



**ADDENDUM TO SALES CONTRACT  
LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS  
DISCLOSURE OF INFORMATION AND ACKNOWLEDGMENT**



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

**SELLER's Disclosure:**

1. Presence of lead-based paint and/or lead-based paint hazards [**SELECT ONE**]:
  - SELLER knows of lead-based paint and/or lead-based paint hazards present in the dwelling. Explain: \_\_\_\_\_
  - SELLER has no knowledge of lead-based paint and/or lead-based paint hazards in the dwelling.
2. Records and Reports available to BUYER [**SELECT ONE**]:
  - SELLER has provided BUYER with all available records and reports pertaining to lead-based paint and/or lead-based hazards in the dwelling (list documents below): \_\_\_\_\_
  - SELLER has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the dwelling.

**BUYER's Acknowledgment and Rights:**

1. BUYER has received copies of all information listed above.
2. BUYER has received the pamphlet *Protect Your Family From Lead in Your Home*.
3. BUYER has [**SELECT ONE. IF NO SELECTION IS MADE, A. SHALL APPLY**]:
  - A. Received at least a 10-day opportunity (or other mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint or lead-based hazards. If this attachment was provided prior to or on the Effective Date of the Sales Contract (Residential Improved Property), Standard D.2.a. of the Sales Contract provides an Inspection Period that fulfills this requirement.
  - B. Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.
4. If BUYER receives this attachment or comparable disclosure(s) at any time after the Effective Date of the Sales Contract, BUYER shall have a period of 3 days, excluding Saturdays, Sundays, and legal holidays; following receipt of the information and items in 1. and 2. above, to terminate the Sales Contract by written notice to SELLER of such termination. If BUYER does not terminate the Sales Contract, BUYER shall have a period of 10 days within which to conduct a risk assessment or inspection for the presence of lead-based paint or lead-based paint hazards. In that event, the provisions of Standard D.2.b. of the Sales Contract shall apply.

**Certificate of Accuracy**

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

	5-24-08		
(Seller's Signature)	(Date)	(Buyer's Signature)	(Date)
(Seller's Signature)	(Date)	(Buyer's Signature)	(Date)

**Licensee's Acknowledgment**

Licensee has informed SELLER of SELLER's obligations to provide the disclosures, inspection and termination rights set forth herein, and is aware of Licensee's responsibility to assure SELLER's compliance to the extent required of Licensee by law.

	5-22-08
(Licensee's Signature)	(Date)

