



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.**

9738 Mayfield Ave
Shiro, TX 77876

CONCERNING THE PROPERTY AT _____

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?
APRIL 30 (approximate date) or never occupied the Property

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	Y	N	U
Cable TV Wiring	☒	☐	☐
Carbon Monoxide Det.	☐	☒	☐
Ceiling Fans	☒	☐	☐
Cooktop	☐	☒	☐
Dishwasher	☒	☐	☐
Disposal	☐	☒	☐
Emergency Escape Ladder(s)	☐	☒	☐
Exhaust Fans	☒	☐	☐
Fences	☒	☐	☐
Fire Detection Equip.	☐	☒	☐
French Drain	☐	☒	☐
Gas Fixtures	☐	☒	☐
Natural Gas Lines	☐	☒	☐

Item	Y	N	U
Liquid Propane Gas:	☐	☒	☐
-LP Community (Captive)	☐	☒	☐
-LP on Property	☐	☒	☐
Hot Tub	☐	☒	☐
Intercom System	☐	☒	☐
Microwave	☐	☒	☐
Outdoor Grill	☐	☒	☐
Patio/Decking	☒	☐	☐
Plumbing System	☐	☐	☐
Pool	☐	☐	☐
Pool Equipment	☐	☒	☐
Pool Maint. Accessories	☐	☒	☐
Pool Heater	☐	☒	☐

Item	Y	N	U
Pump: <u>sump</u> grinder	☐	☐	☐
Rain Gutters	☐	☒	☐
Range/Stove	☒	☐	☐
Roof/Attic Vents	☐	☐	☐
Sauna	☐	☒	☐
Smoke Detector	☒	☐	☐
Smoke Detector - Hearing Impaired	☐	☐	☒
Spa	☐	☒	☐
Trash Compactor	☐	☒	☐
TV Antenna	☐	☐	☒
Washer/Dryer Hookup	☒	☐	☐
Window Screens	☒	☐	☐
Public Sewer System	☐	☒	☐

Item	Y	N	U	Additional Information
Central A/C	☒	☐	☐	☒ electric ☐ gas number of units: <u>1</u>
Evaporative Coolers	☒	☐	☐	number of units: <u>1</u>
Wall/Window AC Units	☐	☒	☐	number of units: _____
Attic Fan(s)	☐	☐	☒	if yes, describe: _____
Central Heat	☒	☐	☐	☒ electric ☐ gas number of units: _____
Other Heat	☐	☐	☒	if yes, describe: _____
Oven	☒	☐	☐	number of ovens: <u>1</u> electric ☒ gas other: _____
Fireplace & Chimney	☐	☒	☐	☐ wood ☐ gas logs ☐ mock other: _____
Carport	☐	☒	☐	☐ attached ☒ not attached
Garage	☒	☐	☐	☐ attached ☒ not attached
Garage Door Openers	☐	☒	☐	number of units: _____ number of remotes: _____
Satellite Dish & Controls	☒	☐	☐	☐ owned ☐ leased from: _____
Security System	☒	☐	☐	☐ owned ☐ leased from: _____
Solar Panels	☐	☒	☐	☐ owned ☐ leased from: _____
Water Heater	☒	☐	☐	☐ electric ☐ gas other: _____ number of units: _____
Water Softener	☐	☒	☐	☐ owned ☐ leased from: _____
Other Leased Items(s)	☐	☒	☐	if yes, describe: _____

(TXR-1406) 07-08-22

Initialed by: Buyer: _____ and Seller: MLK

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Concerning the Property at _____

Underground Lawn Sprinkler	☐	☒	automatic	manual	areas covered: _____
Septic / On-Site Sewer Facility	☒	☐	if yes, attach Information About On-Site Sewer Facility (TXR-1407)		

Water supply provided by: ☒ city ☐ well ☐ MUD ☐ co-op ☐ unknown ☐ other: _____Was the Property built before 1978? ☐ yes ☒ no ☐ unknown

(If yes, complete, sign, and attach TXR-1906 concerning lead-based paint hazards).

