

SELLER'S RESIDENTIAL REAL ESTATE SALES DISCLOSURE

State Form 46234 (R6/6-14)

Date (month, day, year) February 9, 2015

NOTE: This form has been modified from the version currently found at 876 IAC 9-1-2 to include questions regarding disclosure of contamination related to controlled substances or methamphetamine as required by P.L. 180-2014. Rule revisions will be made to 876 IAC 9-1-2 to include these changes in the near future, however the Commission has made this information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the above date. The prospective buyer and the owner may wish to obtain professional advice or inspections of the property and provide for appropriate provisions in a contract between them concerning any advice, it any. This information is tor disclosure only and is not intended to be a part of any contract between the buyer and the owner and are not the representations of the appropriate provisions in the date of the property. The representations in form are the representations of the owner and are not the representations of the appropriate provisions are not the representations of the appropriate provisions are not the representations of the appropriate provisions and the property. The representations in form are the representations of the owner and are not the representations of the appropriate provisions are not the representations of the appropriate provisions are not the representations of the appropriate provisions in a contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 14-4 unit residential property to complete this form reparting the known physical condition of the property. An owner must complete and sign the disclosure form and submit the form to a prospective buyer before an offer is accepted for the sale of the real estate.

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Property address (number and street, city, state			estone Ct	c., Indianapolis, 46236				
2. ROOF	YES	NO	DO NOT KNOW	4. OTHER DISCLOSURES	YES	NO	DO NOT KNOW	
Age, if known Years.				Do structures have aluminum wiring?		 	×	
Does the roof leak?		X		Are there any foundation problems with the structures?		×	1	
Is there present damage to the roof?		×		Are there any encroachments?		7	+	
Is there more than one layer of shingles on the house?			X	Are there any violations of zoning, building		×	†	
If yes, how many layers?			+	codes, or restrictive covenants?		×		
			+	Is the present use a non-conforming use? Explain:			×	
3. HAZARDOUS CONDITIONS	YES	NO	DO NOT KNOW					
Have there been or are there any hazardous conditions on the property, such as methane gas, load paint, radon gas in house or well, radioactive material, landfill, mineshaft, expansive soil, toxic materials, mold, other biological contaminants, asbestos insulation, or PCB's?		×						
fs there contamination caused by the manufacture of a controlled substance on the				is the access to your property via a private road?		×	1	
property that has not been certified as		X		is the access to your property via a public road?	X		1	
decontaminated by an inspector approved		^		Is the access to your property via an easement?			×	
under IC 13-14-1-15? Has there been manufacture of methamphetamine or dumping of waste from		./		Have you received any notices by any governmental or quasi-governmental agencies affecting this property?		×		
the manufacture of methamphetamine in a		X		Are there any structural problems with the building?		X	1	
residential structure on the property? Explain:			-	Have any substantial additions or alterations been made without a required building permit?		×		
1000 Total (1000)				Are there moisture and/or water problems in the basement, crawl space area, or any other area?		×		
				Is there any damage due to wind, flood, termites, or rodents?		×		
				Have any structures been treated for wood destroying insects?		×		
E. ADDITIONAL COMMENTS AND/OR EXPLANATIONS: (Use additional pages, if necessary)				Are the fumace/woodstovc/chimncy/flue all in working order?	×			
				Is the property in a flood plain?			X	
				Do you currently pay flood insurance? Does the property contain underground storage tank(s)?		X	×	
				Is the homeowner a licensed real estate salesperson or broker?		×		
				Is there any threatened or existing litigation regarding the property?		X		
				Is the property subject to covenants, conditions and/or restrictions of a homeowner's association?		×		
				Is the property located within one (1) mile of an airport?		×		
inspections or warranties that the prospection	e buyer or	owner m	ay later obtain	iller, who certifies to the truth thereof, based on the br's agent, if any, and the disclosure form may not be not a disclosure form may not be not at or before settlement, the owner is required to discuss that the condition of the property is substantially pt of this Disclosure by signing below.	used as	a substitu	te for any	
Signature of Seller Date (mm.			mm/dd/yx	Signature of Buyer		Date (mm/dd/yy)		
Signature of Seller		102	mpradyy) 5	Signature of Buyer	Date (mm/dd/yy)			
The Seller hereby certifies that the condition Buyer.	of the proj	perty is s	ostantially ti	ne same as it was when the Seller's Disclosure form	was origin	ally provi	ded to the	
Signature of Seller (at closing) Date (mm/s				Signature of Seller Jet de la		Date (mm/dd/yy)		



Form #03.

