



## SELLER'S PROPERTY CONDITION DISCLOSURE STATEMENT

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Property Address: 83 Goltra Drive

Basking Ridge, NJ 07920

Seller: Lorraine Bogle

The purpose of this Disclosure Statement is to disclose, to the best of Seller's knowledge, the condition of the Property, as of the date set forth below. The Seller is aware that he or she is under an obligation to disclose any known material defects in the Property even if not addressed in this printed form. Seller alone is the source of all information contained in this form. All prospective buyers of the Property are cautioned to carefully inspect the Property and to carefully inspect the surrounding area for any off-site conditions that may adversely affect the Property. Moreover, this Disclosure Statement is not intended to be a substitute for prospective buyer's hiring of qualified experts to inspect the Property.

If your property consists of multiple units, systems and/or features, please provide complete answers on all such units, systems and/or features even if the question is phrased in the singular, such as if a duplex has multiple furnaces, water heaters and fireplaces.

### OCCUPANCY

Yes No Unknown

[ ] ☒ ☒

1. Age of House, if known 60 years old

2. Does the Seller currently occupy this property?

If not, how long has it been since Seller occupied the property? 6 months

3. What year did the Seller buy the property? 1980 approx.

3a. Do you have in your possession the original or a copy of the deed evidencing your ownership of the property? If "yes," please attach a copy of it to this form.

### ROOF

Yes No Unknown

☒ [ ] ☒

4. Age of Roof, if known

5. Has roof been replaced or repaired since Seller bought the property?

6. Are you aware of any roof leaks?

7. Explain any "yes" answers that you give in this section:

### ATTIC, BASEMENTS AND CRAWL SPACES (Complete only if applicable)

Yes No Unknown

[ ] ☒ ☒

8. Does the property have one or more sump pumps?

8a. Are there any problems with the operation of any sump pump?

9. Are you aware of any water leakage, accumulation or dampness within the basement or crawl spaces or any other areas within any of the structures on the property?

9a. Are you aware of the presence of any mold or similar natural substance within the basement or crawl spaces or any other areas within any of the structures on the property?

10. Are you aware of any repairs or other attempts to control any water or dampness problem in the basement or crawl space? If "yes," describe the location, nature and date of the repairs:

11. Are you aware of any cracks or bulges in the basement floor or foundation walls? If "yes," specify location:



51	<input type="checkbox"/>	<input checked="" type="checkbox"/>		12. Are you aware of any restrictions on how the attic may be used as a result of the manner in which the attic or roof was constructed?
52				
53	<input checked="" type="checkbox"/>	<input type="checkbox"/>		13. Is the attic or house ventilated by: <input type="checkbox"/> a whole house fan? <input checked="" type="checkbox"/> an attic fan?
54	<input type="checkbox"/>	<input checked="" type="checkbox"/>		13a. Are you aware of any problems with the operation of such a fan?
55				14. In what manner is access to the attic space provided?
56				<input type="checkbox"/> staircase <input checked="" type="checkbox"/> pull down stairs <input type="checkbox"/> crawl space with aid of ladder or other device
57				<input type="checkbox"/> other _____
58				15. Explain any "yes" answers that you give in this section:
59				_____
60				_____
61				
62	<b>TERMITES/WOOD DESTROYING INSECTS, DRY ROT, PESTS</b>			
63	Yes	No	Unknown	
64	<input type="checkbox"/>	<input checked="" type="checkbox"/>		16. Are you aware of any termites/wood destroying insects, dry rot, or pests affecting the property?
65	<input type="checkbox"/>	<input checked="" type="checkbox"/>		17. Are you aware of any damage to the property caused by termites/wood destroying insects, dry rot, or pests?
66				18. If "yes," has work been performed to repair the damage?
67	<input type="checkbox"/>	<input type="checkbox"/>		19. Is your property under contract by a licensed pest control company? If "yes," state the name and address of the licensed pest control company: _____
68	<input type="checkbox"/>	<input type="checkbox"/>		_____
69				20. Are you aware of any termite/pest control inspections or treatments performed on the property in the past?
70				21. Explain any "yes" answers that you give in this section:
71	<input type="checkbox"/>	<input type="checkbox"/>		_____
72				_____
73				
74				
75				
76				
77	<b>STRUCTURAL ITEMS</b>			
78	Yes	No	Unknown	
79	<input type="checkbox"/>	<input checked="" type="checkbox"/>		22. Are you aware of any movement, shifting, or other problems with walls, floors, or foundations, including any restrictions on how any space, other than the attic or roof, may be used as a result of the manner in which it was constructed?
80				23. Are you aware if the property or any of the structures on it have ever been damaged by fire, smoke, wind or flood?
81	<input type="checkbox"/>	<input checked="" type="checkbox"/>		24. Are you aware of any fire retardant plywood used in the construction?
82	<input type="checkbox"/>	<input checked="" type="checkbox"/>		25. Are you aware of any current or past problems with driveways, walkways, patios, sinkholes, or retaining walls on the property?
83	<input type="checkbox"/>	<input checked="" type="checkbox"/>		26. Are you aware of any present or past efforts made to repair any problems with the items in this section?
84	<input type="checkbox"/>	<input checked="" type="checkbox"/>		27. Explain any "yes" answers that you give in this section. Please describe the location and nature of the problem.
85				_____
86				_____
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92				
93				
94	<b>ADDITIONS/REMODELS</b>			
95	Yes	No	Unknown	
96	<input type="checkbox"/>	<input type="checkbox"/>		28. Are you aware of any additions, structural changes or other alterations to the structures on the property made by any present or past owners?
97				29. Were the proper building permits and approvals obtained? Explain any "yes" answers you give in this section:
98	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
99				_____
100				
101				
102				
103	<b>PLUMBING, WATER AND SEWAGE</b>			
104	Yes	No	Unknown	
105				30. What is the source of your drinking water?
106				Public <input checked="" type="checkbox"/> Community System <input type="checkbox"/> Well on Property <input type="checkbox"/> Other (explain) _____
107	<input type="checkbox"/>	<input type="checkbox"/>		31. If your drinking water source is not public, have you performed any tests on the water? If so, when? _____
108				Attach a copy of or describe the results.
109				32. Does the wastewater from any clothes washer, dishwasher, or other appliance discharge to any loca-
110	<input type="checkbox"/>	<input checked="" type="checkbox"/>		_____



