

A Seller who has knowledge of an adverse material fact (e.g., a fact related to the Property, not reasonably ascertainable or known to a Buyer, which negatively affects its value), may have a duty to disclose such knowledge. Adverse material facts may include (but are not necessarily limited to) matters such as environmental hazards, physical condition, and material defects in a Property or title thereto. SELLER IS STRONGLY ENCOURAGED TO FULLY COMPLETE THIS DISCLOSURE STATEMENT. FAILURE TO DO SO MAY RESULT IN LIABILITY. This form may not cover all aspects of the Property. If you know of any other adverse material fact(s), you should disclose them (attach additional pages if needed).

Seller elects to make no additional disclosures (check only if applicable). If checked, the remaining pages are intentionally left blank. Seller, please provide explanation (if any) and proceed to sign signature page:

1. HEATING, VENTILATION AND COOLING ("HVAC")

- (a) Air Conditioning System: Central electric Central gas Window/Wall (# of units: _____) Solar
 Other: _____ Approx. age: 2008
- (b) Heating System: Electric Natural Gas Propane Fuel Oil Solar Other: _____
- (c) Type of heating equipment: Forced air Heat pump Hot water radiators Steam radiators Radiant
 Baseboard Geothermal Solar Other: _____ Approx. age: 2008
- (d) Area(s) of house not served by central heating/cooling: Garage
- (e) Fireplace: Wood burning Gas Other: _____
- (f) Chimney/Flue: Operational? Yes No If "Yes", date last cleaned: Annual-Crescote Sweeping Log Used
- (g) Safety Alerts: Fire/ Smoke Alarms CO Detectors Other: _____
- (h) Additional: Humidifier (if attached) Attic fan Ceiling fan(s) # 6
 Other: _____
- (i) Insulation: Known Unknown (Describe type if known, include R-Factor): Cellulose Insulation R-20
- (j) Is any HVAC equipment (e.g., fuel tanks, solar panels) leased or financed (e.g., PACE loans)? Yes No
- (k) **Are you aware of any problem or repair needed or made for any item above?**..... Yes No
Please explain any "Yes" answer in this section. Include any available repair history, identify the owner of any leased equipment, describe any financing terms and provide any lease/finance documentation (attach additional pages if needed):

2. ELECTRICAL SYSTEMS

- (a) Electrical System: 110V 220V AMPS: 200 Amps
- (b) Type of service panel: Fuses Circuit Breakers
- (c) Type of wiring: Copper Aluminum Knob and Tube Unknown
- (d) Is there a Surveillance System?..... Yes No
- (e) Is there a Garage Door Opener System?..... Yes No If "Yes", # of remotes? 2
- (f) Is there a Central Vacuum System?..... Yes No
- (g) TV/Cable/Phone Wiring: Satellite Cable TV Antenna (if attached) Phone N/A
- (h) Type of Internet Available: Fiber Optic Cable DSL Satellite Dial-up Unknown Other: _____
- (i) Is there an electronic Pet Fence?..... Yes No If "Yes", # of collars? _____
- (j) Are you aware of any inoperable light fixtures? Yes No
- (k) Is there any other electronic system/component at the Property? (i.e., "smart" doorbells, thermostats, etc.) Yes No
- (l) **Are you aware of any problem or repair needed or made for any item above?**..... Yes No
Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed):

3. PLUMBING & APPLIANCES

- (a) Plumbing System: Copper Galvanized PVC PEX Other: _____
- (b) Water Heater: Gas Electric Other: on Demand Gas Water Heater Approx. Age: 2008
- (c) Appliances (check if present): Dishwasher Garbage Disposal Trash Compactor Microwave(s) (built-in)
 Oven/Range Gas BBQ Grill (built-in) Other: _____
- (d) Jetted/Air Bath Tub(s): Yes No;
- (e) Sauna/Steam Room: Yes No
- (f) Swimming pool/Hot Tub: Yes No If "Yes", please attach DSC-8000D ("Pool/Hot Tub Disclosure Rider")
- (g) Lawn Sprinkler System: Yes No If "Yes", date of last backflow device certificate (if required): _____
- (h) **Are you aware of any problem or repair needed or made for any item above?**..... Yes No
Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed):

