

# SELLER'S CONDOMINIUM DISCLOSURE STATEMENT

## EXHIBIT " A "



2007 Printing

For Unit # 2860 in Park at Windward Village Condominium, Address 2860 Common Wealth Cir  
City Alpharetta, Georgia, Zip Code 30004

**NOTICE TO BUYER AND SELLER:** This disclosure statement is designed to assist Seller in disclosing to prospective buyers all known material or adverse facts relating to the physical condition of unit and Property that are not readily observable, disclosing historical information and past problems with Unit and Property and identifying those fixtures/items that are included with the sale of unit. All questions are to be answered with respect to the above referenced Property. For the purposes of this Disclosure Statement, the term "unit" shall not include any interest in the common elements (including limited common elements) assigned to Unit in the Declaration. The term "Association" shall mean the condominium or unit owners' association for the above referenced condominiums. The term "Property" shall refer to all property made a part of the condominium in which Unit is located.

**IF THE ANSWERS TO ANY OF THE QUESTIONS LISTED BELOW ARE "YES," PLEASE EXPLAIN IN DETAIL IN THE "ADDITIONAL EXPLANATIONS" SECTION page \_\_\_\_\_.**

		Yes	No	Don't Know
<b>1. OCCUPANCY:</b>				
(a)	Is unit vacant?	___	<input checked="" type="checkbox"/>	___
(b)	If yes, how long has it been since Seller occupied unit? _____			
(c)	Are there any leases, written or verbal, on unit or any part thereof?	<input checked="" type="checkbox"/>	___	___
<b>2. SOIL, TREES, SHRUBS AND BOUNDARIES:</b>				
(a)	Are there any landfills (other than foundation backfill), graves, mine shafts, trash dumps or wells (in use or abandoned) on Property?	___	<input checked="" type="checkbox"/>	___
(b)	Is there any sliding, settling (other than normal settling), earth movement, sinkholes, upheaval, or earth stability/expansive soil problems?	___	<input checked="" type="checkbox"/>	___
(c)	Are there any encroachments, unrecorded easements, or boundary line disputes with respect to Property?	___	<input checked="" type="checkbox"/>	___
(d)	Are there any encroachments or unrecorded easements with respect to Unit?	___	<input checked="" type="checkbox"/>	___
<b>3. ROOF, GUTTERS AND DOWNSPOUTS:</b>				
(a)	Approximate age of roof on building in which Unit is located: <u>4 1/2</u> years.			
(b)	Has the roof on the building in which the Unit is located, or any part thereof, been repaired during your ownership?	___	<input checked="" type="checkbox"/>	___
(c)	Are there any roof leaks into the unit?	___	<input checked="" type="checkbox"/>	___
<b>4. TERMITES, DRY ROT, PESTS, AND WOOD-DESTROYING ORGANISMS:</b>				
(a)	Is there any past or present damage to Property or Unit caused by infiltrating pests, termites, dry rot, or other wood-destroying organisms?	___	<input checked="" type="checkbox"/>	___
(b)	Does the Association currently have Property under a transferable bond, warranty or other coverage for termites or other wood destroying organisms by a licensed pest control company?	<input checked="" type="checkbox"/>	___	___
	If yes, check type of coverage: <input type="checkbox"/> re-treatment and repair; or <input type="checkbox"/> re-treatment only			
(c)	Have any termite/pest control reports or treatments for Property or Unit been done in the last five years?	<input checked="" type="checkbox"/>	___	___
(d)	Do any exterior portions or exterior improvements on Property have any untreated wood or exterior siding/cladding, such as rigid board insulation, foam plastic, synthetic stucco, hard coat stucco, wood or masonry siding (excluding brick), below grade or within six inches of finished grade?	___	<input checked="" type="checkbox"/>	___
<b>5. STRUCTURAL ITEMS, ADDITIONS AND ALTERATIONS:</b>				
(a)	What year was Unit constructed? <u>2002</u>			
(b)	Is the condominium a condominium conversion? If yes, what year was it converted? _____	___	<input checked="" type="checkbox"/>	___
(c)	Has there been any movement, shifting, settling (other than normal settling), cracking, deterioration, or other structural problems with any portion of Unit or Property?	___	<input checked="" type="checkbox"/>	___
(d)	Has there been any additional structural bracing, underpinning, or other structural reinforcement been added to any portion of unit or Property?	___	<input checked="" type="checkbox"/>	___
(e)	Are there any problems with driveways, walkways, patios, or retaining walls serving Unit?	___	<input checked="" type="checkbox"/>	___
(f)	Have there been any additions, structural changes, or any other major alterations to Unit subsequent to the time Property was submitted to the condominium form of ownership?	___	<input checked="" type="checkbox"/>	___

