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SELLER'S DISCLOSURE AND CONDITION OF PROPERTY ADDENDUM

(IF PROPERTY IS IMPROVED, USE IN CONJUNCTION WITH THE APPROPRIATE SELLER'S DISCLOSURE AND CONDITION OF PROPERTY ADDENDUM)

| | FOAL DECODIDITION AND AND AND AND AND AND AND AND AND AN | |
|-------|--|---------------------------|
| ď | EGAL DESCRIPTION: (As described in the attached Legal Description/Company Disclosure escribed below) <u>37200 W. 199th St. (aka US-56 Hwy). Edgerton. KS 66021</u> | Addendur |
| | 152 acres +/- in the SW/4 of Section 6 - Township 15 South - Range 22 East in Johnson County, Kan | 588 |
| · • | | |
| Ā | pproximate date SELLER purchased Property: | Diraaa |
| CI | irrently zoned as <u>Agricultural</u> | . Proper |
| 1. | NOTICE TO SELLER. | |
| B | as complete and accurate as nossible when one water the second states and | • • |
| lf | space is insufficient for all applicable comments. <u>SELLER understands that the law requires dis</u> aterial defects, known to SELLER, in the Property to prospective Bunds that the law requires dis | ditional sr |
| m | aterial defects, known to SELLER, in the Property to prospective Buyer(s) and that failure to do so | <u>iclosure o</u> |
| | <u>vil liability for damages.</u> This disclosure statement is designed to assist SELLER in making the consee(s), prospective buyers and buyers will rely on this isformation. | o may resi se disclosi |
| 1.J.Y | censee(s), prospective buyers and buyers will rely on this information. | |
| 2; | NOTICE TO BUYER. | |
| Th | is a disclosure of SELLER'S knowledge of the During | |
| su | bstitute for any inspections or warranties that BUYER may wish to obtain. It is not a warranty | and is n |
| SE | LLER or a warranty or representation by the Broker(s) or their licensees. | of any kin |
| | | |
| 9. | a. Is there a water source on or to the Property? For the house | |
| | Public El Privers 37 Well El Del 19 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 | Yes ⊠ l I |
| | Public Private X Well Cistern None Other | |
| | If well, state type Ruck lined, hand duf depth 25 diameter 4" age 100 + | _ |
| • | Has water been tested? b. Other water systems and their condition; c. Is there a water meter on the Property? d. Is there a rural water certificate? | Yes∏ |
| | C. Is there a water meter on the Property? | |
| | d. Is there a rural water certificate? | |
| | d. Is there a rural water certificate? e. Other applicable information: <u>Last we checked</u> , we costidget a meter for rural under | |
| | meter for rural water | |
| • • | If any of the answers in this section are "Vecil surpluin to the t | |
| | If any of the answers in this section are "Yes", explain in detail or attach documentation: | • I . |
| | | |
| | | ÷ , |
| 4. | GAS/ELECTRIC. a. Is there electric service on the Property? From Evergy If "Yes", is there a meter? | |
| | If "Yes" is there a meter? | YesKi N |
| | b. Is there gas service on the Property? | Yes |
| | If "Yes", what is the source? | Yes 🔀 N |
| | c. Are you aware of any additional costs to hook up utilities? | · |
| | d. Other applicable information: | Yes N |
| | | - |
| | If any of the second | • |
| | If any of the answers in this section are "Yes", explain in detail or attach documentation: | |

