

### INFORMATION ABOUT ON-SITE SEWER FACILITY

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CC	NC	9550 Tradewind St ERNING THE PROPERTY AT Amarillo, TX 79118-5206	
Α.	DE	SCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:	
	(1)	Type of Treatment System: Septic Tank Aerobic Treatment	Unknown
	(2)	Type of Distribution System:	Unknown
	(3)	Approximate Location of Drain Field or Distribution System:	Unknown
			<del></del> 
	(4)	Installer: Golden Sgrend	Unknown
	(5)	Approximate Age: 7 yrs ?	Unknown
В.	MA	INTENANCE INFORMATION:	
	(1)	Is Seller aware of any maintenance contract in effect for the on-site sewer facility?  If yes, name of maintenance contractor:	☐ Yes X No
		Phone: contract expiration date: Maintenance contracts must be in effect to operate aerobic treatment and certain not sewer facilities.)	n-standard" on-site
	(2)	Approximate date any tanks were last pumped? March 2021	
		Is Seller aware of any defect or malfunction in the on-site sewer facility?  If yes, explain:	☐ Yes <b>※</b> No
	(4)	Does Seller have manufacturer or warranty information available for review?	Yes No
c.	PL	ANNING MATERIALS, PERMITS, AND CONTRACTS:	
	(1)	The following items concerning the on-site sewer facility are attached:  planning materials permit for original installation final inspection when comparing maintenance contract manufacturer information warranty information	SSF was installed
	(2)	"Planning materials" are the supporting materials that describe the on-site sew submitted to the permitting authority in order to obtain a permit to install the on-site s	
	(3)	It may be necessary for a buyer to have the permit to operate an on-stransferred to the buyer.	site sewer facility

Page 1 of 2

Initialed for Identification by Buyer \_

and Seller # , SF

(TXR-1407) 1-7-04



9550 Tradewind St, Amarillo, Tx 79118



# SELLER'S DISCLOSURE NOTICE

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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.

CONCERNING THE PROPERTY AT \_\_\_\_\_

AS OF THE DATE SI	GNED IYER N	BY MAY	SEI WIS	LEI H T	R AND IS NOT A S O OBTAIN. IT IS NO	Sl	JBS	STIT	UTE FOR ANY INSPECTION RRANTY OF ANY KIND BY SI	NS	OR	
Seller ☑ is not the Property? ☐Property		ying	the I						), how long since Seller has or date) or D never occupi			
Section 1. The Proper This notice does not esta	ablish t	he ite	item ems to	s m	conveyed. The contrac	ct 1	will	dete	No (N), or Unknown (U).) rmine which items will & will not co	······		
Item	Y N	U	Iter	n		Y	N	U	Item ,	Y	NL	
Cable TV Wiring	X.				Propane Gas:		X		Pump: 🗖 sump 💆 grinder			
Carbon Monoxide Det.	Χ,				mmunity (Captive)		X		Rain Gutters	X		
Ceiling Fans	X				Property		F		Range/Stove	X.		
Cooktop	X		Ho	Tul	)	X			Roof/Attic Vents	X		
Dishwasher	X		Inte	erco	n System		X		Sauna		X	
Disposal	X 1		Mic	row	ave	X			Smoke Detector	X		
Emergency Escape			Ou	tdoo	r Grill		vi		Smoke Detector – Hearing	Ø	X	
Ladder(s)	X						Χ		Impaired		1	
Exhaust Fans	X				ecking	X			Spa	X		
Fences	X		-		ng System	X			Trash Compactor		X_	
Fire Detection Equip.	X		Po	******		Y			TV Antenna		X	
French Drain	-	6			quipment	X			Washer/Dryer Hookup	X		
Gas Fixtures	×		-		aint. Accessories	<			Window Screens	V		
Natural Gas Lines	X I		Po	ol He	eater				Public Sewer System		Y	
Item		T	YN	U	Additiona	11	nfo	rma	tion			
Central A/C			V	+		-	******************		of units:3			
Evaporative Coolers			X		number of units:							
Wall/Window AC Units			X		number of units:							
Attic Fan(s)		_	X	1	if yes, describe:							
Central Heat			X	-	☐ electric ☐ gas	1	nun	nber	of units:			
Other Heat				Y	if yes describe:			11001	0. 0.1			
Oven		,	<b>/</b>	1	number of ovens:	2	`		☐ electric ☐ gas ☐ other:		***************************************	
Fireplace & Chimney			Χ		☑ wood ☐ gas lo							
Carport		)	(		attached not				-			
Garage		)			attached not	****	****			***************************************		
Garage Door Openers			X		number of units:			1	number of remotes:			
Satellite Dish & Contro	ls		X		☑ owned ☐ leased from							
Security System		)	(		☐ owned ☐ lease				arst Alarm			
Solar Panels			X		☐ owned ☐ lease	_						
Water Heater	300 300000		X		☐ electric ☐ gas 〔				number of units:	)		
Water Softener		3			owned 🗖 lease				ulligian of Amarillo			
Other Leased Item(s)					if yes, describe:							

