Lakes & Ponds/Waterfront Property Disclosure Rider

This document has legal consequences. If you do not understand it, consult your attorney. It should be attached to and made part of DSC-8000 ("Seller's Disclosure Statement for Residential Property").

This Disclosure Rider is made by the undersigned Seller concerning the following property (the "**Property**"):

000 Pine Hollow Road	Protem	MO 65733	Ozark County
Street Address	***City***	***Zip Code***	***County***

BOAT DOCK, SLIP OR LIFT: *(Indicate if any information is approximate)*

(1) Does the Property include or is there available to it a private boat dock, slip, lift or similar feature? ☐ Yes ☐ No

If "Yes", check and complete all that apply:

☐Dock (permit #_____ *if any)*
☐Boat Slip (permit #_____ *if any)*
☐PWC Slip (permit #_____ *if any)*
☐Seawall (permit #_____ *if any)*
☐Boat Ramp (permit #_____ *if any)*
☐Lift (permit #_____ *if any)*
☐Water pump (permit #_____ *if any*)
☐Accessory Structure (permit #_____*if any*)
☐Boat House (permit #_____ *if any)*
☐ Other _____

(2) Community Owned: *If any of the above are available to the Property, but not privately owned by Seller (e.g., Community Dock, Slip), please further specify if it or they are leased or otherwise transferable, and provide a copy of the lease or other such written agreement, if available. Also identify the name and available contact information for the actual owner, landlord or transferor, and the permit number(s) of any and all such Dock(s) and Slip(s) (etc.).*

_____
_____
_____
_____
_____
_____

(3) General Assessment/Dues $ _____ per ☐ month ☐ quarter ☐ half-year ☐ year

(4) General Assessment/Dues include (*check all that apply*):
☐ permits/license fees ☐ storage ☐ maintenance ☐ insurance ☐ other: *(explain):*_____
_____

(5) Are you aware of any special assessment?	☐ Yes ☐ No
(6) Are you aware of any encroachment, easement or other agreement regarding any matter above?	☐ Yes ☐ No
(7) Are you aware of any violation or alleged violation of any such agreement by you or anyone else?	☐ Yes ☐ No
(8) Are you aware of any condition or claim which may cause an increase in assessments or fees?	☐ Yes ☐ No
(9) Do any of the above items have electrical service?	☐ Yes ☐ No
If "*Yes*", does it meet current code(s)?	☐ Yes ☐ No
(10) Has any modification or repair been made during your ownership of any item above?	☐ Yes ☐ No
(11) Are you aware if any permit does not match the current specifications of any permitted item?	☐ Yes ☐ No

Are you aware of any defect or other problem or repair needed for any item above? ☐ **Yes** ☐ **No**

Please explain any "Yes" answer above. Include copies of any available agreement, citation, claim, and repair/maintenance history (attach additional pages if needed):

_____
_____
_____
_____
_____

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PONDS & LAKES: *(Indicate if any information is approximate)*
(1) Does the Property include or is there available to it a lake or pond? ☐ Yes ☐ No

If *"Yes",* (2) Is the lake or pond "Private" or "Public"? ☐ Private ☐ Public
*"**Private**" means ponds or lakes for which access and use is exclusively restricted to adjoining landowner(s) or particular persons (i.e., not publicly maintained or accessible).*
*"**Public**" means ponds or lakes accessible to the public generally.*

If *"**Private**", please complete the following:*
(3) Number of Ponds/Lakes____ Age_____ Depth_____ Approx. Size (*e.g*. dimensions, acres)_____
(4) Type ☐ Natural ☐ Artificial
(5) Water source_____
(6) Does any sewage run into any Pond/Lake? ☐ Yes ☐ No
(7) Is any Pond/Lake shared with anyone else? ☐ Yes ☐ No
(8) Is any Pond/Lake stocked? ☐ Yes ☐ No
(9) Pond service provider_____ Last serviced _____ (*date*)
(10) Is there a pump(s)/aerator(s)? ☐ Yes ☐ No If "*Yes*", age of pump_____
(11) Have any chemicals been added? ☐ Yes ☐ No
(12) Is there a filtration system? ☐ Yes ☐ No If "*Yes*", age of filter_____
(13) Is there an overflow system? ☐ Yes ☐ No
(14) Does overflow run onto any adjoining property? ☐ Yes ☐ No
(15) Is there a fountain(s)? ☐ Yes ☐ No
(16) Has any modification or repair been made during your ownership of any item above? ☐ Yes ☐ No

Are you aware of any leak, defect or other problem or repair needed for any item above? ☐ Yes ☐ No

Please explain any "Yes" answer above. Include copies of any available agreement, citation, claim, and repair /maintenance history (attach additional pages if needed):

_____

BHM 01/07/2024 09:52 AM

Buyer's Initials _____ _____(***date***) **Seller's Initials** JWM 01/07/2024 09:55 AM (***date***)

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