Roof Type: SHINGLE Age: 6 yrs (approximate)Is there an overlay roof covering on the Property (shingles or roof covering placed over existing shingles or roof covering)? ☐ yes ☒ no ☐ unknownAre you (Seller) aware of any of the items listed in this Section 1 that are not in working condition, that have defects, or are need of repair? ☐ yes ☒ no If yes, describe (attach additional sheets if necessary): _____**Section 2. Are you (Seller) aware of any defects or malfunctions in any of the following? (Mark Yes (Y) if you are aware and No (N) if you are not aware.)**

Item	Y	N
Basement	☐	☒
Ceilings	☐	☒
Doors	☐	☒
Driveways	☐	☒
Electrical Systems	☐	☒
Exterior Walls	☐	☒

Item	Y	N
Floors	☐	☒
Foundation / Slab(s)	☐	☒
Interior Walls	☐	☒
Lighting Fixtures	☐	☒
Plumbing Systems	☐	☒
Roof	☐	☒

Item	Y	N
Sidewalks	☐	☒
Walls / Fences	☐	☒
Windows	☐	☒
Other Structural Components	☐	☐
	☐	☐
	☐	☐

If the answer to any of the items in Section 2 is yes, explain (attach additional sheets if necessary): _____

Section 3. Are you (Seller) aware of any of the following conditions? (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Condition	Y	N
Aluminum Wiring	☐	☒
Asbestos Components	☐	☒
Diseased Trees: <u>oak wilt</u>	☐	☒
Endangered Species/Habitat on Property	☐	☒
Fault Lines	☐	☒
Hazardous or Toxic Waste	☐	☒
Improper Drainage	☐	☒
Intermittent or Weather Springs	☐	☒
Landfill	☐	☒
Lead-Based Paint or Lead-Based Pt. Hazards	☐	☒
Encroachments onto the Property	☐	☒
Improvements encroaching on others' property	☐	☒
Located in Historic District	☐	☒
Historic Property Designation	☐	☒
Previous Foundation Repairs	☐	☒
Previous Roof Repairs	☐	☒
Previous Other Structural Repairs	☐	☒
Previous Use of Premises for Manufacture of Methamphetamine	☐	☒

Condition	Y	N
Radon Gas	☐	☒
Settling	☒	☐
Soil Movement	☐	☒
Subsurface Structure or Pits	☐	☒
Underground Storage Tanks	☒	☐
Unplatted Easements	☐	☒
Unrecorded Easements	☐	☒
Urea-formaldehyde Insulation	☐	☒
Water Damage Not Due to a Flood Event	☐	☒
Wetlands on Property	☐	☒
Wood Rot	☐	☒
Active infestation of termites or other wood destroying insects (WDI)	☐	☒
Previous treatment for termites or WDI	☐	☒
Previous termite or WDI damage repaired	☐	☒
Previous Fires	☐	☒
Termite or WDI damage needing repair	☐	☒
Single Blockable Main Drain in Pool/Hot Tub/Spa*	☐	☒

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Initialed by: Buyer: _____ and Seller: LMK

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Concerning the Property at _____

If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary):

THERE IS A PROPANE TANK BURIED ON PROPERTY

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

Section 4. 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 if necessary): _____

Section 5. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and check wholly or partly as applicable. Mark No (N) if you are not aware.)

Y N

- ☒ Present flood insurance coverage.
- ☒ Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir.
- ☒ Previous flooding due to a natural flood event.
- ☒ Previous water penetration into a structure on the Property due to a natural flood.
- ☒ Located ☐ wholly ☐ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR).
- ☒ Located ☐ wholly ☐ partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
- ☒ Located ☐ wholly ☐ partly in a floodway.
- ☒ Located ☐ wholly ☐ partly in a flood pool.
- ☒ Located ☐ wholly ☐ partly in a reservoir.

If the answer to any of the above is yes, explain (attach additional sheets as necessary): _____

***If Buyer is concerned about these matters, Buyer may consult Information About Flood Hazards (TXR 1414).**

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.

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Initialed by: Buyer: _____, _____ and Seller: SMK

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Concerning the Property at _____

Section 6. 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, explain (attach additional sheets as necessary): _____

*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).

Section 7. 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, explain (attach additional sheets as necessary): _____

Section 8. 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 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: _____
 Fees or assessments are: \$ _____ per _____ 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.
- ☒ 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).
- ☒ 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.
- ☒ Any portion of the Property that is located in a groundwater conservation district or a subsidence district.

