

SELLER PROPERTY INFORMATION REPORT

**TO BE FILLED OUT BY THE SELLER**

The following answers and explanations are true and complete to the best of my knowledge. This statement has been prepared to assist prospective buyers in evaluating my property. This disclosure is not a warranty of any kind by the seller, or any real estate broker or salesperson representing the seller, and is not a substitute for any inspection by the buyer. I authorize the Listing Broker in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

Note to SELLER(s): Do not leave any questions blank. Write n/a or unknown if needed.

If the information in this disclosure changes from this date, I will notify the Listing Broker promptly in writing.

Seller(s) Name _____

Property Located At: _____

Seller(s) has has not occupied the property for _____ years.

SECTION I: WATER SUPPLY

Please answer all questions regardless of type of water supply.

TYPE OF SYSTEM:? Public Private Seasonal _____ Unknown

Drilled Dug Other _____

INSTALLATION: Location: _____

Installed By: _____ Date of Installation _____

What is the source of your information: _____

USE: Number of Persons currently using the system: _____

Does system supply water for more than one household? Yes No

MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?

Pump: Yes No N/A Quantity: Yes No

Quality: Yes No Unknown

If YES to any question, please explain in comment section below or with attachment.

WATER TEST: Have you had the water tested? Yes No Date of most recent test _____

If YES to any question, please explain in comment section below or with attachment.

To your knowledge, have any test results ever been reported as unsatisfactory or satisfactory with notations? Yes No

If YES, are test results available? Yes No

What steps were taken to remedy the problem? _____

COMMENTS: _____

SECTION II: SEWAGE DISPOSAL SYSTEM

TYPE OF SYSTEM: Public: Yes No Community/Shared: Yes No

Private: Yes No Unknown: Yes

• IF PUBLIC OR COMMUNITY/SHARED

Have you experienced any problems such as line or other malfunctions? Yes No

What steps were taken to remedy the problem? _____

• IF PRIVATE:

• TANK: Septic Tank Holding Tank Cesspool Unknown Other _____

Tank Size 500 Gal. 1,000 Gal. Unknown Other _____

Tank Type Concrete Metal Unknown Other _____

Location: _____ OR Location Unknown Date of Installation: _____

Date of Last Servicing: _____ Name of Company Servicing Tank: _____

Have you experienced any malfunctions? Yes No

Comments: _____

• LEACH FIELD: Yes No Other _____

If YES: Location: _____ Size _____ Unknown

Date of installation of leach field: _____ Installed By: _____

Have you experienced any malfunctions? Yes No

Comments: _____

IS SYSTEM LOCATED IN A SHORELAND ZONE? Yes No Unknown

If YES, has a site assessment been done? Yes No Unknown

SOURCE OF INFORMATION: _____

COMMENTS: _____

SELLER (S) INITIALS _____/_____

BUYER (S) INITIALS _____/_____

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Property Located At _____

SECTION III: INSULATION

LOCATION:	Yes	No	Unknown	IF YES, type	Amount/R Factor	Unknown	SAMPLE USE ONLY
Attic or Cap	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	
Crawl Space	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	
Exterior Walls	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	
Floors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	
_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	
_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>	