Concerning the Property at _			9	550	Trac	lewind S	t, Al	ma	arillo, Tx 79 <u>11</u> 8		
			A						All was		
Underground Lawn Sp	orinkl	er	X 📜 📜 aı	utor	natic	: 🛚 ma	nua		areas covered: HI Class		
Septic / On-Site Sewe	r Fac	ility	if ye	s, a	ttach	1 Inform	atior	ı A	About On-Site Sewer Facility (TXR	-140	)/)
Water supply provided	well Mu	JD		o-op 🚨	unk	no	own 🚨 other:				
Was the Property built											
(If yes, complete, si					cerni	ing lead	-bas	ec	paint hazards).		`
Roof Type:11	^			!	Age:			5	(approxir	nate	;)
Is there an overlay roof	cove	ering o	on the Property	(shi	ngle	s or roo	t cov	/ei	ring placed over existing shingles	or ro	100
covering)? 🗆 yes 🗹	no ,	🕰 unk	nown								
Are you (Seller) aware	of a	nv of	the items listed	in	this	Section	1 th	at	are not in working condition, that	t ha	ve
defects, or are need of	repai	r?	ves in no If	es.	des	cribe (af	tach	a	dditional sheets if necessary):		
			,								
										_	
						nalfunc	tion	s i	in any of the following? (Mark Y	'es	(Y)
if you are aware and I	No (N	l) if yo	ou are not awa	re.)							
Item	Y	N	Item	-		Y	N	٦	Item	Υ	N
Basement	V	à	Floors	************			X		Sidewalks	1	X
Ceilings		X'	Foundation /	/ Sla	ab(s)		X		Walls / Fences	1	X
Doors		X	Interior Wall		10(0)		Ŷ		Windows	1	X
Driveways		X	Lighting Fixt	************			X		Other Structural Components	1	Y
Electrical Systems	_	X	Plumbing Sy				X		Carici Structurar Componento		1
Exterior Walls	_	1.7	Roof	310	1113		1	+		+	-
L		X	L				LX			.1	<u></u>
If the answer to any of	the it	ems ir	n Section 2 is ye	es, e	expla	in (atta	ch a	dd	litional sheets if necessary):		
Section 2 Are you	Calla	r) 2446	ro of any of th	a fa	llou	ina cor	Ai+i	^n	s? (Mark Yes (Y) if you are awa	ro o	nd
No (N) if you are not a			ile of ally of th	e iu	IIIOVV	ing coi	lulli	UII	s: (wark res (1) ii you are awa	ie a	IIu
NO (N) II you are not a	await	=.)									
Condition				Υ	N	Con	ditic	n		Υ	N
Aluminum Wiring			ACCES AND		X	Rad	on G	as	5		X
Asbestos Component	s				X	Sett	ing				X
Diseased Trees: ☐ oa		t 🗆			V			en	nent	1	X
Endangered Species/			Property		Ŷ				e Structure or Pits		X
Fault Lines	· idoit	ui on	. roporty		V	-			nd Storage Tanks		X
Hazardous or Toxic W	Vaste				1	**************************************			Easements	1	X
Improper Drainage	·uoto				v	-		_	d Easements	+	X
	ar Sni	ringe			V				aldehyde Insulation	1	X
Intermittent or Weather Springs  Landfill					X	PARTICULAR DE LA CONTRACTION DEL CONTRACTION DE LA CONTRACTION DE	********	*****	hage Not Due to a Flood Event	1	y
Lead-Based Paint or I	ead.	Raser	d Pt Hazards		V				on Property	1	X
Encroachments onto					V	Woo			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	+	X
Improvements encroa					X		****	****	station of termites or other wood	+	

X

X

X

X

X

Located in Historic District

Previous Roof Repairs

of Methamphetamine

Historic Property Designation

Previous Foundation Repairs

Previous Other Structural Repairs

Previous Use of Premises for Manufacture

destroying insects (WDI)

Previous Fires

Tub/Spa\*

Previous treatment for termites or WDI

Termite or WDI damage needing repair

Previous termite or WDI damage repaired

Single Blockable Main Drain in Pool/Hot

X

X

X

Concernir	ng the Property at	9550 Tradewind St, Amarillo, Tx 79118
If the an	swer to any of th	e items in Section 3 is yes, explain (attach additional sheets if necessary):
*A sii	ngle blockable main	drain may cause a suction entrapment hazard for an individual.
of repa	ir, which has no	ler) aware of any item, equipment, or system in or on the Property that is in need of been previously disclosed in this notice?   yes  no If yes, explain (attach ssary):
		ler) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and as applicable. Mark No (N) if you are not aware.)
Y N	,	
		surance coverage (if yes, attach TXR 1414).
□ \(\bar{\bar{\pi}}\)	Previous floodir from a reservoi	ng due to a failure or breach of a reservoir or a controlled or emergency release of water r.
	Previous flooding	ng due to a natural flood event (if yes, attach TXR 1414).
	Previous water TXR 1414).	penetration into a structure on the Property due to a natural flood event (if yes, attach
		olly partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AR) (if yes, attach TXR 1414).
□ X <sub>4</sub>	Located $\square$ who	olly □ partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
□ <b>⋈</b>	Located □ who	olly ☐ partly in a floodway (if yes, attach TXR 1414).
	Located □ who	olly □ partly in a flood pool.
	Located □ who	olly □ partly in a reservoir.
		e above is yes, explain (attach additional sheets as necessary):
	,	

<sup>\*</sup>For purposes of this notice:

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.).

