Seller's Real	Estate Disclosure	Statement for	Unimproved F	roperty
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(To be completed by Seller when property is listed) This form authorized for use ONLY by active Real Estate Licensee Subscribers of Alaska Multiple Listing Service, Inc.



		Lot 1 Block 5 Enchanted Ecrest	
		cription: Lot 1 Block 5 Enchanted Forest	
Real	Prope	erty Tax ID Number:6100B05L001	
Own	er's N	ame(s) (please print):John Wayman, Sr.	
closi not r matic	ng kno equire on or	ures in this statement are made in good faith and to the best of the Seller's known defects or other conditions in the real property or the real property being to a search of public records nor does it require a professional inspection of the explanation is necessary, use Section 16, or attach an Unimproved Fadment (UPDA) form and/or other appropriate documentation to this form.	ransferred. Disclosure need property. If additional infor
YES	NO		
		1. How long have you owned the property?	years
		2. ENCROACHMENTS/EASEMENTS.(e.g. fences, buildings, rockeries, drive	aways garden sentic well
		etc.)	cways, garden, septic, weil,
	×	A. Does anything on your property extend onto (encroach on) an adjacer	
	国家	 B. Does anything on an adjacent lot extend onto (encroach on) your prop C. Are you aware of any easements or other's rights affecting the proper 	
-		If you marked "Yes" on any of the above, explain in Section 16.	ty :
-	-	3. ACCESS.	
		 A. Is there a road or easement for access to the property? B. If your answer to A is "Yes," is there a recorded document? 	
	×	C. If the road or access is shared with any other property, is there a writh	en adreement
_	~	for sharing the maintenance and repair costs?	dirugioonion
	×	D. If your answer to C is "Yes," is a copy attached to this form?	
		E. If the road or other access is improved, is there any standing or runnin that affects use of the access during any time of the year? If "Yes", ex	
		that anects use of the access during any time of the year? If thes, ex	plain in Section 10.
		4. SURVEY.	
×		A. Has the property ever been surveyed?	
M	A	B. If your answer to A is "Yes," is a copy of the survey attached?	
		5. PROPERTY BOUNDARIES. If known, describe the property boundaries	(e.a. fence, hedae, survey
		stakes, rockery, etc.)	(
		No. 44 Line - 1	
		North line:	
		South line:	
		East line:	
		West line:	
		6. ZONING & RESTRICTIONS.	
) T	The present zoning of the property is	as of the property?
		 A. Are you aware of any covenants, codes, or restrictions regarding the u B. Are you aware of any proposed covenants, codes or restrictions, include 	
X	6	C. Is the property, or any part of it, in a designated shoreline master plan.	
		wetlands, erosion zone or environmentally sensitive area?	
			A A
			John Wayma

Seller's Real Estate Disclosure Statement for Unimproved Property Described As:

This form authorized for use ONLY by active Real Estate Licensee Subscribers of Alaska Multiple Listing Service, Inc.

Address: 3883 N. Robin Hood Drive Legal (the Property): Lot 1 Block 5 Enchanted Forest



