

SGR: # 258 B

Home

Sugar Grove Realty, Inc. Jeffrey S. Bowers, Broker

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LAND PROPERTY DISCLOSURE

Property Address or Location: Sugar Grove

Legal description: Assessed at 3.506 ac. more or less, compiled Plat by Jeff Hiner 3.42 Acres, more or less w/ Home Tax Map 46, Parcel 10, Deed 203, at Page 355, Sugar Grove District, Pendleton County, West Virginia.

How long have you owned the property? 1 month

Please initial the following indicating: "not applicable", yes, no or no knowledge. Explain if possible.

- 1) Are you aware of any environmental issues concerning the real estate? YES NO [checked] N/A Don't know
2) As the seller, you are aware of any common elements shared with the other Landowners? i.e. fence, road, driveway? YES [checked] NO N/A Don't know ROADWAY
3) Are you aware of any rights of way, easements, encroachments on the property? YES NO [checked] N/A Don't know BUT SEPTIC AND DRAIN LINES ON NEIGHBOR
4) Are you aware of any soil changes, flooding, drainage, grading or soil problems? YES NO [checked] N/A Don't know
5) Do you know of any underground storage tanks located on the property? YES NO [checked] N/A Don't know
6) Any zoning violations or nonconforming uses? YES NO [checked] N/A Don't know
7) Is there an existing homeowners association? Contact phone number? YES NO [checked] N/A Don't know Contact Information
8) Are there any restrictions on the property? Covenants? Please Provide. YES [checked] NO N/A Don't know
9) Are you aware of any well/septic permit applications filed with the county? YES [checked] NO N/A Don't know
10) Are you aware of any percolation tests filed with the county? YES [checked] NO N/A Don't know
11) Any other pertinent facts relating to the listed property?

SELLER:

Signatures and dates for sellers: Sarah S. Keen 3/27/23, Catharine A. Athaide 3/27/23, Jessica Garretty Padden 3/27/23

The purchaser(s) are satisfied with the above PROPERTY CONDITION DISCLOSURE STATEMENT.

PURCHASER:

Signature Date Signature Date