



Lakes & Ponds/Waterfront Property Disclosure Rider

This document has legal consequences. If you do not understand it, consult your attorney. It should be attached to and made part of DSC-8000 ("Seller's Disclosure Statement for Residential Property").

This Disclosure Rider is made by the undersigned Seller concerning the following property (the "Property"):

20633 Highway 108 Vichy MO 65580 Maries
Street Address City Zip Code County

BOAT DOCK, SLIP OR LIFT: (Indicate if any information is approximate)

(1) Does the Property include or is there available to it a private boat dock, slip, lift or similar feature? ☐ Yes ☒ No

If "Yes", check and complete all that apply:

- | | |
|--|--|
| <input type="checkbox"/> Dock (permit # _____ if any) | <input type="checkbox"/> Lift (permit # _____ if any) |
| <input type="checkbox"/> Boat Slip (permit # _____ if any) | <input type="checkbox"/> Water pump (permit # _____ if any) |
| <input type="checkbox"/> PWC Slip (permit # _____ if any) | <input type="checkbox"/> Accessory Structure (permit # _____ if any) |
| <input type="checkbox"/> Seawall (permit # _____ if any) | <input type="checkbox"/> Boat House (permit # _____ if any) |
| <input type="checkbox"/> Boat Ramp (permit # _____ if any) | <input type="checkbox"/> Other _____ |

(2) Community Owned: If any of the above are available to the Property, but not privately owned by Seller (e.g., Community Dock, Slip), please further specify if it or they are leased or otherwise transferable, and provide a copy of the lease or other such written agreement, if available. Also identify the name and available contact information for the actual owner, landlord or transferor, and the permit number(s) of any and all such Dock(s) and Slip(s) (etc.).

(3) General Assessment/Dues \$ _____ per ☐ month ☐ quarter ☐ half-year ☐ year

(4) General Assessment/Dues include (check all that apply):

☐ permits/license fees ☐ storage ☐ maintenance ☐ insurance ☐ other: (explain): _____

- | | |
|--|--|
| (5) Are you aware of any special assessment? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (6) Are you aware of any encroachment, easement or other agreement regarding any matter above? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (7) Are you aware of any violation or alleged violation of any such agreement by you or anyone else? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (8) Are you aware of any condition or claim which may cause an increase in assessments or fees? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (9) Do any of the above items have electrical service? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| If "Yes", does it meet current code(s)? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (10) Has any modification or repair been made during your ownership of any item above? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| (11) Are you aware if any permit does not match the current specifications of any permitted item? | <input type="checkbox"/> Yes <input type="checkbox"/> No |

Are you aware of any defect or other problem or repair needed for any item above? ☐ Yes ☐ No

Please explain any "Yes" answer above. Include copies of any available agreement, citation, claim, and repair/maintenance history (attach additional pages if needed):

PONDS & LAKES: (Indicate if any information is approximate)

(1) Does the Property include or is there available to it a lake or pond? ☒ Yes ☐ No

If "Yes", (2) Is the lake or pond "Private" or "Public"? ☒ Private ☐ Public

"Private" means ponds or lakes for which access and use is exclusively restricted to adjoining landowner(s) or particular persons (i.e., not publicly maintained or accessible).

"Public" means ponds or lakes accessible to the public generally.

If **"Private"**, please complete the following:

(3) Number of Ponds/Lakes 1 Age ? Depth 20' Approx. Size (e.g. dimensions, acres) 2

(4) Type ☐ Natural ☒ Artificial

(5) Water source Spring Water (Natural)

(6) Does any sewage run into any Pond/Lake? ☐ Yes ☒ No

(7) Is any Pond/Lake shared with anyone else? ☐ Yes ☒ No

(8) Is any Pond/Lake stocked? ☒ Yes ☐ No

(9) Pond service provider N/A Last serviced _____ (date)

(10) Is there a pump(s)/aerator(s)? ☐ Yes ☒ No If "Yes", age of pump _____

(11) Have any chemicals been added? ☐ Yes ☒ No

(12) Is there a filtration system? ☐ Yes ☒ No If "Yes", age of filter _____

(13) Is there an overflow system? ☐ Yes ☒ No

(14) Does overflow run onto any adjoining property? ☒ Yes ☐ No

(15) Is there a fountain(s)? ☐ Yes ☒ No

(16) Has any modification or repair been made during your ownership of any item above? ☐ Yes ☒ No

Are you aware of any leak, defect or other problem or repair needed for any item above? ☐ Yes ☒ No

Please explain any "Yes" answer above. Include copies of any available agreement, citation, claim, and repair /maintenance history (attach additional pages if needed):

Buyer's Initials _____ **(date)** _____

Seller's Initials WJH 01 27 03 (date)

Approved by legal counsel for use exclusively by current members of Missouri REALTORS®, Columbia, Missouri. No warranty is made or implied as to the legal validity or adequacy of this Rider, or that it complies in every respect with the law or that its use is appropriate for all situations. Local law, customs and practice, and differing circumstances in each transaction, may each dictate that amendments to this Rider be made.

Last Revised 12/31/18

©2018 Missouri REALTORS®