

APPROVED BY THE TEXAS REAL ESTATE COMMISSION (TREC)



SELLER'S DISCLOSURE NOTICE

is not occupying the	Property. If unoccupied, how long since Sell	ler has occupied the Property?	
	d below [Write Yes (Y), No (N), or Unknown (
Range	Oven	Microwave	
Dishwasher	Trash Compactor	 Disposal	
Washer/Dryer Hookups	Window Screens	Rain Gutters	
Security System	Fire Detection Equipment	Intercom System	
	Smoke Detector	-	
	Smoke Detector-Hearing Impaired	d	
	Carbon Monoxide Alarm		
	Emergency Escape Ladder(s)	8	
TV Antenna	Cable TV Wiring	Satellite Dish	
Ceiling Fan(s)	Attic Fan(s)	Exhaust Fan(s)	
Central A/C	Central Heating	Wall/Window Air Conditioning Public Sewer System	
Plumbing System	Septic System		
Patio/Decking Outdoor Grill		Fences	
Pool	Sauna	Spa Hot Tub	
Pool Equipment	Pool Heater	Automatic Lawn Sprinkler System	
Fireplace(s) & Chimney (Wood burning)		Fireplace(s) & Chimney (Mock)	
Natural Gas Lines		Gas Fixtures	
Liquid Propane Gas	LP Community (Captive)	LP on Property	
Garage:Attached	Not Attached	Carport	
Garage Door Opener(s):	Electronic	Control(s)	
Vater Heater:	Gas	Electric	
Water Supply:City	WellMUD	Со-ор	
		(approx.)	

D	eller's Disclosure Notice Concerning the Pro	operty at(Stree	Page 2
70	oes the property have working smoke de	etectors installed in accordance versions. If the an	with the smoke detector requirements of Chapte swer to this question is no or unknown, explai
_			
in ef re w a sr	estalled in accordance with the requirem including performance, location, and pow ffect in your area, you may check unknow equire a seller to install smoke detectors will reside in the dwelling is hearing impai licensed physician; and (3) within 10 day	nents of the building code in efforer source requirements. If you we above or contact your local but for the hearing impaired if: (1) tred; (2) the buyer gives the seller is after the effective date, the buyend specifies the locations for the	mily dwellings to have working smoke detector fect in the area in which the dwelling is located do not know the building code requirements in all ding official for more information. A buyer make buyer or a member of the buyer's family who written evidence of the hearing impairment from yer makes a written request for the seller to instate installation. The parties may agree who will be a cors to install.
	re you (Seller) aware of any known defect you are not aware. Interior Walls	s/malfunctions in any of the folk Ceilings	owing? Write Yes (Y) if you are aware, write No (N Floors
			Floors Windows
_	Exterior Walls Roof	Doors Foundation/Slab(s)	windows Sidewalks
_	Walls/Fences	Driveways	Intercom System
_			
_	Plumbing/Sewers/Septics	Electrical Systems	Lighting Fixtures
lf	the answer to any of the above is yes, ex	olain. (Attach additional sheets if	necessary):
A	re you (Seller) aware of any of the followi	•	ou are aware, write No (N) if you are not aware. ous Structural or Roof Repair
1	Termite or Wood Rot Damage Need Previous Termite Damage Previous Termite Treatment Improper Drainage Water Damage Not Due to a Flood E Landfill, Settling, Soil Movement, Fa Single Blockable Main Drain in Pool	Asbes Urea- Rador Lead ult Lines Hot Tub/Spa* Previo	dous or Toxic Waste stos Components formaldehyde Insulation in Gas Based Paint sinum Wiring ous Fires atted Easements surface Structure or Pits ous Use of Premises for Manufacture of amphetamine

•	Seller's Disclosure Notice Concerning the Property at					
	Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair? Yes (if you are aware). If yes, explain (attach additional sheets if necessary).					
	Are you (Seller) aware of any of the following conditions?* Write Yes (Y) if you are aware, write No (N) if you are not aware.					
-	Present flood insurance coverage					
-	Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservo					
	Previous water penetration into a structure on the property due to a natural flood event					
	Write Yes (Y) if you are aware, and check wholly or partly as applicable, write No (N) if you are not aware.					
_	Located (wholly partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR					
	Located (wholly (partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded))					
_	Located (wholly (partly in a floodway					
	Located (wholly (partly in a flood pool					
	Located (wholly (partly in a reservoir					
	If the answer to any of the above is yes, explain (attach additional sheets if necessary):					
	*For purposes of this notice: "100-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard area, which is designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, which is considered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir. "500-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard area, which is designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, which is considered to be a moderate risk of flooding. "Flood pool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and that is subject to controlled inundation under the management of the United States Army Corps of					
	Engineers. "Flood insurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Agency under the National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).					
	"Floodway" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel of a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as a 100-year flood, without cumulatively increasing the water surface elevation of more than a designated height.					
	"Reservoir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to retain water or delay the runoff of water in a designated surface area of land.					
	Have you (Seller) ever filed a claim for flood damage to the property with any insurance provider, including the National Flood Insurance Program (NFIP)?* Yes No. If yes, explain (attach additional sheets as necessary):					
	*Homes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance. Even when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, and low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).					
	Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to the property? Yes No. If yes, explain (attach additional sheets as necessary):					

