

SELLER'S DISCLOSURE AND **CONDITION OF PROPERTY ADDENDUM** (Residential)

	(Michael Martin and Constance Martin (AMC)	
PROP	ERTY:	10508 Ensley Ln, Leawood, KS 66207	
1 NC	DTICE TO SELLER.		
		ssible when answering the questions in this disclosure. Attach ac	ditional sh
		e comments. SELLER understands that the law requires disclosur	
		roperty to prospective Buyer(s) and that failure to do so may res	
		ERS are not relieved of this obligation. This disclosure statemer	
assist	SELLER in making these discl	losures. Licensee(s), prospective buyers and buyers will rely on t	this inform
2. NC	TICE TO BUYER.		
		owledge of the Property as of the date signed by SELLER and is	s not a sub
for any	v inspections or warranties that	at BUYER may wish to obtain. It is not a warranty of any kind	
warran	ty or representation by the Bro	oker(s) or their licensees.	
· ~	CUPANCY.		
$\Delta n n r o v$	vimate age of Property?	1967 How long have you owned?	oore
Does S	SELLER currently occupy the f	1967 How long have you owned? 4 ye Property?	Yes
lf "No"	how long has it been since S	ELLER occupied the Property? <u>NA</u> years/months	<u> </u>
SEI	LER has never occupied the	Property. SELLER to answer all questions to the best of SELLER	'S knowle
4 TV			d France
4. IY	PE OF CONSTRUCTION.	Manufactured 🛛 Modular 🗹 Conventional/Woo	od Frame
	(F	Mobile Other	
		D BOUNDARIES). <u>(IF RURAL OR VACANT LAND, ATTACH SE</u>	
DIS	SCLOSURE ALSO.) ARE YO	OU AWARE OF:	ELLER'S
<u>DI</u> a.	SCLOSURE ALSO.) ARE YO Any fill or expansive soil on t	DU AWARE OF: the Property?	ELLER'S
<u>DI</u> a.	SCLOSURE ALSO.) ARE YO Any fill or expansive soil on t Any sliding, settling, earth m	DU AWARE OF: the Property? ovement, upheaval or earth stability problems	ELLER'S
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CM Initials SH2:D1 PH CPT