4. WATER SOURCE/TREATMENT

- (a) Water Systems/Source: Public (e.g., City/Water District) Well (e.g., private, shared or community)
If "Well" is marked, attach DSC-8000A ("Water Well/Sewage System Disclosure Rider")
 - (b) Do you have a softener, filter or other purification system? Yes No If "Yes": Owned or Leased
 - (c) Are you aware of any problem relating to the quality or source of water?..... Yes No
 - (d) Are you aware of any problem or repair needed or made for any item above?..... Yes No
- Please explain any "Yes" answer in this section. Include any available repair history and identify the owner of any leased equipment (attach additional pages if needed): _____

5. SEWAGE

- (a) Type of sewage system to which the Property is connected? Public (e.g., City/Sewer District) Septic Lagoon (e.g., private, shared or community) Other: _____
If there is a non-public sewage system, attach DSC-8000A ("Water Well/Sewage System Disclosure Rider")
 - (b) Is there a sewage lift system?..... Yes No
 - (c) Are you aware of any problem or repair needed or made for any item above?..... Yes No
- Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed): _____

6. ROOF, GUTTERS, DOWNSPOUTS

- (a) Approximate age of the roof? 2008 years. Documented?..... Yes No
 - (b) Has the roof ever leaked during your ownership?..... Yes No
 - (c) Has the roof or any portion of it been repaired, recovered or replaced during your ownership?..... Yes No
 - (d) Are you aware of any problem or repair needed or made for any item above?..... Yes No
- Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed): _____

7. EXTERIOR FINISH

- (a) Is an Exterior Insulation and Finish System ("EIFS") present on the Property?..... Unknown.. Yes No
If "Yes", identify date installed, brand name and installer: _____
 - (b) Are you aware of any claims made against the manufacturer for defects in any siding/exterior finish?..... Yes No
If "Yes", was any money received for the claim?..... Yes No
 - (c) Are you aware of any problem or repair needed or made for any item above?..... Yes No
- Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed): _____

8. ADDITIONS & ALTERATIONS

- (a) Have you hired a contractor for any work in the past 180 days? Yes No If "Yes", did you receive a lien waiver from the contractor completing the work?..... Yes No If "Yes," please attach a copy.
 - (b) Are you aware of any room addition, structural modification, alteration or repair?..... Yes No
 - (c) Are you aware if any of the above were made without necessary permit(s)?..... Yes No
 - (d) Are you aware of any problem or repair needed or made for any item above?..... Yes No
- Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed): _____

9. SOIL, STRUCTURAL AND DRAINAGE

- (a) Are you aware of any problem with the footings, foundation, sub-floor, interior or exterior walls, roof structure, decks/porches or any other load bearing or structural component?..... Yes No
 - (b) Are you aware of any repair or replacement made to any item listed in (a) above?..... Yes No
 - (c) Are you aware of any fill, expansive soil or sinkhole on the Property?..... Yes No
 - (d) Are you aware of any soil, earth movement, flood, drainage or grading problem?..... Yes No
 - (e) Do you have a sump pump or other drainage system?..... Yes No
 - (f) Are you aware of any dampness, water leakage or accumulation in the basement or crawl space?..... Yes No
 - (g) Are you aware of any repair or other attempt to control any water or dampness condition?..... Yes No
 - (h) Are you aware of any past, present or proposed mining or excavation activity that affects the Property?.... Yes No
 - (i) Is any portion of the Property located within a flood hazard area?..... Unknown.. Yes No
 - (j) Do you pay for any flood insurance?..... Yes No If "Yes", what is the premium? _____
 - (k) Do you have a Letter of Map Amendment ("LOMA")?..... Yes No If "Yes", please provide a copy.
- Please explain any "Yes" answer in this section. Include any available repair history (attach additional pages if needed): _____

In 2023, Foundation Recovery Systems permanently repaired foundation footer.
Baseline crack in storage Area epoxy inject as a PRR caution.

