

SELLER'S DISCLOSURE NOTICE

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.

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPEI AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS WARRANTIES THE BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELL SELLER'S AGENTS, OR ANY OTHER AGENT.	ER,
	the
Seller is is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupted the Property? April 2, 2022 (approximate date) or never occupied Property	
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 conveyed.	
Item Y N U Item Y N U Item Y	N U
Cable TV Wiring □ □ Liquid Propane Gas: □ □ □ Pump: □ sump □ grinder □	
Carbon Monoxide Det.	
Celling Fans	
Cooktop	
Dishwasher	
Disposal Disposal Microwave Disposal Smoke Detector	
Emergency Escape Outdoor Grill Smoke Detector – Hearing Impaired	
Exhaust Fans	
Fences DD Plumbing System DD Trash Compactor	20
Fire Detection Equip. D D Pool D D TV Antenna	
French Drain Pool Equipment Washer/Dryer Hookup	
Gas Fixtures Pool Maint, Accessories Window Screens	
Natural Gas Lines Pool Heater Public Sewer System	
Item Y N U Additional Information	
Central A/C ☑ ☐ ☐ ☑ electric ☐ gas number of units: 1	SEL
Evaporative Coolers	
Wall/Window AC Units	
Attic Fan(s)	
Central Heat	
Other Heat	
Oven	
Fireplace & Chimney	
Carport	
Garage	, Anna Carl
Garage Door Openers	
Satellite Dish & Controls	
Security System	
Solar Panels	
Water Heater	
Water Neater Water Softener □ □ ✓ □ owned □ leased from	
Other Leased Item(s)	
(TXR-1406) 09-01-19 Initialed by: Buyer: and Seller: MA	of 6

Concerning the Property at	29477 G		/				F		135										
Underground Lawn S	prinkle	r [auton	natio	c 🔲	man	ua	al	are	eas	cov	ered	:					
Septic / On-Site Sewe	er Faci	lity [if ve	es, at	tach	h Info	rmat	tic	on A	bo	ut O	n-S	ite S	ewer	Faci	lity (TX	R-1	40	7)
Vater supply provided Vas the Property built (If yes, complete, s Roof Type: s there an overlay roo	before ign, an	1978 d atta	? □ yes □ ⁄ ich TXR-1906 n the Property	no [ur ern	nknov ing le	vn ad-b	oa /*	sed	pa	aint h	naz	ards).	sting :	(appro	xima	ate)) of
covering)? ves ver you (Seller) aware defects, or are need of	e of an	y of t	he items liste	d in t yes,	his des	Secti scribe	on 1 (atta	1 f	that ch a	ar ddi	e no tiona	ot in	wo	rking s if ne	cond	ition, t ary):_	nat h	hav	/e
Section 2. Are you of you are aware and					or r	malfu	ncti	O	ns i	n a	ny (of t	he fo	ollow	ing?	(Mark	Yes	s (Y)
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Basement			Floors	/ 01-	h/-	1	_	-					Fen	000					
Ceilings		Ø	Foundation		iD(S)		_		_				ces			_		
Doors		Ø	Interior Wa			- OS -		-		-	Win			41	0		_	-	₩
Driveways		ď	Lighting Fix					!	7	-	Oth	er a	struc	turai	Com	ponent			
Electrical Systems		B	Plumbing S	Syster	ms			-	Ø	-									
Exterior Walls								-											
If the answer to any of Section 3. Are you							ttach	h											
Section 3. Are you No (N) if you are not	f the ite	ems in	Section 2 is y	he fo	llov	wing	ttach	h	add	ns?							vare	aı	nd
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Section 3. Are you No (N) if you are not Condition Aluminum Wiring Asbestos Componen	(Seller aware	awa	Section 2 is y	he fo	Ilov	wing o	cond	dit	tion Gas	ns?	· (M						vare	e ar	nd N
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Concerning the Property at 29477 Graceful Path way, Spring, TX 77386
If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary):
11/4
U/T^3
*A single blockable main drain may cause a suction entrapment hazard for an individual.
Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in nee of repair, which has not been previously disclosed in this notice? yes no If yes, explain (attack additional sheets if necessary):
Ot (Mark Vec (V) if you are aware as
Section 5. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware are check wholly or partly as applicable. Mark No (N) if you are not aware.)
Y N Present flood insurance coverage (if yes, attach TXR 1414).
Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of wat from a reservoir.
Previous flooding due to a natural flood event (if yes, attach TXR 1414).
Previous water penetration into a structure on the Property due to a natural flood event (if yes, atta TXR 1414).
□ ☑ Located □ wholly □ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, A AO, AH, VE, or AR) (if yes, attach TXR 1414).
□ ☑ Located □ wholly □ partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded))
□ □ Located □ wholly □ partly in a floodway (if yes, attach TXR 1414).
☐ ☑ Located ☐ wholly ☐ partly in a flood pool.
☐ ☑ Located ☐ wholly ☐ partly in a reservoir.
If the answer to any of the above is yes, explain (attach additional sheets as necessary):
FAILURE DUE to BREINCH OF a RESERVOIR (HURRICANS HANDY)
*For purposes of this notice:
"100-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard are which is designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, which is considered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.
"500-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard as which is designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, which considered to be a moderate risk of flooding.
"Flood pool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and the subject to controlled inundation under the management of the United States Army Corps of Engineers.
"Flood insurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Age under the National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).
"Floodway" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to a 100-year flood, without cumulatively increasing the water surface elevation more than a designated height.
"Reservoir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to re

