





SELLER'S PROPERTY CONDITION DISCLOSURE STATEMENT

Dwner and TYMAN RYBLE. The day of Nourimber 20 24, bearing the above Listing Number. This disclosure statement is hereby made a part of and incorporated into said Listing Agreement by this reference. This disclosure statement concerns the Property described in said Listing Agreement obey this reference. This disclosure statement concerns the Property described in said Listing Agreement obey this reference. This disclosure statement concerns the Property described in said Listing Agreement to the Unit of the Owner in this transaction, and is not a substitute for any inspection or warranties the Buyer may wish to obtain. TO THE SELLER: Please complete the following form including past history of problems, if known. DO NOT LEAVE ANY SPACES BLANK. If a particular condition is not applicable to your property, mark "NA" in the appropriate blank. Attach additional pages if additional space is required. Please be sure to sign each page. The following are representations made by the Owner and are not representations of Owner's agent. 1. APPLIANCES/SYSTEMS: The items below are or are not in good working order: Water Heater Water Softener Water Goftener Water Goftene	The following is a disclosure statement made by the O	wner under that certai	n Listing Agreement	by and between
Broker, dated the 112	Owner and Time a to Wall I			
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disclosure statement concerns the Property described in said Listing Agreement located at ₹10 € € € € ₹20 €	This disabellar statement is barely made a part of and inco	rporated into said Listin	a Agreement by this	reference. This
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	or corrective measures taken, if any:			
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C. Roof: Age of roof covering: unknown Type of roof covering: Singles Are there any leaks? ☐Yes ☒No.	C. Roof: Age of roof covering: Type of roo	of covering: Singles	_Are there any leaks	s?□YesᢂNo.

	History of repairs:
D.	Insulation: Describe, if known (include R-Factor(s)): Unk
	Water Systems: None Depublic Cistern Well (describe type of well, pump and approximate depknown):
	Please list any known problems or repairs needed or made within past year:
	Has the well been tested? Yes No If yes, date of report:Results:
	Other (describe):
F.	Sewer Systems (Please check type of system(s) on Property): None Septic Tank Lagoon Property: None Septic Tank Lagoon lagoon Property: None Septic Tank Lagoon lagoon Property: None Septic Tank Lagoon lagoon Septic Tank Please describe any known problems or repairs needed or made value year:
G.	Air Conditioning: None Window Unit Wall Unit Central Air Age: 5yrs. Size of Please describe any known problems or repairs needed or made within past year:
Н.	Heating System(s): None Type: Forced Air Age of system: 5 yrs, Please describing systems or repairs needed or made within past year:
I.	Plumbing System: None Copper Galvanized PVC Other: Please describe any known problems or repairs needed or made within past year:
J.	Electrical Wiring System: None 110 Volts 220 Volts 2 Both Age of system: Please describe any known problems or repairs needed or made with past year:
K.	Gas System: None Natural LP/Propane If LP/Propane tanks: Owned If owned, purchased whom? Leased If leased, whom?
L.	Wood Infestations: ☑ none known ☐ Please describe any treatments you have made including the extended the treatment, the date and the name of the pest control company: Please describe any known problems or unrepaired damage.
M.	Fireplace: None wood-burning gas other (describe): Please describe any known problems or repairs needed or made within past year:
N	Asbestos: Is asbestos present in any form in the Property? ☐ Yes ☒ No☐ Unknown If "yes," please descri
IV.	

B. Principal Uses of Property: Are you aware of any principal uses of the Property other than residential property such as commercial, farming, landfill, dumping site?

