KENTUCKY REAL ESTATE COMMISSION

Public Protection Cabinet Mayo-Underwood Building 500 Mero Street 2NE09 Frankfort, Kentucky 40601 (502) 564-7760

SELLER'S DISCLOSURE OF PROPERTY CONDITION				
This form applies to residential real estate sales and purchases. This form is not required for:				
 Residential purchases of new construction homes if a warranty is provided; 				
2. Sales of real estate at auction; or				
3. A court supervised foreclosure			In 61	ste foes
As a Seller, you are asked to disclose what you know about the property you are selling. Your answer	s to the	questio	ns in ci	IIS FOFF
must be based on the best of your knowledge of the property you are salling, however and whenever	ir you ga	inea th	at kno	wiedge
Please take your time to answer these questions accurately and completely.				
Property Address 2068 Bochroud Trace Bogo				
City albanu State, Zip	15/PO	2		
PURPOSE OF DISCLOSURE FORMs Completion of this form shall satisfy the requirements of KRS 324.30	50 that r	nandat	es the "	se er
disclosure of conditions" relevant to the listed property. This disclosure is based on the Seller's	knowled	ge of t	he pro	perty's
condition and the improvements thereon, however that knowledge was gained. This disclosure for	m shall i	not be :	a Warra	inty by
the Seller or real estate agent and shall not be used as a substitute for an inspection or warranty the	it the pr	ırchase	r may i	wish to
obtain. This form is a statement of the conditions and other information about the property known b	y the Sel	ier, uni	ess orn	lerwise
advised, the Seller does not possess any expertise in construction, architecture, engineering, or any c	nner spe	eciric ar	eas reid	7. m - 7 200 CD
the construction or condition of the property or the improvements on it. Unless otherwise advised,	tue pens	ereie e	ot con-	ancisa Ancisa
any inspection of generally inaccessible areas such as the foundation or roof. The Buyer is encourage	Sea to o	deam u	15 DE 116	SI OMB
professional inspections of this property.				
INSTRUCTIONS TO THE SELLER(S): (1) Answer every question truthfully. (2) Report all known condi	tions af	ecting	the pro	perty,
regardless of how you know about them or when you learned. (3) Attach additional pages, if necess	ary, witi	n your s	ignatu	re and
the date and time of signing. (4) Complete this form yourself or sign the authorization at the end of the	ils form	to auth	orize ti	ne real
estate agent to complete this form on your behalf in accordance with KRS 324.360(9). (5) if an item doe	s not ap	ply to y	our pro	perty,
mark "not applicable." (6) If you truthfully do not know the answer to a question, mark "unknown." ((7) If you	i tearn a	any fac	t prior
o closing that changes one or more of your answers to this form after you have completed and subr	nitted it	, Imme	diately	natify
our agent or any potential buyer of the change in writing.				
ELLER'S DISCLOSURE: As Seller(s), I/ we disclose the following information regarding the property.	This info	ormatlo	n Is tru	le and
occurate to the best of my / our knowledge as of the date signed. Seller(s) authorize(s) the real estate	e agent	to prov	de a co	opv of
his statement to any person or entity in connection with actual or anticipated sale of the property	or as oth	ierwise	provid	ed by
aw. The following information is not the representation of the real estate agent.			•	
	4			
Answer all questions to the best of your knowledge. Attach additional shee	ts as n	ecessa 数据数	iry. Wnow	
			Ŋ	
a: Have you ever lived in the house? b. List the date (month / year) you purchased the house.				
	livide	cal		
Explain: Own the property Individual	17.55			,
			W.	
d. To the best of your knowledge, has the house been used as a rentair To the best of your knowledge, has this house ever been vacant (not lived-in) for more than				
three (3) consecutive months?	e —			, 🗆
To the best of your knowledge, has this house ever been used for anything other than a			M	
residences				
Explain:	·			

