

APPROVED BY THE TEXAS REAL ESTATE COMMISSION (TREC)



SELLER'S DISCLOSURE NOTICE

CONCERNING THE PROPERTY AT 9031 S. FM 373 Muenster, TX 76252	
CONTRACTOR LINE I NOT	(Street Address and City)

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 PURCHASER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER OR SELLER'S AGENTS. Seller \square is \square is not occupying the Property. If unoccupied, how long since Seller has occupied the Property? weekend hm 1. The Property has the items checked below [Write Yes (Y), No (N), or Unknown (U)]: γ Microwave y Range y Oven N Dishwasher N Trash Compactor Disposal Washer/Dryer Hookups y Window Screens **Rain Gutters** N Security System N Fire Detection Equipment N Intercom System y Smoke Detector N Smoke Detector-Hearing Impaired N Carbon Monoxide Alarm N Emergency Escape Ladder(s) N Cable TV Wiring TV Antenna Satellite Dish γ Ceiling Fan(s) N Attic Fan(s) Exhaust Fan(s) Y Central A/C N Wall/Window Air Conditioning γ Central Heating Plumbing System N Public Sewer System γ Septic System Patio/Decking y Fences N Outdoor Grill Ν Pool N Sauna Hot Tub Spa N N **Pool Equipment** Automatic Lawn Sprinkler System N Pool Heater Fireplace(s) & Chimney Fireplace(s) & Chimney (Wood burning) (Mock) N N Natural Gas Lines N Gas Fixtures N Liquid Propane Gas N LP Community (Captive) N LP on Property Garage: N Attached Not Attached N Carport Electronic N Control(s) Garage Door Opener(s): Y Electric Gas Water Heater: N MUD N Co-op N City Well Water Supply: (approx.) $\mathsf{Roof}\,\mathsf{Type} \text{:}_{METAL}$ Age: 10 Are you (Seller) aware of any of the above items that are not in working condition, that have known defects, or that are in need of repair? Yes V No Unknown. If yes, then describe. (Attach additional sheets if necessary):