Yes
No If "yes," please describe:





Shared Features: Are there any features of the property shared in common with adjoining landowners, such as wells, walls, sewers, fences, roads or driveways whose use or responsibility for maintenance may have an effect on the property? Yes No If "yes," please describe:
Rights-of-Way and Easements: Are there any rights-of-way, easements or similar matters that may affect ownership interests in the property? Yes No If "yes," please describe:
Additions, Alterations & Repairs: Have there been any room additions, structural modifications or other alterations or repairs made? Yes No Unknown If "yes," please describe:
Flood Zone: Is the Property located in an area designated by the Department of Housing and Urban Development as a flood hazard area? Yes No Unknown
Damage to Property: Has there been any major damage to the Property or any of the structures on the Property from fire, wind, floods or landslides? ☐ Yes ☒ No ☐ Unknown If "yes," please describe:
Zoning: Are there any known zoning violations or nonconforming uses? Yes No Unknown If "yes," please describe:
Homeowners' Association: Is there any homeowners' association, which has any authority over the Property? ☐ Yes ☒ No ☐ Unknown If "yes," what is the fee? \$ ☐ annually ☐ monthly Please provide the name, address and telephone number of the association:
Common Areas: Are there any "common areas" (facilities such as swimming pools, tennis courts, walkways or other areas owned in common with others)? Yes No Unknown If "yes," please describe:
What is the fee for usage if other than shown above? \$ z monthly z annually
. Controlled Substances: Do you have any knowledge that methamphetamine was ever produced on the Property?⊠ NO ☐ YES If so, please complete and attach appropriate disclosure form.
Other Environmental Concerns: Are you, the seller, aware of any of the following: substances, material, or products which may be an environmental hazard such as, but not limited to, formaldehyde, lead-based paint, fuel or chemical storage tanks, and contaminated soil or water on the Property? Yes 🔀 No If "yes," please describe:
Are you aware of any past or present mold growth on the Property? Yes No If "yes," please describe:
Other Facts: Please list any other facts or information (favorable or unfavorable) relating to the Property that may be of concern to a Buyer:
roker, Broker's agents and sub-agents and Buyer's transaction brokers and agents are hereby authorized to ute this information to prospective Buyers for the Property. To the extent of Seller's knowledge as a property owner, eller hereby acknowledges that the information contained above is true and accurate for those areas of the property
anda Oldham Date: 11/10/24 Time:m.
Date: Time:m. Seller

The Buyer is urged to carefully inspect the Property and, if desired, to have the property inspected by an expert. The Buyer understands that there are areas of the property of which Seller has no knowledge and that this disclosure statement does not encompass those areas. The Buyer also acknowledges that the Buyer has read and received a

Manen		Agreement #:	
signed copy of this statement from the Seller or	the Seller's agent.		
Buyer	Date:	Time:	m.
	Date:	Time:	m.
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Listing Referen

