



SELLER'S PROPERTY CONDITION DISCLOSURE STATEMENT

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Property Address: 11 Longview Pl Morristown, NJ 07960

Seller: Brunner, Shawn P/Anita M

The purpose of this Disclosure Statement is to disclose, to the best of Seller's knowledge, the condition of the Property, as of the date set forth below. The Seller is aware that he or she is under an obligation to disclose any known material defects in the Property even if not addressed in this printed form. Seller alone is the source of all information contained in this form. All prospective buyers of the Property are cautioned to carefully inspect the Property and to carefully inspect the surrounding area for any off-site conditions that may adversely affect the Property. Moreover, this Disclosure Statement is not intended to be a substitute for prospective buyer's hiring of qualified experts to inspect the Property.

If your property consists of multiple units, systems and/or features, please provide complete answers on all such units, systems and/or features even if the question is phrased in the singular, such as if a duplex has multiple furnaces, water heaters and fireplaces.

OCCUPANCY

Yes No Unknown

[] [] []

1. Age of House, if known 1908

[x] [] []

2. Does the Seller currently occupy this property? If not, how long has it been since Seller occupied the property?

[x] [] []

3. What year did the seller buy the property? 2016
3a. Do you have in your possession the original or a copy of the deed evidencing your ownership of the property? If "yes," please attach a copy of it to this form.

ROOF

Yes No Unknown

[] [x] [x]

4. Age of roof

[] [x] [x]

5. Has roof been replaced or repaired since seller bought the property?

[] [x] [x]

6. Are you aware of any roof leaks?

7. Explain any "yes" answers that you give in this section:

ATTIC, BASEMENTS AND CRAWL SPACES (Complete only if applicable)

Yes No Unknown

[x] [] []

8. Does the property have one or more sump pumps?

[] [x] []

8a. Are there any problems with the operation of any sump pump?

[] [x] []

9. Are you aware of any water leakage, accumulation or dampness within the basement or crawl spaces or any other areas within any of the structures on the property?

[] [x] []

9a. Are you aware of the presence of any mold or similar natural substance within the basement or crawl spaces or any other areas within any of the structures on the property?

[] [x] []

10. Are you aware of any repairs or other attempts to control any water or dampness problem in the basement or crawl space? If "yes," describe the location, nature and date of the repairs:

[] [x] []

11. Are you aware of any cracks or bulges in the basement floor or foundation walls? If "yes," specify location.



- 51
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- 54
- 55
- 56 staircase pull down stairs crawl space with aid of ladder or other device
- 57 other _____
- 58 12. Are you aware of any restrictions on how the attic may be used as a result of the manner in which the attic or roof was constructed?
- 59 13. Is the attic or house ventilated by: a whole house fan? an attic fan?
- 60 13a. Are you aware of any problems with the operation of such a fan?
- 61 14. In what manner is access to the attic space provided?
- 62 15. Explain any "yes" answers that you give in this section:
- 63 #13 - attic does have two ventilation fans
- 64 #8 - Basement of garage has a french drain system

TERMITES/WOOD DESTROYING INSECTS, DRY ROT, PESTS

- | 63 | Yes | No | Unknown | |
|----|-------------------------------------|-------------------------------------|---------|--|
| 64 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 16. Are you aware of any termites/wood destroying insects, dry rot, or pests affecting the property? |
| 65 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 17. Are you aware of any damage to the property caused by termites/wood destroying insects, dry rot, or pests? |
| 66 | | | | 18. If "yes," has work been performed to repair the damage? |
| 67 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 19. Is your property under contract by a licensed pest control company? If "yes," state the name and address of the licensed pest control company: <u>Arkadia - Eco Pest Control</u> |
| 68 | <input checked="" type="checkbox"/> | <input type="checkbox"/> | | <u>477 State Route 10, Suite 102, Randolph, NJ 07869</u> |
| 69 | | | | 20. Are you aware of any termite/pest control inspections or treatments performed on the property in the past? |
| 70 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 21. Explain any "yes" answers that you give in this section: |
| 71 | | | | <u>#19 - seasonal maintenance for exterior bugs and mosquitos</u> |

STRUCTURAL ITEMS

- | 78 | Yes | No | Unknown | |
|----|--------------------------|-------------------------------------|---------|--|
| 79 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 22. Are you aware of any movement, shifting, or other problems with walls, floors, or foundations, including any restrictions on how any space, other than the attic or roof, may be used as a result of the manner in which it was constructed? |
| 80 | | | | 23. Are you aware if the property or any of the structures on it have ever been damaged by fire, smoke, wind or flood? |
| 81 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 24. Are you aware of any fire retardant plywood used in the construction? |
| 82 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 25. Are you aware of any current or past problems with driveways, walkways, patios, sinkholes, or retaining walls on the property? |
| 83 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 26. Are you aware of any present or past efforts made to repair any problems with the items in this section? |
| 84 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 27. Explain any "yes" answers that you give in this section. Please describe the location and nature of the problem. |
| 85 | | | | _____ |
| 86 | | | | _____ |

ADDITIONS/REMODELS

- | 95 | Yes | No | Unknown | |
|----|--------------------------|-------------------------------------|-------------------------------------|---|
| 96 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | | 28. Are you aware of any additions, structural changes or other alterations to the structures on the property made by any present or past owners? |
| 97 | | | | 29. Were the proper building permits and approvals obtained? Explain any "yes" answers you give in this section: |
| 98 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | _____ |
| 99 | | | | _____ |

PLUMBING, WATER AND SEWAGE

- | 104 | Yes | No | Unknown | |
|-----|--------------------------|--------------------------|---------|---|
| 105 | | | | 30. What is the source of your drinking water? |
| 106 | | | | <input checked="" type="checkbox"/> Public <input type="checkbox"/> Community System <input type="checkbox"/> Well on Property <input type="checkbox"/> Other (explain) _____ |
| 107 | <input type="checkbox"/> | <input type="checkbox"/> | | 31. If your drinking water source is not public, have you performed any tests on the water? If so, when? _____ |
| 108 | | | | Attach a copy of or describe the results. |