Initials BUYER | BUYER

Initials

SELLER SELLER

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| | LAND (SOILS, DRAINAGE AND BOUNDARIES). ARE YOU AWARE OF: | • |
| ; | a. The Property or any portion thereof being located in a flood zone, wetlands area or propo to be located in such as designated by EEMA which a flood zone, wetlands area or propo | |
| | to be located in such as designated by FFMA which requires food insures area or propo | sed |
| | b. Any drainage or flood problems on the Property or adjacent properties? | ,,,Yes∐ No |
| | a. The Property or any portion thereof being located in a flood zone, wetlands area or propoto to be located in such as designated by FEMA which requires flood insurance? b. Any drainage or flood problems on the Property or adjacent properties? Created flood c. Any heighbors complaining Property causes drainage problems? d. The Property having had a stake survey? | No Yes |
| | d. The Property having had a stake survey? e. Any boundaries of the Property being marked in any way? | Yes 🛄 No |
| | 6. Any boundaries of the Bronorty being manifest it. | Yesi I No |
| | L Having an improvement I gentlen Optimit is a start of the start of t | Yesi INo |
| | Any ferring leaded on the main of the first of the state | Vac No |
| | If "Yes", does fencing/gates belong to the Descent of | Yes 🗶 No |
| | h. Any encroachments, boundary line disputes, or non-utility | Yes 🕅 No |
| | easements affecting the Property? | The second second |
| • | I. Any expansive soil, fill dirt, sliding, settling, earth movement, upheaval, or earth stability problems that have occurred on the Property as in the ways of the property as in the property of the prop | Yes[_] No |
| | any expansive sol, in un, siding, setting, earth movement, upheaval, or earth stability problems that have occurred on the Property or in the immediate vicinity? Any diseased, dead, or damaged trees or shrubs on the Property? k. Other applicable information: | |
| | Any diseased, dead, or damaged trees or shrubs on the Property? | Yes∐ No |
| | k. Other applicable information: | Yes∐ No |
| | | · · · · |
| | If any of the answers in this section are "Yes" explain in detail or attach all warranty other documentation: Feners 4 gates show with the taken all warranty | Indiana - et |
| ţ | other documentation: Fences 4 gates stay with the property | intermation a |
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| | | |
| e | SEWAGE | · · · · · · · · · · · · · · · · · · · |
| θ. | | |
| | Does the Property have any sewage facilities on or connected to it? If "Yes", are they: | VoolVI Mat |
| | I Yes, are they: | |
| | Public Sewer Private Sewer X Septic System Cesspool | · |
| | | ; |
| | is applicable, when last serviced? (advante /) at V a Man at | |
| | By whom? | |
| • | Approximate location of septic tank and/or absorption field: New of house. | |
| | | |
| | Has Property had any surface or subsurface soil testing related to installation | · · · · · · · |
| | of sewage facility? | |
| | | |
| | If any of the answers in this confion are for- | |
| | If any of the answers in this section are "Yes", explain in detail or attach all warranty other documentation: | information an |
| | | |
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| | | |
| 7. | LEASEHOLD AND TENANT'S RIGHTS, INTERESTS, INCLUDING GAS AND OIL LEASES. | |
| | (Check and complete applicable box(es)) | |
| | a. Are there leasehold interests in the Property? | |
| | a. Are there leasehold interests in the Property? If "Yes", complete the following: | Yes⊡ No |
| • | Lessee is: American Tower has Lease for cell tower | |
| | Contact number is: 419 - 347-1185 | · |
| 1 | Seller is responsible for: 11-341-1185 | |
| | statistic tot. | ······································ |
| | Lessee is responsible for 'AO and Land's the second s | |
| | Lessee is responsible for: Maintaming transmission | |
| • | Lessee is responsible for: <u>Maintaming</u> tower | |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k ura vs</u> | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k yeavs</u> [] Copy of Lease is attached. | ······································ |
| • | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k yeavs</u> [] Copy of Lease is attached. | ······································ |
| • | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>48 years</u> [] Copy of Lease is attached. | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>48 years</u> [] Copy of Lease is attached. | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k yeavs</u> [] Copy of Lease is attached. | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>48 years</u> [] Copy of Lease is attached. | |
| | Lessee is responsible for: <u>Maintaming</u> fource Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>48 years</u> [] Copy of Lease is attached. | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> to wear Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k years</u> [] Copy of Lease is attached. | ······································ |
| | Lessee is responsible for: <u>Maintaming</u> four- Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k yeavs</u> [Copy of Lease is attached. | |
| | Lessee is responsible for: <u>Maintaming to wer</u> Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k years</u> Copy of Lease is attached. Initials LER ISELLER | |
| -// EL | Lessee is responsible for: <u>Maintaming to wer</u> Split or Rent is: <u>0</u> Agreement between Seller and Lessee shall end on or before: <u>4k years</u> Copy of Lease is attached. Initials LER ISELLER | |