			9031 S. FM 37	(Stroot A	ddress and City	Page 2	<u>-</u>
	Does the property have working smoke 766, Health and Safety Code?* Tyes Attach additional sheets if necessary): _	☐ No		cordance with If the answe	n the smoke er to this q	e detector requirements of uestion is no or unknown	
-							
i i r v ā	Chapter 766 of the Health and Safety C nstalled in accordance with the require ncluding performance, location, and po effect in your area, you may check unknot require a seller to install smoke detector will reside in the dwelling is hearing impa a licensed physician; and (3) within 10 da smoke detectors for the hearing impaired the cost of installing the smoke detectors	ements of ower source own above is for the haired; (2) to any safter the dand specification of the second of the s	the building of the requirement or contact you nearing impair he buyer gives ne effective da cifies the locati	code in effect outs. If you do our local build ed if: (1) the s the seller wr te, the buyer ons for the in	in the area not know ing official i buyer or a itten evider makes a wr stallation. 1	a in which the dwelling is the building code required for more information. A bu member of the buyer's far nce of the hearing impairm itten request for the seller	located ments in uyer ma mily whent fror to insta
	Are you (Seller) aware of any known defe f you are not aware.		·	of the followi	ng? Write \	·	te No (N
	n Interior Walls		Ceilings		n	_Floors	
	n Exterior Walls		Doors	1.7.	n	_Windows	
_	n Roof		oundation/Sla	ab(s)	<u> </u>	Sidewalks	
_	nWalls/Fences	<u> </u>	Oriveways		n/a_	Intercom System	
_	n Plumbing/Sewers/Septics	<u>n</u> E	Electrical Syste	ms	<u>n</u>	_Lighting Fixtures _	
l:	f the answer to any of the above is yes, e	xplain. (A	ttach addition	al sheets if ne	cessary):		
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de	ving cond	itions? Write Y	es (Y) if you a	re aware, w Structural c	r Roof Repair	/are.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee	ving cond	itions? Write Y	'es (Y) if you a nPrevious nHazardou	re aware, w Structural c us or Toxic \	r Roof Repair Vaste	vare.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage	ving cond	itions? Write Ynsects)	'es (Y) if you a n Previous n Hazardou n Asbestos	re aware, w Structural c us or Toxic V Componer	or Roof Repair Vaste uts	vare.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment	ving cond	itions? Write Y nsects) iir	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-forr	re aware, w Structural c us or Toxic N Componer maldehyde	or Roof Repair Vaste uts	/are.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage	ving condi stroying ir ding Repa	itions? Write Y nsects) iir	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-forn Radon Ga	re aware, w Structural c us or Toxic V Componer maldehyde	or Roof Repair Vaste uts	/are.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage n Water Damage Not Due to a Flood	ving cond estroying in ding Repa	itions? Write Y nsects) iir —	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-forr n Radon Ga n Lead Base	re aware, w Structural c us or Toxic V Componer maldehyde as ed Paint	or Roof Repair Vaste uts	vare.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage n Water Damage Not Due to a Flood n Landfill, Settling, Soil Movement, F	ving cond estroying in ding Repa Event ault Lines	itions? Write Ynsects) iir 	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-forr n Radon Ga n Lead Base n Aluminur	re aware, w Structural c us or Toxic V Componer maldehyde as ed Paint m Wiring	or Roof Repair Vaste uts	/are.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage n Water Damage Not Due to a Flood	ving cond estroying in ding Repa Event ault Lines	itions? Write Y nsects) iir — — — /Spa*	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-form n Radon Ga n Lead Base n Aluminum n Previous	re aware, w Structural c us or Toxic V Componer maldehyde as ed Paint m Wiring Fires	or Roof Repair Vaste ots nsulation	vare.
-	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage n Water Damage Not Due to a Flood n Landfill, Settling, Soil Movement, F	ving cond estroying in ding Repa Event ault Lines	itions? Write Ynsects) iir /Spa*	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-form n Radon Ga n Lead Base n Aluminum n Previous n Unplatte	re aware, w Structural c us or Toxic V Componer maldehyde as ed Paint m Wiring Fires d Easement	r Roof Repair Vaste its nsulation	vare.
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	Are you (Seller) aware of any of the follow n Active Termites (includes wood de n Termite or Wood Rot Damage Nee n Previous Termite Damage n Previous Termite Treatment n Improper Drainage n Water Damage Not Due to a Flood n Landfill, Settling, Soil Movement, F	ving condi estroying in ding Repa Event Fault Lines ol/Hot Tub	itions? Write Ynsects) iir /Spa*	res (Y) if you a n Previous n Hazardou n Asbestos n Urea-form n Radon Ga n Lead Base n Aluminum n Previous n Unplattee n Subsurfae Previous n Methamp	re aware, w Structural c us or Toxic V Componer maldehyde as ed Paint m Wiring Fires d Easement ce Structure Use of Pren	or Roof Repair Vaste ots nsulation s or Pits nises for Manufacture of	/are.

	Seller's Disclosure Notice Concerning the Property at 9031 S. FM 373 Muenster, TX 76252 Page 3 (Street Address and City)
	Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair? Tyes (if you are at No (if you are not aware). If yes, explain (attach additional sheets if necessary).
	Are you (Seller) aware of any of the following conditions?* Write Yes (Y) if you are aware, write No (N) if you are not aware.
	N Present flood insurance coverage
_	$_{ m N}$ Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release of water from a reservoir or a controlled or emergency release or a cont
	N Previous water penetration into a structure on the property due to a natural flood event
	Write Yes (Y) if you are aware, and check wholly or partly as applicable, write No (N) if you are not aware. Located wholly partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or A
	NLocated
	NLocated
	N Located wholly partly in a flood pool
	N Located wholly partly in a reservoir
	If the answer to any of the above is yes, explain (attach additional sheets if necessary):
	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 of 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.
	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 i 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).
	Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to t property? ☐ Yes ☑ No. If yes, explain (attach additional sheets as necessary):

