| The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission. This form is the property of the Colorado Real Estate Commission. The printed portions of this form, except differentiated additions, have been approved and promulgated by the Commission for public use. All users are prohibited from modifying this form except as permitted by the Rules Regarding Real Estate Brokers, 4 CCR 725-1-7.2. | | | |
|--|---|----------------|--|
| SPD19 Seller's Property Disclosure (Residential) | 4 , | | |
| Adoption Date: August 5, 2025(SPD19-6-23) (Available 8-23, Mandatory Use Date: January 1, -242026) | - 7 | ` } | |
| (Available 0-25, Francatory <u>08c Date: ganuary</u> 1, 1-1-2220) | ==\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\ | ``\ | |
| THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHE | s //. | `.\ | |
| COUNSEL BEFORE SIGNING. SELLER'S PROPERTY DISCLOSURE | , | 11 | |
| (RESIDENTIAL) | | 1 | |
| | | (| |
| THIS SELLER'S PROPERTY DISCLOSURE SHOULD BE COMPLETED BY SELLER, NOT BY BROKER. | | | |
| Seller states that the information contained in this Seller's Property Disclosure ("SPD") is correct to Seller's CURRENT ACTUA | L | | |
| KNOWLEDGE as of this Datethe date signed by Seller. If the Contract to Buy and Sell (Contract) requires Seller to complete this SPI | <u>),</u> | | |
| this form must be fully completed to Seller's CURRENT ACTUAL KNOWLEDGE as of the date of the Seller's Property Disclosu | | | |
| Deadline in the Contract. Any changes to the disclosures herein must be disclosed by Seller to Buyer promptly after discovery. I the event Seller discovers a new adverse material fact after completing this SPD, Seller must disclose in writing any such ne | |] { | |
| adverse material fact to Buyer. Seller's failure to disclose a known adverse material fact affecting the Property or occupant ma | y | $\binom{1}{2}$ | |
| result in legal liability. If the sales contract requires Seller to complete this SPD, this form must be fully completed to Seller's curre | | J | |
| actual knowledge, as of the date of the Contract. If Seller has knowledge of an adverse material fact affecting the Property or occupant it must be disclosed whether there is a specific item on this SPD or not. If the Property is part of a Common Interest Community, the | | | |
| SPD is limited to the Property or unit itself, except as stated in Section OP. | | | |
| The state of the s | | - { | |
| Broker may is authorized to deliver a copy of this SPD to prospective buyers. | | (| |
| Seller and Buyer understand that this SPD is not a warranty or guarantee of any kind by the Seller or by any Broker or Agent representing the Seller. Property inspection services may be purchased and are advisable. This SPD is not intended as a substitute for an inspection of the Property. Buyers are encouraged to obtain their num professional inspection(s). | g n | | |
| · | <u>*</u> | { | |
| SELLER: Your answers are NOT limited to only the space provided in this SPD. Attach additional pages, reports, receipts, or arother documents you believe necessary for the information you provide to be complete. | у | | |
| Note: Buyer and Seller should review the Advisory at the end of this SPD. | | | |
| Date SPD completed by Seller: | | | |
| Property: | | | |
| Seller: | | | |
| Year Buika | | | |
| | | 1 | |
| Year Seller Acquired Property: | / | /1 | |
| Seller ∏is □is not currently occupying the Property. | {{- | (| |
| If Seller is not currently occupying the property, date Seller last occupied the Property: | 1 | ``{ | |
| During any period when Seller has not occupied the Property, the Property was _vacant _occupied by someone other than | | `(| |
| Seller. | 911 | (| |
| | 11/1 |),\ <u>\</u> | |
| Note: The Contract to Buy and Sell Real Estate, not this SPD, determines whether an item is included or excluded in the sale. If the | e '\ | 11: | |
| is an inconsistency between this SPD and the Contract, the Contract controls. | | ,'', | |
| | | 1, | |
| SPD10SPD10 6.23 SELLED'S DDODEDTV DISCLOSUDE (DESIDENTIAL) | - [| l | |
| SPD19SPD19 -6-23.—SELLER'S PROPERTY DISCLOSURE (RESIDENTIAL) Page 1 of 17 | | | |

| Œ: | The Contract, not this SPD, determines whether an item this SPD and the Contract, the Contract controls. | is inclu | ided or excluded in the sale. If there is an inconsistency between | <u>1</u> | | |
|----------|--|----------|--|----------------|---------------|--|
| ٠. | BUILDING CONDITIONS (all aspects of the Property to include decks and patios) | | | | (| |
| | If you know of any of the following problems EVER EXISTING, check the "Yes" column: | Yes | Comments | | | |
| 1 | Structural problems with improvements | | | | | |
| 2 | Structural supports or reinforcements added | | | | | |
| 3 | Moisture and/or water, including but not limited to, leakage/seepage in the basement/crawlspace | | | | | |
| 4 | Damage due to termites, other insects, birds, animals, or rodents | | | | | |
| <u>5</u> | Damage due to hail, wind, fire, flood, or other casualty | | | | | |
| <u>6</u> | Cracks, heaving or settling Any settling, movement, cracking, heaving or breakage of the following: | | <u></u> | | | |
| | a. Foundations | | - O | \$ >< | | |
| | b. Floors | | | 1 | | |
| | c. Interior Walls | | O | 1); | | |
| | d. Exterior Walls | | Q | 1 | 1 | |
| | e. Driveways | | <u> </u> | <u> </u> | | |
| | f. Sidewalks | <u> </u> | | 1// | `\ <u>`</u> | |
| | g. Patios | | | ₹ // ` | 11 | |
| | h. Retaining Walls | | | <u> </u> | ارار ۱۳ | |
| | i. Other: | | | 4 /// 1 | i, '} '! | |
| 7 | Exterior wall or window Window leaks | | | | | |
| 8 | Exterior Artificial Stucco (EIFS) | | | 107 | " 'I | |
| 9 | Subfloors | | | | 11 | |
| 0 | | | | 11 | 11 17 | |
| 0 | | | | - 13 | 111 | |
| | | 1 | | 1 | | |
| | | | | Ì | | |
| V | | | | | 1 11 11 11 | |
| | y | | | | 11 11 | |
| | | | | | 11 | |
| | | | | | 11 | |
| | | | | | _ | |
| | | | | | | |