- tion other than the sewer, septic, or other system that services the rest of the property?
33. When was well installed? ☐ [ ]
34. Location of well? ☐ [ ]
35. Do you have a softener, filter, or other water purification system? ☐ Leased ☒ Owned
35. What is the type of sewage system?
- ☒ Public Sewer ☐ Private Sewer ☐ Septic System ☐ Cesspool ☐ Other (explain):
36. If you answered "septic system," have you ever had the system inspected to confirm that it is a true septic system and not a cesspool?
37. If Septic System, when was it installed? ☐ [ ]
38. Location? ☐ [ ]
38. When was the Septic System or Cesspool last cleaned and/or serviced? ☐ [ ]
39. Are you aware of any abandoned Septic Systems or Cesspools on your property? ☐ [ ]
- 39a. If "yes," is the closure in accordance with the municipality's ordinance? (explain): ☐ [ ]
40. Are you aware of any leaks, backups, or other problems relating to any of the plumbing systems and fixtures (including pipes, sinks, tubs and showers), or of any other water or sewage related problems? ☒ [ ]
- If "yes," explain: ☐ [ ]
41. Are you aware of any shut off, disconnected, or abandoned wells, underground water or sewage tanks, or dry wells on the property? ☒ [ ]
42. Is either the private water or sewage system shared? If "yes," explain: ☐ [ ]
43. Water Heater: ☐ Electric ☐ Fuel Oil ☒ Gas
- Age of Water Heater 7 year ☐ [ ]
- 43a. Are you aware of any problems with the water heater? ☒ [ ]
44. Explain any "yes" answers that you give in this section:

#### HEATING AND AIR CONDITIONING

Yes No Unknown

45. Type of Air Conditioning:
- ☐ Central one zone ☒ Central multiple zone ☐ Wall/Window Unit ☐ None
46. List any areas of the house that are not air conditioned:
47. What is the age of Air Conditioning System? Forced air 2 zone ☐ [ ]
48. Type of heat: ☐ Electric ☐ Fuel Oil ☒ Natural Gas ☐ Propane ☐ Unheated ☐ Other
49. What is the type of heating system? (for example, forced air, hot water or base board, radiator, steam heat) Forced air 2 zone ☐ [ ]
50. If it is a centralized heating system, is it one zone or multiple zones?
51. Age of furnace ☒ [ ] Date of last service: ☐ [ ]
52. List any areas of the house that are not heated:
53. Are you aware of any tanks on the property, either above or underground, used to store fuel or other substances? ☒ [ ]
54. If tank is not in use, do you have a closure certificate? ☐ [ ]
55. Are you aware of any problems with any items in this section? If "yes," explain: ☐ [ ]

