

RESIDENTIAL PROPERTY DISCLOSURE STATEMENT
THIS IS NOT A WARRANTY OF THE CONDITION OF THE PROPERTY

OWNER(S): Complete and sign this statement only if you elect to disclose defects in the conditions of the property actually known by you; otherwise, sign the **RESIDENTIAL PROPERTY DISCLAIMER STATEMENT**.

Property Address/Legal Description:

How long have you owned the property? _____ **Dates lived in property?** _____

Property Systems: Water, Sewage, Heating & Air Conditioning (Answer all that apply)

Water Supply Public Well Other _____
Sewage Disposal Public Septic System approved for _____ (#) BR
Garbage Disposal Yes No Dishwasher Yes No
Heating Oil Natural Gas Electric Heat Pump Age _____ Other _____
Air Conditioning Oil Natural Gas Electric Heat Pump Age _____ Other _____
Hot Water Oil Natural Gas Electric Capacity _____ Age _____ Other _____

Please indicate your actual knowledge with respect to the following:

1. Structural Systems, including Roof, Walls, Floors, Foundation and any Basement: Any known defects (structural or otherwise)?

Yes No Unknown

Comments: _____

2. Basement: Any leaks or evidence of moisture?

Yes No Unknown Does Not Apply

Comments: _____

3. Roof: Any leaks or evidence of moisture?

Yes No Unknown

Type of roof: _____ Age _____

Is there any existing fire retardant treated (FRT) plywood?

Yes No Unknown Does Not Apply

Comments: _____

4. Fireplace/Chimney(s): In working condition?

Yes No Unknown Does Not Apply

Comments: _____

5. Plumbing System: Is the system in working condition?

Yes No Unknown

Comments: _____

6. Septic/Sewer Systems: Is the System functioning properly?

Yes No Unknown Does Not Apply

If septic, when was the system last pumped? _____

7. Water Supply: Any problems with water quality or supply?

Yes No Unknown

Is the system in working condition?

Yes No Unknown

Comments: _____

8. Heating System: Is heat supplied to all finished rooms?

Yes No Unknown

Is the system in working condition?

Yes No Unknown

Comments: _____

9. Air Conditioning system: Is cooling supplied to all finished rooms?

Yes No Unknown Does Not Apply

Is the system in working condition?

Yes No Unknown Does Not Apply

Comments: _____

10. Electric System: Are there any problems with electrical fuses/circuit breakers, outlets or wiring?

Yes No Unknown

Comments: _____

Does the electrical system meet existing code requirements?

Yes No Unknown

Comments: _____

11. Insulation:

- In exterior walls? Yes No Unknown
- In ceiling/attic? Yes No Unknown
- In other areas? Yes No Unknown

Comments: _____

12. Exterior Drainage: Does water stand on the property for more than 24 hours after a heavy rain?

- Yes No Unknown
- Are gutters and downspouts in working condition?
- Yes No Unknown Does Not Apply

Comments: _____

13. Wood-destroying organisms: Any infestation and/or prior damage?

- Yes No Unknown
- Any treatments or repairs?
- Yes No Unknown

Comments: _____

14. Are there any substances, materials or environmental hazards (including, but not limited to asbestos, radon gas, lead-based paint, underground storage tanks, or other contamination) or other adverse environmental site conditions on or affecting the property?

- Yes No Unknown

Comments: _____

15. Are there any additions, structural modifications or other alterations or repairs made without required permits or not in compliance with building codes?

- Yes No Unknown

Comments: _____

16. Are there any zoning violations, nonconforming uses, violations of building restrictions or setback requirements, or any recorded or unrecorded easements, except for utilities, on or affecting the property?

- Yes No Unknown

Comments: _____

17. Are there any pending enforcement actions pursuant to the Uniform Statewide Building Code (§36-97 et seq.) that affect the safe, decent, and sanitary living conditions of the property of which you have been notified in writing by the locality?

- Yes No Unknown

Comments: _____

18. Are there any other material defects affecting the physical condition of the property?

- Yes No Unknown

Comments: _____

19. Are there any defects in the following, if installed in the property?

- Water treatment system
- Yes No Unknown Does Not Apply

Comments: _____

- Lawn sprinkler system
- Yes No Unknown Does Not Apply

Comments: _____

- Security system
- Yes No Unknown Does Not Apply

Comments: _____

20. Is the property located in a historic district designated by the locality pursuant to §15.2-2306?

- Yes No Unknown

Comments: _____

21. Is the property subject to covenants and restrictions, the VA Condominium Act, VA Property Owners Association Act or Real Estate Cooperative Act?

- Yes No Unknown

Comments: _____

22. If the property on which the new dwelling is situated is located wholly or partially in any locality comprising Planning District 15*:

A. Were there any mining operations previously conducted on the property?

- Yes No Unknown

B. Are there any abandoned mines, shafts or pits present on the property?

- Yes No Unknown

Comments: _____

*Planning District 15 includes the Town of Ashland, City of Richmond, Charles City County, Chesterfield County, Goochland County, Hanover County, Henrico County, New Kent County and Powhatan County.

