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If you do not understand it, consult your attorney.
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Form # 2049 01/20

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

1 SALE CONTRACT DATE: _____

2 PROPERTY: 343 Bach Avenue, Kirkwood, MO 63122

3 **Lead Warning Statement**

4 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
5 present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children
6 may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired
7 memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide
8 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
9 known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

10 **Seller's Disclosure**

11 (a) Presence of lead-based paint and/or lead-based paint hazards (check one below):

- 12 Seller certifies that this home was built in 1978 or later
- 13 Seller certifies that this home was built before 1978, but Seller has no knowledge of lead-based paint and/or lead-based paint hazards
14 in the housing
- 15 Known lead-based paint and/or lead-based paint hazards are present in the house (explain):
16 _____
17 _____

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

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

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

24 **Buyer's Acknowledgment** (initial appropriate blanks)

25

 Buyer has received copies of all information listed above. (leave blank if none provided to Buyer.)
26

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 Buyer has received the pamphlet Protect Your Family From Lead in Your Home.
27

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 Buyer has (check one below):

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

32 **Agent's Acknowledgment** (initial)

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

35 **Certification of Accuracy**

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

38

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39 BUYER SIGNATURE DATE

40 _____
41 Buyer Printed Name

42

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43 BUYER SIGNATURE DATE

44 _____
45 Buyer Printed Name

46

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47 SELLING AGENT SIGNATURE DATE

48 _____
49 Selling Agent Printed Name

40

<i>Sandeep Neema</i>	<small>dotloop verified 06/07/21 2:59 PM CDT SJHU-0TX2-0MTS-Z6MV</small>
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41 SELLER SIGNATURE DATE

42 _____
43 Sandeep Neema
44 Seller Printed Name

45

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46 SELLER SIGNATURE DATE

47 _____
48 Seller Printed Name

49

<i>Stacey Cox for Mark Gellman</i>	<small>dotloop verified 06/03/21 10:31 AM CDT QGML-Q0UR-1NGM-YDZV</small>
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50 LISTING AGENT SIGNATURE DATE

51 _____
52 Stacey Cox
53 Listing Agent Printed Name

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