Date/Time

Buyer initials

Page 1 of 5
KREC Form 402 12/2019 Seller initials

PROPERTY ADDRESS:	A second			<u></u>	
THE CANADIST PROPERTY OF STATE OF THE STATE			5	外資訊	Enwire's Steat of the
1/2,/HOUSESYSTEIVIS (SOR) A SPECIAL STREET TO CONTROL OF STREET	ate whether there have been problems affecting:	N/A	AVE:	No	Un.
B. Plumbing	Con Petitorial Story Control of the			Ø	, 🏻
b. Electrical system				, 0	, 🗆
c. Appliances				M	
d. Celling and attic fans			, 0	N	
e. Security system		V	, 0		
f. Sump pump		Ø			, 🗆
the state of the s		0,	. 0	g	
		P			
h. Pool, hot tub, sauna		<u>J</u>			, [
i. Sorinkier system	age of system: 3 415		一一	57	,
J. Heating system				<u> </u>	
k. Cooling/air conditioning system				<u> </u>	
í. Water heater		<u></u>			
Please explain any deficiencies noted in this S	ection:				
		18167A4	ASVES'S	MNO P	
3-BUILDING STRUCTURE REPRESENTATION	d, state whether there have been problems affecting:	OWNER OF E	UA 133 746.2	1240 12140	P. HURLAW Y
	d, state whether there have been problems arecons.			SZ /	
1) The foundation or slab				52	
2) The structure or exterior veneer					
3) The floors and walls					븝
4) The doors and windows			므		
b. 1) To the best of your knowledge, has the	a basement ever leaked?	Ø	口		믜
2) When was the last time the basement	leaked? .				
3) Have you ever had any repairs done to	the basement?				
4) If you have had basement leaks repair	ed, when was the repair done?				
5) If the basement presently leaks, how o	ften does it leak? (e.g., every time it rains, only after an	extrem	ely hea	vy rain,	etc.)
Explain:			<u>-</u>		
h. Have you experienced, or are you aware	of, any water or drainage problems in the crawl space?			Q/	
I. Are you aware of any damage to wood di	ue to moisture or rot?	О		<u> 27</u>	
Are you aware of any present or past woo	od Infestation (e.g. termites, borers, carpenter ants,			57	
fungl, etc.)?					
k. Are you aware of any damage due to woo	od Infestation?				
1) Has the house or any other improveme	int been treated for wood infestation?			Ø	
2) If yes, by whom?					
3) is there a warranty?				V	
Please explain any deficiencies noted in this Ser	:tloņ:				

4(ROOF) SVS LERNSHAME STORES	SINGLE RELEASE AND ADDRESS OF THE PARTY OF T	XV/AX	YES &	(NO TO	uow!
How old is the roof covering? (write the a	ge of the roof if known) O UrS		<u> </u>		
h Has the mof leaked at any time since you	have owned or lived at the property?				
To the best of your knowledge, has the ro	of leaked at any time before you owned or lived at			DA	
c. the property?		<u>ليا</u> 			
d When was the last time the roof leaked?					
e. Have you ever had any repairs done to the	roof?			4	
Page 2 of 5 59 6	76-17-21			-	
	Date/Time Buyer Initials Date/Time				المرد بمرحول براس

1 :

. . .

