## TR TEXAS REALTORS

## 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 CONCERNING THE PROPERTY AT 919 Main St

AGENT.				Prop	erty.	If Unoccupied (by Sau	BY	SEL	LER,	X 78606 TION OF THE PROPERTY AS TONS OR WARRANTIES THI SELLER'S AGENTS, OR ANY since Seller has occupied the ine Property	= B	UY	ER
Section 1. The Prope This notice does	not e	nas (	he it lish ti	ems he iten	mari ns to	eximate date) orneviced (by Sellicoximate date) orneviced below: (Mark Yes be conveyed. The contra	(Y), ct wi	No	pied the (N), of terminal	or Unknown (U).)  which items will & will not conve	Pro	pert	y?
Cable TVAE	Y	N	U		Item					will not conve	y.		
Canie I A AAILIUG			¥.	_	-	d Propane Gas:	Y	N	U	Item		1	Т.
Carbon Monoxide Det.			X		LP	Community (Captive)		X		Pump: sump grinder	+ 1	N	1
Ceiling Fans	X				IP	on Property		X		Rain Gutters	$\vdash$	X	+
Cooktop	1	X		h	lot 7	Tub		X		Range/Stove	-	X	1
Dishwasher	X							X		Roof/Attic Vents	X		$\perp$
Disposal		X			Aiore	com System		X		Sauna	K		
Emergency Escape			$\neg$			wave		X		Smoke Detector		X	
Ladder(s)		X		-	Duta	oor Grill				Smoke Detector	X		
Exhaust Fans	V		$\dashv$	-	)-4°			Y		Smoke Detector - Hearing Impaired			Г
Fences	X		$\dashv$	1	auo	Decking	X	1		Spa		X	
Fire Detection Equip.		X	-	-	'ium	bing System	X	+				X	Г
French Drain		X	$\dashv$	1	ool		1	<	$\neg$	Trash Compactor		X	
Gas Fixtures		Ŷ	$\dashv$	1	001	Equipment	1	7		TV Antenna		X	
Natural Gas Lines		X-	-	15	001	Maint. Accessories	-	1	$\dashv$	Washer/Dryer Hookup	X		
				LP	ool l	leater	-	1	-	Window Screens	Y		
Item							- 1	1		Public Sewer System	V		_
Central A/C			1	YN	U		_	A -4	4:4:		~1		_
Evaporative Coolers			1	4		electric gas n	u umak	AQ	aition	nal Information			
Wall/Window AC Units			4	X		number of units: r/	UIIIL	er o	r units	s: /		_	-
Attic Fan(s)			1			number of units: 4	<u> </u>		Mar		-		
Central Heat			4	X		if yes, describe:							_
Other Heat			12			electric gos -	unch						_
Oven			1			if yes, describe: 2	umb	er o	units	ic gas other	-		
ireplace & Chimney						number of overes	1)	Do	ا تعد	Wito- 620 Azz==	7		
arport			LX			y wood gas logs				3-0 011121	^_	-	
arage				X		3-1.090		10Ck	ot	her:			
arage Door Openers				X		100000	tach	ed					
atellite Dish & C				X			ach	ed					
atellite Dish & Controls			T	V		number of units:			กเ	umber of remotes:			
ecurity System				V		owned leased fi	rom:			or remotes.			
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ater Heater		T-U-M	X	1	$\dashv$	owned leased fr	om:						$\neg$
ater Softener			1	V	-	electric gas	other	:					
ther Leased Items(s)			+	Ŷ	-	owned leased fr	om:			number of units: 🔎			
XR-1406) 09-01-19		Initi	aled	by: Bu		if yes, describe:			1				1
iper Real Estate, 807 North Main Street Bi: odic Noah	Do TV	ance.				, and §	Seller	:_\	MX	,Page		_	

