

**Disclosure of Information and Acknowledgment
Lead-based Paint and/or Lead-based Paint Hazards**

This form authorized for use ONLY by active Real Estate Licensee Subscribers of Alaska Multiple Listing Service, Inc.



1 Address _____
2 Legal (the Property) _____

3 **Lead Warning Statement**

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

11 *EPA and HUD consider "residential dwellings built prior to 1978" to mean housing for which a construction permit was obtained (or if no permit was obtained,
12 housing in which construction was started) before January 1, 1978.

13 **Seller's Disclosure (initial)**

14 _____ (a) Presence of lead-based paint and/or lead-based paint hazards (check one below):
15 Known lead-based paint and/or lead-based paint hazards are present in the housing (explain):
16 _____
17 _____
18 Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

19 _____ (b) Records and Reports available to the seller (check one below):
20 Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based
21 hazards in the housing (list documents below):
22 _____
23 _____
24 Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

25 **Buyer's Acknowledgment (initial)**

26 _____ (c) Buyer has received copies of all information listed above.
27 _____ (d) Buyer has received the pamphlet *Protect Your Family From Lead in Your Home*.
28 _____ (e) Buyer has (check one below):
29 Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection of the presence
30 of lead-based paint or lead-based paint hazards; or
31 Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based
32 paint hazards.

33 **Licensee's Acknowledgment (initial)**

34 _____ (f) Licensee has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to
35 ensure compliance.

36 **Certification of Accuracy**

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

39
40 Buyer 1: _____ Date: _____ Seller 1: _____ Date: _____
41 Buyer 2: _____ Date: _____ Seller 2: _____ Date: _____
42 Buyer 3: _____ Date: _____ Seller 3: _____ Date: _____
43 Licensee: _____ Date: _____ Licensee: _____ Date: _____