SPD19SPD19 -6-23. SELLER'S PROPERTY DISCLOSURE (RESIDENTIAL)

| <u>B.</u> | ROOF – General Information Do you know of the following on the Property: | | | | + | | | |
|-----------------|--|-----|-------------------|---|------------|--|---|--|
| | If yes, provide the requested information in Comments | 3 | <u>'es</u> | Comments | | | | |
| 1 | Indicate age of roof in Comments | | | | _ * | < | (| |
| 2 | Indicate roof material in Comments | | | | _ | - | | |
| 2 - | indicate 1001 material in Comments | | | | <u>-</u> - | - - - | | |
| 3_ | Roof is under warranty | | + | | = # | ``\ ~ | | |
| | a. Date of warranty expiration | | | | 1 | | | |
| | • | | | | | 11.1 | | |
| A . | b. Warranty is transferable | | + | · · · · · · · · · · · · · · · · · · · | - 🔭 🥈 | \ \\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\ | | |
| 4. | Roof work done while under current roof warranty | | | | - + | Mir i | | |
| | a. Date work completed | | | · | - #// | 1111 | | |
| <u>5</u> | | | | | 11 | MI 11 | | |
| ⊭ _ | | | | | - 111 | pli i | | |
| В. | ROOF If you know of any of the following problems EVER EXISTING, check the "Yes" column: | 1 | es | Comments | 11 | 1 1011 10111 101111 | | |
| 4 <u>6</u> | Roof leak | | | 03 | 1 | արհեր Արհեր | | |
| 2 7 | Damage to roof | | | | Ţ, | n Hili In Hili In Hili In Hili | | |
| <u>38</u> | Damage to Sskylight | | | ~~ | 1 | May 111 May 111 | | |
| 4 <u>9</u> | Damage to Ggutter or downspout | | | <u> </u> | | 1 10 10 10 1 10 10 1 1 10 10 1 | | |
| <u>51</u> | Other roof problems, issues or concerns | | | | | A Mills A Mills | | |
| 0 | | _ | | | | ing digital Ing digital | | |
| 6 <u>1</u> 1 | | | | | | in his | | |
| 7 | | , , | | | - | in in In in | | |
| 7 | ROOF Other Information | | | | - | հիլ հլ հիլ հյ | | |
| | Do you know of the following on the Property: | | | | | 11 ₁₁ 11 11 ₁₁ 11 | | |
| 8 | Roof under warranty until | | | | | 101 | | |
| | Transferable? VES NO | | | | | 11 ₁ 1 | | |
| 9 | Roof work done while under current roof warranty | | | | _ | H ₁ | | |
| 10 | Roof material:Age: | | | | _ | in In | | |
| 11 | | | | | _ | i | | |
| C. | APPLIANCES (if included in the sale) | | | | + | | | |
| C. | If you know of any problems NOW EXISTING with | | Age <u>, i</u> If | | | ٠., | | |
| | the following, check the "Yes" column: | Yes | <u>k</u> Known | Comments | _ | | | |
| | | | | | _ | | | |
| | <u> </u> | | | ☐ Gas ☐ Electric | | | | |
| | <u> </u> | | | | _ | | | |
| | Distruction | | | | - | | | |
| | Disposal | | | | - | | | |
| | | | 1 | | _ | | | |
| | <u> </u> | | | | | | | |
| _ | HoodRange ventilation system | | | English Duilt in | _ | | | |
| 1/ | | | | ☐ Free standing ☐ Built in ☐ Gas ☐ Electric ☐ Single ☐ Double | | | | |
| 10 | Oven | | | Gas Electric Single Double | | | | |

