A TENENTALISMENT OF THE

SELLER'S DISCLOSURE NOTICE

OToxes Association of REALTORSS, Inc. 2018

Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Sellar'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.

101 E East St

CONCERNING THE PR	OPE	RT	(AT	٠ _			Sto	ockd	ale	<u>, TX</u>		8160-6809			···
DATE SIGNED BY SEL	IFF	R AN	DE	SINC	A TC	SU	BSTITUTE FOR AN	Y IN	SP	ECT	I O	ON OF THE PROPERTY AS INS OR WARRANTIES THE ELLER'S AGENTS, OR ANY	BU	YER	₹
	ccup	ying	the	Proj	ert app	, lf i roxir	unoccupied (by Selle nate date) orneve	r), ho er aci	cup	long iled	sli the	nce Seller has occupled the P Property	qon	arty'i	?
Section 1. The Proper	tv h	as ti	re It	ems	ma	rke	below: (Mark Yes)	(Y), I	ol	(N).	or		<i>i</i> .		
Item	ĪΫ	N	U	{	Ite	m		Y	N	U		Item	Y	N	U
Cable TV Wiring		V			Lic	uld l	Propane Gas:					Pump: sump grinder		X	
Carbon Monoxide Det.		X				Co	mmunity (Captive)		✓	"		Rain Gutters		X	
Celling Fans	1	1			-LI	on	Property		/			Range/Stove			•
Cooktop	17	1			Ho	t Tu	b .	T,				Roof/Attle Vents	V	X	,
Dishwasher	1	X			Int	erco	m System	- 1	/		·	Sauna		X	
Disposal	1	メ			M	crow	ave		X			Smoke Detector	V		
Emergency Escape Ladder(s)		1			Outdoor Grill				\			Smoke Detector - Hearing Impaired		X	
Exhaust Fans	1	仗		1	Pe	tlo/E	Decking		V			Spa		又	
Fences	1	TV	1	•	Pi	ımb	ing System	. ,	Z	,		Trash Compactor		V	
Fire Detection Equip.		X		1	Po	ol		1,	\checkmark		Ì	TV Antenna		K.	
French Dtain		又		1	Pc	ol E	quipment		~		1	Washer/Dryer Hookup	V		
Gas Fixtures		又		1	Po	ol M	laint, Accessories	-	V			Window Screens		X	
Natural Gas Lines		1/	1		Pc	ol H	cater		<u> </u>	1		Public Sewer System	V		
								· · · · · · · · · · · · · · · · · · ·							
Item				Y	N	U						nal Information			<u></u>
Central A/C				$\perp V$	Ĺ	<u> </u>	electric gas	num	be	of	mi	ls:	·	, ,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
Evaporative Coolers					X		number of units:								
Wall/Window AC Units		<u> </u>	·		X	<u> </u>	number of units:								
Attic Fan(s)	····				区	<u> </u>	If yes, describe:								
Central Heat				V	<u> </u>		electric gas number of units:								
Other Heat				_/	7	-	if yes, describe:								
Oven			V,	<u>.</u>	<u> </u>	number of ovens:				_	trio ges other;				
Fireplace & Chimney	··			V			wood gas log		···	ock.		other:			·
Carport				!	ŁX	ļ		attac							
Garage				V	<u> </u>	ļ		attac	ne	₫.					
Garage Door Openers			V	1	<u>_</u>	number of units:				_	number of remotes:				
Satellita Dish & Control	S		<u></u>	<u>.</u>	V	<u> </u>	owned lease			·· · ·		<u> </u>			
Security System				<u> </u>	ļ.,	<u> </u>	owned lease								P01122-1-1-1-1
Solar Panels				+-/	(V	-	owned (ease		_	·		مناه و در مرسول بسور الم			,
Water Heater				₽ <u>L</u>	-	<u> </u>	electric gas		าอา	-		number of units:			
Water Softener				1-	1	<u> </u>	owned lease	u no			-				
Other Leased Items(s)				1	<u> </u>	<u></u>	If yes, describe:				4	***			<u></u>
(TXR-1406) 09-01-18			inili	aled	by: i	Buye	r:	nd S	elle	(Z	Ħ	<u></u>	ega	10	6
Russing a Healty LLC, \$11 US Rwy 87 Chirlin Ahla	E Strick	kdele T Produce	X TB16 Milh	i Lone V	foll Tr	anaacti	ons (zipForm Edition) 231 Shourso	n Cr, Ca	ion Ionu	nodey des, c	29 X	41930 Fixt o, Conada (117.135 www.hvoll.com	1011	E Kunt S	<u> </u>

