



### INFORMATION ABOUT ON-SITE SEWER FACILITY

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**CONCERNING THE PROPERTY AT** 10210 Stidham Rd  
Conroe, TX 77302-7616

#### A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System:  Septic Tank  Aerobic Treatment  Unknown
- (2) Type of Distribution System: Size of unit - 1000 Aerobic System  Unknown
- (3) Approximate Location of Drain Field or Distribution System: Next to cabins & east side of main house.  Unknown
- (4) Installer: \_\_\_\_\_  Unknown
- (5) Approximate Age: 2005  Unknown

#### B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility?  Yes  No  
If yes, name of maintenance contractor: Benjamin Vaughn Construction  
Phone: 281.433.8969 contract expiration date: June 2020  
*Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard" on-site sewer facilities.)*
- (2) Approximate date any tanks were last pumped? May 2019 - Trash Tank
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility?  Yes  No  
If yes, explain: \_\_\_\_\_
- (4) Does Seller have manufacturer or warranty information available for review?  Yes  No

#### C. PLANNING MATERIALS, PERMITS, AND CONTRACTS:

- (1) The following items concerning the on-site sewer facility are attached:  
 planning materials  permit for original installation  final inspection when OSSF was installed  
 maintenance contract  manufacturer information  warranty information  \_\_\_\_\_
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) **It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.**

(TXR-1407) 1-7-04      Initialed for Identification by Buyer \_\_\_\_\_, \_\_\_\_\_ and Seller \_\_\_\_\_, \_\_\_\_\_      Page 1 of 2

**10210 Stidham Rd  
Conroe, TX 77302-7616**

Information about On-Site Sewer Facility concerning \_\_\_\_\_

**D. INFORMATION FROM GOVERNMENTAL AGENCIES:** Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

**This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.**

DocuSigned by:  January 6, 2020  
 \_\_\_\_\_  
 Signature of Seller Date

\_\_\_\_\_  
 Signature of Seller Date

**The Domonique Randall Revocable Trust**

Receipt acknowledged by:

\_\_\_\_\_  
 Signature of Buyer Date

\_\_\_\_\_  
 Signature of Buyer Date

Exp: 4-6-19

*Mont*  
**BENJAMIN VAUGHN CONSTRUCTION COMPANY**  
**29810 LAZY LN LOT #31**  
**SPRING TX 77386**  
**281-364-0477**

**WASTEWATER SYSTEM MAINTENANCE AGREEMENT**

Benjamin Vaughn will operate & maintain the sewer treatment spray system located at Dominique Randall 10210 Stidham Rd. Conroe, TX 77302  
 Permit number 135713-15 for a period of 1 year(s) beginning 4-6-19 & ending 4-6-20.

During this period we will conduct a total of 3 (quarterly, monthly) visual inspections. These inspections will consist of test for chlorine residual and PH. We will visually inspect treatment plant, effluent quality, color, turbidity, odor, sludge, & scum buildup. A mechanical visual inspection will include aerator, irrigation pump, lines & fittings, alarm tests & electrical controls conditions. We will visually inspect the irrigation pump station, spray heads, pressure lines, other tanks, pumps, filters, & appurtenances.

This agreement will not cover the costs of service calls, labor, or materials, which are due to "Mis-use or Abuse" of the system: failure to maintain electrical power to the system; Sewage flows exceeding the hydraulic/organic design capabilities; disposal of non-biodegradable materials, chemicals, solvents, grease, oils, paint, etc. or any usage contrary to the requirements listed in the owner's manual or as advised by an authorized service representative.

The required annual BOD and TSS laboratory sample collection will be included in this contract if required by the county.

We will visit your location within 24 to 48 business hrs. on service calls and complaints. We are not liable for any damages/repairs due to your septic backing up into your business or residence.

All testing and reporting is required by the state and county regulations. Copies of this contract & all reports will be submitted to the county.

Chlorine is the responsibility of the owner.

Dominique Randall  
 (Owner's Print & Sign)

3/25/2019  
 (Date)

Benjamin Vaughn & Benjamin Vaughn  
 (Maintenance Operator Print & Sign)

4-7-19  
 (Date)  
Aqua Safe AS1000 51078  
 (Plant Make, Model, & Serial No.)

OS0019591  
 (Maintenance Operator License No.)