliance may be required for repairs on, please review <i>Information Regarding Windstorm</i> and and contact the Texas Department of Insurance or the
	companie use zones of other operations. Informat	ion and may be affected by high noise or air installation ion relating to high noise and compatible use zones is a Use Zone Study or Joint Land Use Study prepared for
	and any municipality in which the military installation	ernet website of the military installation and of the county is located.
(5)	If you are basing your offers on square footage, meanindependently measured to verify any reported inform	surements, or boundaries, you should have those items
	The following providers currently provide service to the	
	Electric: PEC	phone #: 888 554 4732
	Sewer:	phone #:
1	Water:	phone #:
(	Cable:	phone #:
•	Trash:	phone #:
1	Natural Gas:	phone #:
1	Phone Company:	phone #:
1	Propane: PROPANE GUY	phone #: 830 8530 300
	nternet:	phone #:
L	This Seller's Disclosure Notice was completed by Se his notice as true and correct and have no reasor ENCOURAGED TO HAVE AN INSPECTOR OF YOU	ller as of the date signed. The brokers have relied on
The	undersigned Buyer acknowledges receipt of the foreg	going notice.
**************************************		
Sign	ature of Buyer Date	Signature of Buyer Date
rint	ted Name:	Printed Name:

(TXR-1406) 09-01-19

Initialed by: Buyer:

and Seller



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# TEXAS 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 re	quir	ed by the	Code.		a distributed and officer of the control of the con	3 441	псп	1
CONCERNING TH	IE PROPER	ΓΥ	AT_ 863	38 US 290 West, Jo	hnson City	TX 78636 BUILDING	,	Ministranguesa	-
AS OF THE DAT	E BUYER M	AY BY	SELLE WISH T	R AND IS NOT A O OBTAIN. IT IS N	CHRCTIT	IE CONDITION OF THE PRO UTE FOR ANY INSPECTIO RRANTY OF ANY KIND BY S	PEI	0.1	_
Seller ☑ is ☐ is r the Property? ☐ _ Property	not occupy	ing	the Pro	perty. If unoccupied	d (by Seller oproximate	), how long since Seller has o date) or □ never occup	ccu <sub>l</sub> ied	pie th	d e
Section 1. The Pr	operty has to tot establish the	he i	i <b>tems n</b> ms to be	narked below: (Ma conveyed. The contr	rk Yes (Y), act will deter	No (N), or Unknown (U).)	onve	ey.	
Item	YNU	J	Item		YNU	Item ,	Y	N	1
Cable TV Wiring			Liquid	Propane Gas:		Pump: Sump grinder		-	
Carbon Monoxide D	et. 🗆 🗆 5	D		mmunity (Captive)		Rain Gutters			
Ceiling Fans			-LP on	Property	200	Range/Stove		1 1	-
Cooktop			Hot Tu			Roof/Attic Vents		-	
Dishwasher				m System		Sauna		-	
Disposal			Microw			Smoke Detector			
Emergency Esca Ladder(s)	ape 🗆 🖪 🗆		Outdoo			Smoke Detector – Hearing Impaired			
Exhaust Fans			Patio/D	ecking .	X O	Spa		4	_
Fences		rl I		ng System	8000	Trash Compactor		/D	_
Fire Detection Equ	ip. 🗆 🗗 🖸	1	Pool	ng Oyotom		TV Antenna	-		
French Drain				quipment		Washer/Dryer Hookup		D	
Gas Fixtures				aint. Accessories		Window Screens	(A)		-
Natural Gas Lines			Pool He			Public Sewer System	1.	10	
Item		Y	NU	Addition	al Informat	ian			
Central A/C		₩	1 1 -	☐ electric ☐ gas					
Evaporative Coole	rs			number of units:	number	or units.			
Wall/Window AC L			1 6 /						
Attic Fan(s)	7,1110	15	-	if yes, describe:				-	
Central Heat		校		electric gas	number	of units.	***************************************	-	
Other Heat				if yes describe:	number	or units:			
Oven		怙		number of ovens:	r				
Fireplace & Chimn	ev	15	1			☐ electric ☐ gas ☐ other:			
Carport	<u> </u>		X O		t attached	k other:			
Garage		一	<b>Q</b>		t attached		-		
Garage Door Oper	ners	10	<u>A</u>	number of units:		una ha una di una di			
Satellite Dish & Co		旹	路吕			umber of remotes:		-	
Security System				□ owned □ lease □ owned □ lease	ed from				_
Solar Panels				Property					
Water Heater		区							_
Water Softener		-	-	300		number of units:			
Other Leased Item	(s)		<b>M</b> 50	☐ owned ☐ lease if yes, describe:	eu Irom				
		1	1		<u> </u>				
TXR-1406) 09-01-19	Initiale	d by	: Buyer:	and	Seller:	Page	1 of	6	