If the answer to any of the items in Section 8 is yes, explain (attach additional sheets if necessary): _____

Concerning the Property at _____

Section 9. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? ☐ yes ☒ no If yes, attach copies and complete the following:

Inspection Date	Type	Name of Inspector	No. of Pages

*Note: 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.*

Section 10. Check any tax exemption(s) which you (Seller) currently claim for the Property:

☒ Homestead ☐ Senior Citizen ☐ Disabled
☐ Wildlife Management ☐ Agricultural ☐ Disabled Veteran
☐ Other: _____ ☐ Unknown

Section 11. Have you (Seller) ever filed a claim for damage, other than flood damage, to the Property with any insurance provider? ☐ yes ☒ no

Section 12. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, an insurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs for which the claim was made? ☐ yes ☒ no If yes, explain: _____

Section 13. Does the Property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code? ☐ unknown ☐ no ☒ yes. 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.

Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, including the broker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information.

Gordon M. Kelley 5-10-23
Signature of Seller Date Signature of Seller Date

Printed Name: GORDON M. KELLEY Printed Name: _____

(TXR-1406) 07-08-22 Initialed by: Buyer: _____ and Seller: AMK Page 5 of 6

Concerning the Property at _____

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 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.
- (6) The following providers currently provide service to the Property:

Electric: ENTERGY
Sewer: CHRISTIAN WASTE WATER TECHNOLOGIES
Water: ANDERSON WATER COMPANY
Cable: DIRECT TV (DISCONNECTED)
Trash: _____
Natural Gas: _____
Phone Company: _____
Propane: _____
Internet: BRIGHTSPEED (DISCONNECTED)

phone #: 800-368-3749
phone #: 936-588-1852
phone #: 936-83-2941
phone #: 800-531-5000
phone #: _____
phone #: _____
phone #: _____
phone #: _____
phone #: 833-692-7773

- (7) This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice.

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



INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS®, INC. IS NOT AUTHORIZED.
©Texas Association of REALTORS®, Inc., 2004

9738 Mayfield Ave
Shiro, TX 77876

CONCERNING THE PROPERTY AT

A. DESCRIPTION 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
- (4) Installer: KB SEPTIC ☐ Unknown
- (5) Approximate Age: 6 yrs. ☐ Unknown

B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? ☒ Yes ☐ No
If yes, name of maintenance contractor: CHRISTIAN WASTEWATER TECHNOLOGIES
Phone: 936-588-1952 contract expiration date: AUG. 1, 2023
Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.)
- (2) Approximate date any tanks were last pumped? _____
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility? ☐ Yes ☒ No
If yes, explain: _____
- (4) Does Seller have manufacturer or warranty information available for review? ☒ Yes ☐ No

C. PLANNING 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 OSSF was installed
☐ maintenance contract ☒ manufacturer information ☒ warranty information ☐ _____
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

Usage (gal/day) without water- saving devices	Usage (gal/day) with water- saving devices
68	79
70	81
72	83
74	85
76	87
78	89
80	91
82	93
84	95
86	97
88	99
90	101
92	103
94	105
96	107
98	109
100	111
102	113
104	115
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386	397
388	399
390	401
392	

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

Signature of Seller _____ Date _____
Gordon Kelley

Signature of Seller	Date
---------------------	------

Receipt acknowledged by:

Signature of Buyer _____ Date _____

Signature of Buyer	Date
--------------------	------

GRIMES COUNTY SEWAGE DEPT.
P.O. BOX 406 ANDERSON, TX 77830
936/873-4495 or 936/873-4496 FAX 936/873-2670

ON-SITE SEWAGE FACILITY LICENSE
RESIDENTIAL

THIS APPLICATION IS VALID FOR A PERIOD OF ONE YEAR FROM DATE FEES ARE RECEIVED. IF A FINAL INSPECTION HAS NOT BEEN PERFORMED WITHIN ONE YEAR OF ISSUE, A NEW APPLICATION AND FEE WILL BE REQUIRED. FEES SUBJECT TO CHANGE/ REVISED 02/8/17.

☒ **NEW** ☐ **MODIFICATION** ☐ **REPAIRS** ☐ **EXISTING OR REMODELED**

PROPERTY OWNER NAME: KELLEY GORDON MILLER
(LAST) (FIRST) (MIDDLE)

CURRENT MAILING ADDRESS: 6011 OLLIE CIRCLE CITY SHIRO STATE TX ZIP 77876

HOME PHONE: (281) 991-1713 WORK PHONE: (281) 228-5201 CELL PHONE 281-636-3709

PROPERTY OWNERS EMAIL: CADDOROUND @ ATT.NET

SITE ADDRESS: 9739 MAYFIELD AVE. SHIRO, TX 77876

IF THIS IS A TRANSFER NAME OF PREVIOUS OWNER: No (NAME OF FORMER OWNER)

SOURCE OF WATER: ☐ PRIVATE WELL ☒ PUBLIC WATER NAME OF WATER COMPANY: ANDERSON WATER CO.

