

State Form 46234 (R6/6-14)

Date (month, day, year)

Seller states that the information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the above date. The prospective buyer and the owner may wish to obtain professional advice or inspections of the property and provide for appropriate provisions in a contract between them concerning any advice, inspections, defects, or warranties obtained on the property. The representations in this form are the representations of the owner and are not the representations of the agent, if any. This information is for disclosure only and is not intended to be a part of any contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 1-4 unit residential property to complete this form regarding the known physical condition of the property. An owner must complete and sign the disclosure form and submit the form to a prospective buyer before an offer is accepted for the sale of the real estate.

Property address (number and street, city, state, and ZIP code)

1038 Cedar Lane, Spencer, 47460

1. The following are in the conditions indicated:

A. APPLIANCES					C. WATER & SEWER SYSTEM				
None/Not Included/ Rented	Defective	Not Defective	Do Not Know	None/Not Included Rented	Defective	Not Defective	Do Not Know		
Built-in Vacuum System				Cistern					
Clothes Dryer				Septic Field/Bed					
Clothes Washer				Hot Tub					
Dishwasher				Plumbing					
Disposal				Aerator System					
Freezer				Sump Pump					
Gas Grill				Irrigation Systems					
Hood				Water Heater/Electric					
Microwave Oven				Water Heater/Gas					
Oven				Water Heater/Solar					
Range				Water Purifier					
Refrigerator				Water Softener					
Room Air Conditioner(s)				Well					
Trash Compactor				Septic and Holding Tank/Septic Mound					
TV Antenna/Dish				Geothermal and Heat Pump					
Other:				Other Sewer System (Explain)					
				Swimming Pool & Pool Equipment					
						Yes	No	Do Not Know	
				Are the structures connected to a public water system?					
				Are the structures connected to a public sewer system?					
				Are there any additions that may require improvements to the sewage disposal system?					
				If yes, have the improvements been completed on the sewage disposal system?					
				Are the improvements connected to a private/community water system?					
				Are the improvements connected to a private/community sewer system?					
				D. HEATING & COOLING SYSTEM	None/Not Included Rented	Defective	Not Defective	Do Not Know	
				Attic Fan					
				Central Air Conditioning					
				Hot Water Heat					
				Furnace Heat/Gas					
				Furnace Heat/Electric					
				Solar House-Heating					
				Woodburning Stove					
				Fireplace					
				Fireplace Insert					
				Air Cleaner					
				Humidifier					
				Propane Tank					
				Other Heating Source					
NOTE: Means a condition that would have a significant "Defect" adverse effect on the value of the property, that would significantly impair the health or safety of future occupants of the property, or that if not repaired, removed or replaced would significantly shorten or adversely affect the expected normal life of the premises.									

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

Signature of Seller <i>Rita Boyd</i>	Date (mm/dd/yy) 06/25/25	Signature of Buyer	Date (mm/dd/yy)
Signature of Seller	Date (mm/dd/yy)	Signature of Buyer	Date (mm/dd/yy)
The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.			
Signature of Seller (at closing)	Date (mm/dd/yy)	Signature of Seller (at closing)	Date (mm/dd/yy)