Initials BUYER BUYER

	. RC		
6	а.	Approximate Age: <u>19</u> years Unknown Type: <u>45 Year Timberline</u>	
57		Have there been any problems with the roof, flashing or rain gutters?	
8		If "Yes", what was the date of the occurrence?	
59	C.	Have there been any repairs to the root, flashing or rain gutters?	Yes 🚺 No 🖌
0		Date of and company performing such repairs/ Has there been any roof replacement?	
51	α.	Has there been any root replacement?	
2	•	If "Yes", was it: Complete or Partial	
53 54	e.	What is the number of layers currently in place? 1 layers or Unknown.	
64 65	If a	any of the answers in this section are "Yes", explain in detail or attach all warranty infor	mation and other
6 6		cumentation: Previous owners, roof was replaced in 2003.	
57			
58			
59			
	. IN	FESTATION. ARE YOU AWARE OF:	
°. 1		Any termites, wood destroying insects, or other pests on the Property?	Yes No
2		Any damage to the Property by termites, wood destroying insects or other	
'3		pests?	Yes 🗖 No 🗖
'4	c.	Any termite, wood destroying insects or other pest control treatments on the	
'5		Property in the last five (5) years?	Yes 🗖 No 🔽
6		If "Yes", list company, when and where treated	
7	d.	Any current warranty, bait stations or other treatment coverage by a licensed	
'8		pest control company on the Property?	Yes 🗖 No 🖌
'9		If "Yes", the annual cost of service renewal is \$ and the time	
80		remaining on the service contract is	
81		(Check one) The treatment system stays with the Property or The treatment system is	
81 82			
32 33		(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	
82 83 84		(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	mation and othe
32 33 34 35		(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	mation and othe
32 33 34 35 36		(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	mation and othe
2 33 34 35 36 37		(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	mation and othe
32 33 34 35 36 37 38	do	(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid.	mation and othe
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22 33 44 55 66 77 88 89 89 89 89 89 89 10 12 13 14 15 16	do 3. ST AR a. b. c. d.	(Check one) ☐ The treatment system stays with the Property or ☐ the treatment system is subject to removal by the treatment company if annual service fee is not paid. any of the answers in this section are "Yes", explain in detail or attach all warranty infor cumentation: RUCTURAL, BASEMENT/CRAWL SPACE, FIREPLACE AND EXTERIOR ITEMS. E YOU AWARE OF: Any movement, shifting, deterioration, or other problems with walls, foundations, crawl space or slab? Any cracks or flaws in the walls, ceilings, foundations, concrete slab, crawl space, basement floor or garage? Any corrective action taken including, but not limited to piering or bracing?	Yes ☑ No ☑ Yes ☑ No ☑ Yes ☑ No ☑ Yes ፬ No ☑
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22 33 43 56 67 88 99 10 12 34 56 67 89 90 11 22 34 55 60 7 18 99 01 12 34 55 60 7 18 99 01 12 34 55 60 7 18 99 19 20 34 55 60 7 18 99 19 19 20 34 55 60 7 18 99 19 19 19 19 19 19 19 19 19 19 19 19	do 3. ST AR a. b. c. d. e. f. g. h.	(Check one) The treatment system stays with the Property or the treatment system is subject to removal by the treatment company if annual service fee is not paid. any of the answers in this section are "Yes", explain in detail or attach all warranty infor cumentation: RUCTURAL, BASEMENT/CRAWL SPACE, FIREPLACE AND EXTERIOR ITEMS. E YOU AWARE OF: Any movement, shifting, deterioration, or other problems with walls, foundations, crawl space or slab? Any cracks or flaws in the walls, ceilings, foundations, concrete slab, crawl space, basement floor or garage? Any corrective action taken including, but not limited to piering or bracing? Any dry rot, wood rot or similar conditions on the wood of the Property? Any problems with driveways, patios, decks, fences or retaining walls on the Property? Any problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? Any problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? May problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? May problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? Date of any repairs, inspection(s) or cleaning? Ventless gas logs in place Date of any repairs, inspection(s) or cleaning? Ventless gas logs in place Date of any repairs, inspection(s) or	····· Yes No ∕ ····· Yes No ∕
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22 33 43 56 67 88 90 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 10 11 12 13 14 15 16 17 18 19 10 10 11 12 13 14 15 16 17 18 19 10 10 10 10 10 10 10 10 10 10	do 3. ST AR a. b. c. d. e. f. g. h. j.	(Check one) ☐ The treatment system stays with the Property or ☐ the treatment system is subject to removal by the treatment company if annual service fee is not paid. any of the answers in this section are "Yes", explain in detail or attach all warranty infor cumentation: RUCTURAL, BASEMENT/CRAWL SPACE, FIREPLACE AND EXTERIOR ITEMS. E YOU AWARE OF: Any movement, shifting, deterioration, or other problems with walls, foundations, crawl space or slab? Any cracks or flaws in the walls, ceilings, foundations, concrete slab, crawl space, basement floor or garage? Any corrective action taken including, but not limited to piering or bracing? Any water leakage or dampness in the house, crawl space or basement? Any dry rot, wood rot or similar conditions on the wood of the Property? Any problems with driveways, patios, decks, fences or retaining walls on the Property? Any problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? Ventless gas logs in place Date of any repairs, inspection(s) or cleaning? Ventless gas logs in place Date of last use? Does the Property have a sump pump? If "Yes", location: SE corner of unfinished part of basement Any repairs or other attempts to control the cause or effect of any problem described above?	Yes No ✓ Yes No ✓ Yes No ✓ Yes No ✓ No ✓ No ✓ No ✓ No ✓ No ✓ No ✓ No ✓
22 33 44 56 67 88 90 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 10 10 10 10 10 10 10 10 10	do 3. ST AR a. b. c. d. e. f. g. h. i. j.	(Check one) ☐ The treatment system stays with the Property or ☐ the treatment system is subject to removal by the treatment company if annual service fee is not paid. any of the answers in this section are "Yes", explain in detail or attach all warranty infor cumentation: RUCTURAL, BASEMENT/CRAWL SPACE, FIREPLACE AND EXTERIOR ITEMS. E YOU AWARE OF: Any movement, shifting, deterioration, or other problems with walls, foundations, crawl space or slab? Any cracks or flaws in the walls, ceilings, foundations, concrete slab, crawl space, basement floor or garage? Any corrective action taken including, but not limited to piering or bracing? Any dry rot, wood rot or similar conditions on the wood of the Property? Any problems with driveways, patios, decks, fences or retaining walls on the Property? Any problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? Date of any repairs, inspection(s) or cleaning? ventless gas logs in place Date of last use? Does the Property have a sump pump? If "Yes", location: SE corner of unfinished part of basement Any repairs or other attempts to control the cause or effect of any problem described above?	Yes No ✓ Yes No ✓ No ✓ Yes No ✓ No ✓ No ✓ No ✓ No ✓ No ✓ Yes No ✓ No ✓ Yes No ✓ No ✓ Yes No ✓ Yes No ✓
22 33 43 56 67 88 90 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 11 12 13 14 15 16 17 18 19 10 10 11 12 13 14 15 16 17 18 19 10 10 11 12 13 14 15 16 17 18 19 10 10 10 10 10 10 10 10 10 10	do 3. ST AR a. b. c. d. e. f. g. h. i. j.	(Check one) ☐ The treatment system stays with the Property or ☐ the treatment system is subject to removal by the treatment company if annual service fee is not paid. any of the answers in this section are "Yes", explain in detail or attach all warranty infor cumentation: RUCTURAL, BASEMENT/CRAWL SPACE, FIREPLACE AND EXTERIOR ITEMS. E YOU AWARE OF: Any movement, shifting, deterioration, or other problems with walls, foundations, crawl space or slab? Any cracks or flaws in the walls, ceilings, foundations, concrete slab, crawl space, basement floor or garage? Any corrective action taken including, but not limited to piering or bracing? Any water leakage or dampness in the house, crawl space or basement? Any dry rot, wood rot or similar conditions on the wood of the Property? Any problems with driveways, patios, decks, fences or retaining walls on the Property? Any problems with fireplace including, but not limited to firebox, chimney, chimney cap and/or gas line? Ventless gas logs in place Date of any repairs, inspection(s) or cleaning? Ventless gas logs in place Date of last use? Does the Property have a sump pump? If "Yes", location: SE corner of unfinished part of basement Any repairs or other attempts to control the cause or effect of any problem described above?	····· Yes No ✓ ····· Yes Ø No Ø ····· Yes Ø No Ø ····· Yes Ø No Ø ····· Yes Ø No Ø ····· Yes Ø No Ø