- |  | Yes   | No | Don't Know |
|--|-------|----|------------|
| (g) Have there been any instances where necessary permits and/or approvals were not obtained for work done in or to Unit?  | _____ | ✓  | _____      |
| (h) Has there been any work done to Unit of the Condominium that was not in compliance with building codes or zoning regulations or for which a necessary permit was not obtained? | _____ | ✓  | _____      |
| (i) Does any of the exterior siding or cladding of any portion of Property contain synthetic stucco where the interior studs and windows are constructed of wood?                  | _____ | ✓  | _____      |

**6. DRAINAGE, FLOODING AND MOISTURE:**

- |  |       |   |       |
|--|-------|---|-------|
| (a) Has there been any water leakage, accumulation, or dampness within Unit?   | _____ | ✓ | _____ |
| (b) Have any repairs been made to control any water or dampness problems in the Unit?  | _____ | ✓ | _____ |
| (c) Is Property or any portion thereof located in a flood zone?  | _____ | ✓ | _____ |
| (d) Has there been any drainage problems or flooding on Property?  | _____ | ✓ | _____ |
| (e) Are there any problems with siding or exterior cladding of any portion of Property retaining moisture, swelling, chipping or delaminating?                         | _____ | ✓ | _____ |
| (f) Does mold appear on interior portions of the Unit other than on the walls, floors or ceilings of showers/bathtubs or within common element walls adjacent to Unit? | _____ | ✓ | _____ |

**7. PLUMBING RELATED ITEMS:**

- |   |       |       |       |
|---|-------|-------|-------|
| (a) What is your drinking water source: <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private <input type="checkbox"/> Well on Property | _____ | _____ | _____ |
| (b) If your drinking water is from a well, has it been tested within the past twelve months?  | _____ | _____ | _____ |
| (c) Do you have a water softener, filter or purifier? If yes, <input type="checkbox"/> Leased <input type="checkbox"/> Owned                                  | _____ | ✓     | _____ |
| (d) What is the type of sewage system: <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private <input type="checkbox"/> Septic Tank       | _____ | _____ | _____ |
| (e) Is Unit served by sewage pump or lift system?   | _____ | ✓     | _____ |
| (f) Do you know if any septic tank or cesspool on Property has ever been professionally serviced? If yes, please give the date of last service: _____         | _____ | ✓     | _____ |
| (g) Do you know of any past or present leaks, backups, or other similar problems relating to any of the plumbing, water and/or sewage-related items?          | _____ | ✓     | _____ |
| (h) Is there any polybutylene plumbing, other than primary service line, serving Unit?  | _____ | ✓     | _____ |

