



MULTIFAMILY PROPERTY DISCLOSURE RIDER
(To be used in conjunction with Property Disclosure – Residential)

New Hampshire Association of REALTORS® Standard Form

1. SELLER: Michael Weners

2. PROPERTY LOCATION: 566 Amherst Street Manchester, NH 03104

3. GENERAL INFORMATION:

a. Number of city/town approved units: 2

b. Number and type of appliances included in sale: 2 dishwashers, 2 microwaves, 2 refrigerators, 2 cooktop ovens
1 washer, 1 dryer - negotiable second washer/dryer

c. Number and location of washer / dryer hookups: Each unit has a washer dryer hookup off the kitchen

d. Number and type of electrical service entrances: 2 Electrical boxes each 100 amp - service entrance in basement

e. Number and type of heating systems (note ages): 2 natural gas furnaces - 7+ years

f. Any rented water heaters, burners or other equipment or appliances? Yes No If yes, please explain:

g. Any other leases or contracts for services on the building? Yes No If yes, please specify:

h. Is a municipal certificate of compliance required? Yes No If yes, list date of expiration: May 26, 2025

i. Are there any outstanding state or local lead based paint abatement orders or code enforcement orders? NO
If yes, please explain:

j. Smoke detectors: Locations 2 in attic, basement, 2 kitchen and 3 hallway Hard-wired? Yes No

4. RENT SCHEDULE:

Table with 9 columns: Unit #, Lease (Y/N) or Vacant?, Length of Tenancy, Lease Expires?, Monthly Rent, Is Rent Current?, Amount of Security Deposit, Tenant Pays (Circle) See Legend Below, Landlord Pays (Circle) See Legend Below. Row 1: Unit 1, Lease, monthly, [blank], 1425, Yes, 1400, H HW E W S, H HW E W S.

- 1. If vacant please enter most recent rent.
2. Legend: H = Heat, HW = Hot Water, E = Electric, W = Water, S = Sewer

Have any tenants given notice or have you served notices to quit or started eviction proceedings against any tenants? No

Comments:

Empty box for comments.

SELLER(S) INITIALS [Signature] / [Signature] BUYER(S) INITIALS [] / []



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5. ADDITIONAL PROPERTY INCOME (laundry, storage, garage rental, etc.): _____

6. EXPENSE INFORMATION:

- a. Annual real estate taxes and year: _____
- b. Annual hazard insurance: _____
- c. Annual snow removal expense: 0
- d. Annual lawn mowing, yard maintenance expense: 0
- e. Annual fuel consumption paid by landlord: # Gallons, cu.ft: 0 Cost: _____
- f. Annual electric costs paid by landlord: 0
- g. Annual trash removal expense: 0
- h. Other expenses: _____

7. ADDITIONAL INFORMATION:

- a. Attachment regarding expenses, rents, lease information or additional information? Yes No
- b. Additional comments: _____

Empty rectangular box for additional comments.

8. ACKNOWLEDGEMENTS:

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

Lauren Weners
SELLER
dotloop verified
08/17/22 3:00 PM EDT
JRND-PDGE-SAU-F-BUGL
DATE

Michael Weners
SELLER
dotloop verified
08/17/22 3:01 PM EDT
WIQQ-Z1A0-HV4M-HA6K
DATE

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURALOR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER
DATE

BUYER
DATE