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 the Property?		DITIONS AND/OR REMODELING. Are you aware of any additions, structural changes, or other material alterations to
If "Yes", explain in detail: b. If "Yes", were all necessary permits and approvals obtained, and was all work in compliance with building codes? If "No", explain in detail:	a.	the Property?
compliance with building codes? N/A If "No", explain in detail:		
If "No", explain in detail: 0. PLUMBING RELATED ITEMS. a. What is the drinking water source? Public Private Utilic Utilic If well water, state type depth diameter age b. If the drinking water source is a well, has water been tested for safety?	b.	If "Yes", were all necessary permits and approvals obtained, and was all work in
If "No", explain in detail: 0. PLUMBING RELATED ITEMS. a. What is the drinking water source? Public Private Utilic Other:. If well water, state type depth diameter age b. If the drinking water source is a well, has water been tested for safety?		compliance with building codes?N/A
0. PLUMBING RELATED ITEMS. a. What is the drinking water source? Public Private Well Cistern Other:. If well water, state type depth diameter age N/A b. If the drinking water source is a well, has water been tested for safety?		
a. What is the drinking water source?		
If well water, state type depth		
If well water, state type depth	а.	What is the drinking water source? 🗹 Public 🔲 Private 🗌 Well 🔲 Cistern 🔲 Other:
If "Yes", when was the water last checked for safety?(attach test results) c. Is there a water softener on the Property?		If well water, state type depth diameter age
If "Yes", when was the water last checked for safety?(attach test results) c. Is there a water softener on the Property?	b.	If the drinking water source is a well, has water been tested for safety?N/A
 c. Is there a water softener on the Property?		If "Yes", when was the water last checked for safety? (attach test results)
If "Yes", is it: ☐ Leased ☐ Owned? d. Is there a water purifier system?	c.	Is there a water softener on the Property?
If "Yes", is it: ☐ Leased ☐ Owned? e. What type of sewage system serves the Property? ☑ Public Sewer ☐ Private Sewer ☐ Septic System, Number of Tanks Cesspool ☐ Lagoon ☐ Other		If "Yes", is it: 🔲 Leased 🔲 Owned?
 e. What type of sewage system serves the Property? Public Sewer Private Sewer Septic System, Number of Tanks Cesspool Lagoon Other . f. Approximate location of septic tank and/or absorption field: g. The location of the sewer line clean out trap is: SW corner of unfinished basement h. Is there a sewage pump on the septic system?	d.	
 e. What type of sewage system serves the Property? Public Sewer Private Sewer Septic System, Number of Tanks Cesspool Lagoon Other . f. Approximate location of septic tank and/or absorption field: g. The location of the sewer line clean out trap is: SW corner of unfinished basement h. Is there a sewage pump on the septic system?		If "Yes", is it: 🔲 Leased 🛄 Owned?
 f. Approximate location of septic tank and/or absorption field: g. The location of the sewer line clean out trap is:	e.	What type of sewage system serves the Property? Public Sewer Private Sewer
 f. Approximate location of septic tank and/or absorption field: g. The location of the sewer line clean out trap is:		Septic System, Number of Tanks Cesspool Lagoon Other
 i. Is there a grinder pump system?	f.	Approximate location of septic tank and/or absorption field:
 i. Is there a grinder pump system?		
 i. Is there a grinder pump system?	g.	The location of the sewer line clean out trap is: SW corner of unfinished basement
 i. Is there a grinder pump system?	h.	Is there a sewage pump on the septic system?
 system last serviced?By whom?By whom?		Is there a grinder pump system?
 Does sprinkler system cover full yard and landscaped areas?		If there is a privately owned system, when was the septic tank, cesspool, or sewage
 Does sprinkler system cover full yard and landscaped areas?		system last serviced? By whom?
If "No", explain in detail: I. Are you aware of any leaks, backups, or other problems relating to any of the plumbing, water, and sewage related systems? m. Type of plumbing material currently used in the Property: ☐ Copper ☐ Galvanized ☐ PVC ☐ PEX ☐ Other The location of the main water shut-off is: n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool?	k.	Is there a sprinkler system?
 I. Are you aware of any leaks, backups, or other problems relating to any of the plumbing, water, and sewage related systems? m. Type of plumbing material currently used in the Property: ✓ Copper Galvanized PVC PEX Other_ The location of the main water shut-off is: n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool? 		Does sprinkler system cover full yard and landscaped areas?N/A
 plumbing, water, and sewage related systems? m. Type of plumbing material currently used in the Property: ✓ Copper Galvanized PVC PEX Other_ The location of the main water shut-off is: n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool? 		
 m. Type of plumbing material currently used in the Property: ✓ Copper ☐ Galvanized ☐ PVC ☐ PEX ☐ Other_ The location of the main water shut-off is: n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool? 	I.	
 Copper Galvanized PVC PEX Other. The location of the main water shut-off is: n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool? 		plumbing, water, and sewage related systems?
 n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool? 	m.	Type of plumbing material currently used in the Property:
n. Is there a back flow prevention device on the lawn sprinkling system, sewer or pool?		Copper Galvanized PVC PEX Other
	n.	Is there a back flow prevention device on the lawn sprinkling system,
		sewer or pool?N/A
If your answer to (I) in this section is "Yes", explain in detail or attach available		
documentation:		our answer to (I) in this section is "Yes", explain in detail or attach available