Septic / On-Site Sewer Facility   1   0   0   0   0   0   0   0   0   0	if yes, attac I MUD	h Information	areas covered:  About On-Site Sever Facility (7		
rater supply provided by: \(\subseteq \text{if yes} \) (as the Property built before 1978? \(\supseteq\) yes  (If yes, complete, sign, and attach TXR-19  poof Type: \(\supseteq\) \(\frac{1}{2}\) \(\frac{1}{2}\) (bere an overlay roof covering on the Property of the prope	IMUD LI No II u 106 concern	co-on Dunki		XR.	140
as the Property built before 1978? ☐ yes (If yes, complete, sign, and attach TXR-19 oof Type: ↑↑ • • • • • • • • • • • • • • • • • •	No □ u 106 concern	nknown	nown Dother	MI	170
(If yes, complete, sign, and attach TXR-19 oof Type: MEXIVE there an overlay roof covering on the Prope	06 concern				
oof Type: MEANL there an overlay roof covering on the Prope	A	ing lead-base	ed paint hazards).		
there an overlay roof covering on the Prope	erty (shingle			oxim	ate)
		s or roof cov	ering placed over existing shingle	es o	r roc
overing)? 🛘 yes 🗣 no 🗘 unknown			01		, , , ,
a vou (Sallar) aware of any of the items lie	stad in this	Castlan 4 the	A new matter condition on 199		
e you (Seller) aware of any of the items lis fects, or are need of repair? 🛮 yes 🏹 no	If you doe	oriba (attach	it are not in working condition, i	nat	nav
notes of the field of topalit, 2 year	11 you, aco	uno (attaun	additional sheets if fledessaly).		
ation 0 Amount (Dalla)	* /				
ction 2. Are you (Seller) aware of any di you are aware and No (N) if you are not a	etects or m	altunctions	in any of the following? (Mark	Ye	s (Y
	mais.j				
em Y N Item		YN	Item	'	Y
asement $\Box$ $D$ Floors		0 10	Sidewalks	[	
	n / Slab(s)		Walls / Fences	I	
oors 🛛 🗘 Interior W			Windows		
riveways 🛛 📆 Lighting F			Other Structural Components	] [	
ectrical Systems 🛛 🕡 Plumbing	Systems			[	] [
cterior Walls 🔲 🗘 Roof				]	
	the followin	ng condition	s? (Mark Yes (Y) if you are aw	are :	and
(N) if you are not aware.)	the followin	ng condition	s? (Mark Yes (Y) if you are awa	are i	and
(N) if you are not aware.)	the following	ng condition	s? (Mark Yes (Y) if you are aw	are	and
'	T		s? (Mark Yes (Y) if you are awa	γ	N
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Concern	ing the Property at
If the a	nswer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary):
*A si	ngle blockable main drain may cause a suction entrapment hazard for an individual.
of repa	n 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in new ir, which has not been previously disclosed in this notice? ☐ yes 500 If yes, explain (attain all sheets if necessary):
Section check w	5. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware an rholly or partly as applicable. Mark No (N) if you are not aware.)
O V	
_ ^	Present flood insurance coverage (if yes, attach TXR 1414).
□. <b>(1</b> )	Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of wate from a reservoir.
0/20	Previous flooding due to a natural flood event (if yes, attach TXR 1414).
o zb	Previous water penetration into a structure on the Property due to a natural flood event (if yes, attact TXR 1414).
0.d) .	Located ☐ wholly ☐ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE AO, AH, VE, or AR) (if yes, attach TXR 1414).
D AD	Located 🛘 wholly 🚨 partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
D Ag	Located 🛘 wholly 🚨 partly in a floodway (if yes, attach TXR 1414).
14)	Located 🛘 wholly 🗖 partly in a flood pool.
DYC.	Located 🛘 wholly 🗖 partly in a reservoir.
f the ansi	wer to any of the above is yes, explain (attach additional sheets as necessary):
	rposes of this notice:
which is	ear floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard area, s designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, which dered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.
which is	ar floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard area, i designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, which is red to be a moderate risk of flooding.
"Flood p subject t	ool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and that is o controlled inundation under the management of the United States Army Corps of Engineers.
"Flood in under th	nsurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Agency e National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).
a river or	ay" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel of r other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as ar flood, without cumulatively increasing the water surface elevation more than a designated height.
"Reservo water or	oir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to retain delay the runoff of water in a designated surface area of land.
XR-1406) 0	9-01-19 Initialed by: Buyer: and Seller: Page 3 of 6