10. TERMITES/WOOD DESTROYING INSECTS OR PESTS

- (a) Are you aware of any termites/wood destroying insects or pests affecting the Property?..... Yes No
- (b) Are you aware of any uncorrected damage to the Property caused by any of the above?..... Yes No
- (c) Is the Property under a service contract by a pest control company?..... Yes No
- (d) Is the Property under a warranty by a pest control company?..... Yes No
If "Yes," is it transferable?..... Yes No
- (e) Are you aware of any termite/pest control report for or treatment of the Property?..... Yes No

Please explain any "Yes" answer in this section. Include any available repair history, date(s) performed, type of tests or treatment and results, and name of person/company who did the testing or treatment (attach additional pages if needed):
Pest controll twice a year (prevention)

11. HAZARDOUS SUBSTANCES/OTHER ENVIRONMENTAL CONCERNS

- (a) **Asbestos Containing Materials ("ACM")**
 - (1) Are you aware of the presence of any ACM (e.g., shingles, siding, insulation, ceiling, floors, pipes)?... Yes No
 - (2) Are you aware of any ACM that has been encapsulated or removed?..... Yes No
 - (3) Are you aware if the Property has been tested for the presence of asbestos?..... Yes No
- (b) **Mold**
 - (1) Are you aware of the presence of any mold on the Property?..... Yes No
 - (2) Are you aware if any mold on the Property has been covered or removed?..... Yes No
 - (3) Are you aware if the Property has been tested for the presence of mold?..... Yes No
 - (4) Are you aware if the Property has been treated for the presence of mold?..... Yes No
- (c) **Radon**
 - (1) Are you aware of the presence of any radon gas at the Property?..... Yes No
 - (2) Are you aware if the Property has been tested for the presence of radon gas?..... Yes No
 - (3) Are you aware if the Property has been mitigated for radon gas?..... Yes No
- (d) **Lead**
 - (1) Are you aware of the presence of any lead hazards (e.g., water supply lines) on the Property?..... Yes No
 - (2) Are you aware of the presence of any lead in the soils?..... Yes No
 - (3) Are you aware if lead has ever been covered or removed?..... Yes No
 - (4) Are you aware if the Property has previously been tested for the presence of lead?..... Yes No
- (e) **Other Environmental Concerns**

Are you aware of any other environmental concern that may affect the Property, such as fuel, septic, storage or other under/above ground tanks and cisterns, polychlorinated biphenyls (PCB's), electro-magnetic fields, discoloration of soil or vegetation, oil sheens in wet areas, uses other than residential (e.g., commercial, farming), etc.?..... Yes No
Please explain any "Yes" answer in this section. Include any available repair history, date(s) performed, type of tests or treatment and results, and name of person/company who did the testing or mitigation (attach additional pages if needed):

12. INSURANCE

- (a) Are you aware of any casualty loss to the Property during your ownership?..... Yes No
 - (b) Are you aware of any claim that has been filed for damage to the Property during your ownership?..... Yes No
 - (c) Have you received any insurance payments for damage to the Property, which were not spent for repairs? Yes No
 - (d) Are you aware of anything that would adversely impact the insurability of the Property?..... Yes No
- Please explain any "Yes" answer in this section. and include the date and description of any casualty loss or claim, and all repairs and replacements completed (attach additional pages if needed):

13. ROADS, STREETS & ALLEYS

- (a) The roads, streets and/or alleys serving the Property are..... public private
 - (b) Are you aware if there is a recorded or unrecorded road/street/alley maintenance agreement?..... Yes No
 - (c) Are you aware of any recorded or unrecorded right of way, easement or similar matter?..... Yes No
- Please explain any "Yes" answer in this section (attach additional pages if needed):

14. SUBDIVISION/HOME OWNERS ASSOCIATION

- (a) Subdivision Name (*Insert "N/A" if not applicable*): _____
 - (b) Is there a home owners association ("HOA")?..... Yes No If "Yes", are you a member?..... Yes No
If "Yes", please provide website/contact info: _____
 - (c) Are you aware of any written subdivision or HOA restrictions, rules, or regulations?..... Yes No
 - (d) Are you aware of any violation or alleged violation of the above by you or others?..... Yes No
 - (e) Are you aware of any additional one-time fees that would be incurred by Buyer upon transfer of the Property (*i.e.*, capital reserve fee, initiation fee, transfer fee, etc.)? Yes No
 - (f) General Assessment/Dues: \$ 0 per month quarter half-year year
 - (g) Amenities include (*check all that apply*): street maintenance clubhouse pool tennis court
 entrance sign/structure gated other: N/A
 - (h) Are you aware of any existing or proposed special assessments?..... Yes No
 - (i) Are you aware of any condition or claim which may cause an increase in assessments or fees?..... Yes No
- Please explain any "Yes" answers you gave in this section (*attach additional pages if needed*): _____

15. CONDOMINIUM, CO-OP OR SHARED COST DEVELOPMENT

If you live in a condominium, co-op or other shared cost development, attach DSC-8000C ("Condominium/Co-Op/Shared Cost Development Rider").