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155	11. H	EATING AND AIR CONDITIONING.	
156	a.	Does the Property have air conditioning?	Yes 🗹 No 🗌
157		Central Electric Central Gas Heat Pump Window Unit(s)	
158		Unit Age of Unit Leased Owned LocationLast Date Serviced/By Who	m?
159		1. Unknown	
160			
161	b.	<u>∠.</u> Does the P <u>ro</u> perty ha <u>ve</u> heating syst <u>em</u> s?	Yes 🗹 No 🗌
162		Electric Fuel Oil Vatural Gas Heat Pump Propane	
163		Fuel Tank Other	
164		Unit Age of Unit Leased Owned LocationLast Date Serviced/By Who	m?
165		1. Unknown	
166		2.	
167	c.	2. Are there rooms without heat or air conditioning?	Yes No
168			
169	d.	If "Yes", which room(s)?	Yes 🖌 No
170		Electric Gas Solar Tankless	
171		Unit Age of Unit Leased Owned Location Capacity Last Date Serviced/By V	/hom?
172		<u>1. 1 2010 40 Gallon</u>	
173			
174	e.	2. Are you aware of any problems regarding these items?	Yes 🗌 No 🗸
175		If "Yes", explain in detail:	
176			
177			
178			
179		LECTRICAL SYSTEM.	
180		Type of material used: 🗹 Copper 🔲 Aluminum 🔲 Unknown	
181	b.	Type of electrical panel(s): 🗹 Breaker 🔲 Fuse	
182		Location of electrical panel(s): NW corner of unfinished basement	
183		Size of electrical panel(s) (total amps), if known: 100 amps Are you aware of any problem with the electrical system?	
184	C.		Yes 🗌 No 🖌
185		If "Yes", explain in detail:	
186		Per previous owner, updated electrical installed in 2012.	
187			
188			
189		AZARDOUS CONDITIONS. ARE YOU AWARE OF:	
190		Any underground tanks on the Property?	
191		Any landfill on the Property?	
192		Any toxic substances on the Property (e.g. tires, batteries, etc.)?	
193		Any contamination with radioactive or other hazardous material?	
194	e.		
195	f.	Any professional testing/mitigation for radon on the Property?	
196	g.		
197	h.		Yes No
198	i.	Any controlled substances ever manufactured on the Property?	Yes No
199	j.	Any methamphetamine ever manufactured on the Property?	Yes 🗋 No 🛃
200		(In Missouri, a separate disclosure is required if methamphetamine or other controlled	
201		substances have been produced on the Property, or if any resident of the Property has	
202		been convicted of the production of a controlled substance.)	
203		any of the ensurements in this section are (Vas) surpluin in datalling start tool of	مبائم مبرا مناب
204		any of the answers in this section are "Yes", explain in detail or attach test re	suits and other
205	d	ocumentation:	
206 207			



