AUSTIN BOARD OF REALTORS®
SELLER'S DISCLOSURE NOTICE

THIS FORM IS FURNISHED BY THE AUSTIN/CENTRAL TEXAS REALTY INFORMATION SERVICE FOR USE BY ITS PARTICIPANTS AND REPRESENTED SELLERS.

SECTION 5.008 OF THE TEXAS PROPERTY CODE REQUIRES A SELLER OF RESIDENTIAL REAL PROPERTY OF NOT MORE THAN ONE DWELLING UNIT TO DELIVER A COPY OF THE SELLER'S DISCLOSURE NOTICE, COMPLETE TO THE BEST OF THE SELLER'S BELIEF AND KNOWLEDGE, TO A PURCHASER ON OR BEFORE THE EFFECTIVE DATE OF A CONTRACT FOR THE SALE OF THE PROPERTY. IF A CONTRACT IS ENTERED INTO WITHOUT THE SELLER PROVIDING THE NOTICE, THE BUYER MAY TERMINATE THE CONTRACT FOR ANY REASON WITHIN SEVEN (7) DAYS AFTER RECEIVING THE NOTICE. IF INFORMATION REQUIRED BY THE NOTICE IS UNKNOWN TO THE SELLER, THE SELLER MAY INDICATE THAT FACT ON THE NOTICE AND THEREBY COMPLY WITH THE REQUIREMENTS OF SECTION 5.008 OF THE TEXAS PROPERTY CODE. ***This form complies with and contains additional disclosures which exceed the minimum required by the Code.***

CONCERNING THE PROPERTY AT **12600 Melville 120B** **Montgomery**
(Street Address and City)

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE PURCHASER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.

Seller [ ] is [X] is not occupying the Property.
If unoccupied, how long since Seller has occupied the Property? May - 2023 (approximate date)
Seller [ ] is [ ] is not knowledgeable of the current condition of the Property.
The Property [ ] is [X] is not currently leased and [ ] has [X] has not been leased in the last two (2) years.
If leased, how long? _____
During the last year the Property [ ] has [X] has not been vacant.
If yes, how long was the Property vacant? _____

1. FEATURES AND EQUIPMENT (Mark all appropriate items that **EXIST** and their **WORKING CONDITION**):
NOTE: This notice does not establish which items will or will not be conveyed.
The terms of the Contract will determine which items will and will not be conveyed.

Y = Yes, N = No, U = Unknown

Exists	Item	Working Condition			Additional Information
N	Bathroom Heater	Y	N	U	# [E] [G]
Y	Cable TV Wiring	Y	N	U	
N	Carport	Y	N	U	# of Spaces Attached [Y] [N]
Y	Carbon Monoxide Detector	Y	N	U	# 2
Y	Central Air Conditioning	Y	N	U	# 1 [E] [G]
Y	Central Heating	Y	N	U	# 1 [E] [G] [HP]
N	Central Vacuum	Y	N	U	
N	Chimney	Y	N	U	
Y	Cook Top/Stove	Y	N	U	[E] [G] # of Burners 4 Other:
N	Deck	Y	N	U	Wood [ ] Other [ ]
Y	Dishwasher	Y	N	U	
Y	Disposal	Y	N	U	
N	Dryer	Y	N	U	[E] [G] [110V] [220V]
N	Dryer Hookups	Y	N	U	[110V] [220V] [G]
N	Emergency Escape Ladder(s)	Y	N	U	
N	Evaporative Cooler	Y	N	U	#
Y	Fans	Y	N	U	Ceiling # 2 Attic # Exhaust # Whole House #

Features and Equipment Continues Next Page

Initialed for Identification by Seller RN, _____ and Buyer _____, _____

Seller's Disclosure Notice Concerning Property At: 12600 Melville 120B Montgomery , Tx 77356