| 11 | Range/Stove | | | Gas Electric Free Standin Drop-In | | | |
|-----------|---|-----|------------------|--|-------|--|--------------------|
| 12 | Refrigerator | | | | | | |
| 13 | T.V. antenna: Owned Leased | | | Owned Leased. If leased, provide the name and contact information of entity leased from: | | | |
| 14 | Satellite system or DSS dish: ——Owned———Leased | | | Owned Leased. If leased, provide the name and contact information of entity leased from: | | | |
| 15 | Trash compactor | | | 2 · | | | |
| 16 | | | | | | | |
| 43 | | | | | | | |
| <u>D.</u> | ELECTRICAL & TELECOMMUNICATIONS - General Information Do you know of the following on the Property: If yes, provide the requested information in Comments | Yes | Age, if known | Conments | + | | - |
| 1 | 220 Volt service | | | | | _ | 4 |
| 2 | Electrical Service: Amps | | | | | `\ | 1 |
| 3 | Landscape lighting | | | · · · · · · · · · · · · · · · · · · · | 1 | 7- | 1 |
| 4 | Electric provider – provide name in Comments | | | <u> </u> | 1 | 1, | `\ |
| 5 | Cable/TV provider – provide name in Comments | | | (7) | 1 | 1, | |
| 6 | Internet provider – provide name in Comments | | | | ₹/\ | 11/ | |
| 7 | Solar panels | | | Owned Leased. If leased, provide the name and | 1/ | 111 | `\ |
| <u>*</u> | A | | 1 | contact information of entity leased from: | +1/ | 1111 | \ <u>\</u> |
| | • | | | | 7 | 1111 | \(\frac{1}{\tau}\) |
| | a. Output | | | | ±11/1 | 10 11 1 10 11 1 | '\ |
| 8 | Wind generators | | | Owned Leased. If leased, provide the name and | 41/1 | 100 | 1/ |
| | | | I | contact information of entity leased from: | 111 | 1 11 1 | N(|
| | | | | | 뺍 | | 1 |
| 9 | Security system | | | Owned Leased. If leased, provide the name and | 11 | | |
| | | | | contact information of entity leased from: | | | |
| 10 | Doorbell | | | ☐ Wired ☐ Wireless ☐ Smart | | 1 ₁₁₁₁ 1 ₁₁₁₁ | |
| 11 | Smoke/fire detector(s) | | | Battery Hardwire | - 1 | | 31C |
| 12 | Carbon monoxide alarm(s) | | | Battery Hardwire | - 1 | 11/11 | |
| 13 | Internet wiring | | | Cable DSL Satellite Fiber | 7 ' | 14 111 | |
| 13 | internet wiring | | | Other: | | i ili il | |
| 14 | Built in sound system | | | Speakers- Built In Wiring- Built In | 1 | 1101 | 11 |
| | | | | Speakers- Wireless | | 116 | 1 |
| <u>15</u> | <u> </u> | | | | 1 | 1111 | |
| D. | ELECTRICAL & TELECOMMUNICATIONS | | Age, iIf | | + | 111 | ii l |
| | If you know of any problems NOW EXISTING with the | | <u>k</u> Know | | 1 | 11 | hi |
| | following, check the "Yes" column: | Yes | n | Comments | _ ' | $\chi = 1$ | |
| 16 | Security system: Owned Leased | | | | | 1 | |
| 1 | | | | | - | 1 | |
| 17 2 | Smoke/fire detector(s):- | | | | | \ | \[|
| 18 | Carbon Monoxide monoxide Alarmalarm: Battery | | | | + | | |
| 3 | Hardwire | | | | | | |
| 19 | Light fixtures | | | | 1 | | |
| 4 | | | | | | | |
| | | | -1 | 1 | _ | | |

| 20 S | witches & outlets | | | | |
|---------------------|--|----------|---------------|-----------------|----|
| 21 T | relecommunications (T1, fiber, eable, satellite)Internet | | | | |
| | nside telephone wiring & blocks/jacks | | | | |
| 23 <u>C</u> | able TV wiring & jacks | | | | |
| 8 <u>2</u> C | ceiling fans | | | | |
| 25 B | athroom vent fan(s) | | | | |
| | arage door opener and remote control of remote/openers: | | | | |
| | iarage door keyless entry | | | | |
| | suilt in iIntercom system/doorbell | | | | |
| | <u>Poorbell</u> | | | | |
| 11 In 30 | 1-wall speakersBuilt in sound system | | | \$ | |
| 12 31 | | | | | |
| | | | | | |
| fo 14 E | Fyou know of any problems EVER EXISTING with the bllowing, check the "Yes" column: | Yes | Age, if known | <u>Comments</u> | |
| | luminum wiring at the outlets (110) | V | | | |
| 33 16 34 | olar panels:- Owned - Leased | | | | 11 |
| | Vind generators: Owned Leased | | | | , |
| 17 El | lectric wWiring or pPanel | | | | |
| 18 37 | | | | | |
| 19 | ~ ° C | | | | |
| H | LECTRICAL & TELECOMMUNICATIONS—Other information: | | | | |
| 20 22 | 20 volt service | | | | |
| 1 | leatrical Service: Amps | | | | |
| 22 L | andscape lighting | | | | |
| 23 E | lectric Provider: | | | | |
| 24 C | able/TV provider | | | | |
| | | | | 1 | |
| 25 S | eller's Internet Provider | | | | |

| E. | MECHANICAL If you know of any problems NOW EXISTING with the following, check the "Yes" column: | Yes | Age, <u>i</u> If <u>k</u> Know n | Comments |
|----|---|-----|--|----------|
| 1 | Overhead doors (including garage doors) | | | |
| 2 | Entry gate system | | | |
| 3 | Elevator | | | |
| | | | | |
| 4 | Sump pump(s): # of | | | |
| 5 | Recycle pump | | | • • • |
| 6 | | | | |
| 7 | | | | |