16. LAKES & PONDS/WATERFRONT PROPERTY (*Including boat docks, slips and lifts*)

If the Property includes or is located on a lake, pond, river or other waterfront, or if a boat dock, slip, lift or similar feature (or access thereto) is part of or available to the Property, attach DSC-8000B ("Lakes & Ponds/Waterfront Property Disclosure Rider").

17. MISCELLANEOUS

- (a) Is the Property located in an area requiring an occupancy (code compliance) inspection?..... Unknown Yes No
 - (b) Is the Property designated as a historical home or located in a historic district?..... Unknown Yes No
 - (c) During your ownership, has the Property been used for any non-residential purpose?..... Yes No
 - (d) Do you have a survey that includes existing improvements of any kind regarding the Property?..... Yes No
 - (e) Have you allowed any pets in the home at the Property?..... Yes No
 - (f) Are you aware of any smoking (of any kind) in the Property during your ownership?..... Yes No
 - (g) Are you aware of any broken or inoperable door, window, thermal seal, lock or other item?..... Yes No
 - (h) Are you aware if carpet has been laid over a damaged wood floor?..... Yes No
 - (i) Are you aware of any:
 - Shared/common feature with any adjoining property(ies) (*e.g.*, fence, retaining wall, driveway)?..... Yes No
 - Lease or other agreement for the use of the Property or any part thereof?..... Yes No
 - Encroachment?..... Yes No
 - Existing or threatened legal action affecting the Property?..... Yes No
 - Violation of local, state or federal laws/codes/regulations, including zoning, relating to the Property?... Yes No
 - Consent required of anyone other than the signer(s) of this form to convey title to the Property?..... Yes No
 - Any other assessments NOT paid with Taxes? (*e.g.*, Fire Dues, Clean Energy District, Community Improvement District, Tax Increment Financing District, Neighborhood Improvement District payments?) Yes No
- Please explain any "Yes" answers you gave in this section (*attach additional pages if needed*): _____

Small yardie

- (j) Current Utility/Service Providers including contact information (*i.e.*, phone numbers, email, website):

Note: Please identify if any part of the systems below is leased:

Electric Company: Inter County Electrical Coop

Water Service: N/A - well

Cable/Satellite/Internet Service: Bright Speed

Security System: N/A

Sewer: N/A - septic

Telephone: Bright Speed

Gas/Propane Tanks: MFA Propane

Garbage: Swingier Sanitation

Fire District: Dalla Rural



Farm or Vacant Land or Lot Disclosure Statement

This document has legal consequences. If you do not understand it, consult your attorney.

1 The following is a disclosure statement made by Seller concerning the following property (the "Property"):
 2 13021 St Rt V Rolla MO 65401 Phelps
 3 Street Address City State Zip Code County
 4 see title committment see legal description 25
 5 Section Township Range Parcel No(s). Farm No(s) # of Acres (more or less)

6 ***This Disclosure Statement may assist a Buyer in evaluating the Property, but it is not a warranty of any***
 7 ***kind by Seller or any real estate licensee involved in this transaction, and is not a substitute for any***
 8 ***inspection or warranty a Buyer may wish to obtain. Real estate licensees involved in this transaction do***
 9 ***not inspect the Property for defects or guarantee the accuracy of any information provided herein.***