Exists	Item	Working Condition			Additional Information
Y	Fencing	(Y)	N	U	Full [✓] Partial [ ] Type: Community
Y	Fire Alarm/Detector	(Y)	N	U	#
N	Fireplace	Y	N	U	#
N	Fireplace Logs	Y	N	U	#
N	French Drain	Y	N	U	
N	Garage	Y	N	U	Attached: [Y] [N] # Spaces
N	Garage Door Opener	Y	N	U	#
N	Garage Remote Control(s)	Y	N	U	#
N	Gas Lighting Fixtures	Y	N	U	#
N	Gas Lines	Y	N	U	[NAT] [LP]
N	Gazebo	Y	N	U	
N	Grinder Pump	Y	N	U	
N	Ice Machine	Y	N	U	
N	Intercom System	Y	N	U	
Y	Lawn Sprinkler System	Y	N	U	Full [✓] Partial [ ] Automatic [ ] Manual [ ] Community
N	Liquid Propane Gas	Y	N	U	LP Community (Captive) [ ] LP on Property [ ]
Y	Microwave	(Y)	N	U	
N	Mock Fireplace	Y	N	U	With Chimney [ ] Without Chimney [ ]
N	Outdoor Grill	Y	N	U	[NAT] [LP] [E]
Y	Oven	(Y)	N	U	[E] [G]
Y	Patio	(Y)	N	U	Covered [✓] Uncovered [ ]
Y	Plumbing System	(Y)	N	U	
Y	Pool	(Y)	N	U	Inground [✓] Above Ground [ ] Other [ ] Community
N	Pool Accessories	Y	N	U	
N	Pool Heater	Y	N	U	
N	Pool Maintenance Equip.	Y	N	U	
N	Portable Storage Buildings	Y	N	U	#
Y	Public Sewer System	(Y)	N	U	
Y	Rain Gutters	(Y)	N	U	Full [✓] Partial [ ]
N	Range	(Y)	N	U	[E] [G]
Y	Refrigerator	(Y)	N	U	# 1
N	Roof Attic Vents	Y	N	U	
N	Satellite Dish System	Y	N	U	Owned [ ] Leased [ ]
N	Sauna	Y	N	U	#
N	Security System	Y	N	U	Owned [ ] Leased [ ] Mo. Lease $
N	Septic System/Tank	Y	N	U	Date Last Pumped:
Y	Smoke Detector(s)	(Y)	N	U	# 2 Hearing Impaired [Y] (N)
N	Solar Panels	Y	N	U	Owned [ ] Leased [ ]
N	Spa/Hot Tub	Y	N	U	#
N	Spa Heater	Y	N	U	# [E] [G] [Solar]
N	Space Heater	Y	N	U	# [E] [G]
N	Speakers	Y	N	U	
N	Specialty Wiring	Y	N	U	Audio [ ] Data [ ] Speakers [ ] Visual [ ]
N	Sump Pump	Y	N	U	#
N	Trash Compactor	Y	N	U	#
N	TV Antenna	Y	N	U	#
N	Wall/Window A/C	Y	N	U	#
N	Washer	Y	N	U	
N	Washer Hookups	Y	N	U	
Y	Water Heater	(Y)	N	U	# [E] [G] [Solar]
N	Water Softener	Y	N	U	Owned [ ] Leased [ ] Mo. Lease/Service Chg $
N	Window Screens	Y	N	U	# Type:
	Other:	Y	N	U	
	Other:	Y	N	U	

Initialed for Identification by Seller RN , _____ and Buyer _____ , _____

Seller's Disclosure Notice Concerning Property At: 12600 Melville 120B Montgomery , Tx 77356

Explain all No [N] or Unknown [U] answers. Attach additional sheets as necessary. _____

The seller excludes the following items from the sale: _____

2. UTILITY PROVIDERS and HOMEOWNERS' ASSOCIATION (Fill in names of Suppliers with Telephone Numbers):

WATER Supply: HOA Ph: _____
[ ] City [ ] Well [ ] Private [ ] MUD
[ ] WCID [ ] Co-Op [ ] Other _____