Falucational Pumposes Red

| | | | r | |
|------------|---|-----|---------------|---|
| <u>F.</u> | VENTILATION, AIR & HEAT - General Information | | | |
| | Do you know of the following on the Property: | | Age, if | |
| | If yes, provide the requested information in Comments | Yes | known | Comments |
| 1. | <u>Furnace</u> | | | |
| | a. Furnace Type | | | Forced Air Gas Forced Air Electric |
| | • • • | | | ☐ Forced Air Propane ☐ Radiant ☐ Gravity Flow |
| | | | | Other (specify): |
| | b. Number of Units | | | |
| | • | | | Landing of some 1. |
| | c. Zoned | | | Location of zone 1: Location of zone 2: |
| | | | | Location of zone 3: |
| _ | | | | Location of zone 3. |
| 2. | Heating system (other than furnace) | | | |
| | a. Type/Fuel | | | . |
| 3 | Fireplace | | | |
| A: - | | | | Mosonry Moset Wood Dyming Direct |
| A . | a. Type | | | Masonry |
| | 1 7 1 4 4 | | | , |
| | b. Fireplace starter | | | Switch Remote |
| 4 | Free Standing Heating Stove | | | <u> </u> |
| | a. Fuel Source | | | □ Woody Pellet □ Corn □ Gas |
| A - | = = = = = = = = = = = = = = | | | Voody Pellet Corn Gas Other (specify): |
| 5 | Date fireplace/wood stove, chimney/flue last cleaned: | | | |
| Æ - | Swe mephoe wood story emine, may have beened. | | | Do not know |
| _ | P. L. I | | | |
| 6 - | Fuel tanks | | | Owned Leased |
| | If leased, provide the name and contact information of entity | | | |
| | leased from in Comments | | Y | |
| 7 | Radiant heating system: | | | ☐ Interior ☐ Exterior |
| | a. Interior Type | | | |
| - | b. Exterior Type | | | |
| A - | | | | |
| 8 | <u>Air Conditioning</u> | | | |
| | a. Type | | | Electric Central Air |
| | · | | | Other (specify): |
| | b. Number of Units | | | |
| _ | c. Zoned | | | Location of zone 1: |
| | | | | Location of zone 2: |
| | | | | Location of zone 3; |
| | | A | | |
| | VENUEN ATVON WAS THE CO | | | |
| 7. | VENTILATION, AIR & HEAT If you know of any problems NOW EXISTING with the | | Age, iIf | |
| | following, check the "Yes" column: | * 7 | <u>k</u> Know | |
| | | Yes | n | Comments |
| 9 | Heating system Furnace | | | |
| 0 | Heating System (other than Furnace) | | | |
| N. | Heat Pump | | | |
| ₩ | | | | |
| 2 | Evaporative cooler | | | |
| 2 | * | | | |
| 3 | Window air conditioning units | | | |
| 3 | <u>-</u> | | | |
| | Central air conditioning | | | |
| 4 | | | | 1 |
| | Community and Community | | | |
| 4 | Attic ventilation system (attic only) e/whole house fan | | | |

Formatted Table

| 4. | Free Standing Heating Stove | | | _ |
|--------------|---|-------|---------------|-----------------------|
| Δ. | a. Fuel Source | | | Wood Pellet Corn Gas |
| | | | | Other (specify): |
| 5. | Date fireplace/wood stove, chimney/flue last cleaned: | | | |
| | | | | Do not know |
| 6. | Fuel tanks | | | Owned Leased |
| | If leased, provide the name and contact information of entity | | | |
| | leased from in Comments | | Y | |
| 7 | Radiant heating system: | | | ☐ Interior ☐ Exterior |
| Δ. | a. Interior Type | | | |
| ٨. | b. Exterior Type | | | |
| 8 | Air Conditioning | | | |
| | a. Type | | | Electric Central Air |
| | | | | Other (specify): |
| | b. Number of Units | | | |
| | c. Zoned | | | Location of zone 1: |
| | | | | Location of zone 2: |
| | X | A | | Location of zone 3: |
| | | | | |
| F. | VENTILATION, AIR & HEAT | | Age, ilf | |
| | If you know of any problems NOW EXISTING with the | | <u>k</u> Know | |
| | following, check the "Yes" column: | Yes | n | Comments |
| <u> 19</u> | Heating system Furnace | | | |
| 10 | Heating System (other than Furnace) | | | |
| 4 | Heat Pump | | | |
| 12 | Evaporative cooler | | | |
| 2 | - | | | |
| 13 | Window air conditioning units | | | |
| 3 | | | | |
| 14 | Central air conditioning | | | |
| 4 | _ | | | |
| <u>15</u> | Attic ventilation system (attic only) c/whole house fan | | | |
| 5 | | | | |
| D19 <u>S</u> | PD19 <u>6-23.</u> SELLER'S PROPERTY DISCLOSURE (RESIDENT | ΓIAL) | · | Page 7 of 17 |
| | | | | |
| | | | | |
| | | | | |

| <u>16</u> | Whole house fan | | | | | | |
|----------------------------|--|----------------|---------|---|-----|--|---|
| 17 6 | Vent fans | | | | | | |
| 18 7 | Humidifier | | | | | | |
| 19 8 | Air purifier | | | | | | |
| <u>20</u> | Fireplace | | | | | | |
| 10 21 | Fireplace insert | | | .11 | | | |
| 22 | Fireplace starter | | | | | | |
| 11 <u>23</u> | Heating Stove | | | 0 | | | |
| 12 24 | Fuel tanks | | | 2 | | | |
| 13 25 | | | | Ġ | | | |
| 14 | | | | 0 | | | |
| | VENTILATION, AIR & HEAT – Other Information: Do you know of the following on the Property: | | | S | | | |
| 15 | Heating system (including furnace): TypeFuel TypeFuel | | | | | | |
| 16 | Fireplace: Type | | | | | | |
| 17 | Heating Stove: Type | O | | | | i | |
| 18 | When was fireplace/wood stove, chimney/flue last cleaned Date: Do not know | | | | | | |
| 19 | Fuel tanks: Owned Leased | | | | | 111 1111 1111 | |
| 20 | Radiant heating system: Interior Exterior Type | | | | | | |
| 21 | Fuel Provider: | | | | / | (| |
| 22 | | | | |] | | |
| <u>G.</u> | WATER - General Information: Do you know of the following on the Property: | ≜ = = : | Age, if | <u> </u> | | | |
| | If yes, provide the requested information in Comments | <u>Yes</u> . | known | <u>Comments</u> | *** | / | 1 |
| 1 | Water heater | | | | | | 1 |
| | A. Number of Water Heaters | | | | *>< | < | |
| | b. Fuel Type | | | | +\ | | |
| | c. Capacity | | | Owned Leased. If leased, provide the name and | -1 | 1 | |
| 2 | Water filter system | | | contact information of entity leased from: | 1 | 11 | |
| <u>3</u> | Water softener | | | Owned Leased. If leased, provide the name and | | 11 | |
| | | | | contact information of entity leased from: | ١ | 1 | |
| 4 | Indicate location of master water shutoff in Comments | | | | 11 | N N | |
| <u>5</u> | Type of well: | | | | | \ \\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\ | |