and Seller: M

Initialed by: Buyer:

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Even and lo	es in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance, when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, we risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
Section Adminis as neces	7. Have you (Seller) ever received assistance from FEMA or the U.S. Small Business stration (SBA) for flood damage to the Property? ☐ yes ☑ no If yes, explain (attach additional sheets ssary):
	8. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) in not aware.)
Y N	Room additions, structural modifications, or other alterations or repairs made without necessary permits, with unresolved permits, or not in compliance with building codes in effect at the time.
0	Homeowners' associations or maintenance fees or assessments. If yes, complete the following:
_	Fees or assessments are: \$ 424 per ANNUM and are: mandatory voluntary Any unpaid fees or assessment for the Property? yes (\$) no If the Property is in more than one association, provide information about the other associations below or attach information to this notice.
o മ	Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following: Any optional user fees for common facilities charged? □ yes □ no If yes, describe:
	Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.
	Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is no limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
	Any death on the Property except for those deaths caused by: natural causes, suicide, or acciden unrelated to the condition of the Property.
00	Any condition on the Property which materially affects the health or safety of an individual.
	Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).
	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that use a public water supply as an auxiliary water source.
	The Property is located in a propane gas system service area owned by a propane distribution system retailer.
/	Any portion of the Property that is located in a groundwater conservation district or a subsidence district

Section 9. Seller	has 🗆	has not attached a surv	vey of the Property.	e de la company
	ularly provi	do inconstions and wh	er) received any written o are either licensed as o If yes, attach copies and o	Iliabectora of otherwise
Inspection Date	Туре	Name of Inspecto		No. of Pages
Note: A buyer sho	ould not rely of A buyer sh	on the above-cited reports ould obtain inspections fro	as a reflection of the curren om inspectors chosen by the	t condition of the Property. buyer.
		emption(s) which you (S	Seller) currently claim for t	
☐ Homestead	agement	☐ Senior Citizen☐ Agricultural		an
Other:			Unknown	
Section 12. Have	you (Seller)	ever filed a claim for dar	mage, other than flood dan	nage, to the Property with
any insurance pr	ovider?	yes 🗹 no		
Section 13. Have	you (Seller)	ever received proceeds	for a claim for damage to t	the Property (for example
an insurance cla	im or a settl	lement or award in a leg	al proceeding) and not us	ed the proceeds to make
the repairs for wi	nich the clai	m was made? ☐ yes ☐	no II yes, explain.	
Section 14. Doe	s the Prope	rty have working smoke	e detectors installed in acc	cordance with the smoke
detector requirer	ments of Ch	apter 766 of the Health a	e detectors installed in acound Safety Code?* □ unkn	cordance with the smoke nown □ no ☑ yes. If no
detector requirer	ments of Ch	rty have working smoke apter 766 of the Health a additional sheets if necess	and Safety Code?" Lunkn	cordance with the smoke nown □ no ☑ yes. If no
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Texas United Realty - JR 10920 Grant Rd Houston, TX 77070

Patricia Soria

ADDITIONAL NOTICES TO BUYER:

Sewer:

- (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 (TXR 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.

phone #:

phone #:

(6) The following providers currently provide service to the Property:

Water:	reck	phone #:	
Cable:	, _	phone #:	
Trash:		phone #:	
Natural Gas:		phone #:	
Phone Company:		phone #:	
Propane:		phone #:	
Internet:		phone #:	
The undersigned Buyer acknowled		egoing notice.	
	The state of the s	The second secon	
Signature of Buyer	Date	Signature of Buyer	
Printed Name:			Date
		Printed Name:	
(TXR-1406) 09-01-19 Initialed	by: Buyer:	Printed Name:and Seller:	