WASTEWATER: HOA Ph: _____
[ ] City [ ] Co-Op [ ] MUD [ ] Other
[ ] Septic

ELECTRICITY: _____ Ph: _____
CABLE TV: _____ Ph: _____
SOLID WASTE PROVIDER: _____ Ph: _____

GAS Supply: HOA Ph: _____
[ ] Utility [ ] Tank [ ] Bottle [ ] Co-Op
Tank/Bottle Mo. Lease $ _____

HOA/CONDO ASSOC: The Lodge at Walden
[✓] Mandatory [ ] Voluntary
Association Fee $ 250 per Month
HOA's Administrative Transfer Fee of $ _____
(Fee(s) above shall include all costs of transfer of ownership)
Manager's Name: The Lodge at Walden
Manager's Telephone: 936-448-4355

3. PROPERTY DEFECTS/MALFUNCTIONS:

Are you (Seller) aware of any known defects/malfunctions in any of the following? Mark Yes [Y] if you are aware and mark No [N] if you are not aware.

Exists	Item	Defect/ Malfunction		Exists	Item	Defect/ Malfunction	
N	Basement	Y	N	Y	Potable Drinking Water	Y	N
Y	Ceilings	Y	N	Y	Retaining Wall(s)	Y	N
N	Driveway(s)	Y	N	Y	Roof	Y	N
Y	Electrical System(s)	Y	N		Overlay Shingles: [Y] [N]		
Y	Exterior Doors	Y	N		Roof Approximate Age: Yrs		
Y	Exterior Walls	Y	N		Roof Type:		
Y	Floors	Y	N	N	Septic System: Type:	Y	N
Y	Foundation: Slab [✓] Pier & Beam [ ]	Y	N	N	Sidewalks	Y	N
Y	Interior Doors	Y	N	N	Stucco	Y	N
Y	Interior Walls	Y	N		Conventional [ ] Synthetic [ ] Type:		
Y	Lighting Fixtures	Y	N	Y	Underground Electrical Lines	Y	N
N	Outbuildings	Y	N	N	Wastewater System	Y	N
Y	Plumbing	Y	N	Y	Windows	Y	N

If the answer to any of the above in #3 is Yes [Y], explain. Attach additional sheets as necessary.

Describe any other Property Defects/Malfunctions:

Initialed for Identification by Seller RN , _____ and Buyer _____ , _____

4. CURRENT CONDITIONS OF THE PROPERTY:

Are you (SELLER) aware of any of the following? Mark Yes [Y] if you are aware, mark No [N] if you are not aware.

Active Termites	Y	N		Subsurface Structure(s)	Y	N
Wood-Destroying Insects	Y	N		Pit(s)	Y	N
Termite or Wood Rot Needing Repair	Y	N		Underground Spring(s)	Y	N
Termite Damage	Y	N		Intermittent/Weather Spring(s)	Y	N
Termite Treatment	Y	N		Underground Storage Tank(s)	Y	N
Water Penetration of Structure	Y	N		Endangered Species/Habitat on Property	Y	N
Structural or Roof Repair	Y	N		Hazardous or Toxic Waste	Y	N
Asbestos Components	Y	N		Diseased Trees	Y	N
Urea Formaldehyde Insulation	Y	N		Fence Lines Not Corresponding to Property Boundaries	Y	N
Radon Gas	Y	N		Wetlands on Property	Y	N
Lead-Based Paint or Lead-Based Paint Hazards	Y	N		Unplatted Easement(s)	Y	N
Aluminum Wiring	Y	N		Underground Electrical Line(s)	Y	N
Foundation Repair	Y	N		Dampness in Crawl Spaces	Y	N
Improper Drainage	Y	N		Water Heater Leak(s)	Y	N
Settling or Soil Movement Present	Y	N		HVAC System Leak(s) - Overflow Pan or Other Defect	Y	N
Fault Lines	Y	N		Single Blockable Main Drain in Pool/Hot Tub/Spa*	Y	N
Landfill	Y	N		Other Conditions	Y	N

If the answer to any of the above is Yes [Y], explain. Attach additional sheets _____

_____

_____

* A single blockable main drain may cause a suction entrapment hazard for an individual.