- 111 32. Does the wastewater from any clothes washer, dishwasher, or other appliance discharge to any
- 112 location other than the sewer, septic, or other system that services the rest of the property?
- 113 33. When was well installed? _____
- 114 Location of well? _____
- 115 34. Do you have a softener, filter, or other water purification system? Leased Owned
- 116 35. What is the type of sewage system?
- 117 Public Sewer Private Sewer Septic System Cesspool Other (explain): _____
- 118 36. If you answered "septic system," have you ever had the system inspected to confirm that it is a true
- 119 septic system and not a cesspool?
- 120 37. If Septic System, when was it installed? _____
- 121 Location? _____
- 122 38. When was the Septic System or Cesspool last cleaned and/or serviced? _____
- 123 39. Are you aware of any abandoned Septic Systems or Cesspools on your property?
- 124 39a. If "yes," is the closure in accordance with the municipality's ordinance? (explain):
- 125 _____
- 126 40. Are you aware of any leaks, backups, or other problems relating to any of the plumbing systems and
- 127 fixtures (including pipes, sinks, tubs and showers), or of any other water or sewage related problems?
- 128 If "yes," explain: _____
- 129 _____
- 130 41. Are you aware of any shut off, disconnected, or abandoned wells, underground water or sewage
- 131 tanks, or dry wells on the property?
- 132 42. Is either the private water or sewage system shared? If "yes," explain: _____
- 133 _____
- 134 43. Water Heater: Electric Fuel Oil Gas
- 135 Age of Water Heater _____
- 136 43a. Are you aware of any problems with the water heater?
- 137 44. Explain any "yes" answers that you give in this section:
- 138 _____
- 139 _____

HEATING AND AIR CONDITIONING

- 141 Yes No Unknown
- 142
- 143 45. Type of Air Conditioning:
- 144 Central one zone Central multiple zone Wall/Window Unit None
- 145 46. List any areas of the house that are not air conditioned:
- 146 basement
- 147 47. What is the age of Air Conditioning System? 2018
- 148 48. Type of heat: Electric Fuel Oil Natural Gas Propane Unheated Other
- 149 49. What is the type of heating system? (for example, forced air, hot water or base board, radiator, steam
- 150 heat) house - base board (natural gas); garage - radiant floor heat (fuel oil - BOTH are HOT WATER)
- 151 50. If it is a centralized heating system, is it one zone or multiple zones?
- 152 _____
- 153 51. Age of furnace _____ Date of last service: 2020
- 154 52. List any areas of the house that are not heated:
- 155 _____
- 156 53. Are you aware of any tanks on the property, either above or underground, used to store fuel or other
- 157 substances? **Above ground oil tank in basement of garage for Radiant Floor heat Furnace**
- 158 54. If tank is not in use, do you have a closure certificate?
- 159 55. Are you aware of any problems with any items in this section? If "yes," explain:
- 160 _____
- 161 _____

WOODBURNING STOVE OR FIREPLACE

- 162 Yes No Unknown
- 163
- 164 56. Do you have wood burning stove? fireplace? insert? other
- 165 56a. Is it presently usable?
- 166 57. If you have a fireplace, when was the flue last cleaned? November 2020
- 167 57a. Was the flue cleaned by a professional or non-professional? professional
- 168 58. Have you obtained any required permits for any such item?
- 169 59. Are you aware of any problems with any of these items? If "yes," please explain: _____
- 170 _____

171 **ELECTRICAL SYSTEM**

172 Yes No Unknown

- 173 60. What type of wiring is in this structure? Copper Aluminum Other Unknown
- 174 61. What amp service does the property have? 60 100 150 200 Other Unknown
- 175 62. Does it have 240 volt service? Which are present Circuit Breakers, Fuses or Both?
- 176 63. Are you aware of any additions to the original service?
- 177 If "yes," were the additions done by a licensed electrician? Name and address:
- 178 Atlantis Electrical Service - 71 Redbud Road Piscataway, NJ 08854
- 179 North Warren Electric - 32 Centerville Road Columbia, NJ 07832
- 180 64. If "yes," were proper building permits and approvals obtained?
- 181 65. Are you aware of any wall switches, light fixtures or electrical outlets in need of repair?
- 182 66. Explain any "yes" answers you give in this section:
- 183 Service was upgraded to a 200 Amp Panel by Atlantis Electrical Service in 2017. In 2019, the whole house
- 184 generator was completed by North Warren Electric

185
186 **LAND (SOILS, DRAINAGE AND BOUNDARIES)**

187 Yes No Unknown

- 188 67. Are you aware of any fill or expansive soil on the property?
- 189 68. Are you aware of any past or present mining operations in the area in which the property is located?
- 190 69. Is the property located in a flood hazard zone?
- 191 70. Are you aware of any drainage or flood problems affecting the property?
- 192 71. Are there any areas on the property which are designated as protected wetlands?
- 193 72. Are you aware of any encroachments, utility easements, boundary line disputes, or drainage or other easements affecting the property?
- 194 73. Are there any water retention basins on the property or the adjacent properties?
- 195 74. Are you aware if any part of the property is being claimed by the State of New Jersey as land presently or formerly covered by tidal water (Riparian claim or lease grant)? Explain:
- 196 _____
- 197 _____
- 198 _____
- 199 _____
- 200 75. Are you aware of any shared or common areas (for example, driveways, bridges, docks, walls, bulkheads, etc.) or maintenance agreements regarding the property?
- 201 76. Explain any "yes" answers to the preceding questions in this section:
- 202 _____
- 203 _____
- 204 _____
- 205 77. Do you have a survey of the property?

206
207 **ENVIRONMENTAL HAZARDS**

208 Yes No Unknown

- 209 78. Have you received any written notification from any public agency or private concern informing you that the property is adversely affected, or may be adversely affected, by a condition that exists on a property in the vicinity of this property? If "yes," attach a copy of any such notice currently in your possession.
- 210
- 211 78a. Are you aware of any condition that exists on any property in the vicinity which adversely affects, or has been identified as possibly adversely affecting, the quality or safety of the air, soil, water, and/or physical structures present on this property? If "yes," explain:
- 212 _____
- 213 _____
- 214 _____
- 215 _____
- 216 79. Are you aware of any underground storage tanks (UST) or toxic substances now or previously present on this property or adjacent property (structure or soil), such as polychlorinated biphenyl (PCB), solvents, hydraulic fluid, petro-chemicals, hazardous wastes, pesticides, chromium, thorium, lead or other hazardous substances in the soil? If "yes," explain:
- 217 _____
- 218 _____
- 219 _____
- 220 _____
- 221 _____
- 222 80. Are you aware if any underground storage tank has been tested? (Attach a copy of each test report or closure certificate if available).
- 223 _____
- 224 81. Are you aware if the property has been tested for the presence of any other toxic substances, such as lead-based paint, urea-formaldehyde foam insulation, asbestos-containing materials, or others? (Attach copy of each test report if available).
- 225 _____
- 226 _____
- 227 82. If "yes" to any of the above, explain:
- 228 _____
- 229 _____
- 230 _____

231 82a. If "yes" to any of the above, were any actions taken to correct the problem? Explain:
 232 _____
 233 _____

234 83. Is the property in a designated Airport Safety Zone?
 235

DEED RESTRICTIONS, SPECIAL DESIGNATIONS, HOMEOWNERS ASSOCIATION/CONDOMINIUMS AND CO-OPS

238 Yes No Unknown
 239 84. Are you aware if the property is subject to any deed restrictions or other limitations on how it may

240 be used due to its being situated within a designated historic district, or a protected area like the
 241 New Jersey Pinelands, or its being subject to similar legal authorities other than typical local zoning
 242 ordinances?