| | | | | | _ | | |
|-----------------|---|-----|-------------------|--|-------------|--------------------------------|--|
| | a. Exempt well (outside designated groundwater | | | Household use only inside a single-family dwelling | <u>+</u> | | |
| | basin | | | (typically less than 35 acres; no outdoor uses) | 1 | - 1 | |
| | * | | | Permit no: | 1, 1 | | |
| | | | | Domestic use (typically 35+ acres; indoor household use in up to 3 dwellings on the parcel, | \ \ \ | N. | |
| | | | | outdoor watering of personal livestock, irrigation of up | 1 | 1 | |
| | | | | to 1, acre) | | ' ' | |
| | | | | Permit no: | T_ | 1 | |
| | | | | Livestock (on farm/range/pasture) | Ĺ Ì | ١, ١ | |
| | | | | Permit no: | 1 | \ \ | |
| | | | | Other (please explain): | | 1 | |
| | | | | D. S. | | , | |
| | | | | Permit no: | | | |
| | b. Small capacity well (inside designated | | | Domestic use (indoor household use in up to 3 dwellings on the parcel; watering of personal livestock, | 4- | -1 | |
| | groundwater basin | | | limited irrigation area, no more than I acre-foot per | -, \ | 1 | |
| | | | | year) | À, | \ | |
| | | | | Permit no: | ` | $\langle \dot{\gamma} \rangle$ | |
| | | | | Other (please explain); | | 1 | |
| | | | | | | 1 | |
| L | | | | Permit no: | | | |
| <u>6</u> | Well metered | | | <u> </u> | | | |
| 7 | Well Pump | | | 77 | | | |
| | Brand name and pump number | | | | . . | | |
| | | | | | | ς, | |
| | b. Date installed | | | - - | ‡ \. | | |
| | c. Date of last inspection | | | <u>/</u> | <u>,</u> / | | |
| | d. Date of last service | | | | *\ | 11 | |
| | e. Depth | A | | | 11 | 1 | |
| | f. GPM and date last measured | | y | | 11, | \ \\ | |
| | | | | | 111 | 11 | |
| 8 | Galvanized pipe | • | | | 11 | , ij | |
| 9 | Polybutylene pipe | | | | 1.1 | 1/ 1/2 | |
| <u>10</u> | Cistern water storage | | | | 11 | N. | |
| | a. Number of gallons | | | | + \ | 4 W. | |
| 11 | Supplemental water purchased in past 2 years | | | | Ti i | 11 1 | |
| 11 | Supplemental water purchased III past 2 years | | | | | 11 1 | |
| - | N. I. A. C. C. C. C. C. C. | | | | Į į | 11 1 | |
| | Name and contact information of entity from which supplemental water was purchased. | | | | 11 | 11 11 | |
| - | wnich supplemental water was purchased | | + | | -i <u>i</u> | 1, 17 | |
| <u>12</u> | Y | | | | 11. | 11 | |
| G. | WATER | | Age <u>, i</u> If | | 111 | 1 11 | |
| | If you know of any problems NOW EXISTING with the | | <u>k</u> Know | | 111 | 1 11 | |
| | following, check the "Yes" column: | Yes | n | Comments | 111 | 11 1 | |
| 4 <u>1</u> | Water heater(s) | | | | - 11 | 1 ". 1 | |
| <u>3</u> | | | | | 11 | 1.21 | |
| 21/ | Water filter system | | | | 1 | 11 ''' | |
| 4 | | | | | | | |
| 31 | Water softener | | | | | H_{I} | |
| 5 | y some | | | | | 11.1 | |
| | Water system nump | | | | 1 | 11.1 | |
| 4 <u>1</u> 6 | Water system pump | | | | | - 11 | |
| _ | | | | | | 11 | |
| <u>51</u> | Sauna | | | | | ij | |
| 7 | | | | | 1 | 1 | |
| <u>61</u> | Hot tub or spa | | | | | | |

| 7 <u>1</u> 9 | Steam room/shower | | | | |
|--|--|------------|---------|-----------------|----------|
| 8 <u>2</u> 0 | Underground sprinkler system | | | | |
| <u>92</u> <u>1</u> | Fire sprinkler system | | | | |
| 10 22 | Backflow prevention device | | | Ø) | |
| 11 23 | Irrigation pump | | | | |
| 12 24 | | | | | |
| 43 | | | | | |
| | WATER | A _ | | _ () | · |
| | If you know of any problems EVER EXISTING with the | *- | Age, if | | |
| | following, check the "Yes" column: | Yes | known | <u>Comments</u> | |
| 14 | Leaks, backups, or other similar problems with any portion | | | | |
| <u>25</u> | of the Wwater or plumbing systems (including lines and water pressure) or damage therefrom | | | | |
| 15 26 | Well | | | S | |
| 16 27 | Pool | | |) ~ | |
| 17 28 | Irrigation system | . ~ | Q | | |
| 18 | Water has been tested for potability | | | | |
| 20 | | | | | |
| <u>29</u> | | | | | |
| <u>29</u> | a. Indicate result of test in comments and provide the | | | | <u> </u> |
| 29 | Indicate result of test in comments and provide the most recent records and reports pertaining to such | | | | |
| 29 | Indicate result of test in comments and provide the most recent records and reports pertaining to such testing | | | | |
| 19 30 | most recent records and reports pertaining to such | | | | |
| 19 | most recent records and reports pertaining to such testing WATER – Other Information: Do you know of the following on the Property: | | | | |
| 19 | most recent records and reports pertaining to such testing WATER - Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 <u>30</u> | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 | most recent records and reports pertaining to such testing WATER - Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 21 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 21 22 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 21 22 23 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 21 22 23 24 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 19 30 20 21 22 23 24 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 20 21 22 23 24 25 26 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 20 21 22 23 24 25 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 20 21 22 23 24 25 26 27 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 20 21 22 23 24 25 26 27 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |
| 20 21 22 23 24 25 26 27 28 | most recent records and reports pertaining to such testing WATER—Other Information: Do you know of the following on the Property: Water heater: Number of | | | | |

