

SELLER'S RESIDENTIAL REAL ESTATE SALES DISCLOSURE

State Form 46234 (R6/6-14)

Date (month, day, year)

Note: This form has been modified from the version currently found at 876 IAC 9-1-2 to include questions regarding disclosure of contamination related to controlled substances or methamphetamine as required by

P.L. 180-2014. Rule revisions will be made to 876 IAC 9-1-2 to include these changes in the near future, however the Commission has made this information available now through this updated form.

Seller states that the information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the above date. The prospective buyer and the owner may wish to obtain professional advice or inspections of the property and provide for appropriate provisions in a contract between them concerning any advice, inspections, defects, or warranties obtained on the property. The representations in this form are the representations of the owner and are not the representations of the agent, if any. This information is for disclosure only and is not intended to be a part of any contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 1-4 unit residential property to complete this form regarding the known physical condition of the property. An owner must complete and sign the disclosure form and submit the form to a prospective buyer before an offer is accepted for the sale of the real estate.

Property address (number and street, city, state, and ZIP code) 5802 Rymark Court

Indianapolis

N 46250

1. The following are in the conditions indicated:

A. APPLIANCES	None/Not Included/ Rented	Defective	Not Defective	Do Not Know	C. WATER & SEWER SYSTEM	None/Not Included Rented	Defective		ot ctive	Do Not Know
Built-in Vacuum System	Х				Cistern	Х				
Clothes Dryer			Х		Septic Field/Bed	Х				
Clothes Washer			Х		Hot Tub	Х				
Dishwasher			Х		Plumbing)	<	
Disposal			Х		Aerator System	Х				
Freezer			Х		Sump Pump	Х				
Gas Grill	Х				Irrigation Systems	Х				
Hood			Х		Water Heater/Electric)	<	
Microwave Oven			Х		Water Heater/Gas	Х				
Oven			Х		Water Heater/Solar	Х				
Range			Х		Water Purifier	Х				
Refrigerator			Х		Water Softener	Х				
Room Air Conditioner(s)			Х		Well	Х				
Trash Compactor	Х				Septic and Holding Tank/Septic Mound	Х				
TV Antenna/Dish			Х		Geothermal and Heat Pump	Х				
Other:					Other Sewer System (Explain)	×				
					Swimming Pool & Pool Equipment	Х				
								Yes	No	Do Not Know
					Are the structures connected to a pi	ublic water sy	/stem?	Х		
B. Electrical System	None/Not Included/	Defective	Not Defective	Do Not Know	Are the structures connected to a public sewer system?			Х		
	Rented		20.000.70	1	Are there any additions that may red the sewage disposal system?	quire improve	ements to		Х	
Air Purifier	X				If yes, have the improvements been	completed c	n the			
Burglar Alarm	X				sewage disposal system?				Х	
Ceiling Fan(s)			Х		Are the improvements connected to water system?	a private/co	mmunity		Х	
Garage Door Opener / Controls			Х		Are the improvements connected to	d to a private/community				
Inside Telephone Wiring and Blocks/Jacks				х	sewer system? D. HEATING & COOLING	wer system?		N	X	Do Not
Intercom	Х				SYSTEM	Included Rented	Delective	Defe	ctive	Know
Light Fixtures			Х		Attic Fan	X				
Sauna	X				Central Air Conditioning				X	
Smoke/Fire Alarm(s)			Х		Hot Water Heat	Х			^	
			· · · ·			X				
Switches and Outlets			X		Furnace Heat/Gas	_ ^				
Vent Fan(s)			X		Furnace Heat/Gas				X	
Vent Fan(s) 60/100/200 Amp Service					Furnace Heat/Gas Furnace Heat/Electric Solar House-Heating	X			X	
Vent Fan(s)	X		Х		Furnace Heat/Electric				X	
Vent Fan(s) 60/100/200 Amp Service (Circle one) Generator NOTE: Means a condition the	nat would h		X X icant"Defect		Furnace Heat/Electric Solar House-Heating	Х			X	
Vent Fan(s) 60/100/200 Amp Service (Circle one) Generator NOTE: Means a condition the effect on the value of the prop	nat would hat erty, that wo	uld significa	X X icant"Defect	he health	Furnace Heat/Electric Solar House-Heating Woodburning Stove	Х				
Vent Fan(s) 60/100/200 Amp Service (Circle one) Generator NOTE: Means a condition the	nat would had the erty, that wo of the proper	uld significa ty, or that if	X X icant"Defect ntly impair to	he health , removed	Furnace Heat/Electric Solar House-Heating Woodburning Stove Fireplace	Х			X	
Vent Fan(s) 60/100/200 Amp Service (Circle ong) Generator NOTE: Means a condition the effect on the value of the propor safety of future occupants of	nat would had the erty, that wo of the proper	uld significa ty, or that if	X X icant"Defect ntly impair to	he health , removed	Furnace Heat/Electric Solar House-Heating Woodburning Stove Fireplace Fireplace Insert	X			X	
Vent Fan(s) 60/100/200 Amp Service (Circle ong) Generator NOTE: Means a condition the effect on the value of the propor safety of future occupants or replaced would significant	nat would had the erty, that wo of the proper	uld significa ty, or that if	X X icant"Defect ntly impair to	he health , removed	Furnace Heat/Electric Solar House-Heating Woodburning Stove Fireplace Fireplace Insert Air Cleaner	X X			X	