TYPE OF STRUCTURE TO BE SERVED: ☐ HOUSE ☒ MOBILE HOME OTHER: _____

SINGLE FAMILY RESIDENCE: # OF BEDROOMS 3 LIVING AREA (SQ. FT.): 1492 ACERAGE 3/4 ACRES

NO. OF EMPLOYEES/OCCUPANTS/UNITS: 1 DAYS OCCUPIED PER WEEK: 7

I certify that the above statements are true and correct to the best of my knowledge. Authorization is hereby given to the Texas Commission on Environmental Quality to enter upon the above described property for the purpose of lot evaluation and inspection of on-site sewage facility and that a permit to operate the facility will be granted following successful inspection of the installed system which indicates that the system was installed in compliance with this commission's On-Site Sewage Facility Rules, TAC30, Chapter 285.

Lee M. Kelley
(SIGNATURE OF OWNER)

6-21-17
(DATE)

Applicant Do Not Write In This Area - For GCED Use Only			
Date Received	<u>6/21/17</u>	Received By	<u>MH</u> Fee Paid \$ <u>210</u>
OSSF No.	<u>2017-125</u>	Receipt No.	<u>8039</u>
Legal Description of Property	<u>SHIRO, BLOCK 2, LOT 2</u>		
Tract/Lot	<u>2</u>	Acreage	<u>.84</u> Volume <u>1143</u> Page <u>40</u> R# <u>24042</u>
Site Evaluator	<u>Kenneth Butts</u>	License No.	_____ Phone _____
Designer	<u>Eric Williams</u>	License No.	<u>125763 PE</u> Phone <u>713-502-0650</u>
Installer	<u>Kenneth Butts</u>	License No.	<u>10</u> Phone _____

GRIMES COUNTY SEWAGE DEPT.
P.O. BOX 406 ANDERSON, TX 77830
936/873-4495 or 936/873-4496 FAX 936/873-2670

DISCLAIMER

Permit # 2017-125, issued this 6/21/17 (Date)
is an "Authorization to Construct" a septic system only and is based on information supplied by
myself and the Registered Sanitarian or Professional Engineer I employed. This information to
the best of my knowledge is true and accurate. I understand that a "Notice of Approval" for the
septic system will be issued ONLY after all criteria set up by TCEQ and Grimes County
regarding on-site sewage facilities have been met. I understand that failure to comply with
TCEQ or County Rules regarding on-site sewage facilities will result in no issuance of the
"Notice of Approval".

EXISTING SYSTEMS: I understand that when upgrading or improving any "existing system",
all components of the existing system MUST be brought up to current codes or standards. I
understand that in order to identify where the tanks and field lines of an existing septic system
are located, holes may be dug and/or probing the area on my property may be done. If water
lines, gas lines and any underground utilities are not marked, they could be damaged during the
course of inspection. However, Grimes County or its representatives will not be responsible for
inadvertent damages that may be done.

NEW INSTALLED SYSTEM: I understand that an inspection by Grimes County must be
completed and approval given prior to back fill of any newly installed or add on modifications
top existing systems. Inspections may be scheduled by contacting Grimes County Permitting
Office by 3:00 p.m. the day prior to the need for inspection.

I hereby grant permission for the Grimes County Environmental Department personnel to enter
upon the property described in the Permit for the purpose of inspecting the septic system.

I understand that the performance of the septic system will depend on many factors including
correct sizing, maintenance, water usage, amount of rainfall received on the property, etc.
Grimes County or its employees will not be responsible for malfunctioning systems.

De M. Koon
Applicant Signature

6-21-17
Date

KB SEPTIC SYSTEMS

KENNETH BUTTS

INSTALLER #0010 / EVALUATOR #0010902

SEPTIC SYSTEMS SITE EVALUATION

P.O. BOX 600, ANDERSON TEXAS 77830

(936) 825-4979

SITE EVALUATION DATA

NAME: GORDON KELLEY

LOCATION: 9738 MAYFIELD AVE., SHIRO, TX

DATE: JUNE 28, 2017

COUNTY: GRIMES COUNTY

SOIL PROFILE DATA

DEPTH	CLASS	TEXTURE	STRUCTURE	DRAINAGE MOTTLES	RESTRICTIVE HORIZON	NOTES
0-48"	IV	CLAY		NO	NO	

2

SAME AS #1						

FEATURES OF THE SITE AREA

PRESENCE OF 100 YEAR FLOOD ZONE?