5. PREVIOUS CONDITIONS OF THE PROPERTY:

Are you (SELLER) aware of the following previously defective conditions? Mark Yes [Y] if you are aware, mark No [N] if you are not aware.

Previous Flooding into the Structure	Y	N
Previous Flooding onto the Property	Y	N
Previous Fires	Y	N
Previous Foundation Repairs	Y	N
Previous Roof Repairs	Y	N
Previous Treatment for Termites or Wood-Destroying Insects	Y	N
Previous Termite or Wood-Destroying Insect Damage Repaired	Y	N
Previous Use of Premises for Manufacture of Methamphetamine	Y	N

Other Conditions: _____

If the answer to any of the above is Yes [Y], explain. Attach additional sheets as necessary.

_____

_____

6. Are you (Seller) aware of any of the following conditions?*

Write Yes (Y) if you are aware, write No (N) if you are not aware.

Y **Present flood insurance coverage**

N **Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir**

N **Previous water penetration into a structure on the property due to a natural flood event**

Write Yes (Y) if you are aware and check wholly or partly as applicable, write No (N) if you are not aware.

N **Located ( ) wholly ( ) partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR)**

N **Located ( ) wholly ( ) partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded))**

N **Located ( ) wholly ( ) partly in a floodway**

N **Located ( ) wholly ( ) partly in a flood pool**

N **Located ( ) wholly ( ) partly in a reservoir**

If the answer to any of the above is yes, attach Form TXR 1414 and explain _____.

*** 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 area, 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 area, which is designated on the map as Zone X (shaded); and

(B) has a two-tenths of one percent annual chance of flooding, which is 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 that is 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 Agency 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 of a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as 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 retain water or delay the runoff of water in a designated surface area of land.

7. Have you (Seller) ever filed a claim for flood damage to the property with any insurance provider, including the National Flood Insurance Program (NFIP)?* _____ **Yes** ✓ **No. If yes, attach Form TXR 1414 and explain** _____.

***Homes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance. Even when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, and low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).**

8. Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to the property? __ Yes ✓ No. If yes, attach form TXR 1414 and explain _____.

9. SYSTEMS IN NEED OF REPAIR:
Are you (SELLER) aware of any item, equipment, or system in or on the Property that is in need of repair, which has not been previously disclosed in this Notice? YES [ ] NO [✓]

If Yes, explain. Attach additional sheets as necessary.

_____

_____

10. MISCELLANEOUS CONDITIONS:

Are you (SELLER) aware of any of the following? Mark Yes [Y] if you are aware, mark No [N] if you are 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 code at the time of construction?

[ ][✓] Any "common area" facilities, i.e., pools, tennis courts, walkways, or other areas, co-owned in undivided interest with others?

[ ][✓] Are there any optional charges or user fees for "common area" facilities? If yes, describe: _____.

[ ][✓] Any notices of violations of deed restrictions or governmental ordinances, zoning, use, or impervious cover limitations affecting the condition or use of the Property?

[ ][✓] Any lawsuits or other legal proceedings directly affecting the Property or Seller's ability to convey property, e.g., bankruptcy, probate, guardianship, etc.?

[ ][✓] Any condition of the Property which materially affects the physical health or safety of an individual?

[ ][✓] Features of the Property shared in common with adjoining landowners, e.g., walls, fences, and driveways, whose use of responsibility for maintenance may have an effect on the Property?

[ ][✓] Any encroachments of improvements on the subject Property onto another property or of improvements on another property onto the subject Property, easements, (recorded or unrecorded), or similar matters that may affect your interest in the Property?

[ ][✓] Landfill - compacted or otherwise - on the Property or any portion thereof?