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| 3 . | b. | Are there tenant's rights in the Property? | TERM | Farms the | | . In the second |
| 4 · . | | It "Yes", complete the following | 1100 | a 4 we split | ,Y | ′es∐ No <u>L</u> |
| 5 | 1 | Tenant/Tenant Farmer is: | | | | · · |
| 5 | | Contact number is: | ion | ts of cropps | | • |
| 7 | | Contact number is: | | | | |
|) | | Lenant Lenant Farmer is responsible for | A | 579-1166 | | · · |
|) | | Split or Rent is: | 912 | 277 0.00 | | |
| 5 | 1 | Split or Rent is: Agreement between Seller and Tenant shall end on or | before: | | | |
| | | L UUDV OF Adjerment is attached | | | | |
| | ° с. | UQ 2001[10112] leasehold interests or tenant's rights avia | e+0. | | | |
| | • | If "Yes", explain: | <u></u> | | ····· | oolii uoM |
| 10 | ! | If "Yes", explain: | | | | 1 |
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| . 8, | - MIP | www.www.ivonioluniess.superseded by local state c | St fadarol i | 9we) . | | , |
| 1 | | ass unencumpered with the land to the Buyer. | · : · . | | N | |
| | | seman who me seller | | | | |
| · · | -mo | Have been previously assigned as follows: | | · · · · · · · · · · · · · · · · · · · | | |
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| | 1816 | | · | | | |
| 9. | WA COL | TER RIGHTS (unless superseded by local, state or | federai lav | ve) | · · | |
| , | | ass unencumpered with the land to the Ruyer | · . | 1 · · · | | |
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| | alk less a | DPS (nighted at time of gale) | | | | • |
| 10. | GRU | a a faiguran ar nuis ar saidt | | | · · · · | |
| | 닖 | Pass with the land to the Buyer. | | | | , |
| |) [취] | Remain with the Selfer. | · · · · | and a strategy and a | | |
| ۰. | L I I | lave been previously assigned as follows: | | | | |
| 11. | GQ\ a. | Are you currently participating, or do you intend to parti | cinate in s | | | |
| | | | | | | |
| | b | Are you aware of any interest in all or part of the Proper by previous owner or government action to benefit any | rtv that has | been reserved | | |
| | l | by previous owner or government action to benefit any | other prop | ertv? | · · · · · · · · · · · · · · · · · · · | |
| | | | | | | |
| | lf an | y of the answers in this section are "Yes", explain i | in detail o | attach documen | tation | · · · |
| | | A CARLEN STREET AND A CARLEND | 1 2 1 | | ······································ | - |
| | | | | | | ····· |
| _ ` _ | <u>. </u> | | | •********************************* | | ···· |
| 12. | HAZ | ARDOUS CONDITIONS. ARE YOU AWARE OF: | 1 ¹ | | | · . |
| | a. / | VIV Underground storage tanks on or near Property? | | A Constraint States and | San V | |
| · · · | | | | | | |
| | . Y | aning, on spins, mes, parrenes, or other nazardous cond | litions)? M | 4) bla tractor to | ice on the ye | |
| | | | | | | |
| | ç. / | ny previous environmental reports (e.g., Phase 1 | ronmental | reports)? | v. | |
| 1.11 | MIN 8 | wy webosa of any nazaroous waste products. Chemics | als noiveh | Inrinated . | | |
| | M | YPININ S (EVD S), HYURAURC HUIDS, SOLVENTS, DAINT HIAM | ial or other | dauge or | | •. |
| • | · 11 | isulation on the Property or adjacent property? | abot T | hink si | ·· | el |
| | u r 1. | UV V UV SUGU UCUSCA UCU USCONTISTION OT SOLOT VAAA | 101100 A0 A | 6666666 | | |
| | H | wet areasty | • | | | |
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| <u> </u> | 10 | | | | | |
| L_k | <u> </u> | K Initials | | Initial | s [I | **** |
| ort. | LEK | ISELLER | | | And the second states of the second states in the second states and the second states an | 21/15/12/13 |

