

WATER ADDENDUM

Note: Tracts 2-3, 5-10, and 12 do not currently have water wells, there is no warranty expressed or implied on supply or access to water on any tract.

The deed conveying the Property to Buyer shall contain the following exception:

1. **Water Availability Representation:** The parties acknowledge that water availability is a critical consideration, and Grantor makes no representations or warranties, express or implied, regarding the current or future availability of water on the property described herein.
2. **Nature of Water Resources:** The parties recognize that water availability may be affected by various factors, including but not limited to climatic conditions, regulatory changes, and local resource management decisions. Grantor makes no guarantees regarding the quantity, quality, or reliability of water resources on the property.
3. **User's Responsibility:** The Grantee acknowledges that it is the sole responsibility of the user to conduct due diligence regarding water availability on the property. This includes researching local water regulations, assessing historical water usage, and considering any restrictions or limitations on water usage.
4. **No Liability:** Grantor shall not be liable for any loss, damage, cost, or expense arising out of or related to the availability or lack thereof of water resources on the property. The Grantor expressly disclaims any liability for inaccuracies, errors, or omissions in any information provided regarding water availability.
5. **No Guarantee of Future Conditions:** The parties understand that water availability may change over time due to various factors, and Grantor does not guarantee or warrant that future conditions will be consistent with any current conditions.”