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

	s as necessary).
Even when not and low risk flo	h risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance t required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk good zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
Administration	lave you (Seller) ever received assistance from FEMA or the U.S. Small Business (SBA) for flood damage to the Property?   yes no If yes, explain (attach additional sheets) yes no If yes, explain (attach additional sheets)
Section 8. Are	e you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) i
	additions, structural modifications, or other alterations or repairs made without necessary s, with unresolved permits, or not in compliance with building codes in effect at the time.
	owners' associations or maintenance fees or assessments. If yes, complete the following:
Ma	anager's name: Phone:Phone:
If t	anager's name: Phone: and are: □ mandatory □ voluntary unpaid fees or assessment for the Property? □ yes (\$) □ no the Property is in more than one association, provide information about the other associations low or attach information to this notice.
interes	ommon area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided st with others. If yes, complete the following: by optional user fees for common facilities charged?   yes   no If yes, describe:
of the	otices of violations of deed restrictions or governmental ordinances affecting the condition or use Property.
	wsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is no document to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
	eath on the Property except for those deaths caused by: natural causes, suicide, or acciden ted to the condition of the Property.
□ 💢 Any co	ondition on the Property which materially affects the health or safety of an individual.
enviro If y	epairs or treatments, other than routine maintenance, made to the Property to remediate nmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. res, attach any certificates or other documentation identifying the extent of the remediation or example, certificate of mold remediation or other remediation).
	ainwater harvesting system located on the Property that is larger than 500 gallons and that uses lic water supply as an auxiliary water source.
The P retaile	roperty is located in a propane gas system service area owned by a propane distribution system r.
	ortion of the Property that is located in a groundwater conservation district or a subsidence district any of the items in Section 8 is yes, explain (attach additional sheets if necessary):

Concerning the Proper	y at	9550 T	radewind St, Amarillo, Tx 7911	8
Section 9. Seller	has 🗆 has	not attached a s	urvey of the Property.	
persons who reg	ularly provide in	nspections and	eller) received any written who are either licensed as no If yes, attach copies and	inspectors or otherwise
Inspection Date	Туре	Name of Inspec	ctor	No. of Pages
N. A. L.			ate as a reflection of the ourse	at condition of the Property
	A buyer should o	obtain inspections tion(s) which you	rts as a reflection of the curre from inspectors chosen by the (Seller) currently claim for	e buyer.
	agement	☐ Senior Citizen☐ Agricultural	□ Disabled Veter	ran
detector requiren	ents of Chapter	766 of the Health	ke detectors installed in ac n and Safety Code?*  unk ssary):	nown 🔲 no 💢 yes. If n
installed in accord performance, loca	lance with the require ation, and power soul	ments of the building of rce requirements. If y	family or two-family dwellings to ha code in effect in the area in which the ou do not know the building code r uilding official for more information.	dwelling is located, including
family who will res from a licensed p install smoke dete	ide in the dwelling is h hysician; and (3) with actors for the hearing-	nearing-impaired; (2) th nin 10 days after the e impaired and specifies	he hearing impaired if: (1) the buyer e buyer gives the seller written evide offective date, the buyer makes a wr the locations for installation. The pa smoke detectors to install.	nce of the hearing impairment ritten request for the seller to
	er(s), has instruc		are true to the best of Seller Seller to provide inaccurate Signature of Seller	
Printed Name: Full	s Management Trust	t, Fults Ranch LTD	Printed Name:	

### **ADDITIONAL NOTICES TO BUYER:**

	 OFFO Total Control of Try 70110
he Property at	9550 Tradewind St, Amarillo, Tx 79118

- (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 <a href="https://publicsite.dps.texas.gov/SexOffenderRegistry">https://publicsite.dps.texas.gov/SexOffenderRegistry</a>. 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.