243 85. Is the property part of a condominium or other common interest ownership plan?

244 85a. If so, is the property subject to any covenants, conditions, or restrictions as a result of its being part
 245 of a condominium or other form of common interest ownership?

246 86. As the owner of the property, are you required to belong to a condominium association or homeowners
 247 association, or other similar organization or property owners?

248 86a. If so, what is the Association's name and telephone number?
 249 _____

250 86b. If so, are there any dues or assessments involved?
 251 If "yes," how much? _____

252 87. Are you aware of any defect, damage, or problem with any common elements or common areas that
 253 materially affects the property?

254 88. Are you aware of any condition or claim which may result in an increase in assessments or fees?

255 89. Since you purchased the property, have there been any changes to the rules or by-laws of the
 256 Association that impact the property?

257 90. Explain any "yes" answers you give in this section:
 258 _____
 259 _____

MISCELLANEOUS

261 Yes No Unknown
 262 91. Are you aware of any existing or threatened legal action affecting the property or any condominium

263 or homeowners association to which you, as an owner, belong?
 264 92. Are you aware of any violations of Federal, State or local laws or regulations relating to this property?

265 93. Are you aware of any zoning violations, encroachments on adjacent properties, non-conforming
 266 uses, or set-back violations relating to this property? If so, please state whether the condition is pre-
 267 existing non-conformance to present day zoning or a violation to zoning and/or land use laws.
 268 _____
 269 _____

270 94. Are you aware of any public improvement, condominium or homeowner association assessments
 271 against the property that remain unpaid? Are you aware of any violations of zoning, housing,
 272 building, safety or fire ordinances that remain uncorrected?

273 95. Are there mortgages, encumbrances or liens on this property?

274 95a. Are you aware of any reason, including a defect in title, that would prevent you from conveying
 275 clear title?

276 96. Are you aware of any material defects to the property, dwelling, or fixtures which are not disclosed
 277 elsewhere on this form? (A defect is "material," if a reasonable person would attach importance
 278 to its existence or non-existence in deciding whether or how to proceed in the transaction.) If
 279 "yes," explain: _____
 280 _____

281 97. Other than water and sewer charges, utility and cable tv fees, your local property taxes, any special
 282 assessments and any association dues or membership fees, are there any other fees that you pay on
 283 an ongoing basis with respect to this property, such as garbage collection fees?
 284

285 98. Explain any other "yes" answers you give in this section: #95 -
 286 **Mortgage** _____
 287 _____

288
 289
 290

291 **RADON GAS** Instructions to Owners

292 By law (N.J.S.A. 26:2D-73), a property owner who has had his or her property tested or treated for radon gas may require that information
293 about such testing and treatment be kept confidential until the time that the owner and a buyer enter into a contract of sale, at which time
294 a copy of the test results and evidence of any subsequent mitigation or treatment shall be provided to the buyer. The law also provides that
295 owners may waive, in writing, this right of confidentiality. As the owner(s) of this property, do you wish to waive this right?

296 Yes No SPB AMB
297 _____
298 (Initials) (Initials)
299

300 If you responded "yes," answer the following questions. If you responded "no," proceed to the next section.

301
302 Yes No Unknown
303 99. Are you aware if the property has been tested for radon gas? (Attach a copy of each test report if
304 available.)
305 100. Are you aware if the property has been treated in an effort to mitigate the presence of radon gas?
306 (If "yes," attach a copy of any evidence of such mitigation or treatment.)
307 101. Is radon remediation equipment now present in the property?
308 101a. If "yes," is such equipment in good working order?
309
310

311 **MAJOR APPLIANCES AND OTHER ITEMS**

312 The terms of any final contract executed by the seller shall be controlling as to what appliances or other items, if any, shall be included
313 in the sale of the property. Which of the following items are present in the property? (For items that are not present, indicate "not
314 applicable.")
315

316 Yes No Unknown N/A
317 102. Electric Garage Door Opener
318 102a. If "yes," are they reversible? Number of Transmitters 3
319 103. Smoke Detectors
320 Battery Electric Both How many 4
321 Carbon Monoxide Detectors How many 1
322 Location smoke: dining room, upstairs hallway, basement, garage ; carbon monoxide: upstairs hallway
323 104. With regard to the above items, are you aware that any item is not in working order?
324 104a. If "yes," identify each item that is not in working order or defective and explain the nature
325 of the problem: _____
326 _____
327
328 105. In-ground pool Above-ground pool Pool Heater Spa/Hot Tub
329 105a. Were proper permits and approvals obtained?
330 105b. Are you aware of any leaks or other defects with the filter or the walls or other structural or
331 mechanical components of the pool or spa/hot tub?
332 105c. If an in-ground pool, are you aware of any water seeping behind the walls of the pool?
333 106. Indicate which of the following may be included in the sale? (Indicate Y for yes N for no.)
334 Refrigerator
335 Range
336 Microwave Oven
337 Dishwasher
338 Trash Compactor
339 Garbage Disposal
340 In-Ground Sprinkler System
341 Central Vacuum System
342 Security System
343 Washer
344 Dryer
345 Intercom
346 Other
347 107. Of those that may be included, is each in working order?
348 If "no," identify each item not in working order, explain the nature of the problem:
349 _____
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SOLAR PANEL SYSTEMS

By completing this section, Seller certifies that the Property is serviced by a Solar Panel System, which means a system of solar panels designed to absorb the sun's energy for generating electricity or heating, any and all inverters, net meters, roof supports and any other equipment used to connect the Solar Panels (collectively, the "Solar Panel System"). This information is used, among other purposes, to prepare a Disclosure Statement to be affixed to and made a part of a contract of sale for the Property.

Yes No Unknown

- 108. When was the Solar Panel System Installed? _____
- 109. Are SRECs generated by the Solar Panel System?
- 109a. If SRECs are generated, when do the SRECs expire? _____
- 110. Is there any storage equipment on the Property for the Solar Panel System?
- 111. Are you aware of any liens or other claims against any component of the Solar Panel System? If yes, explain: _____

112. Choose one of the following options:

- 112a. The Solar Panel System is financed by a loan, lease agreement or other type of financing arrangement which requires me/us to make payments to a Solar Panel System provider in order to acquire ownership of the Solar Panel System ("PPA")? If yes, proceed to **Section A** below.
- 112b. The Solar Panel System is the subject of a lease? If yes, proceed to **Section B** below.
- 112c. I/we own the Solar Panel System. If yes, proceed to **Section C** below. If no, answer any further questions.