PROPERTY ADDRESS: f. Have you ever had the roof replaced?				<i></i>
The state of the s				
g. If the roof presently leaks, how often does it leak? (e.g., every time it rains, only after an extre	mely nea	vy rain	, etc.)	
et a la luca				<i></i>
Have you ever had roof repairs that involved placing shingles on the roof instead of replacing the entire roof covering? If so, when?			<u>[Z]</u>	
Please explain any deficiencies noted in this Section:				
	•			,
	,			
STIAND/IDRAINAGET/ RECEINCE THE PROPERTY OF TH	O ESN/A	NE YES	数NO S	IVOVIECE.
a. Whether or not they have been corrected, state whether there have been problems affecting:	,	-		
1) Soll stability				
			Z	. 🗆
2) Drainage, flooding, or grading			Z	
3) Erosion		-6		
4) Outbuildings or unattached structures				
is the house located within a Special Flood Hazard Area (SFHA) mandating the purchase of floo	a 🗆		40	
Insurance for rederany backed moregoges!				·
If so, what is the flood zone?				
is there a retention / detention basin, pond, lake, creek, spring, or water shed on or adjoining			Ø	
this property?	·····			*
Please explain any deficiencies noted in this Section:				
SEOUNDARIES THE TEXT OF THE STITLE STATE OF THE STATE OF	ALAN/A	YES:	NO N	EXIKON V TYTH
to describe described as minuted as meaning of the meaning to professional?			E	
1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		.07		
			H	
c. Are the boundaries marked in any way?		- Part	Land .	1.44
Explain:			- _	
d. Do you know the boundaries?	<u> </u>	10	<u> </u>	
Explain:		(i-4)		_
e. Are there any encroachments or unrecorded easements relating to the property?		<u> </u>	<u> </u>	
Explain:			24 245 7 etc	Animal -
AWATER RESPECTOR AND ARREST STREET, AS A STR	SAN/A	数的	ANO G	Ricción
a. Source of water supply: County Water				
b. Are you aware of below normal water supply or water pressure?			Z,	
c. Has your water ever been tested? If so, attach the results or explain.			Z	
Explain:				
SEWERSYSTEM CLASSIC COLORS AND CO	NAW Y	EYES &	器NO器	WI COM
to the first transfer of the second second second				
Property is serviced by: 1. Category I: Public Municipal Treatment Facility		П	.0	
1. Category I: Public Municipal Healthern Facility				
2. Category II: Private Treatment Facility		一		=
3. Category III: Subdivision Package Plant		풉.		۵
	<u> </u>			-
4. Category IV: Single Home Aerobic Treatment System (HOME PACKAGE PLANT)		Z		
5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal			D'	□.
5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal 6. Category VI: Septic Tank with dispersal to an offsite, multi-property cluster treatment system		<u> </u>	2000	
5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal 6. Category VI: Septic Tank with dispersal to an offsite, multi-property cluster treatment system			ㅁ	
5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal 6. Category VI: Septic Tank with dispersal to an offsita, multi-property cluster treatment system 7. Category VII: No Treatment/Unknown Name of Servicer:			므	ليا
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5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal 6. Category VI: Septic Tank with dispersal to an offsite, multi-property cluster treatment system 7. Category VII: No Treatment/Unknown Name of Servicer: b. For properties with Category IV, V, or VI systems Date of last inspection (sewer):				LJ
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5. Category V: Septic Tank with drain field, lagoon, wetland, or other onsite dispersal 6. Category VI: Septic Tank with dispersal to an offsite, multi-property cluster treatment system 7. Category VII: No Treatment/Unknown Name of Servicer: b. For properties with Category IV, V, or VI systems Date of last inspection (sewer): Date of last inspection (septic): Date last cleaned (septic):			2	
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a. Have there been any selditions, structural modifications, or other aftersations made? a. Have there been any selditions, structural modifications, or other aftersations made? b. If so, were all incessary permits and government approvals obtained? Explains All is the property subject to rules or regulations of a HOA? 2) If yes, what is the year's wassassment? 3) HOA Mames. ReCK house Table Works and the property approach to the property as a season ment? 5) HOA Mames. ReCK house Table Works and the property accordant hours. Works to the property accordant hours? HOA Primary Contact Name: Vicket Workson Are you aware of any condition that may result in an increase in taxes or assessments? Are any restures of the property shared in common with adjoining landowners, such as walls, fence, driveways, ste? Are any restures of the property shared in common with adjoining landowners, such as walls, fence, driveways, ste? Are you aware of any underground storage tanks, old septit tanks, field lines, cisterns, or shandoned wells on the property? Are you aware of any other environmental hazard? (a.g., serbon monoded, parandous waste, water or taxed wells on the property? Are you aware of the extension, the use of ure dromatical ways of the extension of the environmental hazard? (a.g., serbon monoded, parandous waste, water contamination, antension, the use of the common with adjoining property? Are you aware of any extension property? Are you aware of the extension of lead-based paint in or on this house? 