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208		IGHBORHOOD INFORMATION & HOMEOWNER'S ASSOCIATION. ARE YOU AWARE O	
209	а.	The Property located outside of city limits?	Yes 🗋 No 🗹
210	b.	Any current/pending bonds, assessments, or special taxes that	
211		apply to Property?	Yes 🗌 No 🖌
212		If "Yes", what is the amount? \$	
213	C.	Any condition or proposed change in your neighborhood or surrounding	
214		area or having received any notice of such?	Yes 🗖 No 🗹
215	d.	Any defect, damage, proposed change or problem with any	
216		common elements or common areas?	Yes 🗖 No 🖌
217	e.	Any condition or claim which may result in any change to assessments or fees?	
218		Any streets that are privately owned?	
219		The Property being in a historic, conservation or special review district that	
220	U	requires any alterations or improvements to the Property be approved by a	
221		board or commission?	Yes No
222	h.	The Property being subject to tax abatement?	
223	i.	The Property being subject to a right of first refusal?	
224		If "Yes", number of days required for notice:	
225	j.	The Property being subject to covenants, conditions, and restrictions of a	
225	J.	Homeowner's Association or subdivision restrictions?	
220	Ŀ	Any violations of such covenants and restrictions?	
228	Ι.	The Homeowner's Association imposing its own transfer fee and/or initiation fee when the Property is sold?	
229		Initiation fee when the Property is sold?	
230		If "Yes", what is the amount? \$Unknown	
231	m	The Property being subject to a Homeowners Association fee?	Yes MNO
232		If "Yes", Homeowner's Association dues are paid in full until <u>12/31/2022</u> in the amou	nt of
233		\$ 275.00 payable yearly semi-annually monthly quarterly, sent to:	
234		Leawood Estates Homes Association	and such includes:
235		www.leawoodestates.net	
236		Homeowner's Association/Management Company contact name, phone number, website, o	r email address:
237			
238			
239			
239 240	n	The Property being subject to a secondary Master Community Homeowners Association fee	
240	n.	The Property being subject to a secondary Master Community Homeowners Association fee	e? Yes 🗌 No 🖌
240 241			
240 241 242		The Property being subject to a secondary Master Community Homeowners Association fee	
240 241 242 243			
240 241 242 243 244			
240 241 242 243 244 245			
240 241 242 243 244 245 246		any of the answers in this section are "Yes" (except m), explain in detail or attach oth	
240 241 242 243 244 245 246 247		any of the answers in this section are "Yes" (except m), explain in detail or attach oth	ner documentation:
240 241 242 243 244 245 246 247 248		any of the answers in this section are "Yes" (except m), explain in detail or attach oth REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months?	ner documentation:
240 241 242 243 244 245 246 247 248 249		any of the answers in this section are "Yes" (except m), explain in detail or attach oth	ner documentation:
240 241 242 243 244 245 246 247 248 249 250		any of the answers in this section are "Yes" (except m), explain in detail or attach oth REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months?	ner documentation:
240 241 242 243 244 245 246 247 248 249	lf (any of the answers in this section are "Yes" (except m), explain in detail or attach oth REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months?	ner documentation:
240 241 242 243 244 245 246 247 248 249 250	lf (15. Pf 16. OT	REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request.	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252	lf (15. Pf 16. OT	REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following?	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253	If a 15. PF 16. OT a.	any of the answers in this section are "Yes" (except m), explain in detail or attach other	ner documentation: Yes∏No☑
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254	If a 15. PF 16. OT a. b.	any of the answers in this section are "Yes" (except m), explain in detail or attach other	ner documentation: Yes No ☑
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255	If a 15. Pf 16. OT a. b. c.	any of the answers in this section are "Yes" (except m), explain in detail or attach other	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256	lf a 15. PF 16. OT a. b. c. d.	any of the answers in this section are "Yes" (except m), explain in detail or attach oth REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months?	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257	lf a 15. PF 16. OT a. b. c. d.	EVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways Any fire damage to the Property? Any liens, other than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value	ner documentation: Yes No
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258	If a 15. Pf 16. OT a. b. c. d. e.	EVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways Any fire damage to the Property? Any liens, other than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value or desirability of the Property?	ner documentation: Yes No
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259	lf a 15. PF 16. OT a. b. c. d.	any of the answers in this section are "Yes" (except m), explain in detail or attach oth REVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways Any fire damage to the Property? Any liens, other than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value or desirability of the Property? Any other condition, including but not limited to financial, that may prevent	ner documentation: Yes No ☑ Yes No ☑ Yes No ☑ Yes No ☑ Yes No ☑
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260	If a 15. Pf 16. OT a. b. c. d. e.	any of the answers in this section are "Yes" (except m), explain in detail or attach other	ner documentation: Yes No♥ Yes No♥ Yes No♥ Yes No♥ Yes No♥ Yes No♥
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261	If a 15. PF 16. OT a. b. c. d. e. f. g.	EXPLOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways Any fire damage to the Property? Any ilens, other than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value or desirability of the Property? Any other condition, including but not limited to financial, that may prevent you from completing the sale of the Property? Any animals or pets residing in the Property during your ownership?	her documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260	If a 15. PF 16. OT a. b. c. d. e. f. g.	any of the answers in this section are "Yes" (except m), explain in detail or attach other attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach oth	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261	If a 15. PF 16. OT a. b. c. d. e. f. g.	EXPLOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways Any fire damage to the Property? Any ilens, other than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value or desirability of the Property? Any other condition, including but not limited to financial, that may prevent you from completing the sale of the Property? Any animals or pets residing in the Property during your ownership?	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 255 256 257 258 259 260 261 262	If a 15. Pf 16. OT a. b. c. d. e. f. g. h.	any of the answers in this section are "Yes" (except m), explain in detail or attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach oth	ner documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264	If a 15. Pf 16. OT a. b. c. d. e. f. g. h.	any of the answers in this section are "Yes" (except m), explain in detail or attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach	her documentation:
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265	If a 15. Pf 16. OT a. b. c. d. e. f. g. h. i. j.	any of the answers in this section are "Yes" (except m), explain in detail or attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach oth	ner documentation: Yes No Yes No No Yes No Yes Yes No Yes No Yes No Yes No Yes No
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266	If a 15. Pf 16. OT a. b. c. d. e. f. g. h. i. j. k.	any of the answers in this section are "Yes" (except m), explain in detail or attach other in the answers in this section are "Yes" (except m), explain in detail or attach other in the answers in this section are "Yes" (except m), explain in detail or attach other in the answers in this section are "Yes" (except m), explain in detail or attach other in the answers in this section are "Yes" (except m), explain in detail or attach other in the answers in this section are "Yes", except more in the answers in the answers. Any other conditions that may materially affect the value or desirability of the Property? Any other conditions that may materially affect the value or desirability of the Property?	ner documentation: Yes No♥ Yes No♥
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265	If a 15. Pf 16. OT a. b. c. d. e. f. g. h. i. j.	any of the answers in this section are "Yes" (except m), explain in detail or attach other attach of the answers in this section are "Yes" (except m), explain in detail or attach other attach oth	ner documentation: Yes No♥ Yes No♥
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266	If a 15. Pf 16. OT a. b. c. d. e. f. g. h. i. j. k. l.	any of the answers in this section are "Yes" (except m), explain in detail or attach oth EEVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways. Any fire damage to the Property? Any ther than mortgage(s)/deeds of trust currently on the Property? Any other conditions that may materially affect the value or desirability of the Property? Any other condition, including but not limited to financial, that may prevent you from completing the sale of the Property? Any animals or pets residing in the Property during your ownership? Any violations of zoning, setbacks or restrictions, or non-conforming uses? Any violations of zoning, setbacks or restrictions, or non-conforming uses? Any unrecorded interests affecting the Property? Any undult interfere with giving clear title to the BUYER?	ner documentation: Yes No♥ Yes No♥
240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266	If a 15. Pf 16. OT a. b. c. d. e. f. g. h. i. j. k. l.	any of the answers in this section are "Yes" (except m), explain in detail or attach off EVIOUS INSPECTION REPORTS. Has Property been inspected in the last twelve (12) months? If "Yes", a copy of inspection report(s) are available upon request. HER MATTERS. ARE YOU AWARE OF: Any of the following? Party walls Common areas Easement Driveways. Any fire damage to the Property? Any ther than mortgage(s)/deeds of trust currently on the Property? Any violations of laws or regulations affecting the Property? Any other condition, including but not limited to financial, that may prevent you from completing the sale of the Property? Any animals or pets residing in the Property during your ownership? Any violations of zoning, setbacks or restrictions, or non-conforming uses? Any violations of Joning, setbacks or restrictions, or non-conforming uses? Any unrecorded interests affecting the Property? Any undications of zoning, setbacks or restrictions, or non-conforming uses? Any unrecorded interests affecting the Property?	ner documentation: Yes No♥ Yes No♥