## 919 Main St Blanco, TX 78606

Underground Lawn Spri Septic / On-Site Sewer I					Blanco,		4 100	OU		
001101	Facility		X	automa	tic manual	an	eas co	Vered:		
Motor	acinty		X	if yes, atta	ch Information	Ah	Out O	n Site S		
Water supply provided b Was the Property built b (If yes, complete, sic	y: √ c	ity_	well MI	ID mor		, 40	out O	overed: n-Site Sewer Facility (TXR-	1407)	
Was the Property built b	efore 1	978?	/	_ 00 0		4	othor			
(If yes, complete, sic Roof Type: //) ETA/	gn, and	attact	TXR-190	6 concernin	owii					
is there an overland				Ad	ie: // // COO	all	nt haz	ards).		
covering)?	of cove	ering c	on the Pro	perty (shir	Idles or roof	之	O	ards). (a placed over existing shir	pproxi	mate
Vec 70 110	unk	nown			5-2- 5. 15G; E	201	eing	placed over existing shir	igles o	or ro
are road of a series of	of any o	of the	items liste	d in this So	office 4 44			working condition, that have sary):		
are need of repair?ye	es $\sqrt{n}$	o If ye	s, describe	attach ad	different at and	e n	ot in	working condition, that hav sary):	e defe	ata .
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						_				
6-4						-				
Section 2. Are you (Se	ller) av	vare o	of any defe	octo es mal		_				
aware and No (N) if you	are no	t awa	re.)	ecra or mal	nunctions in a	ny	of th	e following? (Mark Yes (	A :6	
	V	N	-					0 - (a.r. 165 (	i j ii yo	u ar
Basement	<del>'</del>	V	Item			Y	N	Item		
Ceilings	_	<b>V</b>	Floors				X	Sidewalks		YI
Doors	_	0	Found	ation / Slab	(s)		X			>
Driveways	_	<b>₩</b>	Interior	Walls			Y	Walls / Fences		X
Electrical Systems	_	4	Lightin	g Fixtures			Ŷ	Windows		×
Exterior Walls	-	X	Plumbi	ng Systems	5		X	Other Structural Compone	ents	X
	-	X	Done			-				-
i the answer to any of the	e items	in Sec	tion 2 in			_				+
	Antisau WWW.							s if necessary):		
	Antisau WWW.									
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Concerning the Property at	919 Main St Blanco, TX 78606
If the answer to any of the items in Section 3	is yes, explain (attach additional sheets if necessary):
*A single blockable main drain may cause a s Section 4. Are you (Seller) aware of any it which has not been previously disclosed necessary):	uction entrapment hazard for an individual.  tem, equipment, or system in or on the Property that is in need of repair in this notice?yesno If yes, explain (attach additional sheets
Section 5. Are you (Seller) aware of any ownolly or partly as applicable. Mark No (N)	of the following conditions?* (Mark Yes (Y) if you are aware and che
I N	
Present flood insurance coverage	(if yes, attach TXR 1414)
Previous flooding due to a faile water from a reservoir	ure or breach of a reservoir or a controlled or emergency release
- A Previous mooding due to a natural	flood event (if you all your all your and your a
Previous water penetration into	a structure on the Property due to a natural flood event (if yes, attac
Located wholly partly in a	100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE A0
Located wholly party is a	1414).
paruvili a	500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
Located _ wholly _ partly in a f	Roodway (if yes, attach TXR 1414).
Located _ wholly partly in a r	'Asanoir
the answer to any of the above is ves, explain	n (attach additional sheets as necessary):
,, orpidii	(attach additional sheets as necessary):
*Ean	
*For purposes of this notice:	
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, Al which is considered to be a high risk of floodings	at: (A) is identified on the flood insurance rate map as a special flood hazard area and (C), may include the map; (B) has a one percent applied chapter of floor
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, At which is considered to be a high risk of flooding; "500-year floodplain" means any area of land the area, which is designated on the map as Zone which is considered to be a moderate risk of floor	that: (A) is identified on the flood insurance rate map as a moderate flood hazard (Shaded); and (B) has a two-tenths of one porcease
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, AE, Which is considered to be a high risk of flooding; "500-year floodplain" means any area of land the area, which is designated on the map as Zone which is considered to be a moderate risk of flood "Flood pool" means the area adjacent to a reserve subject to controlled inundation under the means.	that: (A) is identified on the flood insurance rate map as a moderate flood hazard ding;  X (shaded); and (B) has a two-tenths of one percent annual chance of flooding,  yoir that lies above the normal maximum operation to the standard of flooding.
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, AE which is considered to be a high risk of flooding; "500-year floodplain" means any area of land the area, which is designated on the map as Zone which is considered to be a moderate risk of flood "Flood pool" means the area adjacent to a reserve subject to controlled inundation under the manage "Flood insurance rate map" means the most recounder the National Flood Insurance Act of 1969 of	that: (A) is identified on the flood insurance rate map as a moderate flood hazard (Shaded); and (B) has a two-tenths of one percent annual chance of flooding, woir that lies above the normal maximum operating level of the reservoir and that is the United States Army Corps of Engineers.
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, AE, Which is considered to be a high risk of flooding; "500-year floodplain" means any area of land the area, which is designated on the map as Zone which is considered to be a moderate risk of flood "Flood pool" means the area adjacent to a reserve subject to controlled inundation under the manage "Flood insurance rate map" means the most recurded the National Flood Insurance Act of 1968 ("Floodway" means an area that is identified on the of a river or other watercourse and the adjacent leas a 100-year flood, without cumulatively increase."	that: (A) is identified on the flood insurance rate map as a moderate flood hazard ding.  X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, woir that lies above the normal maximum operating level of the reservoir and that is tent flood hazard map published by the Federal Emergency Management Agency the flood insurance rate map as a regulatory floodway, which includes the channel and areas that must be reserved for the displacement.
"100-year floodplain" means any area of land the which is designated as Zone A, V, A99, AE, At which is considered to be a high risk of flooding; "500-year floodplain" means any area of land the area, which is designated on the map as Zone which is considered to be a moderate risk of flood "Flood pool" means the area adjacent to a reservablect to controlled inundation under the manage "Flood insurance rate map" means the most recunder the National Flood Insurance Act of 1968 ("Floodway" means an area that is identified on the of a river or other watercourse and the adjacent leas a 100-year flood, without cumulatively income."	that: (A) is identified on the flood insurance rate map as a moderate flood hazard ding.  X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, woir that lies above the normal maximum operating level of the reservoir and that is mement of the United States Army Corps of Engineers.  Let u. S.C. Section 4001 et seq.).  The flood insurance rate map as a regulatory floodway, which includes the channel and areas that must be reserved for the displacement.
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	Blanco, TX 78606  6. Have you (Seller) ever filed a claim for flood damage to the Property with any insurance including the National Flood Insurance Program (NFIP)?*yes no If yes, explain (attach addition)
*Hom	es in high risk flood zeroe. **
Even	es in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance and low risk flood zones to purchase flood insurance and low risk flood zones to purchase flood insurance.
Section 7	ure(s).
Administ necessar	7. Have you (Seller) ever received assistance from FEMA or the U.S. Small Busines ration (SBA) for flood damage to the Property?yes √ no If yes, explain (attach additional sheets a
not aware	. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if you ar
/ A1	(1) " you are aware. Mark No (N) if you ar
N X	
- A	Room additions, structural modifications, or other attentions
١.	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.
<u> </u>	Homeowners' associations
	Name of association:  Manager's name:  Fees or assessments. If yes, complete the following:
	Manager's name:
	Fees or assessments are: \$ Phone:
	Any unpaid fees or assessment for the Property? and are: mandatory voluntee
	Fees or assessments are: \$perand are:mandatoryvoluntary If the Property is in more than one association, provide information about the other associations below or
- *	Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest Any optional user fees for common facilities charged?yes no If yes, describe:  Any notices of violetties.
	no If yes, describe:
- X	Any notices of violations of dead restricts
	Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the
X	Any lawsuits or other legal proceedings discuti
X	Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited
-5-1	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated  Any condition on the Property.
X	Any condition on the D
×	solution on the Property which materially affects the
1	Any repairs or treatments, other than routine maintanes.
	Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental lifyes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other example).
X	remediation (for example, certificate of mold remediation identifying the extent of the Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses a public The Property is least that
χ.	The Property is located in
	etailer.
X	The Property is located in a propane gas system service area owned by a propane distribution system
D	J F - Holl OI LIE F (I) DPR/ that :- I
e allowel	to any of the items in Section 8 is yes, explain (attach additional sheets if necessary):  -01-19
	-01-19 Initialed by P

