KANSAS CITY REGIONAL ASSOCIATION OF REALTORS*

SELLER'S DISCLOSURE AND CONDITION OF PROPERTY ADDENDUM

(Land)

(IF PROPERTY IS IMPROVED, USE IN CONJUNCTION WITH THE APPROPRIATE SELLER'S DISCLOSURE AND CONDITION OF PROPERTY ADDENDUM)

DESCRIPTION: (As described in the attached Legal Description/Company Disclosure Addended below) THE FAST TO ACLES OF THE SECTION 33-17-18 FALLOW INC. attended to SELLER purchased Property: TO SELLER. Inplete and accurate as possible when answering the questions in this disclosure. Attach additional is insufficient for all applicable comments. SELLER understands that the law requires disclosure lefects, known to SELLER, in the Property to prospective Buyer(s) and that failure to do so may rety for damages. This disclosure statement is designed to assist SELLER in making these disclosure, prospective buyers and buyers will rely on this information. CE TO BUYER. disclosure of SELLER'S knowledge of the Property as of the date signed by SELLER and is for any inspections or warranties that BUYER may wish to obtain. It is not a warranty of any known in the property of the property of the property of the date signed by SELLER and is for any inspections or warranties that BUYER may wish to obtain. It is not a warranty of any known in the property of the property of the property of the property of the date signed by SELLER and is for any inspections or warranties that BUYER may wish to obtain. It is not a warranty of any known in the property of the property is property.
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for any inspections or warrenties that RIVED may wish to obtain. It is not a very the formal is
or a warranty or representation by the Broker(s) or their licensees.
ER SOURCE.
there a water course on or to the Dremork of
Republic Private Well Cistern None Other
Well, state type
as water been tested?
ther water systems and their condition: there a water meter on the Property? thore a water meter condition: Yes
there a water meter on the Property?
there a rural water certificate?
there a rural water certificate? Yes there applicable Information: Rいりせけ 4" LINE N EAST 5/0だょし で
LINE ON SOUTH SIDE.
of the answers in this section are "Yes", explain in detail or attach documentation:
ELECTRIC.
there electric service on the Property?
Yes", is there a meter?
there gas service on the Property?
"Yes", what is the source?e you aware of any additional costs to hook up utilities?
e you aware or any additional costs to hook up utilities?
ther applicable information:
P41
of the answers in this section are "Yes", explain in detail or attach documentation:

5.	LAND (SOILS, DRAINAGE AND BOUNDARIES). ARE YOU AWARE OF:		
	a. The Property or any portion thereof being located in a flood zone, wetlands area or propose	d	
	to be located in such as designated by FEMA which requires flood insurance?	Yes[] No[X
	b. Any drainage or flood problems on the Property or adjacent properties?	Yes	า ⋈กโจ๋า
	c. Any neighbors complaining Property causes drainage problems?	Yes	T NoNT
	d. The Property having had a stake survey?	Yes ∑	【] No∏
	e. Any boundaries of the Property being marked in any way?	Yes '∑	☑oN ☑
	f. Having an Improvement Location Certificate (ILC) for the Property?	Yes <u> </u>	⊒ No ⊠
	y. Any lending/gates on the Property?	V~~が.	ד הוא די
	If "Yes", does fencing/gates belong to the Property?	Yes 🔀	☑ No 🔲
	h. Any encroachments, boundary line disputes, or non-utility		
	easements affecting the Property? I. Any expansive soil, fill dirt, sliding, settling, earth movement, unbeggal, or earth stability.	Yes[] No∏
	problems that have occurred on the Property or in the immediate vicinity? j. Any diseased, dead, or damaged trees or shrubs on the Property?	Yes <u>L</u>	_l Nol <u>v</u> ⊆
		Yes	
	k. Other applicable information:		
	If any of the answers in this section are "Yes" explain in detail or attach all warranty in other documentation:	nformati	on and
6.	SEWAGE.	****	
	a. Does the Property have any sewage facilities on or connected to it?	Yes[] No <mark>[Z</mark>]
	Public Sewer Private Sewer Septic System Cesspool		,
	Lagoon Grinder Pump Other		
	If applicable, when last serviced?	—	
	DV WHOTH?		
	Approximate location of septic tank and/or absorption field:		
	Has Property had any surface or subsurface soil testing related to installation		
	of sewage facility?		T NAT
	b. Are you aware of any problems relating to the sewage facilities?	Yes[No
	If any of the answers in this section are "Yes", explain in detail or attach all warranty in		,
	other documentation:		———
7.	(Check and complete applicable box(es))		
	a. Are there leasehold interests in the Property?	Yes	ПоИГ
	if "Yes", complete the following:		,
	Lessee is:		
	Lessee is: Contact number is: Seller is represelled for:		
	Odliet is responsible tol.		
	resogn is responsible for.		
	Split or Rent is:		
	Split or Rent is: Agreement between Seller and Lessee shall end on or before:		
	☐ Copy of Lease is attached.		
<u>.</u> [VII Initials Initials Initials		
3 C	FFEK INCEFEK	ER BU	YER