RESIDENTIAL PROPERTY INFORMATION FORM

CE. STATION LSC. Sq.	Footage: 960	Subdivision:	delions: Defende
ing: Residenta Flood Plain:	no Possess	ion: co	heating: Forced Air
ling: Central Air Taxes: [ounty \$483,23 Utility	Costs: Lity-high	1 220 LOW #1-10
ling: Central Au Taxes:	ity B	Gas - high	GARAGE/YARD
KIT,CHEN	GEN	ERAL INSIDE	ms Lot Size: 0.321 / 14,000 Sq. 1
binets: W ood	Carpets: Ves-	livingroom / bedroom	ms Lot Size: 0. 321/19,000 39.
ven/Range: VES	Diapodit todo.		Garage Carport 2 Car 23
ven/Range: Yes khaust Fan: Yes	Closets: VPS	The same that th	Onener UP - noth (ME)
ishwasher: n d	Storm Window	s: Yes	Porch: yes front Deck: yes on h
isposal: No	Screens: VES	•	Patio: Yes
ompactor: no	Water Heater:	The state of the second state well the	Outside Lights: yes
efrigerator: will not conve	/ Humidifier: no		T.V. □ Antenna □ Cable □ Satellite
Other:	Central Vac.: Y	70	_ Receptacles:
	Attic Fan: n o		220-V Electric: dryer
GENERAL OUTSIDE	Other: 2 net	N Windows in	W/D Connect: Ves'
Street: VES	Southside	bedroom 2023	Insulation: Ve3 -
Sidewalks: VPS	THE P. LEWIS CO., LANSING, MICH.		Other:
Vater: DUBLIC	Extra Features	: slab in back y	ard could be used for
Gas: Tiberty-natural a	as dog kenn	elor add shed	
Propane: NO			
ease/Own:			
Sewer: <u>City</u>	Outbuildings:	Shed 7×10-0	concrete floor
landicap Access:		NO WILLIAM TO THE REAL PROPERTY.	
Other:		4 10 2	
ROOMS	BASEMENT	MAIN FLOO	OR UPSTAIRS
_iving		15.4 × 11	1.3
Dining open floor > 23.	4 x 11.3	23,4 X 1	1.3
Kitchen / plan /	golf specified acres		
Breakfast		- 6 . 8 3	1 - 20
Bath		5 x 8.3	· *** (, <u>****</u>
Bath	NAMES AND COLUMN TO A PROPERTY OF THE PARTY		Per Transfer (A) (DA (DA)
		11.4×11.	
Bedroom		8,2×10.	.5
Bedroom			
Bedroom			
Bedroom Bedroom Storage		11.5 × 11	
Bedroom Bedroom Storage Utility	e Village de la Seculia de La Carta de La	11.5× 11	
Bedroom Bedroom Storage Utility Family Room	e Program de California de Cal	11.5× 11	
Bedroom	e Production of States (Production of States	11.5× 11	
Bedroom Bedroom Storage Utility Family Room Rec. Room Den	A P. Marie Control	congress of account additional accounts the grant	
Bedroom Bedroom Storage Utility Family Room Rec. Room Den		11.5× 11	7.3
Bedroom Bedroom Storage Utility Family Room Rec. Room Den Fireplace Fireplace Contains March Planch	19 Section of the sec	congress of account additional accounts the grant	7.3
Bedroom Bedroom Storage Utility Family Room Rec. Room Den		congress of account additional accounts the grant	1.3
Bedroom Bedroom Storage Utility Family Room Rec. Room Den Fireplace Other: Mud Room		congress of account additional accounts the grant	1.3
Bedroom Bedroom Bedroom Bitorage Jtility Family Room Rec. Room Den Fireplace Other: Mud Room	P Face and A Section of the Section	congress of account additional accounts the grant	7.3
Bedroom Bedroom Storage Utility Family Room Rec. Room Den Fireplace Other: Mud Room		congress of account additional accounts the grant	7.3
Bedroom Bedroom Storage Jtility Family Room Rec. Room Den Fireplace Other: Mud Room		7,5× 19	
Bedroom Bedroom Storage Jtility Family Room Rec. Room Den Fireplace Other: Mud Room	eemed reliable but no	7,5× 19	as and measurements are approximate.
Gedroom Gedroom Gedroom Gedroom Gedroom Gedroom Gedroom Gedroom Gedroom Gec. Room Gen	eemed reliable but no	7,5× 19	
Sedroom Sedroom Sedroom Sedroom Storage Utility Family Room Sec. Room Sen Fireplace Other: Mud Room RECTIONS:	eemed reliable but no	7,5× 19	
RECTIONS:	(attle	7,5× 19	
Bedroom Bedroom Storage Utility Family Room Rec. Room Den Fireplace Other: Mud Room IRECTIONS:	eemed reliable but no	7,5× 19	



Iman Realty
1410 N. Kansas
Marceline, MO 64658
Broker: Loren Niemeler
660-376-4777

Utility Information Sheet Property Address: 210 E. Lake St. Marceline, MO 64658 Electric Company: City Electric (water, sewer, electric trash) Phone: 1060-376-3528 High: \$220 Low: \$140 Average Monthly: Gas Company: Liberty Phone: 800-206-2300 High: \$170 Low: \$18 Average Monthly: Water Company: See above Phone: Average Monthly: High: Low: Trash Company: See above Phone: Pick Up Day (circle one): M (T) W Th F Sat. Sun. Taxes: City -County-\$483.23