[ ][✓] Any settling from any cause or slippage, sliding or other soil problems?

[ ][✓] Damage to the Property or any of the structures from fire, earthquake, floods or landslides?

[ ][✓] Any future highway, freeway, or air traffic patterns which affects the Property?

[ ][✓] Any future annexation plans which affect the Property?

[ ][✓] Within the previous 12 months, has there been an equity loan on the Property? If Yes, date ____/____/____

[ ][✓] Any pending flood plain changes known?

[ ][✓] Any ordinances that restrict flood coverage or rebuilding any portion of the structure to its previous use?

[ ][✓] Previous FEMA claim paid?

[ ][✓] Death on the Property other than death caused by: natural causes, suicide, or accident unrelated to the Property's condition?

[ ][✓] Was the dwelling built before 1978? Unknown [ ]

[ ][✓] Any repairs or treatment, other than routine maintenance, made to the Property to eliminate environmental hazards such as asbestos, radon, lead-based paint, urea formaldehyde, or mold?

[ ][✓] Any historic preservation restriction or ordinance or archeological designation associated with the Property?

[ ][✓] Any IRS or tax redemption periods which will affect the sale of the Property?

[ ][✓] Any rainwater harvesting system connected to the property's public water supply?

[ ][✓] Any portion of the property that is located in a groundwater conservation district or subsidence district?

[ ][✓] Any other item(s) of concern?

If the answer to any of the above is Yes [Y], explain. Attach additional sheets as necessary.

11. AD VALOREM TAXES:

Check any Tax Exemption(s) which you (SELLER) currently claim for the Property:

[ ] Homestead [ ] Over 65 [ ] Disabled [ ] Disabled Veteran [ ] Wildlife Management
[ ] Agricultural [ ] Unknown [ ] None [ ] Other _____

Have you or a third party on your behalf ever supplied information regarding property defects or condition at the Appraisal District? [ ] Yes [✓] No

Have you ever testified or had an agent testify on your behalf in a valuation hearing at an Appraisal District Value Protest Hearing? [ ] Yes [✓] No If so, which Appraisal District? _____
Is property located in a Statutory Tax District? [ ] Yes[✓] No

12. INSPECTIONS AND DISCLOSURES:
Have you (SELLER) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or engineers or otherwise permitted by law to perform inspections in the past four (4) years?
[ ] **Yes**[✓] **No**

Chapter 6-7 of the Austin City Code requires an energy audit be completed for certain properties before the time of sale. Has an energy audit been completed on the Property within the last 10 years? [ ] Yes[ ] No [ ] N/A

If Yes to either of these questions, list the information below and attach copies of the reports:

Date of Inspection	Name of Document	Author of Report	Number of Pages

Is a previous Seller's Disclosure available? [✓] Yes[ ] No If so, please attach.

Is a current Survey available? [ ] Yes[✓] No If so, please attach. Date of Current Survey: ____/____/____

If yes, attach survey with notarized T-47 Affidavit.

13. SMOKE DETECTORS:

Does the property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code?* [✓] Yes[ ] No [ ] Unknown If no or unknown, explain. (Attach additional sheets if necessary): _____

*Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check "unknown" above or contact your local building official for more information.

A buyer may require a seller to install smoke detectors for the hearing-impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke detectors and which brand of smoke detectors to install.

14. MAJOR REPAIRS OR IMPROVEMENTS MADE:

Have you (SELLER) made, or had made, major repairs or improvements (costing $500 or more) to the Property during the time you have owned the Property? [ ] Yes[✓] No

Are you (SELLER) aware of major repairs or improvements made by previous owners?
[ ] Yes[✓] No
If Yes to either, please explain. (Attach additional sheet(s) as necessary.) _____

15. INSURANCE CLAIMS:

In the last 5 years have you (SELLER) filed an insurance claim related to this property? [ ] Yes[✓] No
If there was a monetary settlement, were the funds used to make the repair? [ ] Yes[ ] No