#### WOODBURNING STOVE OR FIREPLACE

Yes No Unknown

56. Do you have ☐ wood burning stove? ☒ fireplace? ☐ insert? ☐ other
- 56a. Is it presently usable? ☒ [ ]
57. If you have a fireplace, when was the flue last cleaned? ☒ [ ]
- 57a. Was the flue cleaned by a professional or non-professional? ☒ [ ]
58. Have you obtained any required permits for any such item? ☒ [ ]
59. Are you aware of any problems with any of these items? If "yes," please explain: ☐ [ ]



171 **ELECTRICAL SYSTEM**  
172 Yes No Unknown

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174  
175 [ ] [ ] ☒ Unknown  
176 [ ] [ ]  
177  
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179  
180 [ ] [ ] ☒ Unknown  
181 [ ] [ ]  
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60. What type of wiring is in this structure? Copper Aluminum Other Unknown  
61. What amp service does the property have? 60 100 150 200 Other Unknown  
62. Does it have 240 volt service? Which are present Circuit Breakers Fuses or Both?  
63. Are you aware of any additions to the original service?  
If "yes," were the additions done by a licensed electrician? Name and address:

64. If "yes," were proper building permits and approvals obtained?  
65. Are you aware of any wall switches, light fixtures or electrical outlets in need of repair?  
66. Explain any "yes" answers you give in this section:

186 **LAND (SOILS, DRAINAGE AND BOUNDARIES)**

187 Yes No Unknown  
188 [ ] ☒ ☒ Unknown  
189 [ ] ☒ ☒ Unknown  
190 [ ] ☒ ☒ Unknown  
191 [ ] ☒ ☒ Unknown  
192 [ ] ☒ ☒ Unknown  
193 [ ] ☒ ☒ Unknown  
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195 [ ] ☒ ☒ Unknown  
196 [ ] ☒ ☒ Unknown  
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200 [ ] ☒ ☒ Unknown  
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205 [ ] [ ]  
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67. Are you aware of any fill or expansive soil on the property?  
68. Are you aware of any past or present mining operations in the area in which the property is located?  
69. Is the property located in a flood hazard zone?  
70. Are you aware of any drainage or flood problems affecting the property?  
71. Are there any areas on the property which are designated as protected wetlands?  
72. Are you aware of any encroachments, utility easements, boundary line disputes, or drainage or other easements affecting the property?  
73. Are there any water retention basins on the property or the adjacent properties?  
74. Are you aware if any part of the property is being claimed by the State of New Jersey as land presently or formerly covered by tidal water (Riparian claim or lease grant)? Explain:

75. Are you aware of any shared or common areas (for example, driveways, bridges, docks, walls, bulkheads, etc.) or maintenance agreements regarding the property?  
76. Explain any "yes" answers to the preceding questions in this section:

77. Do you have a survey of the property?

207 **ENVIRONMENTAL HAZARDS**

208 Yes No Unknown  
209 [ ] ☒ ☒ Unknown  
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212 [ ] ☒ ☒ Unknown  
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217 [ ] ☒ ☒ Unknown  
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223 [ ] ☒ ☒ Unknown  
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225 [ ] ☒ ☒ Unknown  
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78. Have you received any written notification from any public agency or private concern informing you that the property is adversely affected, or may be adversely affected, by a condition that exists on a property in the vicinity of this property? If "yes," attach a copy of any such notice currently in your possession.  
78a. Are you aware of any condition that exists on any property in the vicinity which adversely affects, or has been identified as possibly adversely affecting, the quality or safety of the air, soil, water, and/or physical structures present on this property? If "yes," explain:  
79. Are you aware of any underground storage tanks (UST) or toxic substances now or previously present on this property or adjacent property (structure or soil), such as polychlorinated biphenyl (PCB), solvents, hydraulic fluid, petro-chemicals, hazardous wastes, pesticides, chromium, thorium, lead or other hazardous substances in the soil? If "yes," explain:  
80. Are you aware if any underground storage tank has been tested? (Attach a copy of each test report or closure certificate if available).  
81. Are you aware if the property has been tested for the presence of any other toxic substances, such as lead-based paint, urea-formaldehyde foam insulation, asbestos-containing materials, or others? (Attach copy of each test report if available).  
82. If "yes" to any of the above, explain:



