Х

Х

Χ

Ladder(s)

Exhaust Fans Fences

French Drain

Fire Detection Equip.



SELLER'S DISCLOSURE NOTICE

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

CONCERNING THE PR	?∩PI	FRT	ν Δ ⁻	Г	18231 Nassau Bay Drive	Hou	ısto	п, т	x 77058			
OONOLINING THE FT	(0)		1 /									_
DATE SIGNED BY SEI	LLEF	R AN	ND I	S N	OT A SUBSTITUTE FOR A	NY	INSF	PECT	TION OF THE PROPERTY AS IONS OR WARRANTIES THE SELLER'S AGENTS, OR ANY	BL	JYEI	R
Seller x_ is is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupied the Property? (approximate date) or never occupied the Property Section 4. The Property has the items marked below (Mark Yea (V) No (N) or University (U))												
	Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).) This notice does not establish the items to be conveyed. The contract will determine which items will & will not convey.											
Item	Υ	N	U		Item	Υ	N	U	Item	Υ	N	U
Cable TV Wiring	Х				Liquid Propane Gas:		Х		Pump: sump grinder		Х	
Carbon Monoxide Det.		Х			-LP Community (Captive)		Х		Rain Gutters	Х		
Ceiling Fans	Х				-LP on Property		Х		Range/Stove	Х		
Cooktop	Х				Hot Tub		Х		Roof/Attic Vents	Х		
Dishwasher	Х				Intercom System		X		Sauna		Х	
Disposal	Х				Microwave	Х			Smoke Detector	Х		
Emergency Escape				1	Outdoor Grill				Smoke Detector - Hearing			

Х

Х

Item			Υ	N	U		Α	ddi	tior	al Information
Natural Gas Lines	Х			Pool Heater		Χ			Public Sewe	
Gas Fixtures	X			Po	ol M	laint. Accessories	Х			Window Scr

Patio/Decking

Pool

Plumbing System

Pool Equipment

i dilip.	•		
Rain Gutters	Х		
Range/Stove	Х		
Roof/Attic Vents	Х		
Sauna		Х	
Smoke Detector	X		
Smoke Detector - Hearing			
Impaired		Х	
Spa		Х	
Trash Compactor		Х	
TV Antenna		Х	
Washer/Dryer Hookup	Х		
Window Screens	Х		
Public Sewer System	Х		

Item	Υ	N	U	Additional Information
Central A/C	Х			x electric ★ gas number of units: 1
Evaporative Coolers		Χ		number of units:
Wall/Window AC Units		Х		number of units:
Attic Fan(s)		Χ		if yes, describe:
Central Heat	Х			electric x gas number of units:
Other Heat		Χ		if yes, describe:
Oven	Х			number of ovens: 1 electric gas other:
Fireplace & Chimney	Х			x_woodgas logsmockother:
Carport		Χ		attached not attached
Garage	Х			attached X not attached
Garage Door Openers	Х			number of units: 1 number of remotes: 0
Satellite Dish & Controls		Χ		ownedleased from:
Security System		Χ		ownedleased from:
Solar Panels		Χ		owned leased from:
Water Heater	Х			electric x gas other: number of units: 1 SRC FC
Water Softener		Χ		owned leased from:
Other Leased Items(s)		Χ		if yes, describe:

(TAR-1406) 02-01-18	Initialed by: Buyer: _	,,	and Seller: SR	,	
Redfin Corporation, 5307 E. Mockingbird Lar	ne, #500 Dallas, TX 75206		Phone: (9	772)849-1680	Fax
Madeline Murack	Produced with zipForm® by zipLogix	18070 Fifteen Mile Road.	Fraser, Michigan 48026	www.zipLogix.com	