10 ***SELLER: Please complete the following form, including past history and known problems. Do not leave any spaces***
 11 ***blank. If the condition is not applicable to your Property (or unknown), mark "N/A" (or "Unknown") in the blank. The***
 12 ***following statements are made by Seller and NOT by any real estate licensee. Complete and truthful disclosure of***
 13 ***the history and condition of the Property gives you the best protection against potential charges that you violated a***
 14 ***legal disclosure obligation to a Buyer. Your answers (or the answers you fail to provide, either way) may have legal***
 15 ***consequences, even after closing a transaction. This form should help you meet your disclosure obligations, but it***
 16 ***may not cover all aspects of the Property. If you know of or suspect some condition which may negatively affect***
 17 ***the value of the Property or impair the health or safety of future occupants (e.g., environmental hazards, physical***
 18 ***condition or material defects in the Property or title thereto), then you should describe that condition and attach***
 19 ***additional pages if more space is required.***

20 ***BUYER: Since these disclosures are based on Seller's actual knowledge, you cannot be sure that there are, in***
 21 ***fact, no problems with the Property simply because Seller is not aware of them. The statements made by Seller***
 22 ***are limited to the Property and are not warranties of its condition. You should condition your offer on a professional***
 23 ***inspection(s) of the Property or any off-site conditions as you deem necessary. Conditions of the Property that you***
 24 ***can see on a reasonable inspection and/or that are disclosed herein should either be taken into account in setting***
 25 ***the purchase price, or you should make correction of these conditions by Seller a requirement of the sale contract.***
 26 ***IF YOU SIGN A SALE CONTRACT TO PURCHASE THE PROPERTY, THAT CONTRACT, AND NOT THIS***
 27 ***DISCLOSURE STATEMENT, WILL PROVIDE FOR WHAT IS TO BE INCLUDED IN THE SALE. IF YOU EXPECT***
 28 ***CERTAIN ITEMS OR EQUIPMENT TO BE INCLUDED THEY MUST BE SPECIFIED AS INCLUDED IN THE***
 29 ***SALE CONTRACT.***

- 30 **1. SURVEY, EASEMENTS, FLOODING.** To the best of your knowledge:
- 31 A. When did you purchase the Property? 2018 15.55 Acreage Fractional Part SW 1/4 SW 1/4 (See Below)
- 32 B. Has the Property been surveyed? Yes No
- 33 Year surveyed 2008
- 34 C. What company or person performed the survey?
- 35 Name Elgin Surveying (573) 364-6362 Phone _____
- 36 D. If this is platted land, has a certificate of survey been completed?..... Yes No
- 37 If "Yes," by whom? N/A When? N/A
- 38 E. Has the plat been recorded in the land records?..... Yes No
- 39 If "Yes," Plat Book # N/A Page # N/A
- 40 F. Are there any encroachments or boundary line disputes? Yes No
- 41 G. Are there any easements other than utility or drainage easements?..... Yes No
- 42 H. Is the Property in a designated flood plain or floodway of any kind?..... Yes No
- 43 I. Do you have a Flood Certificate regarding the Property?..... Yes No
- 44 J. Has there ever been a flood at the Property?..... Yes No
- 45 K. Have there ever been drainage problems affecting the Property?..... Yes No
- 46 L. Have you ever purchased flood insurance?..... Yes No
- 47 M. If any of questions 1.F through 1.L are answered "Yes," briefly describe the details.
- 48 (check box if additional pages are attached) _____

49 _____

50 Purchased in 2018: 15.55 Acreage Fractional Part SW 1/4 SW 1/4 Section 10 Township 37 Range 7

51 4.26 Acreage Fractional Part SW 1/4 SW 1/4 Section 10 Township 38 Range 7

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2. USE RIGHTS AND OTHER RESTRICTIONS. To the best of your knowledge:

- A. Do any of the following exist regarding the Property:
 - (1) Subdivision or other recorded indentures, covenants, conditions or restrictions?.....Yes No
 - (2) A right of first refusal to purchase?.....Yes No
 - (3) Variances, special use permits or other zoning restrictions specific to this Property?.....Yes No
 - (4) Have any mineral rights been severed or transferred?.....Yes No
- B. Have you ever received notice from any person or authority of a breach of any of the above? Yes No
- C. Are there any farming or crop-share agreement rights in the Property?.....Yes No
- D. Are there any animal feeding operations ("AFO") or concentrated animal feeding operations ("CAFO") at the Property? (if "Yes", please identify Class size and any permits issued below).....Yes No
- E. Are there any gas & oil leases or other severed or transferred mineral rights (clay, etc.)?.....Yes No
- F. Are there any leasehold interests or tenant rights in the Property?Yes No
- G. If any of the above questions are answered "Yes," briefly describe the details.
 (check box if additional pages are attached) _____