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BUYER BUYER Seller's Disclosure and Condition of Property Addendum – Land Page 3 of 5

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| | h. | Anv c | ther en | vironme | ntal cr | ndition | littles on the on the | Dronom | enty or a | adjacent pr acent prop | operty?! | to tony e | | |
| | J. | Any t | ests co | nducted | on the | Prope | nturo nturo | riopen | y or adja | acent prop | erties? | | | Yes[|
| | | | | | | , i i obo | 4 1 77 (1011) | | | ************** | | | 7 t | Vee |
| | lf | anv of | he ans | wers in | this s | ection | are "V | | ر. تو مرا مراد | etail or att | | | | |
| | | Old | 905 11 | ell is | | 100001 | dia 1 | -s. expis | un in d | etall or att | ach doc | umental | :lon: | |
| | | · | + | | | 11-14 | | The a | | | 7.4 IV | | | |
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| 13. | o | THER N | ATTE | 28 AR | | TAWA | BE OF. | | | · · · · | | . 1 | с. С ₁₁ с | |
| ·. · | a | Anv v | olation | of zonin | in coti | haaka a | | ما منه ا | •• | để chiến thế | 1997, 1997 | | in de la | |
| | b | Anvv | olation | of lowe | 07 YOU | ulotione | N TOSUIC | tions, or i | non-cor | nforming us | se? | dina | ininana | Yes[|
| | | | | | | | | | | | | | | |
| | d. | Any III | ination | or cattla | mant | nodelaŭ | aion per | taining to | ine Fu | perty? | | | | Yes |
| | e | | irrent/n | endina ł | honde | heirailli | ny io m | e Propert | Y? | | | | | Yes |
| | f. | Any h | rial ar | vinde or | o tha D | asses: | sinenis; .~ | or specia | al taxes. | that apply | to the Pr | operty? | ····· | . Yes |
| | α. | Any al | nan gr sandon | ad walle | on the | 1 Openty | ((| | | ulac apply | | wielen (| | . Yes∏ |
| | | | ihlic au | thanky a | ontem | e miope | ліуг | | | | mana | | | Yes |
| | 1. | Any a | vernm | ent <i>rule</i> | limitin | n the fu | COLIGEU | inatioù bi | roceedii | ngs? | | | | Yes |
| | | | | | | | | | | | | | | |
| | i. | | | | | | | | | | | | | Yes |
| | k. | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | 1. | | | | | | | | | | | | | |
| | 191 | Anythi | n Guui yi Ya that | ey jingre | ະອາຊຸລິເລີ | iécting. | the Hol | perty? | · · · · · · · · · · · · · · · · · · · | 17 | | | | Yes |
| | - 10 - 10 | The Dr | nortu | would N | ineliele | έ wiαi p | assing (| clear title | to the E | Buyer? | | | ******** | .Yes |
| | | If Vec | | oenig su or of do | ibject t | io a rigr | nt of firs | refusal? | ******* | ouyer? | ****** | | | .Yes |
| | Ő. | The Dr |) Dunnu Sportu | er or da | ys req | uired to | or notice | · | | | | i date di | | |
| | о, п | | openty : | andiect t | io a ric | omeowi | ner's As | sociation | fee? | | | | | Yes |
| | μ. | dopirok | | | nat ma | ay mate | erially an | d advers | ely affe | ct the value | e or 👘 🗇 | | | · · · · · · · · · · · · · · · · · · · |
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| 12.1 | | | <u>.</u> | | | | - | | <u></u> | | | | | |
| 14. | UTI | LITIES. | Identii | v the na | ime an | d phon | | | e de la seconda de | | | | | |
| 14. | UTI | LITIES. Electric | Identii | v the na | ime an | nd nhon | Anumh | er for utili | Hee liet | ender beregen in Ander familieren in | | | | |
| 14. | | | Identii Comp | y the na | ime an | id phon | e numb | er for util | ities list | ed below. | | | · · · · | |