	Seller's Disclosure Notice Concerning the Property at		Page 4	09-01-2019
9.	Are you (Seller) aware of any of the following? Write Y	(Street Address and City) es (Y) if you are aware, write No (N) if you are not aware.		
	•	er alterations or repairs made without necessary permits		
	Momeowners' Association or maintenance fees of			1
	Any "common area" (facilities such as pools, tens with others.	nis courts, walkways, or other areas) co-owned in undivid	ded intere	est
	Any notices of violations of deed restrictions or games Property.	governmental ordinances affecting the condition or use	of the	8
	Any lawsuits directly or indirectly affecting the P	roperty.		
	Any condition on the Property which materially	affects the physical health or safety of an individual.		
	Any rainwater harvesting system located on the supply as an auxiliary water source.	property that is larger than 500 gallons and that uses a p	oublic wa	ter
	Any portion of the property that is located in a g	roundwater conservation district or a subsidence distric	t.	
	If the answer to any of the above is yes, explain. (Attac	h additional sheets if necessary):		
10.	high tide bordering the Gulf of Mexico, the property (Chapter 61 or 63, Natural Resources Code, respective	ard of the Gulf Intracoastal Waterway or within 1,000 fe may be subject to the Open Beaches Act or the Dune by) and a beachfront construction certificate or dune pro act the local government with ordinance authority over	Protection potection p	on Act permit
11.	zones or other operations. Information relating to high Installation Compatible Use Zone Study or Joint Land	on and may be affected by high noise or air installation on the noise and compatible use zones is available in the ruse Study prepared for a military installation and may left the county and any municipality in which the military	most rece be access	ent Air sed on
ian	3/30/2 Date	Signature of Seller 7111	3/	30/21
g	outing of states y		0.	
The	e undersigned purchaser hereby acknowledges receipt	of the foregoing notice.		_
ign	nature of Purchaser Date	Signature of Purchaser	Da	ite



This form was prepared by the Texas Real Estate Commission in accordance with Texas Property Code § 5.008(b) and is to be used in conjunction with a contract for the sale of real property entered into on or after September 1, 2019. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, 512-936-3000 (http://www.trec.texas.gov) TREC NO. OP-H



INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS® IS NOT AUTHORIZED.

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CO	NCERNI	NG THE PROPERTY AT 6544 FM 811 CENTERV	WE			
A.	DESCRI	PTION OF ON-SITE SEWER FACILITY ON PROPERTY:				
		of Treatment System:	□ Unknown			
		of Distribution System: FTELD LTHES	□ Unknown			
	(3) Appro	oximate Location of Drain Field or Distribution System: NOLTHEAST	□ Unknown			
	(4) Instal	ller:	Unknown			
	(5) Appro	oximate Age:	□ Unknown			
В.	MAINTE	NANCE INFORMATION:				
	yes, i Phon (Mair site s	1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? Yes No If yes, name of maintenance contractor: Phone: (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? 9/1/20				
	(3) Is Se	eller aware of any defect or malfunction in the on-site sewer facility? s, explain:	□ Yes XNo			
c.	•	s Seller have manufacturer or warranty information available for review? NG MATERIALS, PERMITS, AND CONTRACTS:	□ Yes □ No			
	pla	following items concerning the on-site sewer facility are attached: anning materials □ permit for original installation □ final inspection when OSSF aintenance contract □ manufacturer information □ warranty information □				
	(2) "Plar subn	nning materials" are the supporting materials that describe the on-site sewer fa nitted to the permitting authority in order to obtain a permit to install the on-site sewer	icility that are facility.			
	trans	ay be necessary for a buyer to have the permit to operate an on-site seferred to the buyer.				
(T/	R 1407) 1-7	7-04 Initialed for Identification by Buyer:, and Seller,	Page 1 of 2			

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.

Facility	Usage (gal/day) without water- saving devices	Usage (gal/day) with water- saving devices
	-	
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'i 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.

Signature of Seller	3/3 0 / 2 / Date	Signature of Seller	3 /2 /2 Date
Receipt acknowledged by:			
Signature of Buyer	Date	Signature of Buyer	Date