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3. CONDITION OF THE PROPERTY. To the best of your knowledge:

- A. Are there any structures, improvements or personal property available for sale?Yes No
Are there any problems or defects with any of these items?Yes No
- B. Are there any operating or abandoned oil wells or buried storage tanks on the Property?.....Yes No
- C. Is there any hazardous or toxic substance in or on the Property?
(including but not limited to lead in the soils)?Yes No
- D. Are there any Phase I or other environmental reports regarding the Property?Yes No
- E. Is there a solid waste disposal site or demolition landfill on the Property(whether permitted or unpermitted)?Yes No
- Note: if "Yes", §260.213 RSMo requires Seller to disclose the location of the site, and Buyer should be aware that Buyer may be held liable to the State for remedial action.....**
- F. Have any soil tests been performed?.....Yes No
- G. Does the Property have any fill?.....Yes No
- H. Are there any settling or soil movement problems on this Property?.....Yes No
- I. Is there any infestation, rot or disease in the trees on the Property?.....Yes No
- J. Is any part of the Property located in a "wetlands area" designated by the Natural Resources Conservation Service ("NRCS") or Farm Service Authority ("FSA")?..... Yes No
- K. If any of the above questions are answered "Yes," briefly describe the details.
 (check box if additional pages are attached) _____

Soil Test Report - MU Labs Extension Office for fertilizer & Limestone
Recommendations

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4. UTILITIES. To the best of your knowledge:

- A. Have any soil analysis tests for sanitary systems been performed?.....Yes No
If "Yes," When? 2008 By Whom? Don Holt's Plumbing (573) 265-7457
Results: Pass
- B. Do any of the following exist within the Property?

(1) Connection to public water? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(5) Connection to shared sewer?..... <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
(2) Connection to public sewer? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(6) Private Sewer/Septic tank/Lagoon?..... <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
(3) Connection to private water system off Property?..... <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(7) Connection to electric utility?..... <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
(4) Connection to shared water? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(8) Connection to natural gas service?..... <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	(9) A water well?..... <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
- C. Are any of the following existing at the boundary of the Property?

(1) Public water system access? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(5) Electric Service Access?..... <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
(2) Public sewer system access? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(6) Natural gas access?..... <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
(3) Shared water system access <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(7) Telephone system access?..... <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
(4) Shared sewer system access <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	(8) Other: _____
- D. Have any utility access charges been paid?Yes No
If "Yes," which charges have been paid? _____

111 **5. FEDERAL/STATE/LOCAL FARM PROGRAMS.** To the best of your knowledge:
 112 **A.** Is Property enrolled in CRP (Conservation Reserve Program)?Yes No
 113 If "Yes," complete the following:
 114 _____ total acres put in CRP _____ last year of participation
 115 _____ per acre bid in _____ enrollment year _____ annual payment
 116 **B.** Is Property enrolled in WRP (Wetlands Reserve Program)?Yes No
 117 If "Yes," complete the following:
 118 _____ total acres put in WRP _____ last year of participation
 119 _____ per acre bid in _____ enrollment year _____ annual payment
 120 **C.** Other Programs (identify any other federal, state or local farm loan, price support or subsidy programs in
 121 which the Property currently participates): _____
 122 _____
 123 _____

124 **6. OTHER MATTERS.** To the best of your knowledge:
 125 **A.** Is or was the Property used as a site for methamphetamine production or the place of residence of a
 126 person convicted of a crime involving any controlled substance related thereto? Yes No
 127 If "Yes," **§441.236 RSMo** requires disclosure to potential lessees and **§442.606 RSMo** requires
 128 disclosure to purchasers of real estate. **MR Form DSC-5000 ("Disclosure of Information Regarding**
 129 **Methamphetamine/Controlled Substances")** may be filled out in conjunction with these matters.
 130 **B.** Is there anything else that may materially and adversely affect the Property (e.g., pending claims, litigation,
 131 notice from a governmental authority of violation of a law or regulation, proposed zoning changes, street
 132 changes, threat of condemnation, neighborhood noise or nuisance)?Yes No
 133 If "Yes," briefly describe the details. (check box if additional pages are attached) _____
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137 **SELLER'S ACKNOWLEDGMENT**
 138 Seller represents that the information set forth in this Disclosure Statement is accurate and complete to the best of
 139 Seller's knowledge as of the date of Seller's signature below. Seller does not intend this Disclosure Statement to
 140 be a warranty or guarantee of any kind. Seller authorizes the listing broker to provide this information to prospective
 141 buyers of the Property and to real estate licensees representing such buyers.