| Н. | SOURCE OF WATER & WATER SUPPLY Do you know of the following on Provide the following information regarding the Property: | 4 | | |
|----------------|--|----------------|---|--|
| 1 | Type of water supply: Public Community Well Shared Well Other None If the Property is served by a Well, a copy of the Well Permit Is Is Is Not attachedprovided. Well Permit #: Drilling Records Are Are Not attachedprovided. Shared Well Agreement Yes No. | | | |
| | The Water Provider for the Property can be contacted at: | , | | |
| | Name: Address: | | | |
| | Web Site: Phone No.: | : : | | |
| | There is neither a Well nor a Water Provider for the Property. The source of potable water for the Property is [describe source]: | | | |
| | SOME WATER PROVIDERS RELY, TO VARYING DEGREES, ON NONRENEWABLE GROUND WATER. YOU MANUAL WISH TO CONTACT YOUR PROVIDER (OR INVESTIGATE THE DESCRIBED SOURCE) TO DETERMINE THE LON TERM SUFFICIENCY OF THE PROVIDER'S WATER SUPPLIES. | | | |
| | The section of the se | | / | |
| I. | SEWER | • | | |
| | If you know of any problems EVER EXISTING with the following, check the "Yes" column: Yes Comments | | 111 | |
| 1 | Sewage system (including sewer lines) | | 1111 | |
| 2 | Lift station (sewage ejector pump) | | 100 | |
| 3 | | | | |
| 4 | | 1 | | |
| <u>I.</u> | SEWER/SEPTIC - Other-General Information: Do you know of the following on the Property: Comments | \$ | 1 11 1 1 1 1 1 1 | |
| _ | If yes, provide the requested information in Comments | | | |
| 5 | Type of sanitary sewer service: Public Community Septic System None Other | | 1 1 11 11 11 1 | |
| | If the Property is served by an on-site septile system, provide | • | 1111 | |
| | buyer with a copy of the permit. | | 1 | |
| 1 | Type of septic system: Tank Leach Lagoon | | | |
| 1 | Public sanitary sewer service a. Name and contact information of public sanitary | _ | 11 11 11 11 1 11 | |
| | sewer service provider b. Date the sover, tine was last scoped | 1 | | |
| 6 2 | Community sanitary Sewer service provider: | // | 1// | |
| <u> 2</u> | Community santary osewer service provider. | | | |
| | Name and contact information of community sanitary, sewer service provider | 1 | | |
| | Date the sewer line was last scoped | <u> </u> | | |
| 73 | Septic SystemSewer line scoped? Date: | 4 | | |
| / = \ | a. Type, Tank Leach Lagoon | 4/ | , | |
| 8 | b. DIf a septic system, date of issuance of the latest | | | |
| | Individual Use Permit_issued: | | | |
| 9 | c. <u>DIf a septie system, date of the latest inspections</u> | • | | |
| | | | | |

| 10 | d. DIf a septie system, date of the latest pumping: | | | | |
|--------------------|--|------------|--|----------|----|
| | e. System is under a maintenance agreement | | ☐ Maintenance agreement is mandated. Name and contact | | |
| | (pumped/inspected on a regular basis). | | information of entity that mandates the maintenance agreement: | | |
| | | | ☐ Maintenance agreement is not mandated | | |
| 44 | Gray water storage/use Other sanitary sewer service | | Type: | | |
| <u>4</u> | | | (Z) | | |
| <u>5</u> | Gray water storage/use | | | | |
| 12 6 | | | | | -{ |
| <u>v</u> | SEWER/SEPTIC | | | | |
| | If you know of any problems EVER EXISTING with the | | | | |
| | following, check the "Yes" column: | Yes | Comments | <u> </u> | - |
| 7 | <u>Leaks</u> , backups, or other similar problems with any portion of the sewage systems or damage therefrom | | 20 | 4- | |
| 8 | Lift station (sewage ejector pump) | | | | |
| 9 | | | Ġ ´ | | |
| | | | | 7 | |
| J. | FLOODING AND DRAINAGE | | | | _ |
| | If you know of any problems EVER EXISTING with the following on the Property, check the "Yes" column: | Yes | Comments | | |
| 1 | Flooding-or drainage | | 20 | | |
| 2 | Drainage | | | | |
| 3 | Grading | . 4 | | | |
| 2 4 | Water intrusion in the basement, crawl space, or other parts | | | | |
| | of Property | V . | | | |
| <u>35</u> | Repairs made to control water intrusion in the basement crawl space, or other parts of the Property | | | | |
| 6 | | | | | |
| | DRAINAGE AND RETENTION PONDS / Other | | | | |
| | Information | | | | |
| | Do you know of the following on the Property: | Yes | Comments | d | - |
| <u>7</u> 4 | Drainage or retention ponds, dams, sorm water detention basins, or other similar facilities | | | | 1 |
| £0 | basins, or other similar facturies | | | | |
| <u>58</u> | | | | J | |
| K. | OTHER DISCLOSURES - IMPROVEMENTS | | | | - |
| | If you know of any problems NOW EXISTING with the | | _ | | |
| | following, check the "Yes" column: | Yes | Comments | - | |
| 1 | Included fixtures and equipment | | | | |
| \checkmark | Stains on carpet | | | - | |
| 4 | Floors | | | - | |
| 4 5 | y | | | - | |
|) | | | | | |
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| L. | USE, ZONING & LEGAL ISSUES If you know of any of the following EVER EXISTING, check the "Yes" column: | Yes | Comments | |
|-------|---|------|---------------|----|
| 1 | Zoning violation, variance, conditional use, violation of an enforceable PUD, or non-conforming use | 103 | Comments | |
| 2 | Notice or threat of condemnation proceedings | | | |
| 3 | Notice of any adverse conditions from any governmental or quasi-governmental agency that have not been resolved | | 7 | |
| 4 | Notice of zoning action related to the Property | | | |
| 5 | Building code, city, or county violations | | • • • • | |
| 6 | Violation of restrictive covenants or owners' association rules or regulations | | | |
| 7 | Any building or improvements constructed within the past one year before this Date without approval by the owner's association or its designated approving body | | | |
| 8 | Any additions or alterations made with a Building Permit | | | |
| 9 | Any additions or non-aesthetic alterations made without a Building Permit | | | |
| 10 | Other legal action | | ~~ | |
| 11 | Any part of the Property leased to others (written or oral) | | | |
| 12 | Used for short-term rentals in the past year | | S | |
| 13 | Grandfathered conditions or uses | | | |
| 14 | | | | |
| 15 | | | | |
| | | | | |
| M. | ACCESS & PARKING If you know of any of the following EVER EXISTING, check, the "Yes" column: | Yes | Comments | 4, |
| 1 | Any access problems, issues or concerns | | | |
| 2 | Roads, trails, paths, or driveways through the Property used by others | | | |
| 3 | Public highway or county road bordering the Property | | | |
| 4 | Any proposed or existing transportation project that affects or is expected to affect the Property | | | |
| 5 | Encroachments, boundary disputes, or unrecorded easements | | | |
| 6 | Shared or common areas with adjoining properties, including but not limited to, walls, fences and driveways | | | |
| 7 | Requirements for curb, gravel/paving, or landscaping | | | |
| 8 | Any limitations on parking or access due to size, number of vehicles, or type of vehicles in the past year | | | |
| 9 | 71 E A | | | |
| 10 | / | | | |
| N. | ENVIRONMENTAL CONDITIONS If you know of any of the following EVER EXISTING on any part of the Property, check the "Yes" column: | Yes | Comments | + |
| 1 | Hazardous materials on the Property, such as radioactive, toxic- or biohazardous materials, asbestos, pesticides, herbicides, wastewater sludge methane, mill tailings, solvents, or petroleum products | | | |
| D1051 | PD19 -6-23. SELLER'S PROPERTY DISCLOSURE (RESIDENT | IAL) | Page 13 of 17 | - |