231	[ ]	<input checked="" type="checkbox"/>		82a. If "yes" to any of the above, were any actions taken to correct the problem? Explain:
232				
233				
234	[ ]	<input checked="" type="checkbox"/>	[ ]	83. Is the property in a designated Airport Safety Zone?
235				
236	<b>DEED RESTRICTIONS, SPECIAL DESIGNATIONS, HOMEOWNERS ASSOCIATION/CONDOMINIUMS AND CO-OPS</b>			
237	Yes	No	Unknown	
238	[ ]	<input checked="" type="checkbox"/>		84. Are you aware if the property is subject to any deed restrictions or other limitations on how it may be used due to its being situated within a designated historic district, or a protected area like the New Jersey Pinelands, or its being subject to similar legal authorities other than typical local zoning ordinances?
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242	[ ]	<input checked="" type="checkbox"/>		85. Is the property part of a condominium or other common interest ownership plan?
243	[ ]	<input checked="" type="checkbox"/>		85a. If so, is the property subject to any covenants, conditions, or restrictions as a result of its being part of a condominium or other form of common interest ownership?
244				
245	[ ]	<input checked="" type="checkbox"/>		86. As the owner of the property, are you required to belong to a condominium association or homeowners association, or other similar organization or property owners?
246				
247	[ ]	<input checked="" type="checkbox"/>		86a. If so, what is the Association's name and telephone number?
248				
249	[ ]	<input checked="" type="checkbox"/>	[ ]	86b. If so, are there any dues or assessments involved?
250				If "yes," how much?
251	[ ]	<input checked="" type="checkbox"/>		87. Are you aware of any defect, damage, or problem with any common elements or common areas that materially affects the property?
252				
253	[ ]	<input checked="" type="checkbox"/>		88. Are you aware of any condition or claim which may result in an increase in assessments or fees?
254	[ ]	<input checked="" type="checkbox"/>	[ ]	89. Since you purchased the property, have there been any changes to the rules or by-laws of the Association that impact the property?
255				
256				90. Explain any "yes" answers you give in this section:
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260	<b>MISCELLANEOUS</b>			
261	Yes	No	Unknown	
262	[ ]	<input checked="" type="checkbox"/>		91. Are you aware of any existing or threatened legal action affecting the property or any condominium or homeowners association to which you, as an owner, belong?
263				
264	[ ]	<input checked="" type="checkbox"/>		92. Are you aware of any violations of Federal, State or local laws or regulations relating to this property?
265				
266	[ ]	<input checked="" type="checkbox"/>		93. Are you aware of any zoning violations, encroachments on adjacent properties, non-conforming uses, or set-back violations relating to this property? If so, please state whether the condition is pre-existing non-conformance to present day zoning or a violation to zoning and/or land use laws.
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271	[ ]	<input checked="" type="checkbox"/>		94. Are you aware of any public improvement, condominium or homeowner association assessments against the property that remain unpaid? Are you aware of any violations of zoning, housing, building, safety or fire ordinances that remain uncorrected?
272				
273				
274	[ ]	<input checked="" type="checkbox"/>	[ ]	95. Are there mortgages, encumbrances or liens on this property?
275	[ ]	<input checked="" type="checkbox"/>		95a. Are you aware of any reason, including a defect in title, that would prevent you from conveying clear title?
276				
277	[ ]	<input checked="" type="checkbox"/>		96. Are you aware of any material defects to the property, dwelling, or fixtures which are not disclosed elsewhere on this form? (A defect is "material," if a reasonable person would attach importance to its existence or non-existence in deciding whether or how to proceed in the transaction.) If "yes," explain:
278				
279				
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281				
282	[ ]	<input checked="" type="checkbox"/>		97. Other than water and sewer charges, utility and cable tv fees, your local property taxes, any special assessments and any association dues or membership fees, are there any other fees that you pay on an ongoing basis with respect to this property, such as garbage collection fees?
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285				98. Explain any other "yes" answers you give in this section:
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**RADON GAS Instructions to Owners**

By law (N.J.S.A. 26:2D-73), a property owner who has had his or her property tested or treated for radon gas may require that information about such testing and treatment be kept confidential until the time that the owner and a buyer enter into a contract of sale, at which time a copy of the test results and evidence of any subsequent mitigation or treatment shall be provided to the buyer. The law also provides that owners may waive, in writing, this right of confidentiality. As the owner(s) of this property, do you wish to waive this right?