PRESENCE OF UPPER WATER SHED?

PRESENCE OF ADJACENT PONDS, STREAMS WATER IMPOUNDMENTS?

EXISTING OR PROPOSED WATER WELL IN NEARBY AREA?

ORGANIZED SEWAGE SERVICE NOT AVAILABLE TO LOT OR TRACT?

☐ YES

☐ YES

☐ YES

☐ YES

☐ YES

☒ NO

☒ NO

☒ NO

☒ NO

☒ NO

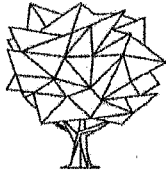
☐ N/A

☐ N/A

☐ N/A

☐ N/A

☐ N/A



WILLCO ENGINEERING

WillCo Engineering, PLLC
2947 Highland Lakes Dr.
Missouri City, TX 77459
713-502-0650

eric@willcoengineering.com

www.willcoengineering.com

OSSF System Overview

General Information

Property Owner:	Gordon Kelley
Installer:	KB Septic Systems
Site Address:	9738 Mayfield Ave. Shiro, TX 77876
County:	Grimes
Water Source:	Public
Lot Size (per survey):	0.86 acres

Treatment System

Type of OSSF	Aerobic treatment with surface spray
Proposed Treatment Unit	Aquaklear AK500C

Disposal System Specifications

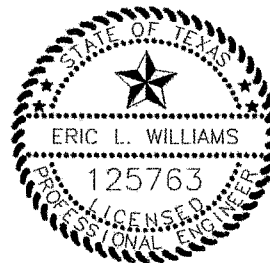
No. of Spray Heads	2
Spray Head Specification	K-Rain No. 4 Nozzle, Low Angle
Number of Doses	2
Time Per Dose	20 min.
Time Between Doses	2 hrs.

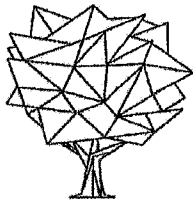
Pump Specifications

Dynamic Head Required	107 ft.
Flow Rate Required	9 GPM

7/17/2017

Eric Williams, P.E. - 125763
WillCo Engineering, PLLC
Texas Engineering Firm F-18639





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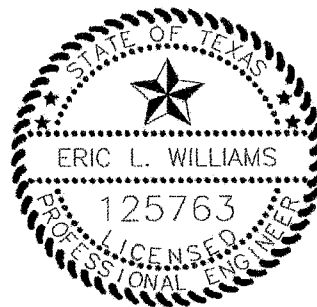
OSSF System Design

Property Owner:	Gordon Kelley
Installer:	KB Septic Systems
Site Address:	9738 Mayfield Ave. Shiro, TX 77876
County:	Grimes
OSSF Authority:	Grimes
Water Source:	Public
Lot Size (per owner):	0.86 acres
Type of Structure:	Residential
Water Saving Devices?	Yes; per owner
Living Area:	1456 sq. ft.
No. of Bedrooms	3
Persons per Day:	-
Usage Rate	240 GPD
Treatment Capacity Required	360 GPD
Type of OSSF	Aerobic treatment with surface spray
Proposed Treatment Unit	Aquaklear AK500C
Is unit on TCEQ approved list?	Yes
Restrictions listed on TCEQ website:	Pretreatment Tank Required
Treatment Capacity	500 GPD
Pump Tank Capacity	500 Gal.
Maximum Application Rate (285.90(1))	0.045 gal./sq. ft./day
No. of Spray Heads	2
Spray Radius	30 ft.
Spray Head Pressure Required	40 psi
Total Spray Area	5655 sq. ft.
Spray Area Required	5333 sq. ft.
Is spray area greater than required?	Yes

Diameter of Pipe (ID):	1.049 in
Flow Rate:	7.8 GPM
Pipe Roughness Coefficient:	150
Length of longest run	55 ft.
Friction Head	1.9 ft.
Flow Restrictions (Fittings)	5.0 ft.
Elevation Head	7 ft.
Pressure Head	92.4 ft.
 Total Dynamic Head	 106.3 ft.
Required Pump Power	0.28 BHP
 Fluid Velocity	 2.89 ft./s
Is velocity under 5 ft./s?	Yes
 Minutes of Spraying Per Day	 31 min.
 Number of Doses	 2
Time Per Dose	20 min.
Time Between Doses	2 hrs.

