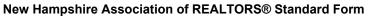
New Hampshire Association of REALTORS® Standard Form



#### TO BE COMPLETED BY SELLER

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate FIRM representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize FIRM in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

AP	PRO	TO <u>SELLER(S)</u> : COMPLETE ALL INFORMATION AND STATE NOT APPLICABLE OR UNKNOWN AS PRIATE. IF ANY OF THE INFORMATION IN THIS PROPERTY DISCLOSURE FORM CHANGES FROM THE DATE OF ETION, YOU ARE TO NOTIFY THE LISTING FIRM PROMPTLY IN WRITING.						
1.	SEL	LER: Michael Wenners						
2.	PRO	OPERTY LOCATION: 566 Amherst Street Manchester, NH 03104						
3.	CO	NDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED? Yes No						
4.	SEL							
5.	WA	WATER SUPPLY						
		ase answer all questions regardless of type of water supply.  TYPE OF SYSTEM:  Public Private Seasonal Unknown Drilled Dug Other						
	b.	INSTALLATION: Location:						
		Installed By: Date of Installation: What is the source of your information?						
	c.	USE: Number of persons currently using the system: 7						
		Does system supply water for more than one household?   ✓ Yes   No						
	d.	MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?  Pump: Yes No No NA Quantity: Yes No Quality: Yes No Quality: Yes No Outhknown  If YES to any question, please explain in Comments below or with attachment.						
	e.	WATER TEST: Have you had the water tested?						
6.	SEV	WAGE DISPOSAL SYSTEM						
0.		TYPE OF SYSTEM: Public: Yes No Community/Shared: Yes No Private: Yes No Unknown Septic Design Available: Yes No						
	b.	IF PUBLIC OR COMMUNITY/SHARED						
		Have you experienced any problems such as line or other malfunctions? ☐ Yes ☑ No What steps were taken to remedy the problem?						
	C.	IF PRIVATE:						
		TANK: Septic Tank Holding Tank Cesspool Unknown Other  Tank Size Gal. Unknown Other						
		Tank Type Concrete Metal Unknown Other						
		Location: Date of Installation: Date of Last Servicing: Name of Company Servicing Tank:						
		Have you experienced any malfunctions?						
SE	LLEF	R(S) INITIALS   MU   L						





	PROPERTY LOCATION: 566 Amherst Street Manchester, NH 03104									
	d.	IF YES, Location	Yes No				Size:		Unl	known
			rienced any malfunc	_		<del></del>				
	e.	IF YES, has a s Source of Inform Comments: FOR ADDITIO	CATED ON "DEVEI ite assessment bee mation: NAL INFORMATIC TAL SERVICES SU	n done? N THE	☐ Ye	s No No I	Unknown	_		_
7.	INS	BULATION	LOCATION Attic or Cap Crawl Space Exterior Walls Floors	Yes DOON A	<u>№</u>	Unknown  Unknown  Unknown  Unknown	If YES, Type			Unknown  □ □ □ □ □ □ □
8. HAZARDOUS MATERIAL  a. UNDERGROUND STORAGE TANKS - Current or previously existing:  Are you aware of any past or present underground storage tanks on your property? Yes  IF YES: Are tanks currently in use? Yes No  IF NO: How long have tank(s) been out of service?  What materials are, or were, stored in the tank(s)?  Age of tank(s):  Location:						_				
		Are you aware of any past or present problems such as leakage, etc? Yes No  Comments:  If tanks are no longer in use, have the tanks been removed? Yes No Unknown  Comments:								
	b.	As insulation or In the siding? In flooring tiles?	current or previous  the heating system Yes No Yes No of information:	ly existin pipes or ☐ Unknov ☐ Unknov	n <b>g:</b> ducts? vn In vn O	Yes L the roofing sl	No ☑ Unknow ningles?	∐Yes ∏Yes		Unknown Unknown
	C.	RADON/AIR - CHAST THE PROPERTY HAS THE PROPERTY HES: Date: Results:	Current or previous by been tested?  by been tested since available?	Yes [	No applicab	By: le, what reme	dial steps were ta No	aken?		
QI	FIIF	R(S) INITIAL S	MAU , LAU				DII	VER(S) INITIALS		

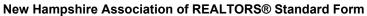
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ı	PR	OPERTY LOCATION:							
,	d. RADON/WATER - Current or previously existing:								
		Has the property been tested? ☐ Yes ☐ No ☑ Unknown							
		If YES: Date: By:   Results: If applicable, what remedial steps were taken?							
		Results: If applicable, what remedial steps were taken?							
		Has the property been tested since remedial steps? Yes No							
		Are test results available?							
(	e.	LEAD-BASED PAINT - Current or previously existing:							
		Are you aware of lead-based paint on this property? ☐ Yes ☑ No If YES: Source of information:							
		Are you aware of any cracking, peeling, or flaking lead-based paint? Yes V No							
		Comments:							
1	f.	Are you aware of any other hazardous materials?   Yes  No							
		If YES: Source of information:							
		Comments:							
). (	GENERAL INFORMATION								
_	<u>о –</u> а.	Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life							
		estates, or right of first refusal?							
		☐ Yes ☑ No ☐ Unknown If YES, Explain:							
		What is your source of information?							
I	b.	Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?							
		☐ Yes ☑ No ☐ Unknown If YES, Explain:							
		What is your source of information?							
(	C.	Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?  ☐ Yes ☑ No If YES, Explain:							
(	d.	Are you aware of any problems with other buildings on the property? ☐ Yes ☑ No If YES, Explain:							
•	e.	Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.?   YES NO UNKNOWN If YES, Explain:							
•	f.	Is this property located in a Federally Designated Flood Hazard Zone? ☐ Yes ☑ No ☐ Unknown							
		Comments:							
	g.	Has the property been surveyed? ☐ Yes ☐ No ☑ Unknown If YES, By:							
	•	If YES, is survey available? Yes No Unknown							
ı	h.	How is the property zoned? Residential							
i	i.	Heating System Age: 7+ Type: Fuel: Tank Location:							
		Owner of Tank:							
		Annual Fuel Consumption: Price: Gallons:							
		Date system was last serviced and by whom?							
		Secondary Heat Systems:							
		Comments:							
j	j.	Roof Age: 7 months Type of Roof Covering: asphalt shingles							
		Moisture or leakage: No							
		Comments:							