| 14. | • | Gas Co | Identif Company | y the na any Nam Name: | ime an ne: <u>∞ E</u> K | d phon | e numb | er for util | ities list | ed below. Phone # | | | · · · · | |
| 14. | • | Gas Co Water (| Identii Compa mpany Compar | y the na any Nam Name: Iy Name | ime an ne: <u>∍ É</u> K | id phon Verg a wsa. | e numb | er for util Sev v t | ities list | ed below. Phone #_ Phone #_ Phone #_ | 888 | 471= | <u>527</u> 474 | 5 |
| 14. | • | Gas Co Water (| Identii Compa mpany Compar | y the na any Nam Name: Iy Name | ime an ne: <u>∍ É</u> K | id phon Verg a wsa. | e numb | er for util Serve | ities list | ed below. Phone #_ Phone #_ Phone #_ Phone # | 888 - | 471- | <u>527</u> 478 | 5 0 |
| • • • | • | Gas Co Water (Other:_ | Identil Compa mpany Compar | y the na any Narr Name: Iy Name | ime an ne: <u>» É</u> <u>K</u> | id phon Verg a wsa | e numb | er for util | ities list | ed below. Phone #_ Phone #_ Phone #_ Phone #_ | 888 | 471- | <u>\$27</u> 478 | 5 |
| 15.1 | ELE | Gas Co Water (Other: | Identii Compa mpany compar | y the na any Nam Name; iy Name TEMS | ime an ne: <u> </u> | a wsag | | er for util | ities list | ed below. Phone #_ Phone #_ Phone #_ Phone #_ | 888 | 471- | 527 <u>47</u> | 5 |
| 15. 1 | ELE Any | Gas Co Water C Other: CTRON | Identif Compa mpany compar compar | y the na any Nam Name; IV Name STEMS / | ime an ne: <u>> E</u> K | id phon Verg a wsa | | er for utill | | ed below. Phone #_ Phone #_ Phone #_ Phone #_ | 888 800 | 471= | <u>\$27</u> <u>47</u> | 5 |
| 15. I | ELE Any f "Yo | Gas Co Water (Other: CTRON technolo | Identil Compa mpany compar | y the na any Name Name; IV Name STEMS / | ime an he: <u> </u> | ompo g with t | NENTS | er for util | ities list | ed below. Phone #_ Phone #_ Phone #_ Phone #_ | 888 800 | 471= | 527 474 | <u>5</u> ⊙ (es[] N |
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| | OCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT. IF NOT UNDERSTOOD, CONSULT AN TTORNEY BEFORE SIGNING. Kaum Curts 7/13/2022 ELLER Contracted DATE SELLER |
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| S | ELLER Co-Trystee DATE SELLER Co-Trystee DATE |
| | UYER ACKNOWLEDGEMENT AND AGREEMENT |
| 1. | I understand and agree the information in this form is limited to information of which SELLER has actual knowledge and SELLER need only make an honest effort of a like any align the bar of which SELLER has actual |
| 2. | This Property is being sold to me without warranties or guaranties of any kind by SELLER, Broker(s) or Licensees concerning the condition or value of the Pernantic |
| 3. | I agree to verify any of the above information, and any other important information provided by SELLER or Broker(s) (including any information obtained through the Multiple Listing Service) by an independent investigation of my own. I have been specifically advised to have the Property examined by professional inspectors. Buyer assumes responsibility Property is suitable for their intended use: |
| 4. | I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in the Property. |
| | I specifically represent there are no important representations concerning the condition or value of the Property made by SELLER or Broker(s) on which I am relying except as may be fully set forth in writing and signed by them. |

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Sellers Disclosure and Condition of Property Disclosure - Land Page 5 of 5 Γ

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