101 E East St

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	<i>3</i> i		7			matic						
	Septic / On-Site Sewer Facility if				f yes, attach information About On-Site Sewer Facility (TXR-1407)							
Water supply provided by:citywellMUDc							unknown	io	ther:			
Was the Property built befo	re 19	787 \	Ves	no	un	Knowi		<u>-</u>				
(If yes, complete, sign,	and e	attech	TXR-	1906	conce	ning i	ead based	pain	t hazaı	ds).		
Roof Type:				<u></u>		Age:	<u> Unin</u>	ac	120	appropriate description (appropriate description)	xima	ite)
is there an overlay roof	COVE	ing o	n the	Prop	erty (s	shingle	es or roof	COV	ering p	placed over existing shingle	OF	raol
covering)?yes \(\sqrt{n} \)	unkn	nwor										
Are you (Seller) aware of a	any o	f the I	liems l	isted	in this	Section	on 1 that a	re n	at in w	orking condition, that have d	efects	9. 01
are need of repair?yes	no	if ye	s, desi	edh:	attach	eddit	ional sheet	s if n	ecessi	ary):	<u></u>	<u> </u>
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****	9	, : 				, , , , , , , , , , , , , , , , , , ,		· · · ·				
Section 2. Are you (Selle	r) av	are c	of any	defec	ts or	malfu	nctions in	any	of the	following? (Mark Yes (Y) i	you	BIE
aware and No (N) If you a	re no	t awa	ire.)							<i>"</i>	•	
Item	Y	N	Ite	m	· · · · · · · · · · · · · · · · · · ·			Y	N	Item	Y	I N
Basement	1			0018			······································	1		Sidewalks	+-	+-
Cellings	1	7	F	unda	tion / s	a)dale	}	1	V	Walls / Fences	1	十.
Doors	1	7			Walls				7	Windows	1	t
Driveways		V			Fixtu		·····	1	V	Other Structural Components	1	1
Electrical Systems	1	V			g Sys			1	V		+	+
Exterior Walls	1		R	of							1	1
			. 47			*>	#Y V 4545			s if necessary):		
Section 3. Are you (Selle	r) au	/ara c	of any	of the	a folio	wing	conditions	·? (I	lark Y	es (Y) if you are gware and	No /	N) t
Section 3. Are you (Selle you are not aware.)	er) aw	/are c	of any	of the	e follo	wing	conditions	3? (I	ilark Y	es (Y) if you are aware and	No (N) H
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Concerning the Property at	101 E East St Stockdale, TX 78160-8809
If the answer to any of the I	tems in Section 3 is yes, explain (attach additional sheets if necessary):
*A single blockable main:	drain may cause a suction entrapment hazard for an individual.
which has not been prev	r) aware of any item, equipment, or system in or on the Property that is in need of repair, viously disclosed in this notice?yes
The second secon	
Section 5. Are you (Sellowholly or partly as applic	er) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and check table. Mark No (N) if you are not aware,)
/	nsurance coverage (if yes, attach TXR 1414).
Previous floor water from a re	iling due to a failure or breach of a reservoir or a controlled or emergency release of eservoir.
Previous flood	ing due to a natural flood event (if yes, attach TXR 1414).
Previous water TXR 1414).	or penetration into a structure on the Property due to a natural flood event (if yes, attach
Located wh AH, VE, or AR	ollypartly in a 100-year floodplain (Special Flood Hazard Area-Zone A.V. A99, AE AO,) (if yes, atlach TXR 1414).
Locatedwh	partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shadad)).
Located wh	ollypartly in a floodway (if yes, attach TXR 1414).
Located wh	pollypartly in a flood pool.
Located wh	ollypartly in a reservoir.
If the answer to any of the	above is yes, explain (attach additional sheets as necessary):
- 1118 441 1 122 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
*For purposes of this not	
which is designated as 2	ans any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard area, Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.
erea, which is designate	ans any erea of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard d on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, a a moderate risk of flooding.
subject to controlled inun	area adjacent to a reservoir that iles above the normal maximum operating level of the reservoir and that is idailon under the management of the United States Army Corps of Engineers.
under the National Flood	ep" means the most recent flood hazard map published by the Federal Emergency Management Agency Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).
of a river or other waterc as a 100-year flood, with	ea that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel ourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to out cumulatively increasing the water surface elevation more than a designated height.
"Reservoir" means a wai water or delay the runoff	ter Impoundment project operated by the United States Army Genes of Engineers that is intended to retain of water in a designated surface area of land.
(TXR-1406) 09-01-19	Initiated by: Buyer:, and Seller:, Page 3 of 6
Produced	with Lone Welf Transactions (zipForm Edition) 231 Shoureon Cr. Combridge, Ontales, Canada-WIT 135 www.ivol.com 101 2 Rest 61-