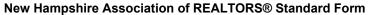
POLICE DEPARTMENT.

# PROPERTY DISCLOSURE - RESIDENTIAL ONLY





omments:	Last Cleaned:  Type:  Circuit Breakers	Problems?Age: 7+Gallons:Fuses					
omments:	Type: Type:	Gallons:					
omestic Hot Water: Age:lectrical System: # of Amps 100 omments: Two panels of 100 amps each olar Panels: Leased Owned If lease	Type: ☑ Circuit Breakers	Gallons:					
omments: Two panels of 100 amps each olar Panels: Leased Owned If lease							
		Electrical System: # of Amps 100					
Modifications: Are you aware of any modifications or repairs made without the necessary permits? ☐ Yes ☑ No If Yes, please explain:							
Pest Infestation: Are you aware of any past or present pest infestations? ☐ Yes ☑ No Type:Comments:							
Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property (Per RSA 477:4-g) ☐ Yes ☑ No If YES, please explain:							
ir Conditioning: Type: A	Age: Date Last Servic	ed and by whom:					
		Date of Service:					
Portable: Included Negotiable		Last Date of Service:					
ternet: Type Currently Used at Property: $\underline{ ext{High}}$	n speed wireless						
	tc.)						
incocy erit	est Infestation: Are you aware of any past or omments:  ethamphetamine Production: Do you have keer RSA 477:4-g)	Pest Infestation: Are you aware of any past or present pest infestations?   comments:   cethamphetamine Production: Do you have knowledge of methamphetamine er RSA 477:4-g)   Yes No If YES, please explain:   The Conditioning: Type:   Age:   Date Last Service of the Comments:   Cool: Age:   Heated:  Yes  No Type:   Last  Cool: Age:   Portable:  Yes  No Whole House:  Yes  No Kw/Size:   Portable:  Included  Negotiable of methamphetamine of the Comments of the Cool of the C					





PI	ROPERTY LOCATION: 566 A	mherst Street Manchester, N	H 03104	
40.0				
	DDITIONAL INFORMATION	NO CURRENT RRORLE	MS, PAST REPAIRS, OR ADI	DITIONAL INFORMATIONS
a.	Yes No	NG CURRENT PROBLE	MS, PAST REPAIRS, OR ADI	DITIONAL INFORMATION?
b.	ADDITIONAL COMMENTS	<b>3</b> :		
	Roof leak - replaced roof, gutter			
	COC valid until May 26, 2025			
	Driveway deteriorated - replace	ed driveway 2019		
	water leaks into the left side of	the garage		
	Dent in left stall garage door			
	Two oil tanks in the basement -	not used since the switch to	natural gas	
			C	
A CIZNI	OWLEDGEMENTS:			
			ED THE ADOME INCODING	ON AND THAT OHOU INFORMATION IO
				ON AND THAT SUCH INFORMATION IS ER AUTHORIZES THE LISTING BROKER
				ROSPECTIVE PURCHASERS.
QEI I I	ED/S) MAV DE DESDONSID		NV EAH LIDE TO DDOVIDE A	KNOWN INFORMATION TO BUYER(S).
JELLI	LK(3) WAT BE KESFONSIB	LE AND LIABLE FOR A	TAILURE TO PROVIDE I	IN ORMATION TO BUTER(3).
Mich	ael Wenners	dotloop verified 08/17/22 8:34 PM	M EDT	
SELLE		SQVI-BBZC-BKFV	SELLER	DATE
OLLLI	_1 \	DATE	OLLLEN	DATE
				R AND HEREBY UNDERSTANDS THE RANTEED BY BROKER/AGENT. THIS
				ANTY AS TO THE CONDITION OF THE
<b>PROP</b>	ERTY BY EITHER SELLER	OR BROKER. BUYER	R IS ENCOURAGED TO UND	DERTAKE HIS/HER OWN INSPECTIONS
AND	INVESTIGATIONS VIA LE	GAL COUNSEL, HOM	E, STRUCTURAL OR OTH	ER PROFESSIONAL AND QUALIFIED
ADVIS	OCKS AND TO INDEPENDE	NILY VERIFY INFORMA	ATION DIRECTLY WITH THE	TOWN OR MUNICIPALITY.
RUYE	ĸ	DATE	BUYER	DATE
SELL	ER(S) INITIALS MW I	LW	1	BUYER(S) INITIALS /
	08/17/22 8:34 PM EDT dotloop verified	08/17/22 8:31 PM EDT dotloop verified		