103		b.	Are there tenant's rights in the Property?	Yes□ No□
104 105			ir rest, complete the following:	
105			Tenant/Tenant Farmer is:	
107				
108			Seller is responsible for: Tenant/Tenant Farmer is responsible for: Split or Rept is:	
109			Split or Rent is:	
110			Split or Rent is: Agreement between Seller and Tenant shall end on or before:	
111			I TOOM OF AGreeners is anached.	
112		C.	Do additional leasehold interests or tenant's rights exist?	Ves No No
113			If "Yes", explain:	
114				
115	_			
116	8.	MII	NERAL RIGHTS (unless superseded by local, state or federal laws).	
117			Pass unencumbered with the land to the Buyer.	
118		님	Remain with the Seller.	
119 120		Ш	Have been previously assigned as follows:	
120				
122	a	W	TED DIGHTS (unloss supercoded by local at-type 5.1)	
123	<i>3</i> .	\foatings	TER RIGHTS (unless superseded by local, state or federal laws). Pass unencumbered with the land to the Buyer.	
124			Remain with the Seller.	
125			Have been previously assigned as follows:	
126			That a booth providually dasigned as follows.	,
127		•		
128	10.	CR	OPS (planted at time of sale).	
129				D C
130		囚	Pass with the land to the Buyer. Remain with the Seller. SELGN TO NETRIN 2014 HAY CAN	V
131			Have been previously assigned as follows:	
132				
133				
134	11.		VERNMENT PROGRAMS.	
135 136		a.	Are you currently participating, or do you intend to participate, in any governm	ent 🔪 🕌
137	- #:	ĸ.	farm program?	Yes ⊠ No⊟
138		IJ,	Are you aware of any interest in all or part of the Property that has been resen	/ed
139			by previous owner or government action to benefit any other property?	·····Yes∐ No⊠
140		If a	ny of the answers in this section are "Yes", explain in detail or attach doc	
141			and the state of a state of the state of the state of a state of a state of the sta	umentation:
142		_		
143				
144	12.	HA	ZARDOUS CONDITIONS. ARE YOU AWARE OF:	
145		a.	Any underground storage tanks on or near Property?	Yes⊟ No lX 1
146		D.	ATTY DIEVIOUS OF CUITERLEXISTERICE OF DAZAMOUS conditions (e.g., storage tanks	oil .
147			tanks, oil spills, tires, batteries, or other hazardous conditions)?	Yes No No
148			If "Yes", what is the location? Any previous environmental reports (e.g., Phase 1 Environmental reports)?	
149		C.	Any previous environmental reports (e.g., Phase 1 Environmental reports)?	Yes□ No
150		u.	Any disposal of any nazardous waste products, chemicals, polychlorinated	
151			biphenyl's (PCB's), hydraulic fluids, solvents, paint, illegal or other drugs or	
152			insulation on the Property or adjacent property?	Yes□ No 🛣
153				
154			in wet areas)?	Yes⊡ No ∑
155		1.	Any existing nazardous conditions on the Property or adjacent properties (e.g.	,
156			methane gas, radon gas, radioactive material, landfill, toxic materials)?	Yes□ No 围
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		A		
		16 th	Initials	Initials
	SF	LLEF	RISELLER	Initials BUYER BUYER
				BUYER BUYER