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

Signature of Seller	Signed by:	Date (mm/6d/yy) 1	Signature of Buyer	Date (mm/dd/yy)				
organication of como.	Robert W Smith	567672025/ 1	9:35 ED1 3.75	= ==================================				
Signature of Seller	OB66GSignedby:	Detg (gy/2/dd//5/) 1	6 Signatuse of Buyer	Date (mm/dd/yy)				
	- 4 0	-07072023/ 1	יי דעשייים.	= === (=====,,,,				
	Erin A Bell							
The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.								
Signature of Seller (a	at closing)	Date (mm/dd/yy)	Signature of Seller (at closing)	Date (mm/dd/yy)				

Property address (number and street, city, state, and ZIP code)
5802 Rymark Court Indianapolis IN46250

2. ROOF	YES	NO	KNOW	4. OTHER DISCLOSURES	YES	NO	DO NOT
Age, if known Years.			Х				KNOW
Does the roof leak?		Х		Do structures have aluminum wiring?		X	
Is there present damage to the roof?		X		Are there any foundation problems with the structures?		×	
Is there more than one layer of shingles on the				Are there any encroachments?		X	
house?		X		Are there any violations of zoning, building codes,		X	
If yes, how many layers?			X	or restrictive covenants?			
			Х	Is the present use of non-conforming use? Explain:			
3. HAZARDOUS CONDITIONS	YES	NO	DO NOT KNOW				
Have there been or are there any hazardous conditions on the property, such as methane gas, lead paint, radon gas in house or well, radioactive material, landfill, mineshaft, expansive soil, toxic materials, mold, other biological contaminants, asbestos insulation, or PCB's?		х				x	
Is there any contamination caused by the				Is the access to your property via a private road?		X	
manufacture or a controlled substance on the		Х		Is the access to your property via a public road?	Х		
property that has not been certified as decontaminated by an inspector approved				Is the access to your property via an easement?		Х	
under IC 13-14-1-15?				Have you received any notices by any governmental or quasi-governmental agencies affecting this property?		х	
Has there been manufacture of methamphetamine or dumping of waste from the manufacture of methamphetamine in a residential structure on the property?		Х		Are there any structural problems with the building?		Х	
Explain:				Have any substantial additions or alterations been made without a required building permit?		x	
				Are there moisture and/or water problems in the basement, crawl space area, or any other area?		х	
				Is there any damage due to wind, flood, termites, or rodents?		Х	
				Have any structures been treated for wood destroying insects?		X	
				Are the furnace/woodstove/chimney/flue all in working order?	Х		
E. ADDITIONAL COMMENTS AND/OR EXPLANA	TIONS:			Is the property in a flood plain?		X	
(Use additional pages, if necessary)				Do you currently pay for flood insurance?		X	
				Does the property contain underground storage tank(s)?		Х	
				Is the homeowner a licensed real estate salesperson		х	
				ୟ ମନ୍ୟୁକ୍ତିଶନ୍ଧ threatened or existing litigation regarding the property?		x	
				Is the property subject to covenants, conditions and/or		х	
				restrictions of a homeowner's association? Is the property located within one (1) mile of an airport?		×	
				all poit?	<u></u>		
				eller, who certifies to the truth thereof, based on t			

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Signature of Seller	Robert W Smith	D6t/e67/12/02/59) 1	9 திந்த் காற்று Buyer	Date (mm/dd/yy)			
Signature of Seller	Crin A Bell	Det 672/02/59 1	6.59 Af Buyer	Date (mm/dd/yy)			
The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.							
Signature of Seller (at closing)		Date (mm/dd/yy)	Signature of Seller (at closing)	Date (mm/dd/yy)			



FORM #03.