tloop signa	iture verificat	ion: dtlp.us/Bh31-iELO-yPkr			
268	m	Any existing or threatened lega	al action pertaining to the Pr	opertu?	
269		Any litigation or settlement per			
270		Any added insulation since you			Yes No
271		Having replaced any appliance			
272	•	past five (5) years?			Yes 🗖 No 🔽
273	q.	Any transferable warranties on	the Property or any of its		
274		components?			Yes 🗖 No 🗹
275	r.	Having made any insurance or	other claims pertaining to the	ne Property	
276		in the past five (5) years?			
277 278		If "Yes", were repairs from clair			
279		Any use of synthetic stucco on			
280 281	lf a	any of the answers in this sect	ion are "Yes", explain in c	letail:	
282 283					
284 285	⊥ 17 UT	ILITIES. Identify the name and	phone number for utilities lis	ted below	
286		Electric Company Name:		Phone #	816-471-5275
287			KS Gas Service	Phone #	800-794-4780
288		Water Company Name:	WaterOne	Phone #	913-895-1800
289		Trash Company Name:	GFL	Phone #	816-380-5595
290		Other: Johnson	County Waste Water	Phone #_	913-715-8500
291 292		Other:		Phone #	
293 294 295 296	An	ECTRONIC SYSTEMS AND CC y technology or systems staying Yes" list:			N/A□Yes□ No☑
297 298 299	Up	on Closing SELLER will provide	BUYER with codes and pas	sswords, or items will b	e reset to factory settings.
300	40 50				
301 302		(TURES, EQUIPMENT AND AP e Residential Real Estate Sale			dential Seller's Disclosure and
303		ondition of Property Addendum			
304		hat is included in the sale of			
305		bparagraphs 1b and 1c of the C			
306		the Contract. If there are no "A			
307		nted list govern what is or is not			
308		e Paragraph 1 list, the Seller's			
309		dditional Inclusions" and/or the "I			
310	•	any) and appurtenances, fixture		5	
311		iled, bolted, screwed, glued or o	therwise permanently attack	ned to Property are ex	pected to remain with Property,
312 313	IIIC	cluding, but not limited to:			
314		Attached shelves, racks, towel	hars Fireplace grate	es, screens, glass door	'S
315		Attached lighting		tainment brackets	~
316		Attached floor coverings		pment and fixtures	
317		Bathroom vanity mirrors,		s, doors, screens	
318		attached or hung		, curtains, coverings	
319		Fences (including pet systems)) and window	v mounting component	ts