**8. OTHER SYSTEMS AND COMPONENTS:**

- |  |       |       |       |
|--|-------|-------|-------|
| (a) What type of heating system(s) serve Unit? <input type="checkbox"/> Electric <input type="checkbox"/> Gas <input type="checkbox"/> Other | _____ | _____ | _____ |
| (b) Approximate age of heating system(s): <u>4 1/2</u> years   | _____ | _____ | _____ |
| (c) What type of air conditioning system(s) serve Unit?  | _____ | _____ | _____ |
| (d) Approximate age of air conditioning system(s): <u>4 1/2</u> years  | _____ | _____ | _____ |
| (e) How is water heated in the unit? <input type="checkbox"/> Electric <input type="checkbox"/> Gas <input type="checkbox"/> Solar           | _____ | _____ | _____ |
| (f) Approximate age of water heater: <u>4 1/2</u> years  | _____ | _____ | _____ |
| (g) Does any system for heating and/or cooling Unit or heating water serve more than one unit?   | _____ | ✓     | _____ |
| (h) Does Unit have aluminum wiring other than the primary service line?  | _____ | ✓     | _____ |
| (i) Are there any system(s) or appliance(s) which is leased or which has a fee associated with its use?                                      | _____ | ✓     | _____ |
| (j) Are any fireplaces serving Unit not working fireplaces or not in good working order and repair?  | _____ | ✓     | _____ |
| (k) When was the fireplace, wood stove or chimney/flue cleaned? Date: <u>N/A</u>   | _____ | _____ | _____ |

**9. TOXIC SUBSTANCES:**

- |   |       |   |       |
|---|-------|---|-------|
| (a) Are there any underground tanks, toxic or hazardous substances on or in the common elements (structure or soil) such as asbestos, urea-formaldehyde, methane gas, radioactive material, radon, mold, benzene or others or environmental contaminants? | _____ | ✓ | _____ |
| (b) Are there any toxic or hazardous substances in the unit?  | _____ | ✓ | _____ |

**10. FEES, ASSESSMENTS AND PROPERTY MANAGEMENT:**

- |  |       |       |       |
|--|-------|-------|-------|
| (a) In purchasing Unit, will any initiation, transfer, or other similar fee be owed to the Association? If yes, what amount \$ _____   | _____ | ✓     | _____ |
| (b) The Association fee for common expenses is: \$ <u>139</u> per <u>month</u>   | _____ | _____ | _____ |
| (c) Are there any special assessments approved by but yet not owing or due to the Association? If yes, what amount \$ _____?   | _____ | ✓     | _____ |
| (d) Are there any delinquent fines or other assessments owing on Unit? If yes, state amount, \$ _____  | _____ | ✓     | _____ |
| (e) Has the annual assessment for Unit for the next fiscal year been approved? If yes, how much will the new assessment be? \$ <u>N/A</u>  | _____ | _____ | _____ |
| (f) Is the Association a defendant in any lawsuit?   | _____ | ✓     | _____ |
| (g) Is the Association self managed or not managed by a professional management company? Name and telephone number of Association or management company contact person:<br><u>PARK AT WINDWARD VILLAGE TA INC.</u> | _____ | ✓     | _____ |

11. OTHER MATTERS:

Table with 3 columns: Yes, No, Don't Know. Contains responses for questions (a) through (g).

12. FIXTURES/ITEMS: Check (✓) only those fixtures/items below that are included in the sale of Unit. Unless otherwise indicated, if there is more than one item (such as a second refrigerator or two chandeliers or three smoke detectors), all such fixtures/items checked are included in the sale of Unit.

- List of fixtures and items with checkboxes. Includes: Air Conditioning Window Unit, Air Purifier, Alarm System (Burglar), Alarm System (Smoke/Fire), Awning, Carbon Monoxide Detector, Ceiling Fan, Chandelier, Closet Shelving System, Dehumidifier, Dishwasher, Door & Window Hardware, Dryer, Fireplace, Garage Door Opener, Remote Control, Garbage Disposal, Hot Tub, Humidifier, Ice Maker, Intercom, Jettad Tub, Light Fixtures, Mailbox, Microwave Oven, Mirror, Radio, Refrigerator, Satellite Dish/Receiver, Sauna, Shelving Unit & System, Shower Head/Sprayer, Smoke Detector, Speakers, Sprinkler System, Statuary, Stepping Stones, Stove, Sump Pump, Surface Unit Cook Top, Switch Plate Covers, Telephone Jacks/Wires, Television Antenna, Television Cable/Jacks, Thermostat, Trash Compactor, Vacuum System, Vacuum Attachments, Vent Hood, Washing Machine, Water Purification System, Water Softener System, Weather Vane, Window Screens, Window Treatments, Wine Cooler.

