



10412 Stella Way
Street Address

Birch Tree
City

MO 65438

Shannon County
County

The undersigned Brokerage Firm(s) and its affiliated licensee(s) **Have Not** measured the acreage of the Property or the square footage of any improvement located thereon. Any information shared regarding acreage or square footage ("**Measurements**") has been provided from another source(s) as indicated (*Check applicable box(es) below*):

Source of Measurements Information:

☐ Prior appraisal
☐ Building Plans
☒ Assessor's Office
☐ Other

Any Measurements information shared has not been independently verified and is for purposes of marketing only. Measurements are an approximation and may not be exact. Measurements are not to be relied upon for purpose of a loan, valuation or for any other purpose.

If exact acreage or square footage is a concern, the Property should be independently measured.

Any independent measurement or investigation should be completed by Buyer on or before the Survey Deadline (*with respect to acreage*) and/or the Property Data Review Period (*with respect to improvements*) of the Contract.

Brokerage Firm Assisting Buyer

Brokerage Firm Assisting Seller

United Country Cozort Realty, Inc

By (Signature)

Licensee Print Name:

Date:

By (Signature)

Braydon Pender

dotloop verified
05/21/25 10:07 PM CDT
NIKIX-AREI-BLUE-MMTV

Licensee Print Name:Braydon Pender

Date:

The undersigned acknowledge(s) receipt of this Disclaimer:

BUYER

Print Name:

Date _____

SELLER

Print Name:Matthew Nagy

Date _____

BUYER

Print Name: _____

Date _____

SELLER

Print Name: _____

Date _____

Approved by legal counsel for use exclusively by current members of the Missouri REALTORS®, Columbia, Missouri. No warranty is made or implied as to the legal validity or adequacy of this Disclaimer, or that it complies in every respect with the law or that its use is appropriate for all situations. Local law, customs and practice, and differing circumstances in each transaction, may each dictate that amendments to this Disclaimer be made.

Effective 1/1/19. © 2019 Missouri REALTORS®

© 2019 Missouri REALTORS®