Concerning the Property at

18231 Nassau Bay Drive Houston, TX 77058

Underground Lawn Spi											
Officerground Lawin Opi	rinkler		X	auto	matic	manual	are	as cov	vered:		
Septic / On-Site Sewer			X i						-Site Sewer Facility (TAR-1407)	
Water supply provided Was the Property built (If yes, complete, s	before 19	78? <u>:</u> attach	x_ yes no 1 TAR-1906	o un conce	ıknowı rning l	n ead-based	pain	t haza	ards).	xima	te)
Is there an overlay rocovering)?yes x_n	oof cover o unkr	ing c	n the Prop	perty (s	shingle	es or roof	COV	ering	placed over existing shingles	or r	oof
									vorking condition, that have de eary):		
aware and No (N) if yo	ou are no	t awa	are.)	cts or	malfu	nctions in			e following?: (Mark Yes (Y) if	_	
Item	Y	N	Item				Υ	N	Item	Υ	N
Basement		Х	Floors					Х	Sidewalks		Х
Ceilings		Х		ation / S	Slab(s)		Х	Walls / Fences		Х
Doors		Х	Interior					Х	Windows		Х
Driveways		Χ		-				Х	Other Structural Components		Х
Electrical Systems		Х	Plumbi	ing Sys	tems			X			
Exterior Walls			Roof					X			
Section 3. Are you (S you are not aware.)	Seller) av	vare o	of any of th	ne follo	wing						
Condition					Ū	conditions	s: (N	lark Y	es (Y) if you are aware and N	lo (N	l) if
Aluminum Wiring				Υ		Conditions		lark Y	es (Y) if you are aware and N	Y O (N	
Asbestos Components	· · ·			Y		Condition	n) if
Diseased Trees: oal				Y	N X	Condition	n Fοι	ındati	on Repairs	Y	N
				Y	N	Condition Previous Previous	Fou Roo	ındati	on Repairs	Y	
Endangered Species/H	k wilt	Prop	erty	Y	N X X	Condition Previous Previous	Fou Roc	ındati	on Repairs pairs	Y	N X
	k wilt	Prop	erty	Y	N X X X	Condition Previous Previous Previous	Fou Roc	ındati	on Repairs pairs	Y	N X X
Endangered Species/H	k wilt labitat on	Prop	erty	Y	N X X X	Condition Previous Previous Previous Radon G	Fou Roo Oth	ındati of Rep ier Str	on Repairs pairs	Y	N X X
Endangered Species/H Fault Lines	k wilt labitat on	Prop	erty	Y	N X X X X	Condition Previous Previous Previous Radon G Settling Soil Mov	Fou Roo Oth Sas	undation of Report Strain	on Repairs pairs	Y	N X X X
Endangered Species/H Fault Lines Hazardous or Toxic Wa	k wilt labitat on	Prop	erty	Y	N	Previous Previous Previous Radon G Settling Soil Mov Subsurfa	Fou Roc Oth Gas	undation of Reposer Street ent Structi	on Repairs pairs ructural Repairs	Y	N X X X X X X X X X
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage	k wilt labitat on	Prop	erty	Y	N X X X X X X X X X	Previous Previous Previous Radon G Settling Soil Mov Subsurfa	For Oth Sas	undation Report Structure	on Repairs pairs ructural Repairs ure or Pits age Tanks	Y	X X X X
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather	k wilt labitat on aste Springs			Y	N X X X X X X X X X	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergro	on Foundation Foundation Foundati	undation of Report of Structure	on Repairs pairs ructural Repairs ure or Pits age Tanks nts	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill	k wilt labitat on aste Springs ead-Base	d Pt.		Y	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplatte Unrecord	eme	undation of Report of Repo	on Repairs pairs ructural Repairs ure or Pits age Tanks nts	Y	N X X X X X X X X X
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le	k wiltlabitat on aste	d Pt.	Hazards	Y	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplatte Unrecord	on Foundation Foundati	undation from the structure of the struc	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto the	k wiltlabitat onlabitat on aste Springs	d Pt.	Hazards	Y	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplattea Unrecord Urea-ford	Foundation	undation Report Structure Structure Structure Structure Steme Easer Hehydoration	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents e Insulation	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto th Improvements encroac	k wiltlabitat onlabitat onsastesastesad-Basesead-Baseshing on ooodplain	d Pt.	Hazards	Y	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplatted Unrecord Urea-ford Water Per	eme ded l malc enet	undation Report Structure Structure Structure Structure Steme Easer Hehydoration	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents e Insulation	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto th Improvements encroac Located in 100-year Flo	k wilt	d Pt.	Hazards ' property	Y	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplattea Unrecord Urea-forn Water Pe	eme ded l malc enet	undation Report Structure Structure Structure Structure Steme Easer Hehydoration	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents e Insulation	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto th Improvements encroac Located in 100-year Flo (If yes, attach TAR-141	k wiltlabitat onlabitat onlastesead-Basee Properthing on o codplainlbing on o codplainlbing on generate	d Pt.	Hazards ' property	X	N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplatte Unrecord Urea-fon Water Pe Wetlands	Pon Fou Room Others Found For Found For Found For Found For Found For Found For	ent Structu I Stora seme Easer Iehydoration Prope	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents e Insulation erty	Y	X
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto th Improvements encroac Located in 100-year Flo (If yes, attach TAR-141 Located in Floodway (If Present Flood Ins. Cov	k wiltlabitat onlabitat onlab	d Pt. ty thers	Hazards ' property		N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplattea Unrecord Urea-forn Water Pa Wetlands Wood Ra Active indestroyin	eme ace Sound dead I malc enetto	ent Structu Structu Seme Easer Jehyde Prope ation cosects	on Repairs pairs ructural Repairs ure or Pits age Tanks nts nents e Insulation erty	Y	N
Endangered Species/H Fault Lines Hazardous or Toxic Wa Improper Drainage Intermittent or Weather Landfill Lead-Based Paint or Le Encroachments onto th Improvements encroac Located in 100-year Flo (If yes, attach TAR-141 Located in Floodway (If Present Flood Ins. Cov (If yes, attach TAR-141	k wilt	d Pt. ty thers	Hazards ' property		N	Condition Previous Previous Previous Radon G Settling Soil Mov Subsurfa Undergra Unplatted Unrecord Urea-ford Water Pe Wetlands Wood Ra Active industroyin Previous	eme Gas eme d Ea ded I malc enet s on ot festa ng in	ent Structu Structu Structu Structu Seme Easen Hehyde Fation Prope Sects Structu	on Repairs pairs ructural Repairs ure or Pits age Tanks nents e Insulation erty of termites or other wood (WDI)	Y	N