7/17/2017

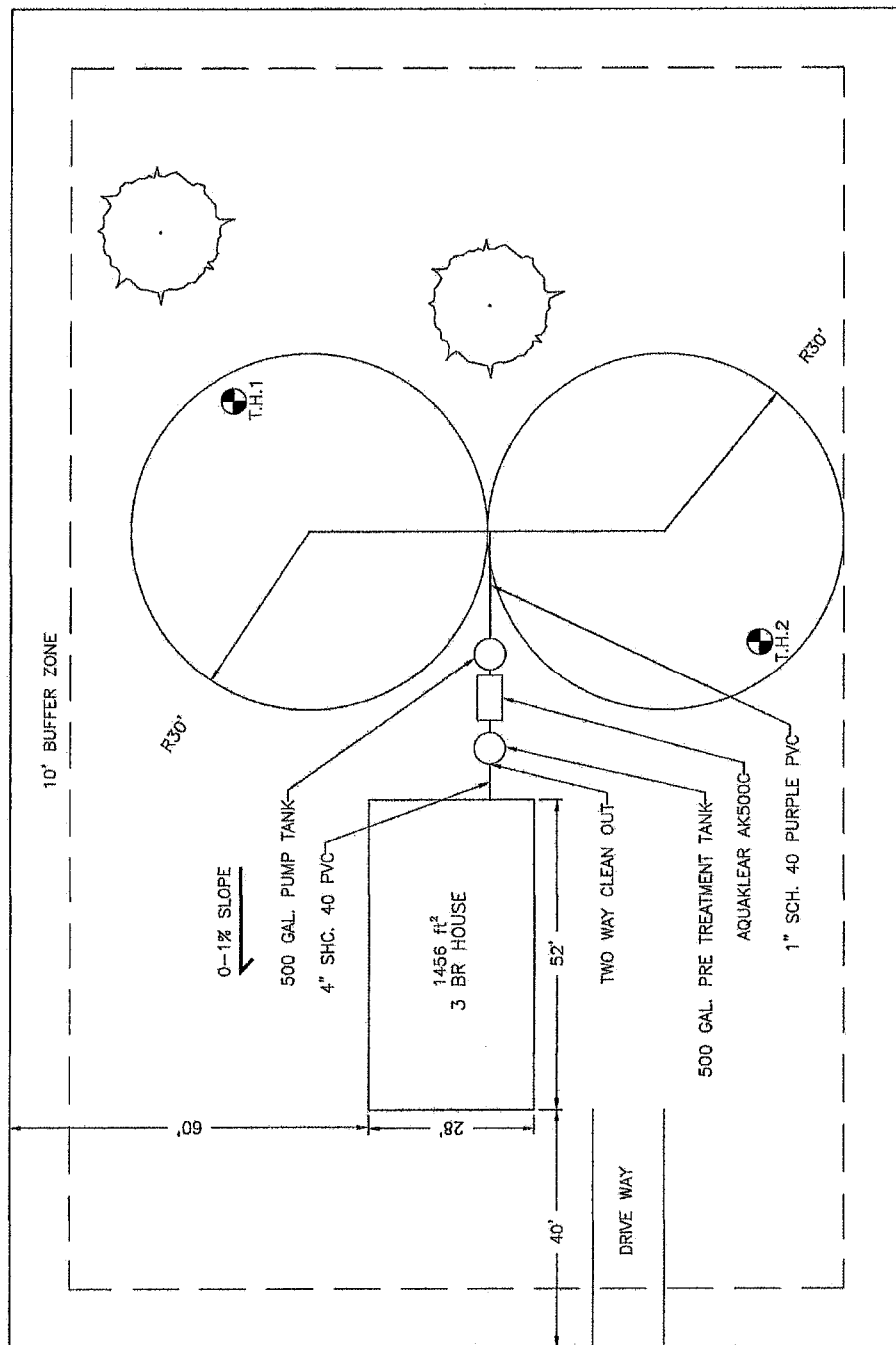
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NOTES:

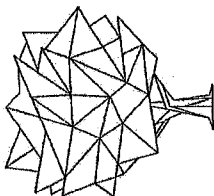
1. CALL 811 BEFORE ANY EXCAVATION.
2. CONTACT WILLCO ENGINEERING FOR CHANGES OR QUESTIONS.
3. ALL INSTALLATION MUST BE IN COMPLIANCE WITH TCEQ AND MANUFACTURER REQUIREMENTS.
4. NO WELLS WITHIN 150', BASED ON SITE EVALUATION.
5. NO PRESENCE OF 100 YEAR FLOOD PLAIN, BASED ON SITE EVALUATION.
6. NO KNOWN SWALES OR DEPRESSIONS BASED ON SITE EVALUATION.
7. KNOWN EASEMENTS SHOWN BASED ON SITE EVALUATION.
8. NO CHECK VALVE REQUIRED.
9. WATER LINE NOT INSTALLED AT TIME OF SITE EVALUATION.