	Seller's	s Disclosure Notice Concerning the Propert	y at 9031 S. FM :		Page 4	09-01-201
9.	Are yo	ou (Seller) aware of any of the following? \	Write Yes (Y) if ye	(Street Address and City) Ou are aware, write No (N) if yo	u are not aware.	
		Room additions, structural modifications, compliance with building codes in effect		ons or repairs made without n	ecessary permits or not in	
	N	Homeowners' Association or maintenance	e fees or assessr	nents.		
		Any "common area" (facilities such as pocwith others.	ols, tennis courts	, walkways, or other areas) co-	wned in undivided interest	t
		Any notices of violations of deed restriction Property.	ons or governme	ental ordinances affecting the	ondition or use of the	
	N	Any lawsuits directly or indirectly affectin	g the Property.			
		Any condition on the Property which mat	erially affects th	e physical health or safety of a	n individual.	
		Any rainwater harvesting system located supply as an auxiliary water source.	on the property	that is larger than 500 gallons	and that uses a public wate	r
	<u>Y</u>	Any portion of the property that is located	d in a groundwa	ter conservation district or a su	ıbsidence district.	
	If the a	answer to any of the above is yes, explain.	(Attach additio	nal sheets if necessary):ALL OI	COOKE COUNTY IS LOCAT	ED
	WITH	IN A GROUNDWATER CONSERVATION D	ISTRICT			
11.	This p zones Install	ent to public beaches for more information roperty may be located near a military instance or other operations. Information relating ation Compatible Use Zone Study or Join ternet website of the military installation and.	stallation and m g to high noise t Land Use Stud	and compatible use zones is a y prepared for a military insta	vailable in the most recent lation and may be accessed	t Air d on
Ma	irk ani	d Carol Grewing	dotloop verified 07/06/21 4:02 PM CDT 2OGB-KYWT-MPOT-ZOJ7			
	nature of S		Date	Signature of Seller	Date	
The	e under	signed purchaser hereby acknowledges ro	eceipt of the for	egoing notice.		
Sign	nature of F	Purchaser	Date	Signature of Purchaser	Date	
٠٠٠	2 0. 1			<u> </u>	Succ	



This form was prepared by the Texas Real Estate Commission in accordance with Texas Property Code § 5.008(b) and is to be used in conjunction with a contract for the sale of real property entered into on or after September 1, 2019. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, 512-936-3000 (http://www.trec.texas.gov) TREC NO. OP-H



INFORMATION ABOUT ON-SITE SEWER FACILITY

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CC	NC	ERNING THE PROPERTY AT 9031 S. FM 373, Muenster, TX 76252	
A.	DE	SCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:	
	(1)	Type of Treatment System: ☑ Septic Tank ☐ Aerobic Treatment	Unknown
	(2)	Type of Distribution System: septic tank with drain lines	_ Unknown
	٠,	Approximate Location of Drain Field or Distribution System: <u>Drain lines are on the north side</u> of each cabin	Unknown
	(4)	Installer: Fleitman Backhoe Company	_ _ □Unknown
	(5)	Approximate Age: 9 years	Unknown
В.	MA	INTENANCE INFORMATION:	
	(1)	Is Seller aware of any maintenance contract in effect for the on-site sewer facility? If yes, name of maintenance contractor:	☐ Yes ☑ No
		Phone: contract expiration date: (Maintenance contracts must be in effect to operate aerobic treatment and certain nor site sewer facilities.)	n-standard" on-
	(2)	Approximate date any tanks were last pumped?	
	(3)	Is Seller aware of any defect or malfunction in the on-site sewer facility? If yes, explain:	☐ Yes ☑ No
	(4)	Does Seller have manufacturer or warranty information available for review?	☐ Yes ☑ No
C.	PL	ANNING MATERIALS, PERMITS, AND CONTRACTS:	
	(1)	The following items concerning the on-site sewer facility are attached: ☐ planning materials ☐ permit for original installation ☐ final inspection when OSS ☐ maintenance contract ☐ manufacturer information ☐ warranty information ☐	F was installed
	(2)	"Planning materials" are the supporting materials that describe the on-site sewer f submitted to the permitting authority in order to obtain a permit to install the on-site sewer	
	(3)	It may be necessary for a buyer to have the permit to operate an on-site transferred to the buyer.	sewer facility

(TXR 1407) 1-7-04

Initialed for Identification by Buyer:

and Seller

Page 1 of 2

D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

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

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

Mark and Carol Grewing	dotloop verified 07/06/21 3:46 PM CDT ASWF-NSER-GDZB-PNQY	Curtis and Vicki Eldridge	dotloop verified 07/06/21 3:40 PM CDT KWW2-5GXT-09ZG-LM6G
Signature of Seller Date		Signature of Seller	Date
Receipt acknowledged by:			
Signature of Buyer	Date	Signature of Buyer	Date