 and Seller: _____, ____

Concerning the Property at $\underline{\underline{^{18231}\ \text{Nassau}\ \text{Bay Drive Houston, TX}}$ 77058

Historic Pr	operty Designation		Х		Termite or WDI damage needing repair	X
	Jse of Premises for Manufacture phetamine		х		Single Blockable Main Drain in Pool/Hot Tub/Spa*	x
f the answ	ver to any of the items in Section 3 is yes, Jurricane Harvey, water was in the	expl var	lain (att apı	ach additional sheets if necessary):	
					southwest corner of the house, including t	he
front pa	tio.					
	**					
	Are you (Seller) aware of any item, eds not been previously disclosed in thi	quip	ment	t, c	or system in or on the Property that is in need of yes x_ no lf yes, explain (attach additional st	
Section 5.		follo	owin	ng	(Mark Yes (Y) if you are aware. Mark No (N) if y	ou are
<u> </u>	Room additions, structural modifications unresolved permits, or not in compliance				alterations or repairs made without necessary perming codes in effect at the time.	ts, with
<u> </u>	Homeowners' associations or maintena	nce	fees	or	assessments. If yes, complete the following: s Association	
	Name of association: Nassau Bay	пош	eowi	iei	S ASSOCIACION	
	• •	the I	Prop	ert		
,	attach information to this notice.					
<u> </u>	with others. If yes, complete the following	ng:			courts, walkways, or other) co-owned in undivided in arged? yes \underline{x} no If yes, describe:	
_ <u>x</u> _	Any notices of violations of deed restrice Property.	tions	s or	gov	vernmental ordinances affecting the condition or use	of the
X	Any lawsuits or other legal proceedings to: divorce, foreclosure, heirship, bankru		-		ndirectly affecting the Property. (Includes, but is not axes.)	limited
X_	Any death on the Property except for the to the condition of the Property.	nose	dea	ths	caused by: natural causes, suicide, or accident un	related
<u>X</u> _	Any condition on the Property which ma	ateria	ally a	ffe	cts the health or safety of an individual.	
<u>x</u> <u>x</u>	hazards such as asbestos, radon, lead-	base er do	ed pa	aint en	tation identifying the extent of the remediation (for ex	
X_	Any rainwater harvesting system located water supply as an auxiliary water source		the	Pro	operty that is larger than 500 gallons and that uses a	a public
<u>X</u> _	The Property is located in a propane gas	sys	tem	ser	vice area owned by a propane distribution system ret	ailer.
<u>X</u>	Any portion of the Property that is located	ed in	a gr	ou	ndwater conservation district or a subsidence distric	t.