E۷	omes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insuranc en when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate ris d low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
Admir	on 7. Have you (Seller) ever received assistance from FEMA or the U.S. Small Busines nistration (SBA) for flood damage to the Property?   yes Spo If yes, explain (attach additional sheet researcy):
Section	n 8. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) i
you ar	e not aware.)
O AG	Room additions, structural modifications, or other alterations or repairs made without necessary permits, with unresolved permits, or not in compliance with building codes in effect at the time.
arb)	Homeowners' associations or maintenance fees or assessments. If yes, complete the following:  Name of association:
	Manager's name:
D Ø	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:
old	Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.
OAL	Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
0 de	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
The same	Any condition on the Property which materially affects the health or safety of an individual.
J.	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).
9	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses a public water supply as an auxiliary water source.
4	The Property is located in a propane gas system service area owned by a propane distribution system retailer.
0.4	Any portion of the Property that is located in a groundwater conservation district or a subsidence district. wer to any of the items in Section 8 is yes, explain (attach additional sheets if necessary):

Topper Real Estate

201 E Main Johnson City, TX 78636

512-695-1799

Section 9. Seller has $\square$ has not attached a survey of the Property.  Section 10. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? $\square$ yes ho If yes, attach copies and complete the following:				
Inspection Date	Туре	Name of Inspector		No. of Pages
Note: A buyer sho	ould not rely on t A buyer should	the above-cited reports a d obtain inspections from	s a reflection of the current inspectors chosen by the b	condition of the Property. buyer.
Section 11. Chec Homestead Wildlife Man		☐ Senior Citizen	ler) currently claim for the Disabled Disabled Veteran Unknown	
Section 12. Have	you (Seller) eve	er filed a claim for dama	ge, other than flood dama	ige, to the Property with
ny insurance pro	•	<i></i>		
n insurance clair	n or a settleme	ent or award in a legal	r a claim for damage to the proceeding) and not used	the proceeds to make
ic ichans ioi mii	ich une Ciann W	as made: Li yes perno	If yes, explain:	
	****			
etector requirem	ents of Chapter	nave working smoke de r 766 of the Health and onal sheets if necessary)	etectors installed in accor Safety Code?*	n □no XDyes. If no
*Chapter 766 of th installed in accorda performance, locati	ents of Chapter  I. (Attach addition  Health and Safet once with the require on, and power sour	r 766 of the Health and onal sheets if necessary, ty Code requires one-family of the building code in	Safety Code?*  unknow :  'r two-family dwellings to have w effect in the area in which the dwe of know the building code requir	In o Mayes. If no
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Topper Real Estate

201 E Main Johnson City, TX 78636

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determine if registered sex offenders are l	naintains a database that the public may search, at no cost, to ocated in certain zip code areas. To search the database, visit nderRegistry. For information concerning past criminal activity in clocal police department.
teet of the mean high tide bordering the Gu Act or the Dune Protection Act (Chapter 61 construction certificate or dune protection pe	hat is seaward of the Gulf Intracoastal Waterway or within 1,000 lif of Mexico, the Property may be subject to the Open Beaches or 63, Natural Resources Code, respectively) and a beachfront ermit may be required for repairs or improvements. Contact the ver construction adjacent to public beaches for more information.
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Printed Name: \_\_\_\_\_ Printed Name: \_\_\_\_\_

Signature of Buyer

(TXR-1406) 09-01-19

Signature of Buyer

Initialed by: Buyer: and Seller:

Date

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