(TXR 1407) 1-7-04 Page 2 of 2



INFORMATION ABOUT ON-SITE SEWER FACILITY

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CC	NC	ERNING THE PROPERTY AT 9021 S. FM 373, Muenster, TX 76252	
A.	DE	SCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:	
	(1)	Type of Treatment System: ☑ Septic Tank ☐ Aerobic Treatment ☐	Unknown
	(2)	Type of Distribution System: septic tank with drain lines	_ Unknown
		Approximate Location of Drain Field or Distribution System: <u>Drain lines are on the north side</u> of the cabin	_ Unknown
	(4)	Installer: Fleitman Backhoe Company	_ _ □Unknown
	(5)	Approximate Age: 9 years	Unknown
В.	MA	AINTENANCE INFORMATION:	
	(1)	Is Seller aware of any maintenance contract in effect for the on-site sewer facility? If yes, name of maintenance contractor: Contract expiration date:	☐ Yes ☐ No
		(Maintenance contracts must be in effect to operate aerobic treatment and certain nor site sewer facilities.)	n-standard" on-
	(2)	Approximate date any tanks were last pumped?	
	(3)	Is Seller aware of any defect or malfunction in the on-site sewer facility? If yes, explain:	☐ Yes ☑ No
	(4)	Does Seller have manufacturer or warranty information available for review?	☐ Yes ☑ No
C.	PL	ANNING MATERIALS, PERMITS, AND CONTRACTS:	
	(1)	The following items concerning the on-site sewer facility are attached: ☐ planning materials ☐ permit for original installation ☐ final inspection when OSS ☐ maintenance contract ☐ manufacturer information ☐ warranty information ☐	F was installed
	(2)	"Planning materials" are the supporting materials that describe the on-site sewer for submitted to the permitting authority in order to obtain a permit to install the on-site sewer	
	(3)	It may be necessary for a buyer to have the permit to operate an on-site transferred to the buyer.	sewer facility

(TXR 1407) 1-7-04

Initialed for Identification by Buyer:

Page 1 of 2

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Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

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

Mark and Carol Grewing	dotloop verified 07/06/21 3:46 PM CDT US0X-OXAU-DQ1U-WETQ	Curtis and Vicki Eldridge	dotloop verified 07/06/21 3:40 PM CDT U0EJ-D9ED-C05A-MK5T
Signature of Seller Date		Signature of Seller	Date
Receipt acknowledged by:			
Signature of Buyer	Date	Signature of Buyer	Date

(TXR 1407) 1-7-04 Page 2 of 2



APPROVED BY THE TEXAS REAL ESTATE COMMISSION (TREC)



SELLER'S DISCLOSURE NOTICE

CONCERNING THE PROPERTY AT 9021 S. FM 373 Muenster, TX 76252	
	(Street Address and City)

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The Property has the items checked below [Write Yes (Y), No (N), or Unknown (U)]: Y Range Y Oven Y Microwave N Dishwasher N Trash Compactor N Disposal N Washer/Dryer Hookups Y Window Screens N Rain Gutters Security System N Fire Detection Equipment N Intercom System Y Smoke Detector N Smoke Detector Hearing Impaired N Emergency Escape Ladder(s) N Carlbon Monoxide Alarm N Emergency Escape Ladder(s) Y Ceilling Fan(s) N Attic Fan(s) N Exhaust Fan(s) Y Central A/C Y Central Heating N Wall/Window Air Conditioning Y Plumbing System Y Septic System N Public Sewer System Patio/Decking N Outdoor Grill Y Fences N Souna N Spa N Hot Tub N Pool Equipment N Souna N Spa N Hot Tub Fireplace(s) & Chimney Fireplace(s) & Chimney N (Wood burning) N Natural Gas Lines N Pool Heater N N Public Sewer System N Natural Gas Lines N Pool Heater N Control(s) M Natural Gas Lines N Pool Heater N Control(s) M Natural Gas Lines N Pool Heater N Carport Garage Door Opener(s): N Electronic N Control(s) Water Heater: N Gas Y Electric Water Supply: N City Y Well N MUD N Co-op Age: 10 YEARS (approx.)	LER AND IS NOT A SUBSTITUTE FOR	R ANY INSPECTIONS OR WARRANTIES THE P		
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N Smoke Detector-Hearing Impaired N Carbon Monoxide Alarm N Emergency Escape Ladder(s) N TV Antenna N Cable TV Wiring Y Ceiling Fan(s) N Attic Fan(s) N Attic Fan(s) N Exhaust Fan(s) Y Central A/C Y Central Heating N Wall/Window Air Conditioning Y Plumbing System Y Septic System N Public Sewer System N Public Sewer System N Public Sewer System N Pool Equipment N Pool Equipment Fireplace(s) & Chimney N (Wood burning) N Pool Heater N Natural Gas Lines N Liquid Propane Gas N LP Community (Captive) N Not Attached N Not Attached N Not Attached N Not Attached N Carport Garage Door Opener(s): N Electronic N Gas Y Electric Water Supply: N City N Well N MUD N Co-op Age: 10 YEARS (approx.)		N Fire Detection Equipment	N Intercom System	
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Roof Type: metal Age: 10 YEARS (approx.)	C :.	Y Well N MUD	N Co-op	
	,	 Age: ₁₀	YEARS (approx.)	
		<u> </u>		