SECTION IV: HAZARDOUS MATERIAL

- A. UNDERGROUND STORAGE TANKS - Current or previously existing:
 Are there now, or have there ever been, any underground storage tanks on your property? Yes No Unknown
 IF YES: Are tanks currently in use? Yes No
 IF NO: How long have tank(s) been out of service? _____
 What materials are, or were, stored in the tank(s)? _____
 Age of tank(s): _____ Size of tank(s): _____
 Location: _____
 Have you experienced any problems, such as leakage Yes No Comments: _____
-
- B. ASBESTOS Current or previously existing:
 as insulation on the heating system pipes or ducts? Yes No Unknown
 in the siding? Yes No Unknown in the roofing shingles? Yes No Unknown
 in flooring tiles? Yes No Unknown other Yes No Unknown
 IF YES: Source of information: _____
 Comments: _____
-
- C. RADON/AIR Current or previously existing:
 Has the property been tested? Yes No Unknown
 IF YES: Date: _____ By: _____
 Results: _____ If applicable, what remedial steps were taken? _____
 Has the property been tested since remedial steps? Yes No
 Are test results available? Yes No Comments: _____
-
- D. RADON/WATER Current or previously existing:
 Has the property been tested? Yes No Unknown
 IF YES: Date: _____ By: _____
 Results: _____ If applicable, what remedial steps were taken? _____
 Has the property been tested since remedial steps? Yes No
 Are test results available? Yes No Comments: _____
-
- E. LEAD BASED PAINT Current or previously existing:
 Is there now or has there ever been lead-based paint on this property? Yes No Unknown
 IF YES: Source of information: _____
 Are you aware of any cracking, peeling, or flaking lead-based paint? Yes No
 Comments: _____

SELLER (S) INITIALS _____/_____

BUYER (S) INITIALS _____/_____

Property Located At _____

SECTION V: GENERAL INFORMATION

Are you aware of any liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, special assessments, right of first refusal, life estates, or betterment fees on the property? Yes No IF YES: Explain: _____

What is your source of information?: _____

Are you aware of any landfills in the area, or any other factors, such as soil, flooding, drainage or any unusual factors?? Yes No IF YES, Explain: _____

Are you aware of any problems with other buildings on the property? Yes No IF YES, Explain: _____

Are you receiving a tax exemption for this property for any reasons? Yes No Unknown IF YES, Explain: _____

Is any part of this property in CURRENT USE? Yes No Unknown IF YES, Explain: _____

Is this property located in a Federally Designated Flood Zone? Yes No Unknown

Has the property been surveyed? Yes No Unknown

If so, is the survey available? Yes No Unknown

How is the property zoned? _____

● Heating System Age: _____ Type: _____ Fuel: _____ Underground Tank/Location: _____ Owner of Tank _____

Annual Fuel Consumption: _____ Price _____ Gallons _____

Comments: _____

● Roof Age _____ Type of Roof Covering _____

Moisture or leakage: _____

Comments: _____

● Foundation/Basement: Full Partial Other: _____

Moisture or leakage: _____

Comments: _____

● Chimney Lined? _____ Last Cleaned _____ Problems? _____

● Plumbing: Type: _____ Age: _____

Comments: _____

● Domestic Hot Water Age _____ Type _____ Gallons _____

● Electrical System: Amps _____ Circuit Breakers Fuses

Comments: _____

● Modifications: Have there been any modification or repairs made without the necessary permits or not in compliance with building codes?

Yes No Comments: _____

● Pest Infestation: Has there been any past or present pest infestations? Yes No Type: _____

Comments: _____

● Other: _____

Note to purchaser(s): Prior to settlement you should exercise whatever due diligence you deem necessary with respect to adjacent parcels in accordance with the terms and conditions as may be contained in the real estate purchase contract. You should exercise whatever due diligence you deem necessary with respect to information on any sexual offenders registered under Chapter 651B. Such information may be obtained by contacting the local police department.

SECTION VI: ADDITIONAL INFORMATION

ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION? Yes No

I HAVE PROVIDED THE INFORMATION CONTAINED IN THIS INFORMATION STATEMENT AND REPRESENT THAT ALL STATEMENTS AND INFORMATION ARE CORRECT. I UNDERSTAND THAT INFORMATION CONTAINED IN THIS INFORMATION STATEMENT WILL BE COMMUNICATED TO PROSPECTIVE BUYERS.

SELLER(s) may be responsible and liable for any failure to provide KNOWN information to BUYER(s).

SELLER _____ DATE _____

SELLER _____ DATE _____

I have read and received a copy of this information statement and understand that I should seek information from qualified professionals normally engaged in the inspection business if I have questions or concerns.

BUYER _____ DATE _____

BUYER _____ DATE _____