PROPERTY LINE ~ 225'



REV	DESCRIPTION	DATE
A	-	-

Eric L. Williams



WILLCO ENGINEERING

2947 HIGHLAND LAKES DR.
MISSOURI CITY, TX 77459

PHONE: 713-502-0650

TEXAS FIRM F-18639

ERIC@WILLCOENGINEERING.COM
www.WillCoEngineering.com

CUSTOMER:

GORDON KELLEY
9738 MAYFIELD AVE.
SHIRO, TX 77876

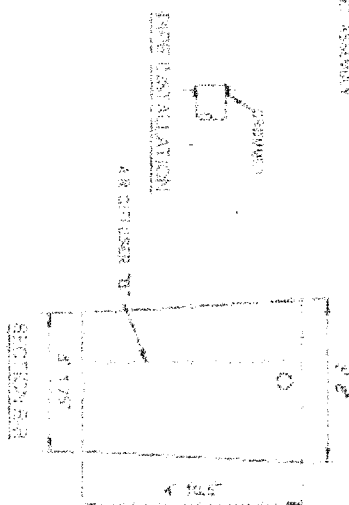
CONTRACTOR:

KB SEPTIC SYSTEMS
12656 FM 3090
ANDERSON, TX 77830



DATE:	2017-07-17
PROJECT:	0-1030
SCALE:	1"=30'-0"
SHEET#:	1 of 1
REV:	0

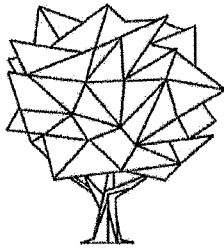
-
- Technical drawing of a mechanical part, likely a valve or plug, showing various views and dimensions.
- Top View:** Shows a circular base with a central hole. Dimensions include a diameter of 1.00 inch and a radius of R.125.
 - Side View:** Shows the profile of the part with a total height of 1.00 inch and a width of .75 inch.
 - Section A-A:** A cross-section through the center of the part, showing internal features like a threaded section and a flange.
 - Section B-B:** Another cross-section, possibly showing a different internal feature or a different material layer.
- The drawing uses standard engineering notation for dimensions and sections.

[illegible]

Abstract

[illegible]

AQUAKLEAR
WASTEWATER TREATMENT SYSTEM
MODEL AK300 C CLASS 1
NOT TO SCALE



WILLCO ENGINEERING

WillCo Engineering, PLLC

2947 Highland Lakes Dr.

Missouri City, TX 77459

713-502-0650

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On-Site Sewage Facility Design Summary

Design Overview

This OSSF design has been prepared for KB Septic Systems on behalf of the property owner: Gordon Kelley, 9738 Mayfield Ave. Shiro, TX 77876. The site evaluation was provided by KB Septic Systems. The property is 1456 square feet with 3 bedrooms. The treatment unit is an aerobic treatment unit with an effluent disinfection system. Disposal will be achieved by surface application after chlorinator disinfection. This system has been designed in accordance with TAC Chapter 285 and should be installed in accordance with same.

Table 1: OSSF System Overview

Treatment Unit	Aquaklear AK500C
Spray Head Specification	K-Rain No. 4 Nozzle, Low Angle
Design Usage Rate (GPD)	240
Required Treatment Capacity (GPD)	360
Design Treatment Capacity (GPD)	500
Spray Area Required (square feet)	5333
Design Spray Area (square feet)	5655
Pump Dynamic Head Required (feet of water)	107
Pump Flow Rate Required (GPM)	9

Treatment Unit

The treatment unit specified for this OSSF is an aerobic treatment unit as specified in the attachments. This treatment unit is on the TCEQ list of approved devices and must be installed and maintained per TCEQ and manufacturer standards and instructions.

Effluent Disinfection

The effluent disinfection system shall be the liquid or stackable tablet chlorinator type. All new disinfection equipment shall be listed as approved dispensers or disinfection devices for wastewater systems by National Sanitation Foundation (NSF) International or by an ANSI accredited testing institution under ANSI/NSF Standard 46, or approved by the executive director.