ted Name: Down Buck Date Signature of Seller Date  Printed Name:				Blanco, TX 78606	
spersons who regularly provide inspections and who are either licensed as inspectors or other permitted by law to perform inspections? yes \( \) no if yes, attach copies and complete the following:    Image: Complete the following or other persons who regularly provide inspectors? yes \( \) no if yes, attach copies and complete the following:    Image: Complete the following or other persons who regularly provide inspectors? yes \( \) no if yes, attach copies and complete the following:    Image: Complete the following or other persons as a reflection of the current condition of the Property.    A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property.    A buyer should obtain inspections from inspectors chosen by the buyer.    A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property.    A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property.    A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property.    A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property.    A buyer may you (Seller) exert field a claim for damage, other than flood damage, to the Property with a section 12. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, surrance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs included in a settlement or award in a legal proceeding) and not used the proceeds to make the repairs including a settlement or award in a legal proceeding) and not used the proceeds to make the repairs including a settlement or award in a legal proceeding) and not used the proceeds to make the repairs including a settlement or award in a legal proceeding) and not used the proceeds to make the repairs including a settlement or a settlement or award in a legal proceeding) and not used					
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## ADDITIONAL NOTICES TO BUYER:

- (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
- (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
- (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

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Water:	1 OF	BIANCA			phone #:	230-	833-6	1805
Cable:		Oli III			phone #:	3.		1000
Trash:	4 OF	Blarco			phone #:			
Natural Gas:		211110					833-4	-
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