| 2 | Underground storage tanks | |
|---------------|---|----------|
| 3 | Aboveground storage tanks | |
| 4 | Underground transmission lines | |
| 5 | Property used as, situated on, or adjoining a dump, landfill or municipal solid waste landfill | |
| 6 | Monitoring wells or test equipment | |
| 7 | Sliding, settling, upheaval, movement or instability of earth, or expansive soils on the Property | |
| 8 | Mine shafts, tunnels, or abandoned wells on the Property | |
| 9 | Within a governmentally designated geological hazard or sensitive area | |
| 10 | Within a governmentally designated floodplain or wetland area | |
| 11 | Dead, diseased, or infested trees or shrubs | |
| 12 | Environmental assessments, studies, or reports done involving the physical condition of the Property | |
| 13 | Used for any mining, graveling, or other natural resource extraction operations such as oil and gas wells | <u> </u> |
| 14 | Smoking inside improvements (including garages, unfinished space, or detached buildings) on Property | 200 |
| 15 | Animals kept in the residence | |
| 16 | Other environmental problems, issues or concerns | |
| 17 | Odors | |
| 18 | | |
| 19 | · | Y |
| | ^^ | N' |

| 0. | RADON If you know of any of the following EVER EXISTING check the "Yes" column: | Yes | Comments |
|----|--|-----|----------|
| 1 | Radon test(s) conducted on the Property. Provide include copies of the most recent records and reports pertaining to radon concentrations within the Property. | | |
| 2 | Radon concentrations detected or mitigation or remediation performed. Provide a full description. | | |
| 3 | Radon mitigation system installed on Property. Provide all information known by Seller about the radon mitigation system. | | |
| 4 | | | |
| 5 | . () | | |

| P. | COMMON INTEREST COMMUNITY – ASSOCIATION PROPERTY If you know of any of the following NOW EXISTING, check the "Yes" column: | Yes | Comments |
|----|---|-----|----------|
| 1 | Property is part of an owners' association | | |
| 2 | Special assessments or increases in regular assessments approved by owners' association but not yet implemented | | |
| 3 | Problems or defects in the Common Common Elements elements or Limited limited Common Common Elements elements of the Association Property | | |
| | COMMON INTEREST COMMUNITY – ASSOCIATION PROPERTY | | |