Effluent Disposal System

The effluent disposal system for this OSSF is surface application via low angle sprinkler heads with purple 1" Sch. 40 PVC supplying the sprinkler heads. Check valves shall be installed as needed between the sprinkler heads and pump tank. This surface application provides a spray area that meets or exceeds the required spray area required as shown in the attachments.

The irrigation system shall be controlled by a commercial irrigation timer set to operate between midnight and 5:00 AM if the separation distance between the property line and the edge of the surface application area is less than 20 feet. The irrigation system shall be set to run in accordance with the attached specification sheets.

Pump Tank

The pump tank float switches shall be set in such a way that there is at least one day of storage between the alarm-on level and the pump-on level. There shall also be storage volume of one third the daily volume (80 gallons) between the alarm-on level and the inlet to the pump tank.

Audio and visual alarms are required for the pump and dosing tank. The alarms shall be on a separate circuit than the pump and shall be installed in accordance with the National Electrical Code and local ordinances.

Landscaping

Landscaping shall be performed in a manner acceptable for surface application: land shall have a flat terrain (with less than or equal to 15% slope) and shall be covered with grasses, evergreen shrubs, bushes, trees, or landscaped beds containing mixed vegetation. There shall be nothing in the surface application area within ten feet of the sprinkler which would interfere with the uniform application of the effluent (trees, telephone poles, etc.). Sloped land (with greater than 15%) may be acceptable if it is properly landscaped and terraced to minimize runoff. Land that is used for growing food, gardens, orchards, or crops that may be used for human consumption, as well as unseeded bare ground, shall not be used for surface application.

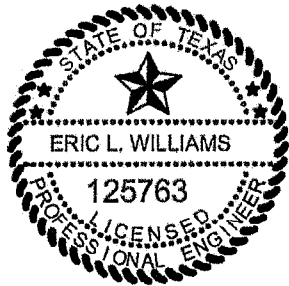
Additional Information:

This design meets Texas Commission on Environmental Quality requirements. Installation shall be performed in accordance with TCEQ, manufacturer, and local requirements. Call 811 before breaking ground on construction. Due to vagrancies of nature and man, this design does not guarantee or warranty proper installation or function of the system. TCEQ and manufacturer maintenance requirements and guidelines must be followed. Existing tanks, if present, must be pumped and removed or crushed before installation of new system.

Attachments

- Site Design Drawing
- System Overview
- System Design
- System Schematic

7/17/2017



A handwritten signature in cursive script, appearing to read "Eric Williams".

Eric Williams, P.E., PMP
WillCo Engineering, PLLC
Texas Engineering Firm F-18639

AFFIDAVIT TO THE PUBLIC

THE COUNTY OF GRIMES
STATE OF TEXAS

*

*

FILE COPY

Before me, the undersigned authority, on this day personally appeared GORDON MILLER KELLEY who, after being by me duly sworn, upon oath states that he/she is the owner of record of that certain tract or parcel of land lying and being situated in Grimes County, Texas, and being more particularly described as follows:

9739 MAYFIELD AVE. SHIRO, TX 77876
BLOCK 2 LOT 2 80-39 WILLIAM AND MCGRAW LEQUE

The undersigned further states that a surface application on-site wastewater treatment system has been installed in accordance with the permitting provisions of Grimes County in conjunction with the Texas Commission on Environmental Quality. The undersigned has entered into a maintenance agreement, as required by the permitting entity, with an approved maintenance company for service and repairs to the surface application system.

Further, the undersigned states that he/she will, upon any sale or transfer of the above-described property, request a transfer of the permit to operate such surface application system to the buyer or transferee. Any buyer or transferee is hereby notified that a maintenance contract with an approved maintenance company will be required for use of the system.

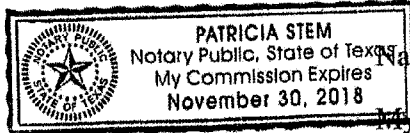
WITNESS MY/OUR HAND(S) on this 21 day of June, 2017.

GORDON
Kelly Miller MILLER
Name(s) of Homeowner(s)

SWORN TO AND SUBSCRIBED BEFORE ME on this 21 day of

June, 2017 by GORDON MILLER KELLEY
Printed name of homeowner(s)

Notary Public, State of Texas



Name

Patricia Stem

My

Commission Expires November 30, 2018