 7. SOIL STABILITY, STORAGE TANKS & CONTAMINATION. A. Are you aware of any settlement, earth movement, cracking, slides, accretion, erosion or similar problems affecting the property? B. To the best of your knowledge has any part of the property been built-up, dug-out or altered, in any way, including but not limited to: fill dirt; waste; toxic waste; organic or off-site material; used for a landfill; or legal/illegal dumping? C. Has the property ever been used for commercial or industrial purposes, including but not limited to: a service station; auto repair shop; dry cleaners; printing shop; manufacturing facility; or any other use which might have contaminated the soil? D. Are you aware of any soil contaminated the soils may not be acceptable for the installation of a septic system? (If "tested" attach a copy of the inspection report.) E. Do you have any reason to believe that the soils may not be acceptable for the installation of a septic system? (If "Yes", explain in Section 16.) F. Does the property currently have a storage tank that was used to store anything that is defined as fuel, toxic and/or hazardous. G. Are you aware of the property previously having a storage tank? If "Yes", the storage tank was removed on or about:	1	YES	NO		
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 C. Has the property ever been used for commercial or industrial purposes, including but not limited to: a service station; auto repair shop; dry cleaners; printing shop; manufacturing facility; or any other use which might have contamination or has the property been tested for hazardous waste contamination? (If 'Tested' attach a copy of the inspection report.) Are you aware of any soil contamination of has the property been tested for the installation of a septic system? (If 'Yes, "explain in Section 16.) C. Does the property currently have a storage tank that was used to store anything that is defined as fuel, toxic and/or hazardous. A re you aware of the property previously having a storage tank? If 'Yes'', the storage tank was removed on or about: H. If the answer to G is 'Yes'', is a copy of the removal report attached? S. FLOODING OR SEEPAGE. A. Has there been, or is there currently, standing water on the property during any time of the year? If 'Yes'' explain in Section 16. E. Is your answer to A is 'Yes'', has anything been done to mitigate? Explain in Section 16. S. EWAGE. A. Is the property served by: Dublic sever main Deprint and solis report disposal system (describe): S. SEWAGE. J. A. Is the property served by: Dublic sever main Deprint, is there a connection or hook-on charge payble before the property? S. Is public sever on or adjacent to the property? J. C. Des the well provide water main? B. Is public sever on or adjacent to the property. J. WATER. J. M. Is there a well on this property? If 'Yes', provide location, depth, source and/or provide documentation: J. C. Does the well provide water to any other properties or entities? J. M. Is there aveel on an digacent to the property? J. Has the aveer been tested? (attach any report(s)) J. K. Is the property served by a public water main? B. Is natural gas	6		X		any way, including but not limited to: fill dirt; waste; toxic waste; organic or off-site material;
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16 fuel, toxic and/or hazardous. 17 Image: Construction of the property previously having a storage tank? If "Yes", the storage tank was removed on or about: removed on or about. 19 Image: H. If the answer to G is "Yes", is a copy of the removal report and soils report attached? 20 8. 21 A. Has there been, or is there currently, standing water on the property during any time of the year? If "Yes", explain in Section 16. 22 Image: Construction of the property located in a designated flood zone or flood plain? 23 Image: Construction of the property served by: Image: Dublic sewer main Image: Section of the rest of the property? 24 Image: Construction of the property served by: Image: Dublic sewer main Image: Section of the rest of the property is there a connection or hook-on charge payable before the property can be connected to the sewer? 26 Image: Construction of the property served by a public water main? 27 Image: Section of the property served by a public water main? 28 Image: Section of the property served by a public water main? 29 Image: Section of the property served by a public water main? 20 Image: Section of the property? 21 Image: Section of the property? 22 Image: Section of the property? 23 Image: Section of the property? <			X		
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52 C. Are you aware of any abandoned coal or other mine shafts under or within one mile of the 53 Form 7083. Revised 10/19.			7×		
53 property? Form 7083. Revised 10/19.			-		
Form 7083. Revised 10/19.			×		
	55				John W. Waynon

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~ S1 Seller(s)

Seller's Real Estate Disclosure Statement for Unimproved Property Described As: Address: <u>3883 N. Robin Hood Drive</u>

Legal (the Property): Lot 1 Block 5 Enchanted Forest

This form authorized for use ONLY by active Real Estate Licensee Subscribers of Alaska Multiple Listing Service, Inc.