16. GOVERNMENT OR OTHER PENDING OR RECEIVED NOTICES:

SELLER has not received any notices, either oral or written, regarding the need for repair or replacement or any portion of the Property from any governmental agency, appraiser, inspector, mortgage lender, repair service or others, except:
N/A

SELLER has not received any notices from any governmental agency or private company of pending condemnation on any portion of the Property, except: N/A

17. ADDITIONAL DISCLOSURE FORMS ATTACHED: [ ] Yes[✓] No

[ ] Addendum for Seller's Disclosure of Information on Lead-Based Paint (TAR 1906)
[ ] Environmental Assessment, Threatened or Endangered Species, and Wetlands Addendum (TAR 1917)
[ ] Energy Audit
[ ] Information About On-Site Sewer Facility (TAR 1407)
[ ] §49.452 Notice to Purchase (TREC OP-C) [ ] Yes[ ] No
[ ] Information About Special Flood Hazard Areas (TAR 1414)
[ ] Relocation Addendum (TAR 1941)
[ ] Other _____

THE ABOVE DISCLOSURES ARE TRUE AND CORRECT TO THE BEST KNOWLEDGE OF THE SELLER(S). SELLER acknowledges that the statements in this Disclosure are true to the best of the Seller's belief and that no person, including the Broker(s) and their Agent(s) has instructed or influenced Seller to provide inaccurate information or to omit any material information.

Seller's Signature	Seller's Signature
Robert B. Neuenschwander	
Printed Name	Printed Name
8/22/2023	
Date	Date

Initialed for Identification by Buyer _____, _____

THE UNDERSIGNED BUYER HEREBY ACKNOWLEDGES RECEIPT OF A COPY OF THIS STATEMENT.

NOTICES TO BUYER:

LISTING BROKER, Blavesco, LTD , AND OTHER BROKER, _____, ADVISE YOU THAT THE SELLER'S DISCLOSURE NOTICE WAS COMPLETED BY SELLER, AS OF THE DATE SIGNED.

THE LISTING BROKER AND THE OTHER BROKER HAVE RELIED ON THIS NOTICE AS TRUE AND CORRECT AND HAVE NO REASON TO BELIEVE IT TO BE FALSE OR INACCURATE.

THE TEXAS DEPARTMENT OF PUBLIC SAFETY MAINTAINS A DATABASE THAT CONSUMERS 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.

IF THE PROPERTY IS LOCATED IN A COASTAL AREA THAT IS SEWARD 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.

THIS PROPERTY MAY BE LOCATED NEAR A MILITARY INSTALLATION AND MAY BE AFFECTED BY HIGH NOISE OR AIR INSTALLATION COMPATIBLE USE 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.

YOU ARE STRONGLY ADVISED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY PRIOR TO CLOSING. ALL INSPECTION REPORTS FURNISHED BY THE SELLER ARE PROVIDED FOR INFORMATION PURPOSES ONLY AND ARE NOT INTENDED TO BE A SUBSTITUTE FOR AN INSPECTION PERFORMED BY AN INSPECTOR OF BUYER'S CHOICE.

BUYER ACKNOWLEDGES THAT THEY HAVE BEEN STRONGLY ADVISED TO HAVE THE PROPERTY INSPECTED BY THEIR OWN INDEPENDENT INSPECTOR(S).

THE DISCLOSURE NOTICE CONTAINS NO ESTIMATE OF THE NUMBER OF SQUARE FEET OF SPACE WITHIN THE RESIDENCE AND BROKERS MAKE NO REPRESENTATIONS REGARDING SUCH AREA. IF SQUARE FOOTAGE IS IMPORTANT TO BUYER, BUYER SHOULD HAVE IT MEASURED BY A PROFESSIONAL.

THE UNDERSIGNED BUYER ACKNOWLEDGES RECEIPT OF THE FOREGOING NOTICE.

Buyer's Signature	Buyer's Signature
Date	Date

Initialed for Identification by Seller RN , _____