Other fixtures/items included in the sale of unit:

Other fixtures/items not included in the sale of unit:

The common law of fixtures shall apply to fixtures not addressed herein. Those fixtures/items that are not included in the sale of Unit shall remain property of Seller and shall be removed prior to closing or the transfer of possession of Unit to Buyer, whichever is later.

13. LEAD-BASED PAINT: Was any part of the residential dwelling on Unit constructed prior to 1978?

- Yes [ ] No [X] Don't Know [ ] (If no, proceed to paragraph 14.)

If you have answered "Yes" or "Don't Know" above, Seller does hereby provide the following warning and shall disclose the following information regarding lead-based paint and lead-based paint hazards.

**PURCHASE AND SALE TRANSACTION LEAD WARNING STATEMENT.**

Every purchaser of any interest in residential 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.** [Seller to mark and initial sections A and B below]

A. Presence of lead-based paint and/or lead paint hazard (check one below):

Seller initials

Known lead-based paint and/or lead-based paint hazards are present in the housing (explain below):  
\_\_\_\_\_  
\_\_\_\_\_

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

Seller initials

B. Records and Reports available to the Seller (check one below):

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

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

**Buyer's Acknowledgment.** [Buyer to mark and initial sections C, D, and E below]

Buyer's initials

C. Buyer has received copies of all information listed above regarding lead-based paint and/or lead-based paint hazards

Buyer's initials

D. Buyer has read and understands the above lead warning statement and has received the pamphlet "Protect Your Family From Lead in Your Home."

Buyer's initials

E. Buyer has (check one below):

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

Waived the opportunity to conduct a risk assessment inspection for the presence of lead-based paint and/or lead-based paint hazards.

**Broker's Acknowledgment.** [Broker to initial section F below]

Broker's initials

F. Broker has informed the Seller of the Seller's obligations under 42 U.S.C. § 4852(d) and is aware of his/her responsibility to ensure compliance.  
\_\_\_\_\_

\_\_\_\_\_  
Broker's (or Broker's Affiliated Licensee's) signature

The lead-based paint disclosures must occur prior to Seller's acceptance of Buyer's written offer to purchase; if the potential Buyer makes the offer to purchase before the requisite disclosures are provided to Buyer, Seller can not accept the offer until: 1) the disclosure is made; and 2) the potential Buyer has had an opportunity to review the information and consider whether to amend the offer.

14. **AGRICULTURAL DISCLOSURE:** Is the subject property within, partially within, or adjacent to any property zoned or identified on an approved county land use plan as agricultural or forestry use?  Yes  No  Don't Know

It is the policy of this state and this community to conserve, protect, and encourage the development and improvement of farm and forest land for the production of food, fiber, and other products, and also for its natural and environmental value. This notice is to inform prospective property owners or other persons or entities leasing or acquiring an interest in real property that property in which they are about to acquire an interest lies within, partially within, or adjacent to an area zoned, used, or identified for farm and forest activities and that farm and forest activities occur in the area. Such farm and forest activities may include intensive operations that cause discomfort and inconveniences that involve, but are not limited to, noises, odors, fumes, dust, smoke, insects, operations of machinery during any 24 hour period, storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides, and pesticides. One or more of these inconveniences may occur as the result of farm or forest activities that are in conformance with existing laws and regulations and accepted customs and standards.

15. ADDITIONAL EXPLANATIONS OR DISCLOSURES:

Mark box if additional pages are attached.

16. SELLER'S REPRESENTATION:

In this disclosure, Seller warrants that to the best of Seller's knowledge and belief, the information contained herein with respect to the condition of Property and Unit is accurate and complete as of the date signed by Seller. It is not a substitute for any inspections or warranties that Buyer may wish to obtain. Buyer should consult the Association for additional information regarding the common elements of the Condominium and the operation of the Association. Seller hereby authorizes Broker to provide this information to prospective buyers of Unit and to real estate brokers and their affiliated licensees. Seller agrees to promptly update this Seller's Condominium Disclosure Statement and to provide any Buyer and Brokers with a revised copy of the same if there are any material changes in the answers to the questions contained herein.

