



LEAD BASED PAINT DISCLOSURE ADDENDUM

Disclosure of Information on Lead-Based Paint and/or
Lead-Based Paint Hazards

1 SELLER: LESTER PAUL YODER, JR., A SINGLE PERSON

2
3 PROPERTY: 714 E. MONROE AVENUE, GARVETT, KS 66032

4
5 **Lead Warning Statement:**

6 Every purchaser of any interest in residential real property on which a residential dwelling was built
7 prior to 1978 is notified that such property may present exposure to lead from lead-based paint that
8 may place young children at risk of developing lead poisoning. Lead poisoning in young children
9 may produce permanent neurological damage, including learning disabilities, reduced intelligence
10 quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk
11 to pregnant women. The seller of any interest in residential real property is required to provide the
12 buyer with any information on lead-based paint hazards from risk assessments or inspections in the
13 seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment
14 or inspection for possible lead-based paint hazards is recommended prior to purchase.

15
16 **Seller's Disclosure (Initial applicable lines)**

17 a. LPY PRESENCE OF LEAD-BASED PAINT AND/OR LEAD-BASED
18 PAINT HAZARDS: (check one below)

19 ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).
20 _____

21 ☒ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

22
23 b. LPY RECORDS AND REPORTS AVAILABLE TO THE SELLER:
24 (check one below)

25 ☐ Seller has provided the Buyer with all available records and reports pertaining to lead-based
26 paint and/or lead-based paint hazards in the housing (list documents below).
27 _____

28 ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based
29 paint hazards in the housing.

30
31 **Buyer's Acknowledgment (Initial applicable lines)**

32 c. _____ BUYER HAS RECEIVED COPIES OF ALL INFORMATION LISTED
33 ABOVE

34 d. _____ BUYER HAS RECEIVED THE PAMPHLET
35 "Protect Your Family from Lead in Your Home"

36 e. _____ BUYER HAS: (Check one below)

- 37 ☐ Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment
38 or inspection for the presence of lead-based paint or lead-based paint hazards; or
39 ☐ Waived the opportunity to conduct a risk assessment or inspection for the presence of
40 lead-based paint and/or lead-based paint hazards.

41 **Licensee's Acknowledgment: (initial)**

42 f. AB Licensee has informed the Seller of the Seller's obligations under 42 U.S.C. 4852 and
43 is aware of his/her responsibility to ensure compliance.

44 **Certification of Accuracy**

45 The following parties have reviewed the information above and certify, to the best of their knowledge, the
46 information they have provided is true and accurate.
47

48
49 **CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES,**
50 **THIS DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT.**
51 **IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING.**
52

53
54 Arnesto P. Pader Jr. 2/28/24
55 **SELLER** **DATE** **BUYER** **DATE**
56

57
58
59 **SELLER** **DATE** **BUYER** **DATE**
60

61 John B. B. 2/28/24
62 **LICENSEE ASSISTING SELLER** **DATE** **LICENSEE ASSISTING BUYER** **DATE**
63

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