<ol><li>The following providers currently provide service</li></ol>	e to the Property:	
Electric:	phone #:	
Sewer: SLOTIC	phone #:	
Water:	phone #:	
Cable: DiveCtTV	phone #:	
Trash: 60 yas alex Waste co	phone #:	
Natural Gas: 4moo	phone #:	
Phone Company: AtAT	phone #:	
Propage:	phone #:	
Internet: Amarillo Wireles	phone #:	
	by Seller as of the date signed. The brokers have relied reason to believe it to be false or inaccurate. YOU AF	
The undersigned Buyer acknowledges receipt of the	e foregoing notice.	
Manhely1	Machines Clospi	
Signature of Buyer Date	e Signature of Buyer Da	te
Printed Name:	Printed Name: Nobsect Frank	

(TXR-1406) 09-01-19

Initialed by: Buyer: \_\_\_

and Seller:

Page 6 of 6

Craig Cooper. Triangle Realty, LLC. 7669 Canyon Dr., Amarillo, TX 79110.3678334 Produced with Brokermint. Brokermint LLC, 7562 Romeria St, Carlsbad, CA 92009 D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	Usage (gal/day) without water- saving devices	Usage (gal/day) with water- saving devices
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.

Signature of Seller

Date

gnature of Seller

Date

Receipt acknowledged by:

Signature of Buyer

Date

Signature of Buyer

Date





# **SELLER'S DISCLOSURE NOTICE**

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CONCERNING THE PR	ROPER	TY A	τ	9550 Tr	ade	wir	d S	t, Amarillo, Tx 79118		
AS OF THE DATE S	IGNED JYER M	BY 1AY	SELLI WISH	ER AND IS NOT A TO OBTAIN. IT IS N	SU	JBS	STI	HE CONDITION OF THE PROF FUTE FOR ANY INSPECTION RRANTY OF ANY KIND BY SE	1S (	OR
Seller	occupy	ing	the Pro	pperty. If unoccupied (ap	(b) pro	y S xim	elle iate	r), how long since Seller has oc date) or $\square$ never occupi	cup ed	ied the
Section 1. The Proper	rty has tablish th	the ne ite	i <b>tems</b> i	marked below: (Mai e conveyed. The contr	r <b>k Y</b> act	es will	(Y) dete	, No (N), or Unknown (U).) ermine which items will & will not co	onve	y.
Item	Y/N	U	Item	**************************************	Y	N	U	Item	Υ	NU
Cable TV Wiring				Propane Gas:		/		Pump:	-	
Carbon Monoxide Det.	//			community (Captive)		/	,	Rain Gutters	/	/
Ceiling Fans	//			n Property		/	1	Range/Stove	/	/
Cooktop	/		Hot T			/		Roof/Attic Vents	/	
Dishwasher	//			om System		1		Sauna		/
Disposal	/		Micro		/			Smoke Detector	/	
Emergency Escape				oor Grill			/	Smoke Detector - Hearing		
Ladder(s)						/		Impaired		1
Exhaust Fans	///		Patio	/Decking		1		Spa		//
Fences			Pluml	bing System	/		/	Trash Compactor		//
Fire Detection Equip.		//	Pool			/		TV Antenna		
French Drain		/	Pool	Equipment		/		Washer/Dryer Hookup	/	/
Gas Fixtures			Pool	Maint. Accessories		/		Window Screens	/	
Natural Gas Lines			Pool	Heater		/		Public Sewer System		1
Item			N	U / Addition	al I	nfc	rm	ation		
Central A/C				☑ electric ☐ gas						
Evaporative Coolers				number of units:						
Wall/Window AC Units	:			number of units:						
Attic Fan(s)				if yes, describe:		7				
Central Heat				electric agas		nui	nbe	er of units:/		
Other Heat	***************************************			if yes describe:						
Oven				number of ovens:				□ electric □ gas □ other:		
Fireplace & Chimney			1	☐ wood ☐ gas		s C	m		***************************************	***************************************
Carport		$\neg$	1/	attached no						
Garage	***************************************		1//	attached no	***	*****	****		,111,11	
Garage Door Openers	3		/	number of units:				number of remotes:		
Satellite Dish & Contro				□ owned □ leas	ed	fro	m _			
Security System			1/	☐ owned ☐ leas						
Solar Panels			11	☐ owned ☐ leas	ed	fro	m _			
Water Heater				electric  agas		<i>CRAMACHINERADA</i>	MANAGEMENT OF THE PARTY OF THE	number of units:	1	
Water Softener			1	owned leas						
Other Leased Item(s)				if ves. describe:						

