

Purchaser Signature:

## MINERAL AND OIL AND GAS RIGHTS MANDATORY DISCLOSURE STATEMENT

## **Instructions to Property Owners**

- 1. The Residential Property Disclosure Act (G.S. 47E) ("Disclosure Act") requires owners of certain residential real estate such as single-family homes, individual condominiums, townhouses, and the like, and buildings with up to four dwelling units, to furnish purchasers a Mineral and Oil and Gas Rights Disclosure Statement ("Disclosure Statement"). This form is the only one approved for this purpose.
- 2. A disclosure statement is not required for some transactions. For a complete list of exemptions, see G.S. 47E-2(a). A DISCLOSURE STATEMENT IS REQUIRED FOR THE TRANSFERS IDENTIFIED IN G.S. 47E-2(b), including transfers involving the first sale of a dwelling never inhabited, lease with option to purchase contracts where the lessee occupies or intends to occupy the dwelling, and transfers between parties when both parties agree not to provide the Residential Property and Owner's Association Disclosure Statement.
- 3. You must respond to each of the following by placing a check  $\sqrt{\ }$  in the appropriate box.

## MINERAL AND OIL AND GAS RIGHTS DISCLOSURE

Mineral rights and/or oil and gas rights can be severed from the title to real property by conveyance (deed) of the mineral rights and/or oil and gas rights from the owner or by reservation of the mineral rights and/or oil and gas rights by the owner. If mineral rights and/or oil and gas rights are or will be severed from the property, the owner of those rights may have the perpetual right to drill, mine, explore, and remove any of the subsurface mineral and/or oil or gas resources on or from the property either directly from the surface of the property or from a nearby location. With regard to the severance of mineral rights and/or oil and gas rights, Seller makes the following disclosures:

		Yes	No	No Representation
Buyer Initials	1. Mineral rights were severed from the property by a previous owner.			
Buyer Initials	2. Seller has severed the mineral rights from the property.		X	
Buyer Initials	3. Seller intends to sever the mineral rights from the property prior to transfer of title to the Buyer.		$\square$	
Buyer Initials	4. Oil and gas rights were severed from the property by a previous owner.			$\square$
Buyer Initials	5. Seller has severed the oil and gas rights from the property.		$\boxtimes$	
Buyer Initials	6. Seller intends to sever the oil and gas rights from the property prior to transfer of title to Buyer.		X	
	Note to Purchasers			
purchase th may under o you must po calendar day whichever o	does not give you a Mineral and Oil and Gas Rights Disclosure Statement by the property, or exercise an option to purchase the property pursuant to a lease with sertain conditions cancel any resulting contract without penalty to you as the pure resonally deliver or mail written notice of your decision to cancel to the owner or resonally gour receipt of this Disclosure Statement, or three calendar days following your receipt of this Disclosure Statement, or three calendar days following first. However, in no event does the Disclosure Act permit you to cancel a cor (in the case of a sale or exchange) after you have occupied the property, which	th an rchase the ov owing contra	optio r. To o vner's the d ct afto	n to purchase, you cancel the contract, agent within three ate of the contract, er settlement of the
roperty Address:	6332 Kennard Dr, Charlotte, NC 28216			
wner's Name(s):	W.T			
	Wilma Laverne Carr-Evans Wayne Evans			
ıte signed.	dge having examined this Disclosure Statement before signing and that all in			•
ate signed.	dge having examined this Disclosure Statement before signing and that all in			•
ate signed.	dge having examined this Disclosure Statement before signing and that all in			•
ate signed. Owner Signature:_ Owner Signature:_ Ourchaser(s) acknoo	dge having examined this Disclosure Statement before signing and that all inj	6/13 6/16 it befo	3/202 5/202 re sig	4, 4, ning; that they understa

Date