SECTION A - THE SOLAR PANEL SYSTEM IS SUBJECT TO A PPA

- 113. What is the current payment amount? \$ _____
- 114. What is the frequency of the periodic payments (check one)? Monthly Quarterly
- 115. What is the term of the PPA, which is when you will become the owner of the Solar Panel System? _____ ("PPA Expiration Date")
- 116. Is there a payment that will become due on or before the PPA Expiration Date?
- 117. If yes, what is the amount? \$ _____

Choose one of the following three options:

- 118a. I/we will assume my/our obligations under the PPA at Closing.
- 118b. I/we will pay off or otherwise obtain cancellation of the PPA as of the Closing so that the Solar Panel System can be included in the sale free and clear.
- 118c. I/we will remove the Solar Panel System from the Property and pay off or otherwise obtain cancellation of the PPA as of the Closing.

SECTION B - THE SOLAR PANEL SYSTEM IS SUBJECT TO A LEASE

- 119. What is the current periodic lease payment amount? \$ _____
- 120. What is the frequency of the periodic lease payments (check one)? Monthly Quarterly
- 121. What is the expiration date of the lease? _____

122. Choose one of the following two options:

- 122a. Buyer will assume our obligations under the lease at Closing.
- 122b. I/we will obtain an early termination of the lease and will remove the Solar Panel System prior to Closing.

ACKNOWLEDGMENT OF SELLER

The undersigned Seller affirms that the information set forth in this Disclosure Statement is accurate and complete to the best of Seller's knowledge, but is not a warranty as to the condition of the Property. Seller hereby authorizes the real estate brokerage firm representing or assisting the seller to provide this Disclosure Statement to all prospective buyers of the Property, and to other real estate agents. Seller alone is the source of all information contained in this statement. If the Seller relied upon any credible representations of another, the Seller should state the name(s) of the person(s) who made the representation(s) and describe the information that was relied upon.

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7-7-2021

SELLER

DATE



7-7-2021

SELLER

DATE

SELLER

DATE

SELLER

DATE

EXECUTOR, ADMINISTRATOR, TRUSTEE

(If applicable) The undersigned has never occupied the property and lacks the personal knowledge necessary to complete this Disclosure Statement.

DATE

DATE

RECEIPT AND ACKNOWLEDGMENT BY PROSPECTIVE BUYER

The undersigned Prospective Buyer acknowledges receipt of this Disclosure Statement prior to signing a Contract of Sale pertaining to this Property. Prospective Buyer acknowledges that this Disclosure Statement is not a warranty by Seller and that it is Prospective Buyer's responsibility to satisfy himself or herself as to the condition of the Property. Prospective Buyer acknowledges that the Property may be inspected by qualified professionals, at Prospective Buyer's expense, to determine the actual condition of the Property. Prospective Buyer further acknowledges that this form is intended to provide information relating to the condition of the land, structures, major systems and amenities, if any, included in the sale. This form does not address local conditions which may affect a purchaser's use and enjoyment of the property such as noise, odors, traffic volume, etc. Prospective Buyer acknowledges that they may independently investigate such local conditions before entering into a binding contract to purchase the property. Prospective Buyer acknowledges that he or she understands that the visual inspection performed by the Seller's real estate broker/broker-salesperson/salesperson does not constitute a professional home inspection as performed by a licensed home inspector.

PROSPECTIVE BUYER

DATE

PROSPECTIVE BUYER

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PROSPECTIVE BUYER

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PROSPECTIVE BUYER

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ACKNOWLEDGMENT OF REAL ESTATE BROKER/BROKER-SALESPERSON/SALESPERSON

The undersigned Seller's real estate broker/broker-salesperson/salesperson acknowledges receipt of the Property Disclosure Statement form and that the information contained in the form was provided by the Seller.

The Seller's real estate broker/broker-salesperson/salesperson also confirms that he or she visually inspected the property with reasonable diligence to ascertain the accuracy of the information disclosed by the seller, prior to providing a copy of the property disclosure statement to the buyer.

The Prospective Buyer's real estate broker/broker-salesperson/salesperson also acknowledges receipt of the Property Disclosure Statement form for the purpose of providing it to the Prospective Buyer.

DocuSigned by:
Sue Adler

42E1237DEAEF457...

SELLER'S REAL ESTATE BROKER/
BROKER-SALESPERSON/SALESPERSON:

DATE

PROSPECTIVE BUYER'S REAL ESTATE BROKER/
BROKER-SALESPERSON/SALESPERSON:

DATE

ADDITIONAL DISCLOSURE re: 11 Longview Pl Morristown, NJ 07960

The following items are to be INCLUDED in the sale:
Swingset - 2018; Garage AC Window Unit - 2020

The following items are to be EXCLUDED from the sale:
Swivel TV Mount and TV - Master bedroom; Swivel TV Mount and TV - Family Room

The following items are to convey in strictly AS-IS condition:
Window in Family Room; Window in Garage

Acknowledged by:

Seller:  7-7-2021 Buyer: _____
(date) (date)

Seller:  7-7-2021 Buyer: _____
(date) (date)



Comprelli Equipment & Service, Inc.

C.E.S. Fence Inc.
 5D Great Meadow Lane
 East Hanover, NJ 07936

Phone # 973-428-8687

Fax # 973-884-4867

E-mail sales@cesfence.com
www.cesfence.com

Invoice

Date	Invoice #
10/9/2019	1910797

Bill To
Brunner,Sean 11 LongView Pl Morristown, NJ 07960

Ship To
Brunner,Sean 11 LongView Pl Morristown, NJ 07960

P.O. No.	Terms	Job Date

Description	Qty	Rate	Amount
Job# 25705363 Job Description: Service gates - ensure gates are not mis-aligned, adjust brackets and limit switches along with check systems operation. Oil/Lubricate joints. Assigned Techs: Jason Kieber, Mike Alfano Completion Notes: readjusted limits, and greased moving parts Minimum dispatch charge for services requested via call for the gate maintenance service.	1	285.00	285.00T

All work is complete!	Subtotal	\$285.00
	Sales Tax (6.625%)	\$18.88
	Total	\$303.88
	Payments/Credits	\$0.00
	Balance Due	\$303.88