Concerning the Property at	9550	Trad	ewind S	t, Ar	na	rillo, Tx 79118		
Underground Lawn Sprinkler ☐ a	uton	natic	□ ma	nual		areas covered:		
	******************	*******	*******	***************************************	******	bout On-Site Sewer Facility (TXR-	140	)7)
Water supply provided by: □ city □ well □ M	JD		o-on $\square$	unk	ทก	wn other:		, ,
Was the Property built before 1978? ☐ yes ☐ r	າດ [	Jun	known	ui ii c				
(If yes, complete, sign, and attach TXR-1906	conc	ernir	na lead	has	ed	naint hazards).		
Roof Type:	1	Age:	ng loud	200		(approxim	ate	(e)
Roof Type:s there an overlay roof covering on the Property	(shir	nales	or roof	cov	er	ing placed over existing shingles of	or ro	of
covering)?  ves  no  unknown	(	3				3 - 3		
Are you (Seller) aware of any of the items listed	d in d	thin C	Contina	1 th	ot.	are not in working condition that	ha	VO
defects, or are need of repair?   yes   no If	א ארוו ר	deer	riha (at	ı uı tach	aı	dditional sheets if necessary):	IIa	ve
delects, of are fleed of repair? a yes a no in	yes,	uesc	nibe (at	lacii	ш	dulional sheets if fieldssary).		
	***************************************							
								_
Section 2. Are you (Seller) aware of any defe	noto.	0 r m	alfunai	ion	- i.	n any of the following? (Mark V	00 (	(V)
f you are aware and No (N) if you are not awa		01 111	lanunc	IOII	5 11	if any of the following: (mark it	55 (	(')
					_			
Item Y N Item			Y	N	1	Item	Υ	
Basement Floors				/	1	Sidewalks		/
Ceilings Foundation	/ Sla	b(s)		_ ′	1	Walls / Fences		/
Doors Interior Wal	ls			/		Windows		1
Driveways Lighting Fix	tures	3		/		Other Structural Components		/
Electrical Systems / Plumbing S				/				
Exterior Walls Roof	<b>4</b>			/				
f the answer to any of the items in Section 2 is y  Section 3. Are you (Seller) aware of any of the No (N) if you are not aware.)								_
Condition	Υ	N	Cone	ditio	n		Υ	N
Aluminum Wiring		1	Rado					-
Asbestos Components		1	Settl					/
Diseased Trees: ☐ oak wilt ☐	1	1	Soil		em	nent		/
Endangered Species/Habitat on Property		1	-			Structure or Pits		1
Fault Lines	1	1				nd Storage Tanks		-
Hazardous or Toxic Waste	+	1				Easements		/
Improper Drainage	+	1				d Easements		1
	+	-				aldehyde Insulation		-
Intermittent or Weather Springs	+	1	_			The state of the s		
Landfill	-					nage Not Due to a Flood Event		/
Lead-Based Paint or Lead-Based Pt. Hazards	-	-				n Property		-
Encroachments onto the Property	+	-	Woo	_	-	-1-1:f 4it1		1
Improvements encroaching on others' property		1				station of termites or other wood insects (WDI)		/

Previous treatment for termites or WDI
Previous termite or WDI damage repaired

Termite or WDI damage needing repair

Single Blockable Main Drain in Pool/Hot

Previous Fires

Tub/Spa\*

Located in Historic District

Previous Roof Repairs

of Methamphetamine

Historic Property Designation Previous Foundation Repairs

Previous Other Structural Repairs

Previous Use of Premises for Manufacture

Concerning the Property at		9550 Tradewind St, Amarillo, Tx 79118									
If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary):											
Section of repa	n 4. Are you (Seller) ir, which has not be	may cause a suction entrapment hazard for an individual.  aware of any item, equipment, or system in or on the Property that is in need the property that is in need the property disclosed in this notice?   yes   no If yes, explain (attach y):									
		aware of any of the following conditions?* (Mark Yes (Y) if you are aware and									
Y N											
	Present flood insura	ance coverage (if yes, attach TXR 1414).									
	Previous flooding de from a reservoir.	ue to a failure or breach of a reservoir or a controlled or emergency release of wate									
	Previous flooding d	ue to a natural flood event (if yes, attach TXR 1414).									
<u>а</u> ф	Previous water pen TXR 1414).	etration into a structure on the Property due to a natural flood event (if yes, attack									
		□ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE) (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 u wholly	□ partly in a reservoir.									
If the ar		pove is yes, explain (attach additional sheets as necessary):									

<sup>\*</sup>For purposes of this notice:

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.).

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

Concernin	g the Property at9550 Tradewind St, Amarillo, Tx 79118
provide	6. Have you (Seller) ever filed a claim for flood damage to the Property with any insurance r, including the National Flood Insurance Program (NFIP)?* upon lifyes, explain (attached sheets as necessary):
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, by risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
<b>Adminis</b>	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) if 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.
	Homeowners' associations or maintenance fees or assessments. If yes, complete the following:  Name of association:
	Manager's name: Phone:
/	Manager's name: Phone: 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.
	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:
<b>a a</b> /	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 not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
	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).
<u>а</u> Ц	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses 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.
If the ans	Any portion of the Property that is located in a groundwater conservation district or a subsidence district. swer to any of the items in Section 8 is yes, explain (attach additional sheets if necessary):

