

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

1 **Lead Warning Statement**

2 Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is
3 notified that such property may present exposure to lead from lead-based paint that may place young children
4 at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological
5 damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory.
6 Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real
7 property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or
8 inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk
9 assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

10 **Seller's Disclosure**

11 (a) Presence of lead-based paint and/or lead-based paint hazards (initial (i) or (ii) below):

12 (i) _____ Known lead-based paint and/or lead-based paint hazards are present in the housing.
13 Describe what is known:
14 _____

15 (ii) MC JC Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the
16 housing.

17 (b) Records and reports available to the seller (initial (i) or (ii) below):

18 (i) _____ Seller has provided the purchaser with all available records and reports pertaining to lead-
19 based paint and/or lead-based paint hazards in the housing (list documents below).
20 _____

21 (ii) MC JC Seller has no reports or records pertaining to lead-based paint and/or lead-based paint
22 hazards in the housing.

23 **Purchaser's Acknowledgment**

24 (c) Purchaser has (initial (i) or (ii) below):

25 (i) MK WK received copies of all records and reports pertaining to lead-based paint and/or lead-based
26 paint hazards in the housing listed above.

27 (ii) _____ **not** received any records and reports regarding lead-based paint and/or lead-based paint
28 hazards in the housing.

29 (d) _____ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*. (initial)

30 (e) Purchaser has (initial (i) or (ii) below):

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

33 (ii) _____ waived the opportunity to conduct a risk assessment or inspection for the presence of
34 lead-based paint and/or lead-based paint hazards.

35 **Agent's or Transaction Broker's Acknowledgment** (initial or enter "N/A" if not applicable)

36 (f) RC Agent or Transaction Broker has informed the seller of the seller's obligations under 42
37 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

38 **Certification of Accuracy**

39 The following parties have reviewed the information above and certify, to the best of their knowledge, that the
40 information they have provided is true and accurate.

41	<u>[Signature]</u>	1/2/2025 09:04 PST	<u>William Kulju</u>	01/03/2025
42	Seller Signed by: <u>Jason Colbert</u>	Date	Purchaser	Date
43	<u>[Signature]</u>	1/2/2025 09:32 MST	<u>Magdalena Kulju</u>	
44	Seller Signed by: <u>Taryn Colbert</u>	Date	Purchaser	Date
45	<u>[Signature]</u>	1/2/2025 09:38 MST	<u>Rachel Countryman</u>	01/03/2025
46	Agent or Transaction Broker	Date	Agent or Transaction Broker	Date

47 **Property Address:** 109 N Jackson Joplin MO 64081

48 **Listing No.:** _____