

## Miscellaneous Disclosure, Notices, Recommendations

The following Disclosures are given for the benefit of, and information to Buyers purchasing real property:

- (A) Environmental Contamination: Throughout the State of Florida there are existing Super Fund Sites as well as other sites that are subject to environmental contamination. Within the City of Gainesville and Alachua County there is an existing Super Fund site, as well as other sites that are subject to environmental contamination. The location of such sites and the degree and scope of contamination related to such sites may affect properties in proximity to such sites and could materially impact the value of such properties. Information regarding the location of Super Fund sites and other contaminated sites, and the extent of such contamination can be found, from among other information sources, at <http://www.epa.gov>, <http://www.epa.gov/superfund>, <http://www.epa.gov/region4/waste/npl/nplfln/cabkopfl.htm>, <http://www.alachuacounty.us/Depts/EPD/Pollution/Pages/CabotKoppersSuperfund.aspx>, <http://www.alachuacounty.us/Depts/EPD/Pollution/Pages/SoilData.aspx>, and from a review of City of Gainesville Ordinance # 0-05-70 and Ordinance # 0-04-44.
- (B) Exterior Insulation and Finish Systems (Synthetic Stucco) Disclosure: In several parts of the country some homes built with Exterior Insulation and Finish Systems (EIFS) have experienced moisture related failures because of improper installation or maintenance. It is recommended that if the home you are purchasing is constructed with an EIFS, and if you have any concerns, you should have the property inspected to satisfy yourself as to the condition of the Property and/or call the National Association of Home Builders Research Center at 800-898-2842.
- (C) Crime: Information on crime statistics can be found through the Police Department or the Sheriff's Office in the city or county in which the property is located. Information from Florida's database of sexual predators can be found at the State of Florida sexual predators website, <http://offender.fdle.state.fl.us/offender/homepage.do>
- (D) Recommendation: For your additional protection, it is recommended that BUYERS have an initial professional home inspection performed, including a mold evaluation report, a radon inspection, a wood destroying organism inspection, have the property appraised by a properly licensed appraiser and obtain a survey and insurance prior to closing. BUYERS should direct any and all inquiries regarding the results of any inspection, survey or appraisal report to the appropriate professional.

If you have any questions concerning the foregoing information, please seek the advice of an attorney or other professional dealing in environmental matters.

Buyer's initials evidencing receipt of the foregoing Disclosure Notices and Recommendations. \_\_\_\_