Yes No  
[ ] ☒ \_\_\_\_\_  
(Initials) (Initials)

If you responded "yes," answer the following questions. If you responded "no," proceed to the next section.

- |     |     |         |  |
|-----|-----|---------|--|
| Yes | No  | Unknown |  |
| [ ] | [ ] |         | 99. Are you aware if the property has been tested for radon gas? (Attach a copy of each test report if available.)   |
| [ ] | [ ] |         | 100. Are you aware if the property has been treated in an effort to mitigate the presence of radon gas? (If "yes," attach a copy of any evidence of such mitigation or treatment.) |
| [ ] | [ ] |         | 101. Is radon remediation equipment now present in the property?   |
| [ ] | [ ] |         | 101a. If "yes," is such equipment in good working order?   |

**MAJOR APPLIANCES AND OTHER ITEMS**

The terms of any final contract executed by the Seller shall be controlling as to what appliances or other items, if any, shall be included in the sale of the property. Which of the following items are present in the property? (For items that are not present, indicate "not applicable.")

- |                                     |                                     |         |                                     |   |
|-------------------------------------|-------------------------------------|---------|-------------------------------------|---|
| Yes                                 | No                                  | Unknown | NA                                  |   |
| <input checked="" type="checkbox"/> | [ ]                                 |         | [ ]                                 | 102. Electric Garage Door Opener  |
| [ ]                                 | [ ]                                 |         | [ ]                                 | 102a. If "yes," are they reversible? Number of Transmitters <u>yes 1 Transmitter</u>  |
| [ ]                                 | [ ]                                 | [ ]     | <input checked="" type="checkbox"/> | 103. Smoke Detectors  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Battery <input type="checkbox"/> Electric <input type="checkbox"/> Both How many _____  |
|                                     |                                     |         |                                     | <input type="checkbox"/> Carbon Monoxide Detectors How many _____   |
|                                     |                                     |         |                                     | <input type="checkbox"/> Location _____   |
| [ ]                                 | [ ]                                 |         | <input checked="" type="checkbox"/> | 104. With regard to the above items, are you aware that any item is not in working order?   |
|                                     |                                     |         |                                     | 104a. If "yes," identify each item that is not in working order or defective and explain the nature of the problem: _____   |
| [ ]                                 | <input checked="" type="checkbox"/> |         | <input checked="" type="checkbox"/> | 105. <input type="checkbox"/> In-ground pool <input type="checkbox"/> Above-ground pool <input type="checkbox"/> Pool Heater <input type="checkbox"/> Spa/Hot Tub |
| [ ]                                 | [ ]                                 | [ ]     | <input checked="" type="checkbox"/> | 105a. Were proper permits and approvals obtained?   |
| [ ]                                 | [ ]                                 |         | <input checked="" type="checkbox"/> | 105b. Are you aware of any leaks or other defects with the filter or the walls or other structural or mechanical components of the pool or spa/hot tub?           |
| [ ]                                 | [ ]                                 |         | <input checked="" type="checkbox"/> | 105c. If an in-ground pool, are you aware of any water seeping behind the walls of the pool?  |
|                                     |                                     |         |                                     | 106. Indicate which of the following may be included in the sale? (Indicate Y for yes N for no.)  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Refrigerator  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Range   |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Microwave Oven  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Dishwasher  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Trash Compactor   |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Garbage Disposal  |
|                                     |                                     |         |                                     | <input type="checkbox"/> In-Ground Sprinkler System   |
|                                     |                                     |         |                                     | <input type="checkbox"/> Central Vacuum System  |
|                                     |                                     |         |                                     | <input type="checkbox"/> Security System  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Washer  |
|                                     |                                     |         |                                     | <input checked="" type="checkbox"/> Dryer   |
|                                     |                                     |         |                                     | <input type="checkbox"/> Intercom   |
|                                     |                                     |         |                                     | <input type="checkbox"/> Other  |
| [ ]                                 | [ ]                                 |         | <input checked="" type="checkbox"/> | 107. Of those that may be included, is each in working order?   |
|                                     |                                     |         |                                     | If "no," identify each item not in working order, explain the nature of the problem: _____  |



351 **SOLAR PANEL SYSTEMS**

352 By completing this section, Seller is acknowledging that the Property is serviced by a Solar Panel System, which means a system of solar  
353 panels designed to absorb the sunlight as a source of energy for generating electricity or heating, any and all inverters, net meter, wiring  
354 roof supports and any other equipment pertaining to the Solar Panels (collectively, the "Solar Panel System"). This information may be  
355 used, among other purposes, to prepare a Solar Panel Addendum to be affixed to and made a part of a contract of sale for the Property.