If any of the answers in this section are "Yes" explain in detail or attach documentation: THEMS. IS A CELL TOWER ALPOST THE BOND FLOW THE PROPERTY 13. OTHER MATTERS. ARE YOU AWARE OF: a. Any violation of zoning, setbacks or restrictions, or non-conforming use? b. Any violation of laws or regulations affecting the Property? c. Any existing or threatened legal action pertaining to the Property? yes Noo. Any current/pending bonds, assessments, or special taxes that apply to the Property? yes No. Any purial grounds on the Property? Any abandoned wells on the Property? Any abandoned wells on the Property? Any covernment rule limiting the future use of the Property other than existing young and subdivision regulations? Any condition or proposed change in surrounding area or received any notice of such? Yes No. Any government plans or discussion of public projects that could lead to special benefit assessment against the Property or any part thereof? Any unrecorded interests affecting the Property? Any unrecorded interests affecting the Property? Any thing that would interfere with passing clear title to the Buyer? Yes No. The Property being subject to a right of first refusal? Yes, number of days required for notice: The Property subject to a Homeowner's Association fee? Any other conditions that may materially and adversely affect the value or desirability of the Property? Any other conditions that may materially and adversely affect the value or desirability of the Property? Yes No. If any of the answers in this section are "Yes", explain in detail or attach documentation: Yes No. Section of the Property? Yes No. The Property subject to a Homeowner's Association fee? Phone # Hone #	If any of the answers in this section are "Yes" explain in detail or attach documentation: THEAS. IS A CELL TOWER ALPOS THE BOMB FROM THE PROPERTY 13. OTHER MATTERS. ARE YOU AWARE OF: a. Any violation of zoning, setbacks or restrictions, or non-conforming use?		 g. Gas/oil wells, lines or storage facilities on the Property or adjacent property? h. Any other environmental conditions on the Property or adjacent properties? i. Any tests conducted on the Property? 		Yes	T No f
a. Any violation of zoning, setbacks or restrictions, or non-conforming use? b. Any violation of laws or regulations affecting the Property? C. Any existing or threatened legal action pertaining to the Property? Any litigation or settlement pertaining to the Property? E. Any current/pending bonds, assessments, or special taxes that apply to the Property? E. Any burial grounds on the Property? Any abandoned wells on the Property? Any public authority contemplating condemnation proceedings? Any public authority contemplating condemnation proceedings? Any government rule limiting the future use of the Property other than existing zoning and subdivision regulations? J. Any condition or proposed change in surrounding area or received any notice of such? Any government plans or discussion of public projects that could lead to special benefit assessment against the Property or any part thereof? L. Any unrecorded interests affecting the Property? M. Any thing that would interfere with passing clear title to the Buyer? Any the Property subject to a right of first refusal? The Property subject to a Homeowner's Association fee? Any other conditions that may materially and adversely affect the value or desirability of the Property? Any other condition that may materially and adversely affect the value or desirability of the Property? Any other condition that may prevent you from completing the sale of the Property? Yes Note Other: Phone # Phone #	a. Any violation of zoning, setbacks or restrictions, or non-conforming use? b. Any violation of laws or regulations affecting the Property? c. Any existing or threatened legal action pertaining to the Property? d. Any litigation or settlement pertaining to the Property? e. Any current/pending bonds, assessments, or special taxes that apply to the Property? g. Any abandoned wells on the Property? g. Any abandoned wells on the Property? h. Any public authority contemplating condemnation proceedings? i. Any government rule limiting the future use of the Property other than existing zoning and subdivision regulations? j. Any condition or proposed change in surrounding area or received any notice of such? k. Any government plans or discussion of public projects that could lead to special benefit assessment against the Property or any part thereof? y. Yes. No. Any unrecorded interests affecting the Property? Anything that would interfere with passing clear title to the Buyer? n. The Property being subject to a right of first refusal? if "Yes", number of days required for notice: o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Association fee? o. The Property subject to a Homeowner's Property? yes. No. or desirability of the Property? yes.		If any of the answers in this section are "Yes" explain in detail or attach docu	ımentat	tion:	
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d. Any litigation or settlement pertaining to the Property?	d. Any litigation or settlement pertaining to the Property?		b. Any violation of laws or regulations affecting the Property?	••••	YesГ	⅂℩ℴ℟