2.	Seller's Disclosure Notice Concerning the Pr	operty at <u>9021 S. FM</u>	(Street Addre	76252 Page 2	
••	Does the property have working smoke of 766, Health and Safety Code?* Test (Attach additional sheets if necessary):	🔲 No 🛮 Unknowi	accordance with the second accordance with the answer to the answer to the second second accordance with the second secon	ne smoke detector requirements of Chapte to this question is no or unknown, explai	
÷	Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detect installed in accordance with the requirements of the building code in effect in the area in which the dwelling is locat including performance, location, and power source requirements. If you do not know the building code requirements effect in your area, you may check unknown above or contact your local building official for more information. A buyer or require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family will reside in the dwelling is hearing impaired; (2) the buyer gives the seller written evidence of the hearing impairment for 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 the installation. The parties may agree who will be the cost of installing the smoke detectors and which brand of smoke detectors to install.				
3.	Are you (Seller) aware of any known defectif you are not aware. Interior Walls	ts/malfunctions in ar Ceilings	ny of the following	? Write Yes (Y) if you are aware, write No (N	
	Exterior Walls	Doors		Windows	
	Roof	Foundation/	Slah(s)	Sidewalks	
	Walls/Fences	Driveways	3.4.5(3)	Intercom System	
	Plumbing/Sewers/Septics	Electrical Sys	tems	Lighting Fixtures	
	Other Structural Components (Desc				
	If the answer to any of the above is yes, ex	plain. (Attach additio	onal sheets if neces	ssary):	
1.	If the answer to any of the above is yes, ex Are you (Seller) aware of any of the follow Active Termites (includes wood des	ing conditions? Write	e Yes (Y) if you are a		
ŀ.	Are you (Seller) aware of any of the follow	ing conditions? Write	e Yes (Y) if you are a	aware, write No (N) if you are not aware.	
ŀ.	Are you (Seller) aware of any of the follow Active Termites (includes wood des	ing conditions? Write	e Yes (Y) if you are a	aware, write No (N) if you are not aware. ructural or Roof Repair or Toxic Waste	
1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des	ing conditions? Write	e Yes (Y) if you are a Previous Str Hazardous o	aware, write No (N) if you are not aware. ructural or Roof Repair or Toxic Waste	
1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des Termite or Wood Rot Damage Need Previous Termite Damage	ing conditions? Write	e Yes (Y) if you are a Previous Str Hazardous o	aware, write No (N) if you are not aware. ructural or Roof Repair or Toxic Waste omponents	
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1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des Termite or Wood Rot Damage Need Previous Termite Damage Previous Termite Treatment Improper Drainage	ing conditions? Write troying insects) ling Repair - - - Event	e Yes (Y) if you are a Previous Str Hazardous o Asbestos Co Urea-formal Radon Gas	aware, write No (N) if you are not aware. ructural or Roof Repair or Toxic Waste omponents Idehyde Insulation Paint	
1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des Termite or Wood Rot Damage Need Previous Termite Damage Previous Termite Treatment Improper Drainage Water Damage Not Due to a Flood	ing conditions? Write troying insects) ling Repair - - Event - 	e Yes (Y) if you are a Previous Str Hazardous o Asbestos Co Urea-formal Radon Gas Lead Based	aware, write No (N) if you are not aware. Fuctural or Roof Repair or Toxic Waste omponents Idehyde Insulation Paint Viring	
1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des Termite or Wood Rot Damage Need Previous Termite Damage Previous Termite Treatment Improper Drainage Water Damage Not Due to a Flood Landfill, Settling, Soil Movement, Fa	ing conditions? Write troying insects) ling Repair - - Event - 	e Yes (Y) if you are a Previous Str Hazardous Co Asbestos Co Urea-formal Radon Gas Lead Based Aluminum V	aware, write No (N) if you are not aware. ructural or Roof Repair or Toxic Waste omponents Idehyde Insulation Paint Wiring es	
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1.	Are you (Seller) aware of any of the follow Active Termites (includes wood des Termite or Wood Rot Damage Need Previous Termite Damage Previous Termite Treatment Improper Drainage Water Damage Not Due to a Flood I Landfill, Settling, Soil Movement, Fa	ing conditions? Write troying insects) ling Repair 	e Yes (Y) if you are a Previous Str Hazardous of Asbestos Co Urea-formal Radon Gas Lead Based Aluminum V Previous Fir Unplatted E Subsurface Previous Us Methamphe	aware, write No (N) if you are not aware. Fuctural or Roof Repair or Toxic Waste Omponents Idehyde Insulation Paint Wiring es asements Structure or Pits e of Premises for Manufacture of	