						IS W. IS SHORE WARDED
Y	ES NO					
	ø		D. Are you aware of any street or utility improvements planned that may affect and/or be assessed			
			against the property? E. Are you aware of any zoning or land use changes planned or being considered that may affect the			
		Property	 Property. F. Are you aware of any noise sources that may affect the property, including airplanes, trains, dogs, 			
	×					planes, trains, dogs,
		G. Are you	traffic, race tracks, neighbors, etc.? If "Yes", explain in Section 16.G. Are you aware if there is water access (lakes, rivers, streams, etc.) included in the purchase of this property? If "Yes", explain in Section 16 how or where these rights are defined?			
		property	? If "Yes", explain in Se	ection 16 how or wh	ere these rights are defined	3?
_	- Profe		NTS TO PAY FOR FU			
	*	of the prope	Are you aware if there are any covenants or any recorded/unrecorded agreements requiring owners of the property to pay for (and/or waiving the right to protest) future public improvements including,			
			ed to: roads or streets; strical, gas and/or other		water control, street lighting xplain in Section 16.	; sewer, water, tele-
			ER INFORMATION.	lonment where the	owner plans to install utilitie	s as a part of the
					the property, include the pr	
		stallation or	the following:			
			Electric	Date	Source	
			Natural Gas		Source	
			Public Water		Source	
			Public Sewer		Source	
			Paved Streets	Date	Source	
			Street Lights	Date	Source	
			Storm Drains	Date	Source	
			Other:	Date	Source	
_		15. OTHER.				
	ı 🗶		ou aware of anything els s", explain in Section 16		t the value or desirability of	the property?
	a ≱a	B. Are the	ere any government pro	otected or declared	endangered wildlife on or v	vithin one mile of the
Г		C. Are th	ty? If "Yes", in Section ere any loans or liens to	16. ed to this property?	If "Yes", explain in Section	16
			e a burial site tied to thi			
16	COMM	ENTS. Reference	e Item Number (i.e. #3F). If additional space	e is needed, use the attach	ed UPDA
	- 1.					
#_/_	1 /2	acre is foo	small for septi	c system.		
V	iewe	dthe pro	party in 1976.	when it wa	o purchased. Have	e only driven
			1			
	pro	. y u eu	the surce is			
Atta	ached A	ddenda:				
		Unimproved Pro	operty Disclosure Adder	ndum/Amendment (UPDA)	John W. Wywo Seller(s)
For	rm 7083. I	Revised 10/19.			/ /	Clothin W. allins
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Seller's Real Estate Disclosure Statement for Unimproved Property Described As: Address: 3883 N. Robin Hood Drive

Legal (the Property): Lot 1 Block 5 Enchanted Forest

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The foregoing information is furnished to the best of my/our knowledge, after careful consideration of each of the questions. I/We understand that representations will be made to prospective buyers based on the foregoing information, and I/we authorize copies of this to be given to prospective buyers. I/We agree to hold harmless the Brokers and Licensees of Alaska Multiple Listing Service, Inc. from any claim that the foregoing information is incorrect.

7	Seller Signature(s)	
8 9	Seller 1: John W. Wayman, Sr	Date: Feb 13, 2022
10	Juli Wayman, Sr. V	
11	Seller 2:	Date:
12		
13	Seller 3:	Date:
14		
15		
16	Buver's Notice	e and Receipt of Copy
17		
18	Buver Awareness Notice: Buver is independently resp	ponsible for determining whether a person who has been con-
19		roperty that is the subject of the Buyer's potential real estate
20		g locations: Alaska State Trooper Posts, Municipal Police De-
21	partments, and on the State of Alaska, Department of P	ublic Safety Internet site: www.dps.state.ak.us.
22		
23		have been identified by Alaska law enforcement agencies as
24		or more information on this subject and to obtain a list of these
25	properties, go to http://www.dec.state.ak.us.	
26		이 사람은 것이 아파지 않는 것이 아파지 않는 것이 같이 많이
27		ponsible for determining whether, in the vicinity of the property
28	that is the subject of the transferee's potential real estat	te transaction, there is an agricultural facility or agricultural op-
29	eration that might produce odor, tumes, dust, blowing s	snow, smoke, burning, vibrations, noise, insects, rodents, the
30 31	operation of machinery including aircrait, and other incoperations.	conveniences or discomforts as a result of lawful agricultural
32	operations.	
33	The Ruver is urged to inspect the property carefull	y and to have the property inspected by an expert. Buyer
34		of which the Seller may not have knowledge and that this
35		pects. Buyer also acknowledges that he/she has read and
36		e Seller or any licensee involved or participating in this
37	transaction.	
38		
39		
40	Buyer Signature(s)	
41		
42	Buyer 1:	Date:
43		
44	Buyer 2:	Date:
45		
16	Buyer 3:	Date:
		Date:

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Buyer(s)

John W. Wayman Sr