

SELLER'S RESIDENTIAL REAL ESTATE SALES DISCLOSURE

State Form 46234 (R6/6-14)

Date (month, day, year) 03/25/2025

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 available now through this updated form

Seller states that the 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, inspections, defects, or warranties obtained on the property. The representations in this form are the representations of the owner and are not the representations of the agent, if any. This information is for disclosure only and is not intended to be a part of any contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 1-4 unit residential property to complete this form regarding 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.

1. The following are in the conditi	ions indicated	:			4003 Faoii Fike , Floye	-					
A. APPLIANCES	None/Not Included/ Rented	Defective	Not Defective	Do Not Know	C. WATER & SEWER SYSTEM	None/Not Included Rented	Defective	Not Defective	Do Not ve Know		
Built-in Vacuum System					Cistern			74100117411000100			
Clothes Dryer				1.	Septic Field/Bed						
Clothes Washer					Hot Tub						
Dishwasher			***************************************		Plumbing						
Disposal					Aerator System						
Freezer				 	Sump Pump						
Gas Grill		 	120		Irrigation Systems						
Hood	-	<u> </u>			Water Heater/Electric	 		/			
Microwave Oven					Water Heater/Gas						
Oven				 	Water Heater/Solar						
Range					Water Purifier						
Refrigerator	 				Water Softener						
Room Air Conditioner(s)					Well		 				
Trash Compactor	+ '				Septicand Holding Tank/Septic Mound						
TV Antenna/Dish											
Other:					Geothermal and Heat Pump						
Oller.					Other Sewer System (Explain)						
	ļ				Swimming Pool & Pool Equipment						
					3			Yes	No Do Not		
									Know		
B. Electrical	None/Not		Not	Do Not	Are the structures connected to a p						
System	Included/	Defective	Defective	Know	Are the structures connected to a page 4. Are there any additions that may re-			-			
Air Purifier	Rented				the sewage disposal system?	quire improve	ements to				
					If yes, have the improvements been completed on the						
Burglar Alarm					sewage disposal system? Are the improvements connected to	a privateloor	nmunity				
Ceiling Fan(s) Garage Door Opener / Controls					water system?	nected to a private/confindinty			/		
					Are the improvements connected to	a private/cor	nmunity	-			
Inside Telephone Wiring and Blocks/Jacks					sewer system?	None/Not	I will have else-relatives	Not	Do Not		
Intercom					D, HEATING & COOLING SYSTEM	Included	Defective	Defectiv			
Light Fixtures	//					Rented					
Sauna	 				Attic Fan						
Smoke/Fire Alarm(s)					Central Air Conditioning						
Switches and Outlets					Hot Water Heat						
Vent Fan(s)					Furnace Heat/Gas						
60/(00/200 Amp Service					Furnace Heat/Electric						
(Circle one)					Solar House-Heating						
Generator					Woodburning Stove						
NOTE: Means a condition the					Fireplace						
effect on the value of the property, that would significantly impair the health or safety of future occupants of the property, or that if not repaired, removed					Fireplace Insert						
or replaced would significant					Air Cleaner						
normal life of the premises.					Humidifier						
					Propane Tank						
					Other Heating Source	/					
disclosure form is not a warranty prospective buyer or owner may le the purchaser at settlement that	by the owner ater obtain. A the condition	or the owner' t or before set n of the prop	s agent, if an tlement, the o	y, and the d owner is req	certifies to the truth thereof, based on isclosure form may not be used as a si uired to disclose any material change i same as it was when the disclosure	ubstitute for a n the physica	any inspection I condition of	ns or warra the prope	anties that the rty or certify to		
Signature of Seller	cknowledge receipt of this Disclosure by signing below. Signature of Seller Date (mm/dd/yy) 03/85/25			Signature of Buyer			Date (r	Date (mm/dd/yy)			
Signature of Seller					Signature of Buyer			Date (mm/dd/yy)			
	condition of th	ne property is s			t was when the Seller's Disclosure form	was originally	provided to t				
Signature of Seller (at closing) Date			Date (mr	n/dd/yy)	Signature of Seller (at closing)			Date (r	Date (mm/dd/yy)		

Property address (number and street, city, state,	and ZIP code	•	Paoli Pike . Flo	oyd's Knobs , IN 47119			
2. ROOF	YES	NO	DO NOT KNOW	4. OTHER DISCLOSURES	YES	NO	DO NOT KNOW
Age, if known Years.							
Does the roof leak?		\checkmark		Do structures have aluminum wiring? Are there any foundation problems with the			×
Is there present damage to the roof?				structures?			X
Is there more than one layer of shingles on the house?			V	Are there any encroachments? Are there any violations of zoning, building codes,			
If yes, how many layers?			X	or restrictive covenants?		X	
				Is the present use of non-conforming use? Explain:			
3. HAZARDOUS CONDITIONS	YES	NO	DO NOT KNOW	Explain.			
Have there been or are there any hazardous conditions on the property, such as methane gas, lead paint, radon gas in house or well, radioactive material, landfill, mineshaft, expansive soil, toxic materials, mold, other biological contaminants, asbestos insulation, or PCB's?			X				
Is there any contamination caused by the				Is the access to your property via a private road?			
manufacture or a controlled substance on the		,		Is the access to your property via a public road?	X	_	
property that has not been certified as decontaminated by an inspector approved		$X \mid$	A l	Is the access to your property via an easement?		X	
under IC 13-14-1-15?			78	Have you received any notices by any governmental or quasi-governmental agencies			
Has there been manufacture of		_		affecting this property?		X	
methamphetamine or dumping of waste from the manufacture of methamphetamine in a residential structure on the property?		X		Are there any structural problems with the building?		*	X
Explain:				Have any substantial additions or alterations been made without a required building permit?		X	
				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?		X	
				Have any structures been treated for wood destroying insects?	X		
				Are the furnace/woodstove/chimney/flue all in working order?	X		
E. ADDITIONAL COMMENTS AND/OR EXPLANAT	IONS:			Is the property in a flood plain?			×
(Use additional pages, if necessary)				Do you currently pay for flood insurance?		X	
				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?		メ	
				Is the property subject to covenants, conditions and/or restrictions of a homeowner's association?	·····	人	
				Is the property located within one (1) mile of an airport?		X	
KNOWLEDGE. A disclosure form is not a wa inspections or warranties that the prospective	erranty by the e buyer or o rtify to the p	e owner wner ma ourchase	r or the owner! ay later obtain. er at settlement	er, who certifies to the truth thereof, based on the sagent, if any, and the disclosure form may not be At or before settlement, the owner is required to det that the condition of the property is substantially tof this Disclosure by signing below.	e used as isclose a	s CURREN s a substit ny materia	ute for any I change in
Signature of Seller Date (rpm/dd/y/)			mm/dd/yy)	Signature of Buyer		Date (mm/dd/yy)	
Signature of Seller			mm/dd/yy)	Signature of Buyer		Date (mm	Vdd/yy)
The Seller hereby certifies that the condition of the property is s				as it was when the Seller's Disclosure form was originally p			
Signature of Seller (at closing)		Date ((mm/dd/yy)	Signature of Seller (at closing)		Date (mm	v/dd/yy)
	_						



FORM #03.