Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards

Lead Warning Statement

Every purchaser of any interest in residential real 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.

Property Description (Address)  _________________________________________________________
City, State, Zip               _________________________________________________________

Seller’s Disclosure

(A) Presence of lead-based paint and/or lead-based paint hazards (check (1) or (2) below):

(1) ______  Known lead-based paint and/or lead-based paint hazards are present in the housing
  Explain: _______________________________________________________________________________

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

(B) Records and reports available to the seller (check (1) or (2) below):

(1) ______  Seller has provided the purchaser with all available records and reports pertaining to lead-based paint
  and/or lead-based paint hazards in the housing
  List documents: ________________________________________________________________________

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

Purchaser’s Acknowledgment (initial below)

(C) ______  Purchaser has received copies of all information listed above.

(D) ______  Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

(E) Purchaser has (check (1) or (2) below):

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

(2) ______  waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint
  and/or lead-based paint hazards.

Agent’s Acknowledgment (initial below)

(F)_______  Agent has informed the seller of the seller’s obligations under 42 U.S.C. 4852d and is aware of his/her
  responsibility to ensure compliance.
Certification of Accuracy
The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

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