09-01-2019

	(Street Address and City) Are your (Saller) aware of any item equipment, or system in or on the Proporty that is in people of repair? Yes (if you are any					
•	Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair? Yes (if you are aw No (if you are not aware). If yes, explain (attach additional sheets if necessary).					
	Are you (Seller) aware of any of the following conditions?* Write Yes (Y) if you are aware, write No (N) if you are not aware. n Present flood insurance coverage					
_	$\underline{\underline{n}}$ Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservo					
_	Previous water penetration into a structure on the property due to a natural flood event					
	Write Yes (Y) if you are aware, and check wholly or partly as applicable, write No (N) if you are not aware. Located wholly partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or A					
-	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 if necessary):					
	*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 designat						
	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 of 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.					
	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).					
	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):					

		09-01-2019			
	Seller's Disclosure Notice Concerning the Property at 9021 S. FM 37				
9.	9. Are you (Seller) aware of any of the following? Write Yes (Y) if you	are aware, write No (N) if you are not aware.			
	Room additions, structural modifications, or other alteratio $\underline{\mathbf{n}}$ compliance with building codes in effect at that time.	ns or repairs made without necessary permits or not in			
	n Homeowners' Association or maintenance fees or assessme	ents.			
	Any "common area" (facilities such as pools, tennis courts, n with others.	walkways, or other areas) co-owned in undivided interest			
	Any notices of violations of deed restrictions or governmen $\underline{\mathbf{n}}$ Property.	ital ordinances affecting the condition or use of the			
	n Any lawsuits directly or indirectly affecting the Property.				
	n Any condition on the Property which materially affects the	physical health or safety of an individual.			
	Any rainwater harvesting system located on the property to supply as an auxiliary water source.	nat is larger than 500 gallons and that uses a public water			
	Any portion of the property that is located in a groundwate	er conservation district or a subsidence district.			
	If the answer to any of the above is yes, explain. (Attach addition	al sheets if necessary):All of Cooke County is located in a			
	Groundwater Conservation District				
11.	 (Chapter 61 or 63, Natural Resources Code, respectively) and a bemaybe required for repairs or improvements. Contact the locadjacent to public beaches for more information. 11. This property may be located near a military installation and may zones or other operations. Information relating to high noise as Installation Compatible Use Zone Study or Joint Land Use Study the Internet website of the military installation and of the coun located. 	al government with ordinance authority over construction y be affected by high noise or air installation compatible use nd compatible use zones is available in the most recent Air prepared for a military installation and may be accessed on			
Cu	Curtis and Vicki Eldridge dotloop verified 07/06/21 3:40 PM CDT KDVC-ERUC-PGOW-NIWY				
		Signature of Seller Date			
	The undersigned purchaser hereby acknowledges receipt of the foreg				
Sigr	Signature of Purchaser Date	Signature of Purchaser Date			



This form was prepared by the Texas Real Estate Commission in accordance with Texas Property Code § 5.008(b) and is to be used in conjunction with a contract for the sale of real property entered into on or after September 1, 2019. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, 512-936-3000 (http://www.trec.texas.gov) TREC NO. OP-H