

Farm or Vacant Land or Lot Disclosure Statement

This document has legal consequences. If you do not understand it, consult your attorney.

Section Township Range	Section Township Range			es Hwy P		Annada	MC	1	63330	Pike	
Section Township Range Parcel No(s). Farm No(s) # of Acres (more of This Disclosure Statement may assist a Buyer in evaluating the Property, but it is not a warranty kind by Seller or any real estate licensee involved in this transaction, and is not a substitute inspection or warranty a Buyer may wish to obtain. Real estate licensees Involved in this transaction inspect the Property for defects or guarantee the accuracy of any Information provided herein. SELLER: Please complete the following form, including past history and known problems. Do not leave any blank. If the condition is not applicable to your Property (or unknown), mark "NA" (or "Unknown") in the blar following statements are made by Seller and NOT by any real estate licensee. Complete and truthful disclet the history and condition of the Property gives you the best protection against potential charges that you will be property and condition of the Property gives you the best protection against potential charges that you will be property of the Property gives you know of or suspect some condition which may negative the value of the Property or impair the health or safety of future occupants (e.g., environmental hazards, p. condition or material defects in the Property or title thereto), then you should describe that condition and additional pages if more space is required. BUYER: Since these disclosures are based on Seller's actual knowledge, you cannot be sure that there fact, no problems with the Property simply because Seller is not aware of them. The statements made by the property and are not warranties of its condition. You should condition you roffer on a profe inspection(s) of the Property and are not warranties of its condition. You should condition you fore on a profe inspection(s) of the Property and are not warranties of its condition. You should condition you roffer on a profe inspection(s) of the Property and are not warranties of its condition. You should condition your offer on a profe inspection(s) of the Property of any o	Section Township Range	Street	Address			City		Zij	o Code	Count	y
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A. When did you purchase the Property? ②3·2.62© B. Has the Property been surveyed? Year surveyed UNK C. What company or person performed the survey? Name UNK Phone D. If this is platted land, has a certificate of survey been completed? If "Yes," by whom? E. Has the plat been recorded in the land records? If "Yes," Plat Book # Page #_ F. Are there any encroachments or boundary line disputes? G. Are there any easements other than utility or drainage easements? H. Is the Property in a designated flood plain or floodway of any kind? I. Do you have a Flood Certificate regarding the Property? J. Has there ever been a flood at the Property? K. Have there ever been drainage problems affecting the Property? L. Have you ever purchased flood insurance?	A. When did you purchase the Property? ② 3 · 2 ▷ 2 ▷ B. Has the Property been surveyed? Year surveyed ③ N K C. What company or person performed the survey? Name ⑤ N K D. If this is platted land, has a certificate of survey been completed? Phone	1. SUR	VEY, EASEN	TENTS, FLO	ODING. To the	best of your kn	owledge:				
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L. Have you ever purchased flood insurance?□Yes	 L. Have you ever purchased flood insurance?		Have there	ver been a TK	oou at the Prope	offooting the	Proportu?	********	**************	⊬ res	
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			49 0	108OV	<i>A ,</i>						***

52	2.	USE	RIGHTS AND OTHER RESTRICTIONS. To the best of your knowledge:
53			Do any of the following exist regarding the Property:
54			(1) Subdivision or other recorded indentures, covenants, conditions or restrictions?
55			(2) A right of first refusal to purchase?
56			(3) Variances, special use permits or other zoning restrictions specific to this Property?
57			(4) Have any mineral rights been severed or transferred?
58		В.	Have you ever received notice from any person or authority of a breach of any of the above? ☐Yes ☑No
59		C.	Are there any farming or crop-share agreement rights in the Property?
60		D.	Are there any animal feeding operations ("AFO") or concentrated animal feeding operations ("CAFO") at
61			the Property? (if "Yes", please identify Class size and any permits issued below)
62		E.	Are there any gas & oil leases or other severed or transferred mineral rights (clay, etc.)? Yes
63		F.	Are there any leasehold interests or tenant rights in the Property?
64		G.	If any of the above questions are answered "Yes," briefly describe the details.
65			
66			If you build it must be on piers to be Flood Certified.
			17 you do 17 most be on piers to be 1/600 Centities.
67			V
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69			
70			
71	2	~	MIDITION OF THE DEODEDTY. To the heat of your knowledge.
72	٥.		ONDITION OF THE PROPERTY. To the best of your knowledge:
73		Α.	Are there any structures, improvements or personal property available for sale?
		D	Are there any problems or defects with any of these items?
74			Are there any operating or abandoned oil wells or buried storage tanks on the Property?
75		C.	Is there any hazardous or toxic substance in or on the Property?
76		_	(including but not limited to lead in the soils)?
77			Are there any Phase I or other environmental reports regarding the Property?
78		E.	Is there a solid waste disposal site or demolition landfill on the Property (whether permitted or
79	un	pern	nitted)?
80			Note: if "Yes", §260.213 RSMo requires Seller to disclose the location of the site, and Buyer should
81			be aware that Buyer may be held liable to the State for remedial action□Yes ☑No
82		F.	Have any soil tests been performed? □Yes ☑No
83		G.	Does the Property have any fill?⊔Yes ☑No
84		Н.	Are there any settling or soil movement problems on this Property?
85		l.	Is there any infestation, rot or disease in the trees on the Property?□Yes ☑No
86		J.	Is any part of the Property located in a "wetlands area" designated by the Natural Resources Conservation
87			rvice ("NRCS") or Farm Service Authority ("FSA")? ☐Yes ☑No
88		K.	If any of the above questions are answered "Yes," briefly describe the details.
89			☐ (check box if additional pages are attached)
90			
91			
92			
93			
94	4.		ILITIES. To the best of your knowledge:
95		A.	Have any soil analysis tests for sanitary systems been performed?
96			If "Yes," When?By Whom?
97			Results:
98		В.	Do any of the following exist within the Property?
99			(1) Connection to public water? Yes Mo (5) Connection to shared sewer?
100			(2) Connection to public sewer? Yes No (6) Private Sewer/Septic tank/Lagoon?
101			(3) Connection to private water (7) Connection to electric utility?
102			system off Property?
103			(4) Connection to shared water? \square Yes \square No (9) A water well?
		_	• • • • • • • • • • • • • • • • • • • •
104		Ú,	Are any of the following existing at the boundary of the Property?
105			(1) Public water system access? Yes No (5) Electric Service Access? Yes No
106			(2) Public sewer system access? Yes No (6) Natural gas access? Yes No
107			(3) Shared water system access ☐Yes ☑No (7) Telephone system access? ☑Yes ☐No
108			(4) Shared sewer system access ☐Yes ☑No (8) Other:
109		D.	Have any utility access charges been paid? □Yes ₩No
110			If "Yes," which charges have been paid?