Work Order 10941246

1 PRINCE RD
WHIPPANY, NJ 07981-2100
Phone: 800-545-1020
Fax: 973-887-2218

Date called in: 6/1/20
CSR: MARY
AcctNo: 262951
Work Type: 050 GENERATOR MAINTENANC
Terms : COD
Cust PO :

Service Address:

MS. ANITA BRUNNER
11 LONGVIEW PL
MORRISTOWN, NJ 07960-3715

Billing Account:

MS. ANITA BRUNNER
11 LONGVIEW PL
MORRISTOWN, NJ 07960-3715

Date Sched :	Technician :
6/12/2020	JAMES - 630

ItemNo	Desc	Qty	Price	Extended
MP-GOLD	Maintenance Plan- Gold- 1 22 KW GEN	1.00	303.00	303.00
PMVISIT-GOLD	Maintenance Visit- Gold	1.00	0.00	0.00
DATA	GET ALL EQUIPMENT DATA	1.00	0.00	0.00
GEN-PLENUMINSPI	Generac Plenum Saftey Inspect	1.00	0.00	0.00
	Generac Plenum Saftey Inspection- FREE SINCE DONE TOGETHER WITH PM VISIT			
C19	NO COVID-19 SAFE TO ENTER- WEAR A MASK, GLOVES AND BOOTIES & MAINTAIN SOCIAL DISTANCE.	1.00	0.00	0.00
RCC	OFFICE TO RUN CREDIT CARD FOR CURRENT PAYMENT. SEE CREDIT CARD ON FILE.	1.00	0.00	0.00
GENERATORMAINT	GENERATOR MAINTENANCE	1.00	0.00	0.00
410	CHANGED OIL & OIL FILTER	1.00	0.00	0.00
411	REPLACED/GAPPED SPARK PLUGS	1.00	0.00	0.00
412	REPLACED AIR FILTER	1.00	0.00	0.00
209	TIGHTENED ELECTRICAL CONNECT.	1.00	0.00	0.00
414	SECURED MOLEX PLUGS ON CONTRL	1.00	0.00	0.00
415	CHECKED BATTERY AGE/VOLTS	1.00	0.00	0.00
417	CHECKED VOLTAGE OUTPUT	1.00	0.00	0.00
418	CHECKED FREQUENCY OUTPUT	1.00	0.00	0.00
419	RESET MAINT. REMINDER	1.00	0.00	0.00
4131	FUEL PLENUM INSPECTION	1.00	0.00	0.00
GEN-J5768	SM KIT 999 20KW 5W30 SYN OIL CAN ALSO USE G36-613 (ROUND AF) OR G36-624 (EVOLUTION AF)	1.00	0.00	0.00
GEN-OJ8478	EVOLUTION AIR FILTER 14-20	1.00	0.00	0.00

<u>Payments on this Order</u>				
<u>Date</u>	<u>Amount</u>	<u>Type</u>	<u>Document#</u>	<u>Reference</u>

Sub Total: 303.00
Sales Tax: 20.07
Order Total: 323.07
Payments: \$0.00

Total Amount Due: \$323.07



Service Agreement Quote

1 PRINCE RD
WHIPPANY, NJ 07981-2100
800-545-1020 /Fax: 973-887-2218
www.airgroupllc.com

Quote: Q253173
Date: 7/12/21
Account #: 262951
Plan Type: GOLD
Payment due: Upon Receipt

Bill To:
MS. ANITA BRUNNER
11 LONGVIEW PL
MORRISTOWN, NJ 07960-3715

Location Address:
MS. ANITA BRUNNER
11 LONGVIEW PL
MORRISTOWN, NJ 07960-3715

Description	Qty	Price	Extended
--- BOILER MAINTENANCE PLAN	1.00	199.00	199.00
--- HEAT PUMP MAINTENANCE	1.00	430.00	430.00
--- HEAT PUMP MAINTENANCE	1.00	360.00	360.00
--- NOTE-YOUR MAINTENANCE PLAN IS VALID UNTIL 4/30/2022	1.00	0.00	0.00

Gold Plan Benefits

- Includes a Master system tune-up.
- 50 % off diagnostic fees.
- 15 % off repairs.
- Extended business hours.
- \$50 per year in Loyalty Credits. These can be applied towards the purchase of new heating, cooling, or indoor air quality products.
*** Heating and Cooling Combo Plans only ***

Total before tax: \$989.00

NJ Sales Tax: \$65.52

Grand Total: \$1,054.52

Monthly Payments on your Amex, Visa, or Mastercard \$87.88



Quote No: Q253173
Acct No: 262951
Amount Due: **\$1,054.52**

Payment Type: Check Visa
 Amex Master Card

Credit Card #: _____
Exp. Date: _____ CVV: _____
Name on Card: _____

MS. ANITA BRUNNER
11 LONGVIEW PL
MORRISTOWN, NJ 07960-3715

Amount Paid \$

Thank you

NED STEVENS YEARLY MAINTENANCE PLAN



(800) 542-0267

Fax# (973) 227-3700

Monday - Thursday 6am to 8pm

Friday - Saturday 6am to 5pm

Sunday 8am to 4pm

www.nedstevens.com NJHICRA# 13VH01740800

11 Daniel Rd East, Fairfield, NJ 07004

Brunner

11 Longview Place

Morris Township, NJ 07960

We are proud to enclose your Ned Stevens Service Plan with Gutter Protection

Thank you for choosing Ned Stevens! We have attached the service plan you recently purchased.

As we also discussed, this service plan includes our optional Gutter Protection Program, where, for a low fee, we will repair or replace your existing gutters should they incur damage at any time during the life of your service plan. Based on the increasing frequency and intensity of storms, as well the fact that insurance policy deductibles often prevent insurance coverage for gutter damage, our Gutter Protection Program is the best way to provide you the peace of mind that you deserve. Of course, the Gutter Protection Program has some simple terms and conditions, and we have listed them below for your review.

You have also enrolled in Auto Renew, so your plan will renew automatically when it expires at the same cost without a phone call.

As always, we remain available to you 7 days a week if you have any questions.

Thank you again for choosing Ned Stevens and have a great day!

Sincerely,

Ned Stevens Gutter Cleaning

Gutter Protection terms and conditions:

Gutter Protection involves the installation of .032 gauge, seamless aluminum "K-style" gutters with hidden hangers. Gutter Protection does not apply to copper gutters, half round gutters, built-in gutters or strap hung gutters. Fascia board, fascia cover, round leaders, flashing or other non-gutter repairs are separate charges. Gutter Protection does not apply to any problems which existed prior to your purchase of Gutter Protection. Ned Stevens has the exclusive right to refuse or delay installation for any reason, including safety, weather conditions, or other factors which make service impossible or impractical. If Gutter Protection services cannot be performed, the customer will receive a refund for Gutter Protection paid. If services can be performed, the Gutter Protection cost is non-refundable. In the event you cancel your service plan after you have received any services covered by the Gutter Protection program, you will be billed and your credit card will be charged the retail cost for services rendered.