Is each individual named below a U. S. Citizen or resident alien?

Yes  No

Has each individual named below been a Georgia resident for the past two years?

Yes  No

Has Unit been Seller's primary residence for at least two of the last five years?

Yes  No

Seller: \_\_\_\_\_

Date: \_\_\_\_\_, 20\_\_

Seller: 

Date: 1/23, 2007

17. RECEIPTS AND ACKNOWLEDGMENT BY BUYER:

I acknowledge receipt of this Seller's Condominium Disclosure Statement. I understand that, except as stated in the Purchase and Sale Agreement, Unit is being sold in its present condition, without warranties or guarantees of any kind by Seller or Brokers. No representations concerning the condition of Unit are being relied upon by Buyer except as disclosed herein or stated in the Purchase and Sale Agreement.

Buyer: \_\_\_\_\_

Date: \_\_\_\_\_, 20\_\_

Buyer: \_\_\_\_\_

Date: \_\_\_\_\_, 20\_\_

- 17. **Seller Default:** Seller acknowledges that Broker will be damaged if Seller breaches this Agreement by terminating this Agreement early or otherwise defaulting hereunder. Such damages shall include, without limitation, the cost of advertising and marketing the Property and Broker's lost commission(s). Seller shall be responsible for paying Broker the damages it suffers as a result of Seller's breach. In addition, Seller shall also pay all costs, fees and charges for removing the listing from any multiple listing service.
- 18. **Governing Law.** This Agreement may be signed in multiple counterparts and shall be governed by and interpreted pursuant to the laws of the State of Georgia.
- 19. **Entire Agreement.** This Agreement constitutes the sole and entire agreement between the parties. No representation, promise or inducement not included in this Agreement shall be binding upon any party hereto. This Agreement and the terms and conditions herein may not be amended, modified or waived except by the written agreement of Seller. The failure of the parties to adhere strictly to the terms and conditions of this Agreement shall not constitute a waiver of the right of the parties later to insist on such strict adherence.
- 20. **No Imputed Knowledge.** Seller acknowledges and agrees that with regard to any property in which Seller intends to sell, there shall be no knowledge imputed between Broker and Broker's licensees or between the different licensees of Broker. Broker and each of Broker's licensees shall be deemed to have only actual knowledge of such properties.

**SPECIAL STIPULATIONS:** The following Special Stipulations, if conflicting with any exhibit, addendum, or preceding paragraph, shall control:

**WITHDRAWN POLICY.** If Seller at any time during this listing agreement withdraws/transfers this agreement, Seller will pay Listing Broker \$500.00 at time of withdrawal/transfer so that Broker can pay the Multiple Listing Services fees, Marketing fees and Filing fees to withdraw/transfer the listing.

INITIALS \_\_\_\_\_ *[Signature]*

Seller is aware that there may be fees associated with the Home Owner's Association for items including but not limited to: letters, dues, liens, transfers, etc. due at time of closing which are the responsibility of the Seller. INITIALS \_\_\_\_\_ *[Signature]*

Should there not be another agent involved in this transaction, the total commission will be 5%. INITIALS \_\_\_\_\_ *[Signature]*  
 BY SIGNING THIS AGREEMENT, SELLER ACKNOWLEDGES THAT: (1) SELLER HAS READ ALL PROVISIONS AND DISCLOSURES MADE HEREIN; (2) SELLER UNDERSTANDS ALL SUCH PROVISIONS AND DISCLOSURES AND HAS ENTERED INTO THIS AGREEMENT VOLUNTARILY; AND (3) SELLER IS NOT SUBJECT TO A CURRENT LISTING AGREEMENT WITH ANY OTHER BROKER.

RECEIPT OF A COPY OF THIS AGREEMENT IS HEREBY ACKNOWLEDGED BY SELLER.