111 112	5.	FE	DERAL/STATE/LOCAL FARM PROGRAMS. T	o the best of your knowledge:	
113		Α.	Is Property enrolled in CRP (Conservation Reself "Yes," complete the following:	erve Program)?	Yes Lino
114				last year of participation	
115			total acres put in CRP per acre bid in	enrollment vear	annual navment
116		В.	per acre bid in Is Property enrolled in WRP (Wetlands Reserve	Program\?	TVes Who
117			If "Yes," complete the following:	, , , , og, a, , , , , , , , , , , , , , , , , ,	
118			total acres put in WRP	last year of participation	
119			total acres put in WRP per acre bid in	enrollment year	annual payment
120		C.	Other Programs (identify any other federal, state		ort or subsidy programs in
121			table Division of the Control of the	o or lood fam loan, phot suppe	
122 123					
124	6.	ОТ	HER MATTERS. To the best of your knowledge	Ð:	· · · · · · · · · · · · · · · · · · ·
125		A,	Is or was the Property used as a site for metham	phetamine production or the pla	ce of residence of a
126			person convicted of a crime involving any control	olled substance related thereto?	Yes No
127			If "Yes," §441.236 RSMo requires disclosu		
128			disclosure to purchasers of real estate. MR	Form DSC-5000 ("Disclosure o	f Information Regarding
129			Methamphetamine/Controlled Substances")	may be filled out in conjunction	n with these matters.
130		В.	Is there anything else that may materially and ad		
131			notice from a governmental authority of violatio	n of a law or regulation, propose	ed zoning changes, street
132			changes, threat of condemnation, neighborhood	I noise or nuisance)?	Yes Mo
133			If "Yes," briefly describe the details. ☐ (check in	box if additional pages are attach	ned)
134			•		
135					
136					
137			R'S ACKNOWLEDGMENT		
138 139	Sei	ier r	epresents that the information set forth in this Dis	sclosure Statement is accurate a	nd complete to the best of
140	bo:	3 W.	knowledge as of the date of Seller's signature burranty or guarantee of any kind. Seller authorizes	the lieting broken to provide this	s Disclosure Statement to
141	hiiv	a wa Mare	of the Property and to real estate licensees repre	s the listing broker to provide this	information to prospective
	Day	0.0	or the Freporty and to real estate lied hades repre	section graces buyers.	
142.			01-25-21		
	861	ler	Date	Seller	D-1-
143	_		ame: Jon Kramer	Print Name:	Date
144	1 111	IL IN	ame. Jon Kramer	rilli Name,	
145	BU		R'S ACKNOWLEDGEMENT		
146		1.	I understand and agree that the information in the		
147			knowledge and that Seller can only make an hor	nest effort at fully revealing the ir	nformation requested.
148		2.	This Property is being sold to me without warran		
149			licensee concerning the Property.	3	,,
150		3.	I understand I have the right to independently in	vestigate the Property. I have be	en specifically advised to
151			have the Property and any other conditions example the Property and any other conditions	mined by professional inspectors	as I deem fit.
152		4.	l acknowledge that neither Seller nor any real es		
153			defects in the Property.	nate hooriood to all expert at dete	oung of repairing prtysical
154		5.	I acknowledge that there are no representations	concerning the Property made h	v Seller or any real estate
155			licensee on which I am relying except as may be	fully set forth in writing and sign	ned by them.
450]
156	Buy	/Or	Date	Buyer	<u></u>
157					Date
158	L. III	it INC	ame:	Print Name:	

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