NED STEVENS YEARLY MAINTENANCE PLAN



(800) 542-0267
 Fax# (973) 227-3700
 Monday - Thursday 6am to 8pm
 Friday - Saturday 6am to 5pm
 Sunday 8am to 4pm
 www.nedstevens.com

11 Daniel Rd East, Fairfield, NJ 07004

Brunner
11 Longview Place
Morris Township, NJ 07960

WORK SITE :
11 Longview Place
Morris Township, NJ 07960

Your Cleaning Schedule

	Your Selection
Week Of 08/20/2019	<input checked="" type="checkbox"/>
Week Of 10/20/2019	<input type="checkbox"/>
Week Of 11/15/2019	<input type="checkbox"/>
Week Of 12/15/2019	<input type="checkbox"/>
Week Of 03/20/2020	<input type="checkbox"/>
Week Of 06/10/2020	<input type="checkbox"/>

All service plan customers receive **free priority service** over non-service plan customers, **10% off all other Ned Stevens services**, and **free next day emergency service** (not including November/December).

The service dates listed are **approximate** dates only. We follow debris, not dates. In the spring and late fall, we will automatically appear any time after 80% of the debris has fallen.

If your service plan is cancelled after you received free emergency service, Ned Stevens reserves the right to charge your credit card \$150.00 as payment for your emergency service.

Ned Stevens reserves the right to cancel this service plan at any time due to safety issues, insufficiency of price, or any other circumstances that prevent or complicate performance.

* Retail Cost With Gutter Protection (Tax Incl.) : \$959.64*

* By making payment including Gutter Protection cost, you agree to the terms and conditions listed on the cover letter of this plan.

Keep the above portion for your records and return the section below

NJHICRA Reg# 13VH09522300

Payment Options: Check Enclosed

Credit Card# _____

PAID

Accepted _____

Site ID : 1497700

This plan is enrolled in Auto Renew!

Week Of 08/20/2019	* Retail Cost With Gutter Protection :	\$900.00*
Week Of 10/20/2019		
Week Of 11/15/2019	Tax :	\$59.64*
Week Of 12/15/2019		
Week Of 03/20/2020	Payment Received :	\$959.64
Week Of 06/10/2020	Total Cost :	\$.00*

* By making payment including Gutter Protection cost, you agree to the terms and conditions listed on the cover letter of this plan.

Ojeda Landscaping General construction (LLC.)

Lawn sprinklers

All types of Masonry work
Free Estimates-full Insured
Cell 973-530-8692

Tuesday December 22, 2020

A.B.O. Sincerely Charly Ojeda
228 Park Ave
Orange NJ 07050
Gmail: charlyojeda36.lo@gmail.com

Bill send to

Mr. Shawn Brunner
11 Longview Place
Morristown NJ 07969
Gmail: irishman8399@yahoo.com
Cell: 570-460-3443

We hereby submit specifications:

(Trimming of shrubs- spring clean-up- shrubs removal- weed killer- fertilizer
Interlock pavers- keystone wall- grub control- top soil- mulching
Planting lime sod seed – fall clean up
Gutter clean and install =fences install –grind stomps-tree service
Power washing- steps- curbs- Belgian blocks-landscaping lights
Christmas lights decoration
SPRINKLERS INSTALL AND SERVICING ...)

NOTE!

Please make the check for: Ojeda landscaping

Due from last bill \$: 00.00

We are sending to do fall cleaning on the month of November	\$ 400.00
To do one-time extra cleaning on December	\$ 80.00
Also, to do sprinklers winterizing	\$ 100.00
Finally, to apply lawn fertilizer on late fall	\$ 100.00

Tax: 7% \$: 47.60

SUBTOTAL TOTAL: 727.60

We did receive the last payment with the check # 537 Date: 11/05/2020 \$ 2,043.70
this check covers up to October, 2020

Please review us! on **FACE BOOK** as

A.B.O Lawn Sprinklers Complete Landscaping& General Construction

Ojeda Landscaping General construction (LLC.)

Lawn sprinklers

All types of Masonry work
Free Estimates-full Insured
Cell 973-530-8692

Monday May 31, 2021

Charly Ojeda
228 Park Ave
Orange NJ 07050
Gmail: charlyojeda36.io@gmail.com

Bill sends to

Mr. Shawn Brunner
11 Longview Place
Morristown NJ 07969
Gmail: irishman8399@yahoo.com
Cell: 570-460-3443

We hereby submit specifications:

(Trimming of shrubs- spring clean-up- shrubs removal- weed killer- fertilizer
Interlock pavers- keystone wall- grub control- top soil- mulching
Planting lime sod seed – fall clean up
Gutter clean and install =fences install –grind stomps-tree service
Power washing- steps- curbs- Belgian blocks-landscaping lights
Christmas lights decoration
SPRINKLERS INSTALL AND SERVICING ...)

NOTE!

Please make the check for: Ojeda landscaping
Mail the check at 235 North Day St. Orange NJ 07050

Due from last bill \$: 00.00

We are sending to do spring clean-up	\$ 380.00
To cut the grass on the months of April and May	\$ 540.00
Also, to do sprinkler system opening and check-up includes, replace one rotor head and install properly some sprinkles heads	\$ 270.00
Finally, to applied 2 times lawn treatment 1 st an early spring 2 nd on late spring	\$ 200.00

Tax: 7% \$: 97.30

SUBTOTAL TOTAL: 1,487.30

We did receive the last payment with the check # 538 Date: 12/28/2020 \$ 727.60
this check covers up to December, 2020

Please review us! on **FACE BOOK** as

A.B.O Lawn Sprinklers Complete Landscaping& General Construction

Town & Country Pool Services, Inc.

40 Millbrook Road - New Vernon, NJ 07976

Tel. (973) 993-1621 Fax (973) 993-1456

Lic 13VH04857300

WWW.TANDCPOOLSNJ.COM

MEMBER



NATIONAL SPA & POOL INSTITUTE

POOL OPENING 2018

Name SHAWN BRUNNER Phone (Home) _____
 Street 11 LONGVIEW PLACE Phone (Business) _____
 Town & Zip MORRISTOWN NJ 07960 Phone (Cell) 570-460-3443
 E-mail Address irishman8399@yahoo.com

PLEASE SEE THE REVERSE SIDE OF THIS CONTRACT FOR CRITICAL INFORMATION.