142 Denise Fane 3/11/2026 Shannon Fane 3-11-2026
 143 Seller Date Seller Date
 144 Print Name: Denise Fane Print Name: Shannon Fane

145 **BUYER'S ACKNOWLEDGEMENT**
 146 1. I understand and agree that the information in this form is limited to information of which Seller has actual
 147 knowledge and that Seller can only make an honest effort at fully revealing the information requested.
 148 2. This Property is being sold to me without warranties or guaranties of any kind by Seller or any real estate
 149 licensee concerning the Property.
 150 3. I understand I have the right to independently investigate the Property. I have been specifically advised to
 151 have the Property and any other conditions examined by professional inspectors as I deem fit.
 152 4. I acknowledge that neither Seller nor any real estate licensee is an expert at detecting or repairing physical
 153 defects in the Property.
 154 5. I acknowledge that there are no representations concerning the Property made by Seller or any real estate
 155 licensee on which I am relying except as may be fully set forth in writing and signed by them.

156 _____
 157 Buyer Date Buyer Date
 158 Print Name: _____ Print Name: _____

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Water Well/Sewage System Disclosure Rider

This document has legal consequences. If you do not understand it, consult your attorney. It should be attached to and made part of a Seller's Disclosure (e.g., DSC-8000 or DSC-80 0).

This Disclosure Rider is made by the undersigned Seller concerning the following property (the "Property"):

13021 St Rt V Rolla MO 65401 Phelps
Street Address City Zip Code County

Note: Seller may not frequently use the Water Well/Sewage System. If underutilized, it may falsely appear to be problem free. Even if heavily utilized, problems may surface that were previously not known or detectable.

Does the Property include or is it served by a Water Well?: Yes No (If "Yes", complete all of the following)

- (1) Specify type and depth Drilled, 246 ft
- (2) Age of well 18 yrs Installed/Drilled by Hughes Well Drilling St. James (573) 265-7862
- (3) Has the well been tested? Yes No
- (4) Is any part of the well located on a neighbor's property or community lot? Yes No
- (5) Is the well shared with any other property(ies)? Yes No
If "Yes", is there a recorded agreement? Yes No
- (6) Have you been notified or cited by any authority for any problem related to the water well system? Yes No
- (7) Is there a current maintenance service agreement covering the water well system? Yes No
If "Yes", what is the annual cost and who is the current provider? _____
- (8) Are you aware of any plan to bring public water (e.g., City/Water District) to the Property? Yes No
- (9) Are you aware of any problem or repair needed for any part of the water well system? Yes No
Please explain any "Yes" answer above. Include all available test reports and repair history (attach additional pages if needed): Well wask tested at ConStea

Does the Property include or is it served by a "Sewage System"? (meaning a private, shared or community sewer, septic, lateral, lagoon, cistern or other similar system): Yes No (If "Yes", complete all of the following)