Cancerning	the Property at Stockdale, TX 78160-6809	
Section 6. provider, in	Have you (Seller) ever filed a claim for flood damage to the Property with any insurance ncluding the National Flood insurance Program (NFIP)?*yes no if yes, explain (attach additionals):	ance ional
Even wi	In high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insura- hen not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, mod id low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within a(s).	ferete
Administra	Have you (Seller) ever received assistance from FEMA or the U.S. Small Buston (SBA) for flood damage to the Property?yesno if yes, explain (attach additional sheet	nose ts as
\$ -25/4>		
Section 8. not aware.	Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if you	ı are
<u>Y N</u>	Room additions, structural modifications, or other alterations or repairs made without necessary permits, y unresolved permits, or not in compliance with building codes in effect at the time.	with
_1/	Homeowners' associations or maintenance fees or assessments. If yes, complete the following: Name of association:	
/	Manager's name: Phone: Phone: Fees or assessments are: \$ per and are: mandatory volunt Any unpaid fees or assessment for the Property? yes (\$) no If the Property is in more than one association, provide information about the other associations below attach information to this notice.	tary v or
/	Any common area (facilities such as pools, tennis couris, walkways, or other) co-owned in undivided intenwith 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 property.	the
	Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (includes, but is not lim to: divorce, foreclosure, heirship, bankruptcy, and taxes.)	ilted
/	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.	ed
<u> /</u> /	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 environment hazards such as assestos, 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).	ntal
_1/	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses a prevaler supply as an auxiliary water source.	olídu
, <u></u> , <u>E</u> /	The Property is located in a propane gas system service area owned by a propane distribution system.	stem
If the answe	Any portion of the Property that is located in a groundwater conservation district or a subsidence district. er to any of the items in Section 8 is yes, explain (attach additional sheets) frecessary):	
	- Al	
(TXR-1408)	OS-01-19 initialed by: Buyer: and Spiler: Page 4 Produced with Lone Wolf Transactions (zipForm Edition) 231 Shearson Cr. Cambridge, Canada, Consultation www.teod.com 101 E Exerci-	i of 8

Concerning the Pro			TX 78160-6809	
· ·				
ection 9. Seller	has has n	ot attached a survey of the Proj	perty.	·
ection 10. Within	i the last 4 y	ears, have you (Seller) rec	eived any written insp	ection reports fro
ersons who re armitted by law t	guiany provide o perform inspec	inspections and who are ditions?yesno if yes, att	en conjected complete ib.	ectors or otherwi
ommune my acts t			ant whos and combined th	a joliowiùä:
spection Date	Тура	Name of Inspector		No. of Pages
Note: A buyer	should not rely on	the above-pited reports as a refle	ection of the current conditio	n of the Property.
	A buyer shot	uld obtain inspections from inspec	tors chosen by the buyer.	
ection 11. Check	anv tax exemptic	on(s) which you (Seller) current	ly claim for the Property:	
Homestead	•	Senior Citizen	Disabled	
Wildlife Man	agement	Agricultural	Disabled Vete	ran
Other:	· · · · · · · · · · · · · · · · · · ·		Unknown	
aurance provide	r? <u></u>	filed a claim for damage, other		
aurance provide ection 13. Have ; surance claim o	r? <u>√yes</u> no you (Seller) ever rasettlement ora	received proceeds for a claim	i for damage to the Prop d not used the proceeds t	erly (for example,
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Concerning the Property at

101 E East St Stockdale, TX 78160-6809

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 https://publicsite.dps.texas.gov/SexOffenderRegistry. 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 Guif Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Guif of Mexico, the Property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 81 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 the Property is located in a seacoast territory of this state designated as a catastrophe area by the Commissioner of the Texas Department of Insurance, the Property may be subject to additional requirements to obtain or continue windstorm and half insurance. A certificate of compliance may be required for repairs or improvements to the Property. For more information, please review Information Regarding Windstorm and Half Insurance for Certain Properties (TXR 2518) and contact the Texas Department of Insurance or the Texas Windstorm Insurance Association.
- (4) This Property may be located near a military installation and may be affected by high noise or air installation compatible use zones or other operations. Information relating to high noise and compatible use zones is available in the most recent Air installation Compatible Use Zone Study or Joint Land Use Study prepared for a military installation and may be accessed on the internet website of the military installation and of the county and any municipality in which the military installation is located.
- (5) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.

Electric: relps	phone #: 830-216-7000
sewer: City of Stockdale	phone #: 836 - 996-3128
Water:	phone#//
Cable:	phone #:
Trash: City of Stockdale	phone #: 830 -990 -3128
Natural Gas:	phone #:
Phone Company:	phone#:
Propane:	phone #:
Internet:	phone #:

(7) 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	Date
Printed Name:		Printed Name:	
(TXR-1406) 09-01-19	•••	and Seller:	Page 6 of 6