1) If yes, what were the property been professionally decorate mathematical property? 2) If yes, the functioning property? 3) If yes, what were the property been professionally decorate mathematical from methamphatamine contemination? 2) If yes, what were the property been professionally decorate mathematical from methamphatamine contemination? 2) If yes, what were the prope	PROPERTY ADDRESS:				
Have there been any additions, structured modifications, or other alternations and above the first of the					
Have there been any additions, structured modifications, or other alternations and above the first of the	THE STORY OF THE S	2860	TEVE	e No	37-15-100
Have time a bear increasery permits and government approvals obtained?					
Explain: A. HONEEVINEER ASPOCIATION (FIGA) A. HONEEVINEER ASPOCIATION (FIGA) A. HONEEVINEER ASPOCIATION (FIGA) A. 1) is the property subject to rules or regulations of a HOA? 3) HOA Name: Fock houses—Trace HOA Primary Contact Phone No.: 4. If yes, what is the yearty assessment? 3) HOA Name: Fock houses—Trace HOA Primary Contact Phone No.: If yes, you must also complete KRSC Form 404, the Condominum Seller's Certificate If yes, you must also complete KRSC Form 404, the Condominum Seller's Certificate If yes, you must also complete KRSC Form 404, the Condominum Seller's Certificate If yes, you must also complete KRSC Form 404, the Condominum Seller's Certificate Are you aware of any condition that may result in an increase in taxes or assessments? Are you aware of any underground storage tanks, old septit tanks, field lines, cisterns, or Explain: 11HAPAROGUS CONDEIONS Are you aware of any underground storage tanks, old septit tanks, field lines, cisterns, or abandoned wells on the property? Are you aware of any check environmental hazards? (e.g., carbon monowide, hazardous waste, water contamination, asbestos, the use of true formalicity of the Condominum Seller's Certificate I Are you aware of any check environmental hazards? (e.g., carbon monowide, hazardous waste, water contamination, asbestos, the use of true formalicity of the Condominum Seller's Certificate I Are you aware of any check and the condominum Seller's Certificate I Are you aware of the existence of lead-based paints in or on this house? Are you aware of any testing for radion gas? I Are you aware of any testing for radion gas? I Are you aware of any existing or threatened legal action affecting this property? Are you aware of any vesting or threatened legal action affecting this property? Are you aware of any vesting or threatened legal action affecting this property? Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property? Are you aware of any violations of	a. Have there been any additions, structural modifications, or other attentions mader				
40. ONLEGWNERS ASSOCIATION (IRDA) 4. It is the property subject to rules or regulations of a HOA? 2) If yes, what is the yearly assissment? 3) HOA Name: Rock house Trace HOA Primary Contact Phone No.: HOA Primary Contact Phone No.: HOA Primary Contact Phone No.: Frys., you must also complete KREC Form 404, the Condominium Seller's certificate C. Are you aware of any condition that may result in an increase in taxes or assessments? Are you aware of any condition that may result in an increase in taxes or assessments? Are you aware of any underground storage tanks, old septic tanks, field lines, cisterns, or part of the property shared in common with adjoining landowners, such as walls, and you aware of any underground storage tanks, old septic tanks, field lines, cisterns, or part of the property shared in the property? Are you aware of any underground storage tanks, old septic tanks, field lines, cisterns, or part of the property? Are you aware of any the environmental hazards? (e.g., carbon monoxide, hazardous waste, water contamination, assessor, the use of ures formaliciented, etc.) Are you aware of any other environmental hazards? (e.g., carbon monoxide, hazardous waste, water contamination, assessor, the use of ures formaliciented, etc.) Are you aware of the edistence of lead-based paint in or on this house? Are you aware of the edistence of lead-based paint in or on this house? Are this house built before any experimental part of the property and the property are any experimental property and the property and the property are any experimental property and the property are any experimental property and the property are any experimental property			L-45		
