



TEXAS ASSOCIATION OF REALTORS®

INFORMATION ABOUT ON-SITE SEWER FACILITY

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CONCERNING THE PROPERTY AT

18283 CR 543 NEVADA, TX 75173

A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System: [ ] Septic Tank [X] Aerobic Treatment [ ] Unknown
(2) Type of Distribution System: [ ] Unknown
(3) Approximate Location of Drain Field or Distribution System: [X] Unknown
(4) Installer: [X] Unknown
(5) Approximate Age: [X] Unknown

B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? [X] Yes [ ] No
If yes, name of maintenance contractor: William P. Scott
Phone: 972 635 2522 contract expiration date: May 2016
Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.
(2) Approximate date any tanks were last pumped? 6/1/2015
(3) Is Seller aware of any defect or malfunction in the on-site sewer facility? [ ] Yes [X] No
If yes, explain:
(4) Does Seller have manufacturer or warranty information available for review? [ ] Yes [X] No

C. PLANNING 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 OSSF was installed
[X] maintenance contract [ ] manufacturer information [ ] warranty information
(2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
(3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

Information about On-Site Sewer Facility concerning \_\_\_\_\_

**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>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
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.

*Lisa Pagard*      2/12/16  
Signature of Seller      Date  
LISA PAGARD

\_\_\_\_\_  
Signature of Seller      Date

Receipt acknowledged by:

\_\_\_\_\_  
Signature of Buyer      Date

\_\_\_\_\_  
Signature of Buyer      Date

William P. Scott  
O.S. II Installer  
License # 3024  
8773 County Road 2414  
Quinlan, Tx. 75474  
972-635-2522

### ONE YEAR MAINTENANCE CONTRACT

Lisa Burrows  
18283 CR 543  
Nevada, Tx. 75173

William P. Scott, a certified wastewater treatment system installer, licensed by the Texas Commission on Environmental Quality, hereby agrees to provide periodic maintenance inspections for system compliance with effluent standards to your on-site wastewater disposal system.

The inspection will be performed in accordance with rules from the Texas Commission on Environmental Quality for On-Site Surface Application of Treated Wastewater, dated Feb.4, 1997. This policy requires William P. Scott to make routine inspections of the system about every 4 months. Inspections will be made for color, sludge build up, odor, and chlorine. Also, inspections will be made of electrical and mechanical parts. These include the aerator, pump, air filter, and alarm panel. Should any part of the system be found to need repair or replacement, William P. Scott will first notify you, then make any necessary repairs including parts and labor charges at your expense.

This contract does not include pumping sludge from system.

This contract covers supplying and installation of chlorine, YES  NO   
Response time for repairs is typically within 48 hours during normal business hours, Mon.- Friday, 8 AM – 5 PM.

Effective Dates of Contract 05-24-2015 TO 05-24-2016

Cost of this maintenance contract: \$250.00 annually. **This policy is to be renewed 30 days prior to expiration date as per TCEQ regulations.**

I accept the terms of this contract:

Signed: *Lisa Burrows* Permit # AS-357

Date 5/12/15 Manufacturer of System Southern

Contractor's Signature: *William P. Scott*

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