

SELLER'S PROPERTY CONDITION DISCLOSURE

Seller states that the information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the Date.

Date: _____

Property Address: _____

Seller: _____

		IN WORKING CONDITION					Comments
		Not Included	Yes	No	Do Not Know	Age If Known	
A. Appliances							
1	Built-in Vacuum Sys. & Accessories						
2	Clothes Dryer						
3	Clothes Washer						
4	Dishwasher						
5	Disposal						
6	Freezer						
7	Gas Grill						
8	Hood						
9	Microwave Oven						
10	Oven						
11	Range						
12	Refrigerator						
13	Room Air Conditioner						
14	T.V. Antenna [] Owned [] Leased						
15	Satellite System or DSS Dish [] Owned [] Leased						
16	Trash Compactor						
17							
18							
19							

		IN WORKING CONDITION					Comments
		Not Included	Yes	No	Do Not Know	Age If Known	
B. Electrical System							
1	Air Purifier						
2	Security System [] Owned [] Leased						
3	Ceiling Fan(s) #						
4	Garage Door Opener						
5	Garage Door Control(s) #						
6	Inside Telephone Wiring and Blocks/Jacks						
7	Intercom						
8	In-Wall Speakers						
9	Smoke/Fire Detector						
10	Light Fixtures						
11	Switches & Outlets						
12	Interior 110 Volt Aluminum Wiring [] Yes [] No [] Do Not Know						
13	Vent Fan(s)						
14	Sauna						
15	220 Volt Service [] Yes [] No [] Do Not Know						
16							
17							
18							

		IN WORKING CONDITION					Comments
		Not	Yes	No	Do	Age If	

Seller's Initials _____ Date _____ Buyer's Initials _____ Date _____

		Included			Not Know	Known	
C. Heating and Cooling							
1	Attic/Whole House Fan						
2	Central Air Conditioning						
3	Evaporative Cooler						
4	Heating System: Type(s) _____ Fuel(s) _____						
5	Fireplace: Fuel(s) _____						
6	Fireplace Insert						
7	Stove: Fuel(s) _____						
8	When was fireplace/wood stove, chimney/flue last cleaned: Date _____ [] Do Not Know						
9	Humidifier						
10	Propane Tank [] Owned [] Leased						
11	Radiant Heating System [] Interior [] Exterior Hose Type _____						
12							
13							
14							

D. Water Systems								
1	Type of Water Supply: [] Public [] Community [] Well [] Shared Well [] Cistern [] None [] Other If the Property is served by a well, supply to Buyer a copy of the well permit. Well Permit # _____							
2	Other Water Rights included: [] Yes [] No							
3	Type of Sanitary Sewer Service: [] Public [] Community [] Septic System [] None [] Other If the Property is served by an on site septic system, supply to Buyer a copy of the permit. [] Tank [] Leach [] Lagoon							
		IN WORKING CONDITION						
		Not Included	Yes	No	Do Not Know	Age If Known	Comments	
4	Water Heater: Fuel Type _____							
5	Hot Tub or Spa							
6	Plumbing							
7	Polybutylene Pipe [] Yes [] No [] Do Not Know							
8	Galvanized Pipe [] Yes [] No [] Do Not Know							
9	Pool							
10	Sump Pump							
11	Underground Sprinkler System							
12	Fire Sprinkler System							
13	Water Purifier							
14	Water Softener [] Owned [] Leased							
15								
16								
17								

E. Roof					
	Age, if known: _____ years	Yes	No	Do Not	Comments

Seller's Initials _____ Date _____ Buyer's Initials _____ Date _____

				Know	
1	Roof Leak? Past Present				
2	Damage to the roof? Past Present				
3	Roof under warranty?				
4	Warranty transferable?				
5	Expiration Date of Warranty: _____				
6	Roof Material _____				
7					
8					
9					

F. Environmental Conditions					
	Does Seller have any knowledge that the following conditions Now Exist or Have Existed:	Yes	No	Do Not Know	Comments
1	Methane Gas				
2	Radon Gas (EPA encourages all buyers to test for radon.)				
3	Radioactive Materials				
4	Toxic Materials				
5	Urea Formaldehyde Foam Insulation (UFFI)				
6	Asbestos Type _____ Location _____				
7	Underground Storage Tank(s)				
8	Underground Transmission Lines				
9	Pets kept on the Property				
10	Dead or diseased trees or shrubs				
11	Designated Noxious Weeds				
12					
13					
14					

G. Structural Conditions					
	Does Seller have any knowledge that the following conditions Now Exist or Have Existed:	Yes	No	Do Not Know	Comments
1	Landfill				
2	Mineshaft or Tunnel				
3	Within designated Flood Plain Area				
4	Sliding, settling, upheaval, movement or instability of earth, expansive soil				
5	Structural Problems				
6	Any additions or alterations made without a required building permit				
7	Moisture and/or water problems in basement or crawl space				
8	Damage due to termites, other insects or rodents				
9	Damage due to wind, fire, or flood				
10					
11					
12					

H. Other Disclosures					
	Does Seller have any knowledge that the following conditions Now Exist:	Yes	No	Do Not Know	Comments
1	Encroachments, boundary disputes, unrecorded easements				
2	Shared or common areas with adjoining properties				

Seller's Initials _____ Date _____ Buyer's Initials _____ Date _____