Concerning the Proper	ty at	9550 Tra	dewind St, Amarillo, Tx 79118	
Section 10. Within persons who reg	n the last 4 year	s, have you (Se	rvey of the Property.  Iler) received any written ins ho are either licensed as ins no If yes, attach copies and com	pectors or otherwise
Inspection Date	Туре	Name of Inspect	or	No. of Pages
	A buyer should o	btain inspections fr on(s) which you (	s as a reflection of the current co om inspectors chosen by the bu Seller) currently claim for the l	yer.
☐ Wildlife Man	agement	☐ Agricultural	Disabled Veteran	
detector requirem	ents of Chapter 7	66 of the Health	e detectors installed in accordand Safety Code?*  unknown cary):	n 🗖 no 💢 yes. If n
installed in accord performance, loca	lance with the requiremation, and power source	ents of the building code requirements. If you	mily or two-family dwellings to have we de in effect in the area in which the dwell of do not know the building code require ling official for more information.	ling is located, including
family who will res from a licensed p install smoke dete	ide in the dwelling is he hysician; and (3) withir ctors for the hearing-im	aring-impaired; (2) the l n 10 days after the effe paired and specifies th	hearing impaired if: (1) the buyer or a buyer gives the seller written evidence of active date, the buyer makes a written if the locations for installation. The parties re moke detectors to install.	the hearing impairment request for the seller to
Seller acknowledge including the broke material information of Seller	er(s), has instructe	ents in this notice and or influenced S	eller to provide inaccurate info	lief and that no person rmation or to omit any 129/2(
Printed Name: Fult	s Management Trust,	Fults Ranch LTD	Printed Name:	

#### ADDITIONAL NOTICES TO BUYER:

Concerning the Property at

OFFO	Tundancia	104	Amagrilla	Tw	70110
9550	Tradewin	a St.	Amarino	, IX	19770

- (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 https://publicsite.dps.texas.gov/SexOffenderRegistry. 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 Ins	surance Association.	•	,	
compatible use zone available in the most a military installation	es or other operations. recent Air Installation	Information Compatible I on the Intern	n and may be affected by high noise or air insomer and the selection of the selection of the study or Joint Land Use Study preparet website of the military installation and of the located.	zones is pared for
	ur offers on square foot ured to verify any repo		rements, or boundaries, you should have tho tion.	se items
(6) The following provide		ervice to the	Property:	
Electric: X C	21		phone #:	
Sewer: Supt	1		phone #:	
Water: Will			phone #:	
Cable: Mut	TV		phone #:	
Trash: WWW.	war Waste Co	and the second s	phone #:	
Natural Gas:	tmos		phone #:	
Phone Company:	447		phone #:	
Propane:			phone #:	
Internet:	11/10 Wireles		phone #:	
this notice as true	and correct and have	no reason	er as of the date signed. The brokers have to believe it to be false or inaccurate. YOR CHOICE INSPECT THE PROPERTY.	
The undersigned Buyer	acknowledges receipt	of the forego	oing notice.	
Signature of Buyer		Date	Signature of Buyer	Date
Printed Name:			Printed Name:	•

https://s3-us-west-2.amazonaws.com/brokermint-ui/print-helper/web...chment%253Bfilename%253D1406\_-\_Seller%2527s\_Disclosure\_Notice.pdf

(TXR-1406) 09-01-19

Initialed by: Buyer: \_\_\_\_\_, and Seller: \_\_\_\_\_, \_\_\_

Page 6 of 6

Craig Cooper. Triangle Realty, LLC. 7669 Canyon Dr., Amarillo, TX 79110.3678334 Produced with Brokermint. Brokermint LLC, 7562 Romeria St, Carlsbad, CA 92009





#### SELLER'S DISCLOSURE NOTICE

©Texas Association of REALTORS®, Inc. 2019
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.

CONCERNING THE PROPERTY AT 9550 Tradewind St, Amarillo, Tx 79118												
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 BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.												
	Seller ★ is □ is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupied the Property? □ (approximate date) or □ never occupied the											
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 convey.												
Item	YN	U		lten	1		Y	N	U	Item	Υ	NU
Cable TV Wiring	X			Liqu	iid F	Propane Gas:		X		Pump:   Sump   ☐ grinder	X	
Carbon Monoxide Det.	X			-LP	Co	mmunity (Captive)		X		Rain Gutters	X	
Ceiling Fans	X			-LP	on	Property		X		Range/Stove	X.	
Cooktop	X			Hot	Tuk	)		X		Roof/Attic Vents	X	
Dishwasher	X		Γ	Inte	rcor	n System		X		Sauna		X
Disposal	X			Mic			X			Smoke Detector	X	
Emergency Escape	V		T	Out	doo	r Grill		5.4		Smoke Detector - Hearing		
Ladder(s)	X		L					X		Impaired		1
Exhaust Fans	X			Pati	o/D	ecking		X		Spa		X
Fences	X			Plur	mbir	ng System	X			Trash Compactor		X
Fire Detection Equip.		V		Poc	ı			X		TV Antenna		X
French Drain		V		Poc	I Ec	quipment		V		Washer/Dryer Hookup	X	
Gas Fixtures	X			Poc	l Ma	aint. Accessories		V		Window Screens	X	
Natural Gas Lines	V			Poc	I He	eater		×		Public Sewer System		X
				T								
Item			Y	N	U	Addition						
Central A/C			X	. /		electric gas	<u> </u>	nur	nbe	r of units:		
Evaporative Coolers				X.		number of units: _						
Wall/Window AC Units	<u>;</u>			number of units:								
Attic Fan(s)			X	-	if yes, describe:							
Central Heat			×	electric 🥨 gas number of units:								
Other Heat			17	-	X	if yes describe:						
Oven			X	V		number of ovens:				d electric gas other:		
Fireplace & Chimney				X		□ wood □ gas						
Carport					attached no	*******		-				
Garage					☐ attached ☐ no	ot a	ttac	*******				
Garage Door Openers				number of units: _				number of remotes:				
Satellite Dish & Controls				owned leas								
Security System					□ owned □ leas							
Solar Panels			V	X		owned leas	******	*****				
Water Heater			X	1/		□ electric Ø gas □ other: number of units:						
Water Softener				X		owned leas	ed	tror	n			
Other Leased Item(s)				1		if yes describe.						