| | If you know of any of the following EVER EXISTEDEXISTING, check the "Yes" column: | | | |
|----------------|--|------------|----------------------|--|
| 4 | against a builder or contractor alleging defective constructio of improvements of the Association Property (common area or property owned or controlled by the Association but outside the Seller's Property or unit) | 1 | | |
| 5 | | | | |
| • | COMMON INTEREST COMMUNITY – ASSOCIATION PROPERTY – Other Information: Name of the Owner's Association(s) governing the Property | : | Contact Information: | |
| 76 | Owner ² s'_Association #1= | | | |
| <u>87</u> | Owner-'s' Association #2÷ | | 2 | |
| 98 | Owner-s'_Association #3: | | | |
| 109 | Owner2s2 Association #4: | | | |
| | METROROL IT AN DISTRICT | | | |
| <u>Q.</u> | METROPOLITAN DISTRICT If you know of any of the following NOW EXISTING, check the "Yes" column: | <u>Yes</u> | Comments | |
| 1 | Property is located within the boundaries of a Metropolitan District that was organized on or after January 1, 2000 | . < | Q. | |
| | METROPOLITAN DISTRICT- Information: | | , , | |
| 2 | Name of Metropolitan District #1 | <u>)</u> | | |
| <u>3</u> | Official website of the Metropolitan District #1 | | | |
| 4 | Name of Metropolitan District #2 | | | |
| <u>5</u> | Official website of Metropolian District #2 | | | |
| | | | | |
| <u>R</u> Q. | GENERAL DISCLOSURES If you know of any of the following EVER EXISTING, check the "Yes" column: | Yes | Comments | |
| 1 | Written reports of any building, site, roofing, soils, water, sewer, mold, or engineering investigations or studies of the Property. Provide copies of all such reports in possession of Seller. | 103 | Comments | |
| 2 | Any property insurance claim submitted (whether paid or not) | | | |
| 3 | Structural, architectural, and engineering plans and/or specifications for any existing improvements. Provide copies of all such reports in possession of Seller. | | | |
| 4 | Property was previously used as a methamphetamine laboratory and not remediated to state standards | | | |
| SPD19 <u>S</u> | PD19 -6-23. SELLER'S PROPERTY DISCLOSURE (RESIDENT | IAL) | Page 15 of 17 | |

| 5 | Government special improvements approved, but not yet installed, that may become a lien against the Property | | | |
|------------------------|---|---|--------------------------|---|
| <u>6</u> | Any litigation alleging negligent construction or defective building products | | | |
| 7 | Any award or payment of money in lieu of repairs for defective building products or poor construction | | | |
| 8 | Any release signed regarding defective products or poor construction that would limit a future owner from making a claim | | | |
| 6 9 | Pending: (1) litigation or (2) other dispute resolution proceeding regarding the Property | | | |
| 7 <u>1</u> <u>0</u> | Property is subject to Deed Restrictions, other recorded document restrictions, or Affordable Housing Restrictions | | | |
| 8 <u>1</u> <u>1</u> | Property is located in a historic district | 0 | | |
| 9 <u>1</u> 2 | | 2 | | |
| 10 | | | | |
| | GENERAL - Other Information: | | | |
| <u>13</u> | U.S. Postal Service delivery available | Property Post Office Cluster Mathox-Location and No.: Office (specify): | | |
| 41 | Location of Mailbox and No. | A. | | |
| 14 | | Y | | |
| 12 | | <u> </u> | | |
| Seller | and Buyer understand that the real estate brokers do not | warrant or guarantee the above information of | on the Property Property | |
| inspec | ion services may be purchased and are advisable. This SI | D is not intended as a substitute for an inspec | tion of the Property. | |
| OTHE | R KNOWN ADVERSE MATERIAL FACTS: For pur | poses of this section, adverse material facts w | ould include any non- | S |
| Proper | able or observable physical conditions existing on the Pro ty (attach additional) pages as necessary): | perty. Describe any other known adverse mat | erial facts in or on the | |
| | | | | |
| | | | | |
| = | | | | |
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| | Y | | | |
| | | | 4 | |
| | | | | |
| | SORY TO SELLER: | nuver all adverse material facts actually become | by Broker including but | |
| not lin | acknowledges that Broker will disclose to any prospective tited to adverse material facts pertaining to the physical c | ondition of the Property, any material defects | in the Property, and any | |
| | PD19 -6-23. SELLER'S PROPERTY DISCLOSURE (RESIDENT | | Page 16 of 17 | |
| | | | | |

| environmental hazards affecting the Pr violations of health, zoning or building | | | atters as structural | defects, soil conditions, | |
|--|---|---|--|--|--|
| In the event Seller discovers a new adve to Buyer. | erse material fact after complet | ting this SPD, Seller must o | disclose any such no | ew adverse material fact | |
| | | | | () | |
| The information contained in this SP CURRENT ACTUAL KNOWLEDG | • | ller(s), who certifies it wa | as answered truthf | ully, based on Seller's | |
| Seller | Date Completed | Seller | 200 | Date Completed | |
| d. the legal use of the Propert e. the availability and source f. the environmental and geo g. the presence of noxious we h. any other matters that may whether to purchase the Property. 2. Seller states that the informatic form. The term "current actual knowl not include "constructive knowledge" no duty to investigate or inspect the Pr 3. Valuable information may be performing more specific evaluations 4. Boundaries, location and owne of a dispute between a property owne 5. Whether any item is heludes | to accurately and fully evaluate Property; are biological hazards; sects, and vermin including te y, including zoning and legal of water, sewer, and utilities; logical condition of the Propereds; and affect Buyer's use and owner is correct to "Seller's curredge" is intended to limit Sel or "common knowledge" or wroperty of inclusions when this obtained from various located and inspections of the Proper ship of fences, driveways, he and a neighbor. A survey may or excluded is determined by ant that the Property or inclusions to be construed as a water property or inclusion to be construed as a water property of the property or inclusions. | ermites; access to the Property; ership of the Property that ent actual knowledge" as ler's disclosure only to fa what Seller "should have I is SPD is filled in and signal/state/federal agencies, ty. edges, and similar features ay be used to determine the other than the contract between Busions are fit for Buyer's uranty of its continued open. | the status of the tare important to E of the date of Sell cts actually known known" about the Fred. and other experts a of the Property me likelihood of suclayer and Seller and intended purposes erability or as a rep | Buyer as Buyer decides er's completion of this by the Seller and does Property. The Seller has may assist Buyer by ay become the subjects h problems. not this SPD. or use of the Property. resentation or warranty | |
| Buyer | Date | Buyer | | Date | |
| SPD19SPD19 -6-23. SELLER'S PROPERT | Y DISCLOSURE (RESIDENTIAI | L) | | Page 17 of 17 | |

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