356  
357 Yes No Unknown  
358 [ ] [ ] [ ] 108. When was the Solar Panel System Installed? \_\_\_\_\_  
359 [ ] [ ] [ ] 109. Are SRECs available from the Solar Panel System?  
360 [ ] [ ] [ ] 109a. If SRECs are available, when will the SRECs expire? \_\_\_\_\_  
361 [ ] [ ] [ ] 110. Is there any storage capacity on your Property for the Solar Panel System?  
362 [ ] [ ] [ ] 111. Are you aware of any defects in or damage to any component of the Solar Panel System? If yes,  
363 explain: \_\_\_\_\_  
364

365 112. **Choose one of the following three options:**  
366 [ ] 112a. The Solar Panel System is financed under a power purchase agreement or other type of financing  
367 arrangement which requires me/us to make periodic payments to a Solar Panel System provider  
368 in order to acquire ownership of the Solar Panel System ("PPA")? If yes, proceed to Section A  
369 below.  
370 [ ] 112b. The Solar Panel System is the subject of a lease agreement. If yes, proceed to Section B below.  
371 [ ] 112c. I/we own the Solar Panel System outright. If yes, you do not have to answer any further questions.

372 **SECTION A - THE SOLAR PANEL SYSTEM IS SUBJECT TO A PPA**  
373  
374 [ ] 113. What is the current periodic payment amount? \$ \_\_\_\_\_  
375 [ ] 114. What is the frequency of the periodic payments (check one)? [ ] Monthly [ ] Quarterly  
376 [ ] 115. What is the expiration date of the PPA, which is when you will become the owner of the Solar  
377 Panel System? \_\_\_\_\_ ("PPA Expiration Date")  
378 [ ] [ ] 116. Is there a balloon payment that will become due on or before the PPA Expiration Date?  
379 [ ] [ ] 117. If there is a balloon payment, what is the amount? \$ \_\_\_\_\_  
380

381 118. **Choose one of the following three options:**  
382 [ ] 118a. Buyer will assume my/our obligations under the PPA at Closing.  
383 [ ] 118b. I/we will pay off or otherwise obtain cancellation of the PPA as of the Closing so the Solar  
384 Panel System can be included in the sale free and clear.  
385 [ ] 118c. I/we will remove the Solar Panel System from the Property and pay off or otherwise obtain  
386 cancellation of the PPA as of the Closing.  
387

388 **SECTION B - THE SOLAR PANEL SYSTEM IS SUBJECT TO A LEASE**  
389 [ ] 119. What is the current periodic lease payment amount? \$ \_\_\_\_\_  
390 [ ] 120. What is the frequency of the periodic lease payments (check one)? [ ] Monthly [ ] Quarterly  
391 [ ] 121. What is the expiration date of the lease? \_\_\_\_\_  
392

393 122. **Choose one of the following two options:**  
394 [ ] 122a. Buyer will assume our obligations under the lease at Closing.  
395 [ ] 122b. I/we will obtain an early termination of the lease and will remove the Solar Panel System prior to  
396 Closing.  
397

398 **SECTION C. THE SOLAR PANEL SYSTEM IS SUBJECT TO ENERGY CERTIFICATE(S)**  
399 [ ] [ ] [ ] 123. Are Solar Transition Renewable Energy Certificates (TRECs) available from the Solar Panel  
400 System?  
401 [ ] [ ] [ ] 123a. If TRECs are available, when will the TRECs expire? \_\_\_\_\_  
402 [ ] [ ] [ ] 124. Are Solar Renewable Energy Certificate IIs (SREC IIs) available from the Solar Panel System?  
403 [ ] [ ] [ ] 124 a. If SREC IIs are available, when will the SREC IIs expire? \_\_\_\_\_  
404

