

NOTICE REGARDING OAK WILT IN CENTRAL TEXAS

ADDENDUM TO EARNEST MONEY CONTRACT BETWEEN THE UNDERSIGNED PARTIES CONCERNING THE PROPERTY AT:

THERE MAY BE OAK WILT ON THE PROPERTY THAT YOU ARE ABOUT TO PURCHASE

OAK WILT is one of the most destructive tree diseases in the United States. The disease has killed more than 1 million trees in Central Texas. Oak wilt is caused by the fungus *Ceratocystis fagacearum*. The spores of the fungus invade and clog the tree's water conducting system, call xylem.

Oak wilt has been found in over 60 counties and in almost every city in Central Texas. It can be a problem wherever live oaks tend to be the predominate tree. It does not matter whether they are transplanted or naturally grown. An individual tree's age, size or previous health status does not make it more or less likely to contract or die from oak wilt.

Live Oaks die in the greatest numbers, most often in expanding areas called Oak Wilt Centers. Red Oaks are the most susceptible. They typically die within 2-4 weeks of symptom appearance. Common red oaks are Spanish, Texas, Shumard, Pin, and Blackjack. White oaks are least susceptible. Very few have been identified with oak wilt in Texas. They generally survive for a number of years with the disease. Common White Oaks – Post, Bur, Chinkapin, Monterrey.

OUR EXPERTISE:

- We cannot make representations or guarantees because we are not trained in identifying the condition of trees and their diseases and have no expertise in the area of plant diseases.

THEREFORE, WE RECOMMEND:

- That you take whatever other measure you feel is necessary to satisfy yourself about the condition of the property and its surroundings.
- That you accompany the inspectors and other experts during their inspections and ask any questions you have about the property.

Other Information: If you are concerned or desire additional information, you may call your County Agricultural Extension Service, or if you have access to the internet, go to <http://www.texasoakwilt.org/>

DocuSigned by:
 Michael J Sullivan 4/19/2024
 Seller Date

DocuSigned by:
 Sue D Sullivan 4/19/2024
 Seller Date

DocuSigned by:
 James Donaldson 4/18/2024
 Listing Agent Date

 Buyer Date

 Buyer Date

 Buyer's Agent Date

Oak Wilt Identification FAQ

What is oak wilt? Oak wilt is a major disease of oak trees including live oaks, Shumard oaks, Spanish oaks, Water oaks, Blackjack oaks, Pin oaks and other members of the red oak family. Left unmanaged, this disease can be devastating.

What causes oak wilt? Oak wilt is caused by a fungus called *Ceratocystis fagacearum* that clogs the water conducting vessels of infected trees, causing them to wilt and die.

Where is oak wilt in Texas? Oak wilt has been found in 65 counties in Texas. However, new areas continue to be identified.