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g. Any abandoned wells on the Property? Yes No. h. Any public authority contemplating condemnation proceedings? Yes No. i. Any government rule limiting the future use of the Property other than existing zoning and subdivision regulations? Yes No. j. Any condition or proposed change in surrounding area or received any notice of such? Yes No. k. Any government plans or discussion of public projects that could lead to special benefit assessment against the Property or any part thereof? Yes No. i. Any unrecorded interests affecting the Property? Yes No. m. Anything that would interfere with passing clear title to the Buyer? Yes No. if "Yes", number of days required for notice: o. The Property being subject to a right of first refusal? Yes No. p. Any other conditions that may materially and adversely affect the value or desirability of the Property? Yes No. q. Any other condition that may materially and adversely affect the value or desirability of the Property? Yes No. if any of the answers in this section are "Yes", explain in detail or attach documentation: 14. UTILITIES. Identify the name and phone number for utilities listed below. Electric Company Name: Phone # Gas Company Name: Phone # Other: Phone #	g. Any abandoned wells on the Property? Yes No. Any public authority contemplating condemnation proceedings? Yes No. Any public authority contemplating to future use of the Property other than existing zoning and subdivision regulations? Yes No. Any condition or proposed change in surrounding area or received any notice of such? Yes No. Any government plans or discussion of public projects that could lead to special benefit assessment against the Property or any part thereof? Yes No. Any unrecorded interests affecting the Property? Yes No. Any thing that would interfere with passing clear title to the Buyer? Yes No. If Property being subject to a right of first refusal? Yes No. If "Yes", number of days required for notice: O. The Property subject to a Homeowner's Association fee? Yes No. Any other conditions that may materially and adversely affect the value or desirability of the Property? Yes No. Any other condition that may materially and adversely affect the value or desirability of the Property? Yes No. If any of the answers in this section are "Yes", explain in detail or attach documentation: 14. UTILITIES. Identify the name and phone number for utilities listed below. Electric Company Name: Phone # Gas Company Name: Phone # Water Company Name: Phone # Other: Phone # Other: Phone # 15. ELECTRONIC SYSTEMS AND COMPONENTS. Any technology or systems staying with the Property? N/A Yes No.		f. Any burial grounds on the Property?	oberry		
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p. Any other conditions that may materially and adversely affect the value or desirability of the Property?	p. Any other conditions that may materially and adversely affect the value or desirability of the Property?		The Property subject to a Homeowner's Association fee?		Yes[] No 🔀
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Gas Company Name: Water Company Name: Other: Phone # N/A Yes No If "Yes", list:	Gas Company Name: Water Company Name: Phone #	14.	UTILITIES. Identify the name and phone number for utilities listed below.			
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Any technology or systems staying with the Property?	Any technology or systems staying with the Property?	4 11				
If "Yes", list:		15.	Any technology or systems steving with the Property?		NUA CINZ C	
			If "Yes". list:		N/AL_ Yes _	Noix
			Upon Closing, SELLER will provide Buyer with codes and passwords, or items will	be rese	t to factory sett	ngs.
		Die	e undersigned SELLER represents, to the pest of their knowledge, the information s	et fortn	in the foregoing)
The undersigned SELLER represents, to the best of their knowledge, the information set forth in the foregoing	The undersigned SELLER represents, to the best of their knowledge, the information set forth in the foregoing Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a	wai	rranty or quarantee of any kind. SELLER hereby authorizes Licensee assisting SEI	I FR to	provide this	
The undersigned SELLER represents, to the best of their knowledge, the information set forth in the foregoing Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a	Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a	info	ormation to prospective BUYER of the Property and to real estate brokers and licens	sees. S	ELLER will pro	mntly
The undersigned SELLER represents, to the best of their knowledge, the information set forth in the foregoing Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a warranty or guarantee of any kind. SELLER hereby authorizes Licensee assisting SELLER to provide this information to prospective BUYER of the Property and to real estate brokers and licensees. SELLER will promptly	Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a warranty or guarantee of any kind. SELLER hereby authorizes Licensee assisting SELLER to provide this information to prospective BUYER of the Property and to real estate brokers and licensees. SELLER will promptly	not	<u>tify Licensee assisting the SELLER, in writing, if any information in this disclo</u>	sure ch	anges prior to)
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216 217 218 219	^	FORNEY BEFORE SIGNING.
220	SÉ	LER DATE SELLER DATE
221 222 223	Bl	YER ACKNOWLEDGEMENT AND AGREEMENT
224 225	1.	I understand and agree the information in this form is limited to information of which SELLER has actu knowledge and SELLER need only make an honest effort at fully revealing the information requested.
226 227	2.	This Property is being sold to me without warranties or guaranties of any kind by SELLER, Broker(s) Licensees concerning the condition or value of the Property.
228 229 230 231	3.	I agree to verify any of the above information, and any other important information provided by SELLER Broker(s) (including any information obtained through the Multiple Listing Service) by an independe investigation of my own. I have been specifically advised to have the Property examined by profession inspectors. Buyer assumes responsibility Property is suitable for their intended use.
232 233	4.	I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in the Property.
234 235 236 237 238	5.	I specifically represent there are no important representations concerning the condition or value of the Proper made by SELLER or Broker(s) on which I am relying except as may be fully set forth in writing and signed I them.
239 240	BU	YER DATE BUYER DATE

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