405 **LEAD PLUMBING**

406 Yes No Unknown  
407 [ ] [ ] [ ] 125. Are you aware of the presence of any lead plumbing, including, but not limited to any service line,  
408 piping materials, fixtures, and solder. If "yes," explain: \_\_\_\_\_  
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411 **WATER INTRUSION**

412 Yes No Unknown  
413 [ ] [X] [X]  
414

126. Are you aware of any water leakage, accumulation or dampness, the presence of mold or other similar natural substance, or repairs or other attempts to control any water or dampness problem on the property? If yes, please describe the nature of the issue and any attempts to repair or control it:

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418  
419 If yes, pursuant to New Jersey law, the **buyer** of the real property is advised to refer to the 'Mold Guidelines for New Jersey Residents' pamphlet issued by the New Jersey Department of Health ([www.njrealtor.com/mold-guidelines-pamphlet](http://www.njrealtor.com/mold-guidelines-pamphlet)) and has the right to request a physical copy of the pamphlet from the real estate broker, broker-salesperson, or salesperson.

424 **ACKNOWLEDGMENT OF SELLER**

425 The undersigned Seller affirms that the information set forth in this Disclosure Statement is accurate and complete to the best of Seller's knowledge, but is not a warranty as to the condition of the Property. Seller hereby authorizes the real estate brokerage firm representing or assisting the Seller to provide this Disclosure Statement to all prospective buyers of the Property, and to other real estate agents. Seller alone is the source of all information contained in this statement. If the Seller relied upon any credible representations of another, the Seller should state the name(s) of the person(s) who made the representation(s) and describe the information that was relied upon.

432  
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434  
435 SELLER

436 Lorraine Bogle

432  
433  
434  
435 DATE

7/18/22

438  
439 SELLER

438  
439 DATE

442  
443 SELLER

442  
443 DATE

446  
447 SELLER

446  
447 DATE

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450 **EXECUTOR, ADMINISTRATOR, TRUSTEE**

451 (If applicable) The undersigned has never occupied the property and lacks the personal knowledge necessary to complete this Disclosure Statement.

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DATE

464 **RECEIPT AND ACKNOWLEDGMENT BY PROSPECTIVE BUYER**

465 The undersigned Prospective Buyer acknowledges receipt of this Disclosure Statement prior to signing a Contract of Sale pertaining to this Property. Prospective Buyer acknowledges that this Disclosure Statement is not a warranty by Seller and that it is Prospective Buyer's responsibility to satisfy himself or herself as to the condition of the Property. Prospective Buyer acknowledges that the Property may be inspected by qualified professionals, at Prospective Buyer's expense, to determine the actual condition of the Property. Prospective Buyer further acknowledges that this form is intended to provide information relating to the condition of the land, structures, major systems and amenities, if any, included in the sale. This form does not address local conditions which may affect a purchaser's use and enjoyment of the property such as noise, odors, traffic volume, etc. Prospective Buyer acknowledges that they may independently investigate such local conditions before entering into a binding contract to purchase the property. Prospective Buyer acknowledges that he or she understands that the visual inspection performed by the Seller's real estate broker/broker-salesperson/salesperson does not constitute a professional home inspection as performed by a licensed home inspector.



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477	PROSPECTIVE BUYER	DATE
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481	PROSPECTIVE BUYER	DATE
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485	PROSPECTIVE BUYER	DATE
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489	PROSPECTIVE BUYER	DATE
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492	<b>ACKNOWLEDGMENT OF REAL ESTATE BROKER/BROKER-SALESPERSON/SALESPERSON</b>	
493	The undersigned Seller's real estate broker/broker-salesperson/salesperson acknowledges receipt of the Property Disclosure Statement	
494	form and that the information contained in the form was provided by the Seller.	
495	The Seller's real estate broker/broker-salesperson/salesperson also confirms that he or she visually inspected the property with reason-	
496	able diligence to ascertain the accuracy of the information disclosed by the seller, prior to providing a copy of the property disclosure	
497	statement to the buyer.	
498	The Prospective Buyer's real estate broker/broker-salesperson/salesperson also acknowledges receipt of the Property Disclosure State-	
499	ment form for the purpose of providing it to the Prospective Buyer.	
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502	SELLER'S REAL ESTATE BROKER/	DATE
503	BROKER-SALESPERSON/SALESPERSON:	
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507	PROSPECTIVE BUYER'S REAL ESTATE BROKER/	DATE
508	BROKER-SALESPERSON/SALESPERSON:	
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