320 321



Initials



322 Fill in all blanks using one of the abbreviations listed below. 323 "OS" = Operating and Staying with the Property (any item that is performing its intended function). 324 "EX" = Staying with the Property but Excluded from Mechanical Repairs; cannot be an Unacceptable Condition. 325 "NA" = Not applicable (any item not present). 326 "NS" = Not staying with the Property (item should be identified as "NS" below.) 327 328 329 330 NA Air Conditioning Window Units, # NS Laundry - Washer OS Air Conditioning Central System 331 NS Laundry - Drver EX Attic Fan 332 Elec. Gas 333 os Ceiling Fan(s), # 4 MOUNTED ENTERTAINMENT EQUIPMENT 334 NA Central Vac and Attachments Item #1 Location_____ 335 NA Closet Systems 336 Location Item #2_ 337 os Doorbell Location 338 NA Electric Air Cleaner or Purifier Item #3 339 NA Electric Car Charging Equipment Location 340 OS Exhaust Fan(s) – Baths Item #4 341 NA Fences – Invisible & Controls Location Item #5 342 Fireplace(s), # 1 Location #1 Family Room Location #2 343 Location EX Chimney 344 Chimney NA Outside Cooking Unit EX Gas Logs Gas Logs 345 NA Propane Tank EX Gas Starter Gas Starter Owned Leased 346 Heat Re-circulator Heat Re-circulator NA Security System 347 348 Insert Insert Owned Leased Wood Burning Stove 349 Wood Burning Stove os Smoke/Fire Detector(s), # 350 Other Other. NA Shed(s), # 351 NA Fountain(s) NA Spa/Hot Tub 352 os Furnace/Heat Pump/Other Heating System NA Spa/Sauna os Garage Door Keyless Entry NA Spa Equipment 353 354 os Garage Door Opener(s), # 2 NA Sprinkler System Auto Timer 355 NA Garage Door Transmitter(s), # NA Sprinkler System Back Flow Valve NA Gas Yard Light NA Sprinkler System (Components & Controls) 356 357 NA Humidifier NA Statuary/Yard Art 358 NA Intercom NA Swing set/Playset NA Jetted Tub os Sump Pump(s), # 359 1 **KITCHEN APPLIANCES** NA Swimming Pool (Swimming Pool Rider Attached) 360 NA Swimming Pool Heater **Cooking Unit** 361 NA Swimming Pool Equipment 362 Stove/Range NA TV Antenna/Receiver/Satellite Dish 363 Elec. Gas Convection os Built-in Oven 364 Owned Leased 365 Elec. Gas Convection $\overline{\text{OS}}$ Water Heater(s) 366 x Cooktop Os Elec. NA Water Softener and/or Purifier Gas Owned Leased 367 Microwave Oven 368 os Dishwasher NA Boat Dock, ID # 369 os Disposal NA Camera-Surveillance Equipment 370 NA Freezer NA Generator 371 Location Other 372 os Refrigerator (#1) Other 373 Location Other Kitchen 374 NS Refrigerator (#2) Other 375 Location Garage Other NA Trash Compactor 376 Other _____