SPRING REASSEMBLY CONTRACT

POOL OPENING*	\$295.00	SPA OPENING	
COMBO selected on prior Winter contract*	\$ -0-	- with pool filter system	\$106.00
INITIAL POOL VACUUMING	\$75.00 / 1st Hour	- with separate filter system	\$131.00
COVER REMOVAL	Mesh \$106.00 / Solid \$131.00		

*This does not include the cost of cover removal, vacuuming or chemicals

PLEASE CHECK ADDITIONAL SERVICES REQUESTED

- WEEKLY CLEANING SERVICE \$78.00 / week (for 20 x 40 pool) starting at \$85.00 / week for larger pools (For larger pools please call for an estimate) (We can also work on an every-other-week schedule - See reverse for Disclaimer)
- CHECK AND BALANCE VISIT ONLY \$50.00 a visit
- CLEAN HEATER - \$120.00 per heater
- PRESSURE WASHING SERVICE - Please call for an appointment for an estimate

ALL OF THE ABOVE PRICES WILL GO INTO EFFECT APRIL 1, 2018

SELECTION OF OPENING WEEK: 1st week Choice May 14th 2nd week Choice May 21st
 This is on a first come first served basis

A DEPOSIT OF \$100.00 MUST BE SENT WITH THIS CONTRACT TO SECURE YOUR DATE SELECTION

METHOD OF PAYMENT: (Please circle one)

Cash / Check / MasterCard / Visa / American Express / Diners Club / Discover

Card number 4154 1775 7485 6359 Exp. Date 6/21 CVV code 011

Name as it appears on the card SHAWN BRUNNER

PLEASE COMPLETE & SIGN THIS CONTRACT & RETURN IT TO THIS OFFICE ALONG WITH YOUR DEPOSIT

Our workers are fully covered by Workmen's Compensation Insurance.
Acceptance of proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Richard A. Mowbray
 Richard A. Mowbray
 Town & Country Pool Services

Date 3/1/18 Customer Signature [Signature]

5/24

PLEASE NOTE:

We are unable to provide service without a completed and signed contract.

Town & Country Pool Services, Inc.

40 Millbrook Road - New Vernon, NJ 07976

Tel. (973) 993-1621 Fax (973) 993-1456

Lic 13VH04857300

WWW.TANDCPOOLS.NJ.COM

EMAIL: TOWNANDCOUNTRYPOOLSERVICE@YAHOO.COM

MEMBER



NATIONAL SPA & POOL INSTITUTE

RECEIVED MAR 09 2021

POOL OPENING

Name Shawn Brunner Phone (Home) _____
Street 11 Longview Pl Phone (Cell) 570-460-3443
Town & Zip Morristown NJ 07960
E-mail Address irishman8399@yahoo.com

PLEASE SEE THE REVERSE SIDE OF THIS CONTRACT FOR CRITICAL INFORMATION.

SPRING REASSEMBLY CONTRACT

POOL OPENING*	\$325.00	SPA OPENING	\$130.00
COMBO selected on prior Winter contract*	\$ -0-	COVER REMOVAL Mesh	\$110.00 / Solid \$135.00

*This does not include the cost of cover removal or chemicals. Pools requiring longer than 2 hours will be billed for extra time.

PLEASE CHECK ADDITIONAL SERVICES REQUESTED

- WEEKLY CLEANING SERVICE \$80.00 per week for a 20 x 40 pool. Starting at \$88.00 per week for larger pools. (For larger pools please call for an estimate) (We can also work on an every-other-week schedule - See reverse for Disclaimer)
- CHECK AND BALANCE VISIT ONLY \$50.00 a visit
- CLEAN HEATER - Recommended - \$120.00 per heater
- PRESSURE WASHING SERVICE - Please call for an appointment for an estimate

ALL OF THE ABOVE PRICES WILL GO INTO EFFECT APRIL 1

SELECTION OF OPENING WEEK: 1st week Choice May 3rd 2nd week Choice May 10th
This is on a first come first served basis. Your day could be any day during this week.

A DEPOSIT OF \$100.00 MUST BE SENT WITH THIS CONTRACT TO SECURE YOUR DATE SELECTION

METHOD OF PAYMENT: (Please circle one)

Cash / Check / MasterCard / Visa / American Express / Diners Club / Discover

auth # 012437

Card number 4147 0983 8531 0305 Exp. Date 8-23 CWV code 875

Name as it appears on the card Shawn Brunner

PLEASE COMPLETE & SIGN THIS CONTRACT & RETURN IT TO THIS OFFICE ALONG WITH YOUR DEPOSIT

Our workers are fully covered by Workmen's Compensation Insurance.
Acceptance of proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Richard A. Mowbray
Richard A. Mowbray
Town & Country Pool Services

Date 3/5/21 Customer Signature [Signature]

PLEASE NOTE:
We are unable to provide service without a completed and signed contract.

Town & Country Pool Services

40 Millbrook Road – New Vernon, NJ 07976
Tel. (973) 993-1621 Fax (973) 993-1456
Lic 13VH04857300
website: WWW.TANDCPOOLS.NJ.COM
email: townandcountrypoolservice@yahoo.com

MEMBER



RECEIVED AUG 24 2020

POOL CLOSING

Name Shawn Brunner Phone (Home) _____
 Street 11 Longview Pl Phone (Cell) 570-460-3443
 Town & Zip Morristown NJ 07960 Which # would you prefer we use to contact you? Please check one.
 E-mail Address irishman8399@yahoo.com

PLEASE SEE THE REVERSE SIDE OF THIS CONTRACT FOR CRITICAL INFORMATION.

WINTERIZATION - SPRING REASSEMBLY PLEASE CHECK SERVICES REQUESTED:

WINTERIZATION & SPRING REASSEMBLY COMBINATION CONTRACT \$630.00
 (This is available for standard sized pools ONLY – 20x40, or smaller.)

Winterization only: \$355.00
 Spring Reassembly only: \$325.00
 TOTAL: \$680.00
 Winter/Spring Combo: \$630.00
SAVINGS: \$ 50.00

NOTE:
The "COMBO" discount of \$50.00 will be forfeited if the customer's bill is not paid in a timely manner, i.e., within 2 months of the closing date.

WINTERIZATION ONLY \$355.00
 SPA: WINTERIZATION \$130.00

Note: The above does not include cover handling or chemicals

WINTER CHEMICAL KIT / Most pools require 2 kits. \$ 94.00
 COVER INSTALLATION SERVICE MESH COVER - \$110.00 SOLID COVER - \$135.00

ALL OF THE ABOVE PRICES WILL GO INTO EFFECT AUGUST 1.