Concerning the Property at	9550	Trac	dewind S	, Ama	arillo, Tx 79118		
				1	areas covered: All fram		
Underground Lawn Sprinkler	auton	natic	: u mar	iuai		4 47	171
Septic / On-Site Sewer Facility if y	es, a	πacr	1 Informa	tion #	About On-Site Sewer Facility (TXR-	140	)/)
Water supply provided by: ☐ city 💆 well ☐ M	IUD	U C	o-op U	unkno	own u otner:		
Was the Property built before 1978? ✓ yes □	no l	<b>⊥</b> ur	nknown	ra de la companya de	1		
(If yes, complete, sign, and attach TXR-1906	cond	cerni	ing lead-	base	d paint hazards).		
Roof Type:	/	Age:		5	(approxim		
s there an overlay roof covering on the Property	y (shi	ngle	s or roof	cove	ring placed over existing sningles of	or ro	100
covering)? 🛘 yes 💢 no 🗘 unknown							
Are you (Seller) aware of any of the items liste	ed in	this	Section	1 that	t are not in working condition, that	t ha	ve
defects, or are need of repair? u yes uno li	yes,	des	cribe (att	ach a	additional sheets if necessary):		
			····				
Section 2. Are you (Seller) aware of any def	ects	or n	nalfunct	ons	in any of the following? (Mark Y	es	(Y)
if you are aware and No (N) if you are not aw			iiaiiaiiot	0110	many or are removing. (man r	,	. ,
Item Y N Item			Y	N	Item	Υ	N
Basement X V Floors				X	Sidewalks		V.
Ceilings X Foundation		ıb(s)		X	Walls / Fences		X
Doors Interior Wa	ılls	ls		X	Windows		X
Driveways X Lighting Fix	xtures	tures		X	Other Structural Components		V
Electrical Systems	Syste	ms		X			
Exterior Walls				X			
If the answer to any of the items in Section 2 is	yes, e	3xpia	am (allac	n aud	mioriai sileets ii flecessary).		
Section 3. Are you (Seller) aware of any of t No (N) if you are not aware.)  Condition	he fo	N	ring cond				nd
Aluminum Wiring		X	Rado	n Ga	S		X
Asbestos Components		V	Settli	na			X
Diseased Trees: ☐ oak wilt ☐		V	Soil N		ment		V
Endangered Species/Habitat on Property		1			e Structure or Pits		1
Fault Lines		V			and Storage Tanks		Š
Hazardous or Toxic Waste		1	-		Easements		V
Improper Drainage		0			d Easements		1
Intermittent or Weather Springs		V	Annual Association Committees of the Committee of the Com		aldehyde Insulation		7
Landfill		Ŷ			nage Not Due to a Flood Event		V
Lead-Based Paint or Lead-Based Pt. Hazards					on Property		V
Encroachments onto the Property			Wood				3
Improvements encroaching on others' property	,		****************		estation of termites or other wood		X
		X	1		insects (WDI)		X

Previous treatment for termites or WDI

Termite or WDI damage needing repair

Previous Fires

Tub/Spa\*

Previous termite or WDI damage repaired

Single Blockable Main Drain in Pool/Hot

Located in Historic District

Previous Roof Repairs

of Methamphetamine

Historic Property Designation

Previous Foundation Repairs

Previous Other Structural Repairs

Previous Use of Premises for Manufacture

Concerning the Property at		9550 Tradewind St, Amarillo, Tx 79118
If the ar	nswer to any of th	ne items in Section 3 is yes, explain (attach additional sheets if necessary):
***************************************		
*A si	ingle blockable main	drain may cause a suction entrapment hazard for an individual.
of repa	ir, which has no	Iller) aware of any item, equipment, or system in or on the Property that is in need of been previously disclosed in this notice?   yes  no If yes, explain (attach essary):
		ller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and as applicable. Mark No (N) if you are not aware.)
Y N	Present flood in	nsurance coverage (if yes, attach TXR 1414).
□ <b>¢</b>	Previous floodi from a reservo	ng due to a failure or breach of a reservoir or a controlled or emergency release of water ir.
u ø	Previous floodi	ng due to a natural flood event (if yes, attach TXR 1414).
	Previous water TXR 1414).	r penetration into a structure on the Property due to a natural flood event (if yes, attach
□ <b>þ</b>		olly □ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, r AR) (if yes, attach TXR 1414).
□ <b>₫</b>	Located □ who	olly partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
	Located □ who	olly partly in a floodway (if yes, attach TXR 1414).
	Located □ who	olly partly in a flood pool.
□ <b>∮</b>	Located □ who	olly partly in a reservoir.
If the ar	nswer to any of th	ne above is yes, explain (attach additional sheets as necessary):
***************************************		

<sup>\*</sup>For purposes of this notice:

<sup>&</sup>quot;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.