Initials BUYER BUYER

377

Exterior woodrot and painting completed in 2021 by Peleggi. New cement driveway and expanded back patio added i Radon Mitigation added in 2018. Backyard fence added in 2018. The undersigned SELLER represents, to the best of their knowledge, the information set forth in the for Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a wa guarantee of any kind. SELLER hereby authorizes the Licensee assisting SELLER to provide this inform prospective BUYER of the Property and to real estate brokers and licensees. SelLER will promptly notify Licensee assisting the SELLER, in writing, if any information in this disclosure changes prior to Closing, and L assisting the SELLER will promptly notify Licensee assisting the BUYER, in writing, of such changes. (\$ and BUYER initial and date any changes and/or attach a list of additional changes. If attached, #, bages). CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES, TH DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT. IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING. Meduel/Meeter SELLER DATE SUPER CACKNOWLEDGEMENT AND AGREEMENT 1. I understand and agree the information in this form is limited to information of which SELLER has actual kn and SELLER need only make an honest effort at fully revealing the information provided by SELLER, Broker(s) or li concerning the condition or value of the Property. 3. l agree to verify any of the above information, and any other important information provided by SELLER or Broker(s) or a li concerning the condition or value of the Property. 4. l acknowledge neither SELLER normation, and any other important information provided by SELLER or Droker(s) on which I am relying except as may be fully set forth in writing and signed by them		oices, notices o	r other docu	iments describin	g or referring	to the matters	revealed I
Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a wa juarantee of any kind. SELLER hereby authorizes the Licensee assisting SELLER to provide this inform prospective BUYER of the Property and to real estate brokers and licensees. <u>SELLER will promptly notify Licensee</u> assisting the SELLER, in writing, if any information in this disclosure changes prior to Closing, and L assisting the SELLER will promptly notify Licensee assisting the BUYER, in writing, of such changes. (f and BUYER initial and date any changes and/or attach a list of additional changes. If attached, # <u>assisting the SELLER will promptly notify Licensee</u> assisting the BUYER, in writing, of such changes. (f and BUYER initial and date any changes and/or attach a list of additional changes. If attached, # <u>bages</u>). CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES, TH DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT. IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING. Michael Mertin <u>SELLER</u> DATE SELLER BUYER ACKNOWLEDGEMENT AND AGREEMENT 1. I understand and agree the information in this form is limited to information of which SELLER, Broker(s) or li concerning the condition or value of the Property. 3. I agree to verify any of the above information, and any other important information provided by SELLER, or E (including any information obtained through the Multiple Listing Service) by an independent investigation of I have been specifically advised to have Property examined by professional inspectors. 4. I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in Prope 5. I specifically represent there are no important representations concerning the condition or value of Propert 5. I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in Prope 5. I specifically represent there are no important representations concerning the condition or value of Propert	Exte	erior woodrot and p	ainting completed Radon Miti	in 2021 by Peleggi. gation added in 201	New cement drivew 8. Backyard fence ac	ay and expanded back ded in 2018.	k patio added in
Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure Statement to be a wa juarantee of any kind. SELLER hereby authorizes the Licensee assisting SELLER to provide this inform prospective BUYER of the Property and to real estate brokers and licensees. <u>SELLER will promptly notify Licensee</u> assisting the SELLER, in writing, if any information in this disclosure changes prior to Closing, and L assisting the SELLER will promptly notify Licensee assisting the BUYER, in writing, of such changes. (f and BUYER initial and date any changes and/or attach a list of additional changes. If attached, # <u>assisting the SELLER will promptly notify Licensee</u> assisting the BUYER, in writing, of such changes. (f and BUYER initial and date any changes and/or attach a list of additional changes. If attached, # <u>bages</u>). CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES, TH DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT. IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING. Michael Mertin <u>SELLER</u> DATE SELLER BUYER ACKNOWLEDGEMENT AND AGREEMENT 1. I understand and agree the information in this form is limited to information of which SELLER, Broker(s) or li concerning the condition or value of the Property. 3. I agree to verify any of the above information, and any other important information provided by SELLER, or E (including any information obtained through the Multiple Listing Service) by an independent investigation of I have been specifically advised to have Property examined by professional inspectors. 4. I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in Prope 5. I specifically represent there are no important representations concerning the condition or value of Propert 5. I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in Prope 5. I specifically represent there are no important representations concerning the condition or value of Propert	Tho		I EP roprosonts	to the best of t	hair knowladge th	o information sat f	orth in the for
guarantee of any kind. SELLER hereby authorizes the Licensee assisting SELLER to provide this inform prospective BUYER of the Property and to real estate brokers and licensees. <u>SELLER will promptly notify L</u> assisting the SELLER will promptly notify Licensee assisting the BUYER, in writing, of such changes. (3) and BUYER initial and date any changes and/or attach a list of additional changes. If attached, # <u>bages</u>). CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES, TH DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT. IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING. Michael Meeter Date Date Date Date Date Date Date Signing and agree the information in this form is limited to information of which SELLER, Broker(s) or li concerning the condition or value of the Property. 1. I understand and agree the information in this form is limited to information requested. 2. This Property is being sold to me without warranties or guaranties of any kind by SELLER, Broker(s) or li concerning the condition or value of the Property. 3. I agree to verify any of the above information, and any other important information provided by SELLER of the above information, and any other important information provided by SELLER of the above information and any other important information provided by SELLER or B (including any information obtained through the Multiple Listing Service) by an independent investigation of I have been specifically advised to have Property examined by professional inspectors. 4. I acknowledge neither SELLER nor Broker(s) is an expert at detecting or repairing physical defects in Prope I specifically perpesent there are no important representations concerning the condition or value of Property examined by professional inspectors.							
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Disclose any material information and describe any significant repairs, improvements or alterations to the Property not

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