The above Agreement is hereby accepted, 6:52 o'clock p.m., on the 24 day of January, 2007.

Keller Williams Realty Consultants  
Broker

KW0201 H 46087  
MLS Office Code Brokerage Firm License Number

Broker's Phone# 678-287-4800 & FAX# 678-287-4801

By: Roxie Hernandez  
Broker or Broker's Affiliated Licensee

Roxie Hernandez  
Print or Type Name

172591  
Agent's Georgia Real Estate License Number

[Signature]  
Seller's Signature

PHILIP G. SPRING  
Print or Type Name

[Signature]  
Seller's Signature

Phil Spring  
Print or Type Name

Phone # 7339444 FAX# 7360942

Address: \_\_\_\_\_

**OFFICIAL GEORGIA WOOD INFESTATION INSPECTION REPORT**

Company Name: HomeTec Exterminating License No. 98343  
Address: 160 Mullinax Road, Alpharetta, Georgia 30004  
Telephone No. 770-475-0649 Date of Issuance 10/2/02  
Seller Pulte Home Inspector R. Terry Martin  
File No. 01-0030157 Purchaser(s) Anne S. Walker

**SCOPE OF INSPECTION**

An inspection of the below listed structure(s) was performed by a qualified inspector employed by this firm to determine the presence or previous presence of an infestation of the listed organisms and is not intended to be a structural report. Neither is this a warranty as to absence of wood destroying organisms. **This report is subject to all conditions enumerated on the reverse side and is issued without warranty or guarantee except as provided in Rule 620-6-.03 of the Rules of the Georgia Structural Pest Control Act or subject to any treatment guarantee specified below.**

Main Structure Dwelling  
Other Structures (Specify) None  
Address of Structure(s) 2860 Commonwealth Circle, Alpharetta, Ga 30004

**FINDINGS**

Inspection Reveals Visible Evidence of:	Active Infestation		Previous Infestation	
	YES	NO	YES	NO
Subterranean Termites	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Powder Post Beetles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Wood Boring Beetles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Dry Wood Termites	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Wood Decaying Fungus	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Were any areas of the structure obstructed or inaccessible?  YES  NO

If yes, list these areas (see Item 3 on reverse side of form). Under floor coverings and behind walls

The following conditions conducive to infestation from wood destroying organisms were found at the time of inspections. The location of these conditions conducive to infestation are indicated on the attached diagram: \_\_\_\_\_

Remarks / Additional Findings: \_\_\_\_\_

**NOTE:** If visible evidence of active or previous infestation is reported it should be assumed that some degree of damage is present and a diagram identifying the structures(s) inspected and showing the location of such evidence must be attached to this form. Evaluation of damage and any corrective action should be performed by a qualified inspector approved by the purchaser and lending agency.

**TREATMENT**

■ The above described structure(s) was treated by this company as follows:

Organism	Treatment Date	Contract Expiration Date	Type Treatment (chemical Barrier, Bait, Etc)
Subterranean Termites	<u>NC</u>	<u>10/2/03</u>	<u>Chemical Barrier</u>
Powder Post Beetles	_____	_____	_____
Wood Boring Beetles	_____	_____	_____
Dry Wood Termites	_____	_____	_____
Wood Decaying Fungus	_____	_____	_____

The present treatment warranty(ies) is:

- Transferable to any subsequent owner of the property upon payment of a fee on or before the expiration date.
- Not transferable to any subsequent owner of the property.

The above structure(s) are not covered by a treatment contract with this company.

This is to certify that neither I, nor the company has had or contemplates having any interest in the property involved, nor is acting in any association with any party to the transaction.

R.T. Martin  
Signature of Designated Certified Operator

\_\_\_\_\_  
Signature of Purchaser of Legal Representative  
Acknowledging Receipt of Report

Copies to: \_\_\_\_\_ Purchaser \_\_\_\_\_ Mortgagee \_\_\_\_\_ Realtor \_\_\_\_\_ Seller