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<sup>&</sup>quot;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.

<sup>&</sup>quot;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.).

<sup>&</sup>quot;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.

<sup>&</sup>quot;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.

Concernir	ng the Property at9550 Tradewind St, Amarillo, 1x 79118
provide	6. Have you (Seller) ever filed a claim for flood damage to the Property with any insurance r, including the National Flood Insurance Program (NFIP)?*   yes 1 yes, explain (attach al sheets as necessary):
Even and I	nes 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, ow risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).
Admini	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):
	a 8. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if not aware.)
V 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.
	Homeowners' associations or maintenance fees or assessments. If yes, complete the following:
•	Name of association:
	Manager's name: Phone: 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.
	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 not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
o ¢	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).
<u>o</u> x	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses 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.
If the an	Any portion of the Property that is located in a groundwater conservation district or a subsidence district. swer to any of the items in Section 8 is yes, explain (attach additional sheets if necessary):

Concerning the Proper	ty at	9550 T	radewind St, Amarillo, Tx 7911	18
Section 10. Within persons who reg	n the last 4 ye	ars, have you (S	urvey of the Property. eller) received any writter who are either licensed as	s inspectors or otherwise
Inspection Date	Туре	Name of Inspec	etor	No. of Pages
Section 11. Chec  Homestead  Wildlife Man	A buyer should k any tax exempagement	obtain inspections	□ Disabled Vete	the Property:
detector requiren	ents of Chapter	r 766 of the Health	ke detectors installed in ac	ccordance with the smoke
or unknown, expla	n. (Attach additi	onal sheets if nece	ssary):	
installed in accord performance, loca	lance with the require ation, and power sou	ements of the building curve requirements. If y	iamily or two-family dwellings to ha ode in effect in the area in which the ou do not know the building code i ilding official for more information.	e dwelling is located, including
family who will res from a licensed p install smoke dete	ide in the dwelling is in the hysician; and (3) with the tors for the hearing.	hearing-impaired; (2) the hin 10 days after the e -impaired and specifies	ne hearing impaired if: (1) the buyer buyer gives the seller written evide ffective date, the buyer makes a w the locations for installation. The pa smoke detectors to install.	ence of the hearing impairment ritten request for the seller to
	er(s), has instruc		are true to the best of Seller Seller to provide inaccurate Signature of Seller	
Printed Name: Full	s Management Trus	t, Fults Ranch LTD	Printed Name: Beck	in fult

# ADDITIONAL NOTICES TO BUYER:

9550	Tradewind .	St. Amarillo	. Tx 79118

- (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 https://publicsite.dps.texas.gov/SexOffenderRegistry. 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 Hail Insurance for Certain Properties (TXR 2518) and Texas Windstorm Insurance Association.		
(4)	This Property may be located near a military installatio compatible use zones or other operations. Informatio available in the most recent Air Installation Compatible a military installation and may be accessed on the Internand any municipality in which the military installation is	on relating to high noise and compatible use zones in Use Zone Study or Joint Land Use Study prepared for net website of the military installation and of the count	is o
(5)	If you are basing your offers on square footage, measured independently measured to verify any reported information.		S
6)	The following providers currently provide service to the	Property:	
	Electric:	phone #:	
	Sewer: SUMTIC	phone #:	
	Water: Well	phone #:	
	Cable: DIYECTV	phone #:	
	Trash: Washer Washer	phone #:	
	Natural Gas: 400S	phone #:	
	Phone Company: 14-UT	phone #:	
	Propane:	phone #:	
	Internet: Pravillo Wholess	phone #:	
(7)	This Seller's Disclosure Notice was completed by Sell this notice as true and correct and have no reason ENCOURAGED TO HAVE AN INSPECTOR OF YOUR	to believe it to be false or inaccurate. YOU ARI	
The	e undersigned Buyer acknowledges receipt of the foreg	oing notice.	
Sig	nature of Buyer Date	Signature of Buyer Date	9
Pri	nted Name:	Printed Name:	_

Signature of Buyer	Date	Signature of Buyer	Date
Printed Name:		Printed Name:	

(TXR-1406) 09-01-19

Initialed by: Buyer: \_\_\_\_\_,

Craig Cooper. Triangle Realty, LLC. 7669 Canyon Dr., Amarillo, TX 79110.3678334 Produced with Brokermint. Brokermint LLC, 7562 Romeria St, Carlsbad, CA 92009