

Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards

Lead Warning Statement

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards (initial (i) or (ii) below):

(i) _____ Known lead-based paint and/or lead-based paint hazards are present in the housing.
Describe what is known: _____

(ii) X Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the seller (initial (i) or (ii) below):

(i) _____ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

(ii) _____ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgment

(c) Purchaser has (initial (i) or (ii) below):

(i) _____ received copies of all records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing listed above.

(ii) _____ **not** received any records and reports regarding lead-based paint and/or lead-based paint hazards in the housing.

(d) _____ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*. (initial)

(e) Purchaser has (initial (i) or (ii) below):

(i) _____ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

(ii) _____ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent or Transaction Broker's Acknowledgment (initial or enter "N/A" if not applicable)

(f) MS Agent or Transaction Broker has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Jim Angel 7/29/2025
Seller Date

Purchaser Date

Blenda Angel 7-29-2025
Seller Date

Purchaser Date

Mike Sharpe 7/29/2025
Agent or Transaction Broker Date

Agent or Transaction Broker Date

Property Address: 13865 Hwy JJ, Mexico, MO 65265

Listing No.: _____

LEAD BASED PAINT DISCLOSURE (PRIOR TO 1978 ONLY)

1 page

Angel LBP.pdf

1 page

E-SIGN INFO

Status:

SIGNED

Originator:

Mike Sharpe
msharpe@trophypa.com
IP: 204.122.26.150
Domain: trophypa.brokermint.com
Date: Aug 05, 2025 05:39 PM

Package ID:

D212729AD4D95B2AB1B1B44505E6ACC4

Time zone:

CDT (UTC-5)

Signers:



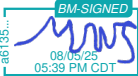
MS

Mike Sharpe
Mike Sharpe

msharpe@trophypa.com
IP: 204.122.26.150

Signed

Aug 05, 2025 05:40 PM
id: a61358ea94e8582dccd7ecf677b22189



HISTORY

Aug 05, 2025	05:39 PM	<div>MS</div>	Mike Sharpe	msharpe@trophypa.com	IP: 204.122.26.150	Viewed
Aug 05, 2025	05:40 PM	<div>MS</div>	Mike Sharpe	msharpe@trophypa.com	IP: 204.122.26.150	Signed
Aug 05, 2025	05:40 PM		Package has been fully signed and sealed			Completed