(TAR-1406) 02-01-18

Initialed by: Buyer: _____, ____ and Seller: Sec___, ___

Concerning the Property	at 18231 Nassau Bay Drive Ho	ouston, TX 77058	
If the answer to any of the	e items in Section 5 is yes, explain	(attach additional she	eets if necessary):
Homeowners Associati	ion fee of \$85 yearly		
Section 6. Seller X ha	s has not attached a survey	of the Property.	
regularly provide inspe		ed as inspectors or	inspection reports from persons who otherwise permitted by law to perform
Inspection Date Ty	/pe Name of Inspe	ector	No. of Pages
	should not rely on the above-cited perty. A buyer should obtain inspec		
	ax exemption(s) which you (Sell	er) currently claim f	
Wildlife Managem	Senior Citizen nent Agricultural		Disabled Disabled Veteran
Other:			Unknown
Section 9. Have you provider? yes x_ no	(Seller) ever filed a claim	for damage to	the Property with any insurance
insurance claim or a se		eeding) and not use	nage to the Property (for example, an ed the proceeds to make the repairs for
	er 766 of the Health and Safety (accordance with the smoke detector no x yes. If no or unknown, explain.
installed in accorda including performan	nce with the requirements of the build	ing code in effect in the ements. If you do not k	ellings to have working smoke detectors area in which the dwelling is located, now the building code requirements in icial for more information.
family who will reside impairment from a lie the seller to install s	de in the dwelling is hearing-impaired; censed physician; and (3) within 10 day	(2) the buyer gives the vs after the effective date ed and specifies the loc	1) the buyer or a member of the buyer's e seller written evidence of the hearing e, the buyer makes a written request for cations for installation. The parties may noke detectors to install.
			eller's belief and that no person, including n or to omit any material information.
Signature of Seller		Signature of Seller	Date
Printed Name: Stacey F		Printed Name:	2 3.0
(TAR-1406) 02-01-18	Initialed by: Buyer:,		Page 4 of 5

Concerning the Property at

18231 Nassau Bay Drive Houston, TX 77058

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 www.txdps.state.tx.us. 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 Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the Property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 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 hail insurance. A certificate of compliance may be required for repairs or improvements to the Property. For more information, please review *Information Regarding Windstorm and Hail Insurance for Certain Properties* (TAR 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.
- (6) The following providers currently provide service to the Property:

Electric: Reliant	phone #:
Sewer: City of Nassau Bay	phone #:
Water: City of Nassau Bay	phone #:
Cable: Xfinity	phone #:
Trash: City of Nassau Bay	phone #:
Natural Gas: Centerpoint NRG	phone #:
Phone Company: n/a	phone #:
Propane: n/a	phone #:
Internet: Xfinity	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:			
(TAR-1406) 02-01-18	Initialed by: Buyer:,	and Seller: SRC ,	Page 5 of 5		