- (1) Check all that apply: septic lateral lagoon cistern lift station Other _____
- (2) Do you have a diagram of the Sewage System? Yes No
- (3) If a lagoon, is there a fence? Yes No
- (4) If a septic tank:
Is it readily accessible from the surface? Yes No
Are clean-outs present? Yes No
Of what is the tank constructed? Steel Concrete Other: _____
Does it discharge into a lateral or lagoon? Yes No
Size & Age of tank (if known) is 2008
- (5) Does any other property owner(s) share the Sewage System? Yes No If "Yes", how many? _____
- (6) Is any part of the Sewage System located on a neighbor's property or community lot? Yes No
- (7) Is there a well within 50 feet of the Sewage System? Yes No Unknown
- (8) Does the Sewage System have an aerator? Yes No
- (9) Does any plumbing (e.g., sink, tub or shower) disperse outside of the Sewage System? Yes No
- (10) Is there any untreated seepage or discharge (effluence) from the Sewage System? Yes No
- (11) Does any effluence from a neighbor's system disperse onto your Property? Yes No
- (12) Have you noticed any unusual odors from the Sewage System? Yes No
- (13) Have you experienced slow drainage or drain backups? Yes No
- (14) Is there a current maintenance service agreement covering the Sewage System? Yes No
If "Yes", what is the annual cost and who is the current provider? _____
- (15) Does any government authority require a maintenance service agreement for the Sewage System? Yes No
- (16) Have you been notified or cited by any authority for any problem related to the Sewage System? Yes No
- (17) Have you expanded, updated or modified the Sewage System? Yes No
- (18) Have you added any bedrooms at the Property since the Sewage System was installed? Yes No
- (19) Have you cleaned, pumped or serviced the Sewage System during your ownership of the Property? Yes No
Are you aware of any problem or repair needed for any part of the Sewage System? Yes No
Please explain any "Yes" answer above. Include all available permits, test reports and repair history (attach additional pages if needed): Pumped Annually Annually JPS pumping Rolla, mo (573) 368-9571 (\$240)

Buyer's Initials _____ (date) _____ Seller's Initials DJF 3/13/2026 (date) (6240)

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Last Revised 12/01/25

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Soil Test Report

-----MU Laboratories-----
23 Mumford Hall
Columbia, MO 65211
(573) 882-0623

or

P.O. Box 160
Portageville, MO 63873
(573) 379-5431

Serial No. H88224H-1	County Phelps	Region
Submitted 3/13/2014		Processed 3/18/2014

<http://www.soiltest.psu.missouri.edu/>

Sample ID: LAWN

This report is for:

Lab No: C1403855
DERRIC FANE
13021 STATE ROUTE V
ROLLA MO 65401
derricfane@hotmail.com

Last Limed: 1-5 yrs

Submitted by:
Firm No. Outlet:


SOIL TEST RESULTS		RATING					
		Very low	Low	Medium	High	Very high	Excess
pHs	6.3	*****					
Phosphorus (P)	25 lbs/a	*****					
Potassium (K)	418 lbs/a	*****					
Calcium (Ca)	2097 lbs/a	*****					
Magnesium (Mg)	585 lbs/a	*****					
Organic Matter:	2.7 %	Neutr. Acidity: 1.5 meq			CEC: 9.7 meq		

Fertilizer & Limestone Recommendations (lbs/1000 sq ft)

Crop	Nitrogen (N):	Phosphorus(P ₂ O ₅)	Potash (K ₂ O)	Zinc(Zn)	Sulfur(S)	LIME
4 fescue,blue,ryegrass(avg)	2.0	1.0	0.0			0 0 0

Comments: ---Some herbicide labels list restrictions based on soil pH in water. Use the estimated pH in water of 6.8 as a guide to the label. If you wish to have soil pH in water analyzed, contact your dealer or local Extension specialist listed below.
---The soil should be tested every 2 to 3 years to determine the effects of your fertilization practices and to develop a new set of fertilizer and limestone guidelines.
***For average maintenance of fescue, blue, ryegrass apply one pound of nitrogen per 1000 square feet in early September and again in early November or April-May. If available use a fertilizer containing about 1/2 of the nitrogen in slow release form. See MU Publication G6705, "Cool-Season Grasses, Lawn Maintenance Calendar".
***The pHs is adequate for your lawn. Application of lime is not recommended.
***Do not apply sulfur to established lawns as sufficient amounts cannot be applied to lower pH without the possibility of leaf burn.

Regional Specialist William McClain Phone 573-775-2135


Signature



United Real Estate Franchise/ Affiliated Business Disclosure

Seller(s): Derric Fane and T Shannon Fane, AMC

Buyer(s): _____

Property Address: 13021 State Route V, Rolla, MO 65401

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By signing below, I/we acknowledge receipt of this disclosure and understand its contents.

Seller Date

Buyer Date

Seller Date

Buyer Date