

Form # 2049 01/20

DISCLOSURE OF INFORMATION AND ACKNOWLEDGEMENT LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS

SALE CONTRACT DATE: _____

PROPERTY: 518 S Border St., Monroe City, MO 63456

Lead Warning Statement

Every Buyer 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 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 (check one below):

- ☒ Seller certifies that this home was built in 1978 or later
☐ Seller certifies that this home was built before 1978, but Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing
☐ Known lead-based paint and/or lead-based paint hazards are present in the house (explain):

(b) Records and reports available to Seller (check one below):

- ☐ Seller has provided the Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list all documents below):

☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment (initial appropriate blanks)

_____ Buyer has received copies of all information listed above. (leave blank if none provided to Buyer.)
_____ Buyer has received the pamphlet Protect Your Family From Lead in Your Home.
_____ Buyer has (check one below):

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

Agent's Acknowledgment (initial)

_____ Agent has informed Seller of Seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance. (To be completed by listing agent or if not listed, agent assisting Buyer unless Buyer's agent receives all compensation from Buyer).

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.

BUYER SIGNATURE _____ DATE _____

Buyer Printed Name _____

BUYER SIGNATURE _____ DATE _____

Buyer Printed Name _____

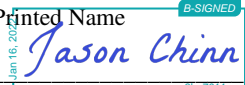
SELLING AGENT SIGNATURE _____ DATE _____

Selling Agent Printed Name _____

(NOTE: Any reference to Agent also includes a licensee acting as a Transaction Broker)

 **Jacob Adams**
Jan 16, 2022
SELLER SIGNATURE _____ DATE _____

Jacob Adams
Seller Printed Name _____
 **Briana Adams**
Jan 16, 2022
SELLER SIGNATURE _____ DATE _____

Briana Adams
Seller Printed Name _____
 **Jason Chinn**
Jan 16, 2022
LISTING AGENT SIGNATURE _____ DATE _____

Jason Chinn
Listing Agent Printed Name _____

PACKAGE CERTIFICATE

BROKER MINT

LBP

1 page

Disclosure of Info. Lead Based Paint_Lead Based Paint Hazards 1_20.pdf

1 page

E-SIGN INFO

Status:

SIGNED

Originator:

Jason Chinn
jchinn@trophypa.com
IP: 107.191.193.52
Domain: trophypa.brokermint.com
Date: Jan 16, 2022 02:33 PM





Package ID:

5BBB6A59CE66A051687D518FC02F6327

Time zone:

CST (UTC-6)

Signers:

JC	Jason Chinn Listing Agent	jchinn@trophypa.com IP: 107.191.193.52	Signed	Jan 16, 2022 02:34 PM id: 2ba7911610ce1915d5ce1d3ce51cee45	
JA	Jacob Adams Seller 1	jadams8858@gmail.com IP: 75.134.53.77	Signed	Jan 16, 2022 03:39 PM id: a77e5a214246546a62979167dc050490	
BA	Briana Adams Seller 2	jadams8858@gmail.com IP: 75.134.53.77	Signed	Jan 16, 2022 03:39 PM id: 11b10aff64dbd45d40026eb13724262a	

HISTORY

Jan 16, 2022	02:33 PM	JC	Jason Chinn	jchinn@trophypa.com	IP: 107.191.193.52	Viewed
Jan 16, 2022	02:34 PM	JC	Jason Chinn	jchinn@trophypa.com	IP: 107.191.193.52	Signed
Jan 16, 2022	03:38 PM	BA	Briana Adams	jadams8858@gmail.com	IP: 75.134.53.77	Viewed
Jan 16, 2022	03:39 PM	BA	Briana Adams	jadams8858@gmail.com	IP: 75.134.53.77	Signed
Jan 16, 2022	03:39 PM	JA	Jacob Adams	jadams8858@gmail.com	IP: 75.134.53.77	Viewed
Jan 16, 2022	03:39 PM	JA	Jacob Adams	jadams8858@gmail.com	IP: 75.134.53.77	Signed
Jan 16, 2022	03:39 PM		Package has been fully signed and sealed			Completed