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2) If yes, what is the yearly assissment? 3) HOA Name: KoCK-NowSe Trace HOA Primary Contact Phone No.: 4) If yes, you must also complete KREC Form 404, the Condominium Seller's Certificate (C. Are you aware of any condition that may result in an increase in taxes or assessments? (Are you aware of any condition that may result in an increase in taxes or assessments? (Are you aware of any condition that may result in an increase in taxes or assessments? (Are you aware of any condition that may result in an increase in taxes or assessments? (Are you aware of the property shared in common with adjoining landowners, such as walls, fances, driveways, etc.? (Are you aware of any underground storage tanks, did septic tanks, field lines, disterns, or property in the property? (Are you aware of any underground storage tanks, did septic tanks, field lines, disterns, or property are you aware of any underground storage tanks, did septic tanks, field lines, disterns, or property. (Are you aware of any underground storage tanks, did septic tanks, field lines, disterns, or property. (Are you aware of any tenter environmental hazards? (e.g., carbon monoxide, hazardous waste, property and the property? (Are you aware of any tenter of resulting assistance of the property and the property assistance of the existence of lead-based paint in or on this house? (Are you aware of the existence of lead-based paint in or on this house? (Are you aware of any testing for radon gas? (Are you aware of any testing for radon gas? (Are you aware of any testing for tadon gas? (Are you aware of any testing for the property and the property currently contaminated by the production of methamphetamina. (Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property. (Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property.) (Are won aware of any violations of local, state, or federal laws, codes, or ordinances relating to th	10. HOMEOWNER'S ASSOCIATION (HOAL)	فلنفشأ فالسندا		and the second	
SHOA Name: ReCK Track Track	a. 1) is the property subject to rules or regulations of a MOA?		, E-1		
HDA Primary Contact Name: Vi Cky Wetson HDA Primary Contact Phone No.: b. Is the property a condominum? If yes, you must also complete KRISC Form 404, the Condominum Seller's Certificate c. Are you aware of any condition that may result in an increase in taxes or assessments? d. Are any features of the property shared in common with adjoining landowners, such as walls, fences, driveway, etc.? e. Are there any underground storage tanks, old septic tanks, field lines, disterns, or popularic: 11SHAJAROQUS CONDITIONS a. Are you aware of any underground storage tanks, old septic tanks, field lines, disterns, or abandonad wells on the property? Are you aware of any other environmental hazards? (e.g., carbon monexide, hazardous waste, water contamination, asbestos, the use of ures formatichyde, etc.) THE ADDITIONAL PROPERTY. Are you aware of any other environmental hazards? (e.g., carbon monexide, hazardous waste, waster contamination, asbestos, the use of ures formatichyde, etc.) Was this house built before 1978? d. Are you aware of the existence of lead-based paint in or on this house? Are you aware of the existence of lead-based paint in or on this house? Are you aware of the existence of lead-based paint in or on this house? Are you aware of any esting for radon gas? 2) If yes, what were the results? 1) Are you aware of any testing for radon gas? 2) If yes, what were the results? 1) Are you aware of any testing for tradon gas? 2) If yes, that were the results? 4) Are you aware of any testing for threatened legal action affecting this property? Explain: Are you aware of any existing or threatened legal action affecting this property? Are you aware of any existing or threatened legal action affecting this property? Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property Are you aware of any violations of local, state, or f					
HOA Primary Contact Phone No.: b. Is the property a condominium? If yes, you must also complete KREC Form 404, the Condominium Seller's Certificate c. Are you aware of any condition that may result in an increase in taxes or assessments? d. Are any features of the property shared in common with adjoining landowners, such as walls, fences, drivways, etc.? e. Are there any pet or rental restrictions? Explain: 11.HAZARQUS (CONDITIONS) Are you aware of any underground storage tanks, old septic tanks, field lines, cisterns, or abandoned wells on the property? b. Are you aware of any other environmental heards? (e.g., carbon monoxide, heardous waste, water contamination, assessor, the use of ures formatichyde, etc.) 11.HAZARQUS (CONDITIONS) 11.HAZARQUS (CONDITIONS) 12.HAZARQUS (CONDITIONS) 13.HAZARQUS (CONDITIONS) 13.HAZARQUS (CONDITIONS) 14.HAZARQUS (CONDITIONS) 15.HAZARQUS (CONDITIONS) 16.HAZARQUS (CONDITIONS) 17.HAZARQUS (CONDITIONS) 18.HAZARQUS (CON			4		***************************************
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