SELECTION OF CLOSING WEEK: 1st week Choice 9/21 2nd week Choice 9/28

This is on a first come first served basis

A DEPOSIT MUST BE SENT WITH THIS CONTRACT: \$150.00 for a winterization only. \$250.00 for the combination.

METHOD OF PAYMENT: (Please circle one)

Cash / Check / Master Card / Visa / American Express / Diners Club / Discover

Card number 4147 0994 8728 4240 Exp. Date 8/23 CVW code 537

Name as it appears on card. Shawn Brunner

auth 06/16/20 ✓

PLEASE COMPLETE & SIGN THIS CONTRACT & RETURN IT TO THIS OFFICE ALONG WITH YOUR DEPOSIT

Our workers are fully covered by Workmen's Compensation Insurance
Acceptance of proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Authorized Signature Richard A. Mowbray
 Richard A. Mowbray
 TOWN & COUNTRY POOL SERVICES

Date 8/19/20 Customer Signature [Signature]

INVOICE



ANITA BRUNNER
11 Longview Pl
MORRISTOWN, NJ 07860

Arkadia - Eco Pest Control

22 US Highway 46
Hackettstown, New Jersey 07840

Phone: (888) 979-1170
Email: info@arkadiapest.com
Web: www.ArkadiaPest.com

Payment Terms	Due upon receipt
Invoice #	000147
Date	07/14/2021
Business / Tax #	27-2386701

Description

Total

Eco-Life PREMIER (Home Protection Plan)

\$0.00

DATES SERVICED: 9/23/16 - PRESENT (2021)

\$99.99/MONTHLY

Annual Spring and Fall exterior service included.
Monthly Tick & Mosquito lawn spray included (April - October)

Eco-Life PREMIER home protection plan covers the following pests:

Ants, Cave Crickets, Centipedes, Clover Mites, Crickets, Drain Flies, Earwigs, Firebrats, Grain Beetles, Grasshoppers, Ground Beetles, Hornets, Indian Meal Moths, Mice, Millipedes, Mud Daubers, Pantry Moths, Pavement Ants, Pill Bugs, Roaches, Silverfish, Spiders, Spider Mites, Sugar Ants, Rats, Wasps, Wolf Spiders, and Yellow Jackets. PLUS: Carpenter Ants, Carpenter Bees, Miner Bees, Stink Bugs, and Springtails. PREMIER: Bed Bugs, Mosquitoes, and Ticks. Termite coverage is optional and can be purchased along with a Hex-Pro termite monitoring system installation.

Plus 15% Discount on All Other Services offered by Arkadia including Gutter Cleaning, Power Washing, Insulation Removal & Installation, Wildlife Control, Rodent Exclusion, and Sanitation.

Subtotal	\$0.00
NJ Sales Tax	\$0.00
Total	\$0.00

Notes:

CURRENT SERVICE - FOR SALE OF HOME

Account Terms & Conditions:

Customer agrees to pay the full service charge to inspect or treat areas requiring treatment at the time of inspection and service. Customer shall be liable for all materials and equipment on their property. Arkadia – Eco Pest Control shall not be responsible or held liable for any errors, delays, or damages to structures, humans, or pets. Arkadia – Eco Pest Control's liability is limited to the purchase price of this contract. Arkadia – Eco Pest Control is not responsible and cannot be held liable for structural damage or fire damage to your home or place of business caused by wood-destroying insects, rodents, insects, pests, animals, or other wildlife. Customer agrees to perform or remedy any wood-damage repair, wood replacement, and/or other site conditions recommended by Arkadia – Eco Pest Control and/or damages caused by insect, rodent, or wildlife.

All insect, rodent, and/or wildlife services and treatments provided by Arkadia – Eco Pest Control does not guarantee total elimination of pest species in or around your home, but seeks to control the local pest population. Arkadia – Eco Pest Control's insect, rodent, and wildlife treatments and services do not guarantee that person(s) inside or outside your home and/or household will not contract any disease or sickness associated to insect, rodent, and/or wildlife transmission and Arkadia – Eco Pest Control is not liable for such claims or damages.

If a customer requests a service for a pest treatment or other service offered by Arkadia – Eco Pest Control that is not covered under this program, customer has the option of paying for the new service to be performed in full. The price of this service will depend upon the pest in need of treatment or other service requested and the severity of the infestation in question. Customer agrees to pay the monthly charge outlined on this form (if applicable) plus NJ state sales tax each month hereafter for a minimum of 12 consecutive months for Eco-Protect, Eco-Protect PLUS, and Eco-Life PREMIER Home Protection Plans (or the number of months outlined on this form for customers signed up for our Lawn-Zone plan) from the date of this contract and each following month thereafter until customer discontinues contract by contacting Arkadia – Eco Pest Control directly via phone or mail. If customer cancels contract prematurely, before 12 months of service, or other stipulated months of service, 50% of remaining balance is due upon cancellation.

Consumer Information Notice: As of November 19, 2001, the New Jersey DEP Pesticide Control Program instituted a new program that requires us to provide customers with information about the pesticides we will be using as part of the pest control program for your property. A Consumer Information Notice as well as any requested Material Data Safety Sheets will be supplied by Arkadia – Eco Pest Control upon services rendered.

Warranty Information:

Warranties are often given by Arkadia - Eco Pest Control to clients for services performed. All warranties are subject to change and are outlined in proposals and invoices as to what is covered and what is not covered under the warranty. Please see your proposal and/or invoice for complete details.

Warranty - Full Home Exclusion: Most of our "mechanical" work, such as exclusion work, comes with a limited warranty of One Year. Limited-Warranty Information: No "covered" animals shall enter areas of structure where exclusion work is performed by this company. If "covered" animal(s) enter exclusion work provided by this company, company will service and secure exclusion work at no additional charge to client if incident occurs during warranty coverage. A renewal cost of \$275.00 (subject to increase annually) will be available to client to extend this warranty on an annual basis. Warranty will be null and void on areas of exclusion work performed by this company if said work is disturbed or removed by an outside contractor or the owner of the structure.

Expectations:

Wildlife, like anything else in nature, can be highly unpredictable. When working with wild

animals, we have learned to 'expect the unexpected'. We ask that all clients practice patience as we work diligently and professionally to evict the resident wildlife currently occupying your structure. Our main goal is to "safely" evict, exclude, and prevent wildlife from residing in unwanted areas. In order to successfully achieve this goal, we must practice legal, safe, and sound wildlife principles and procedures at all times with no exceptions. These standards must always be met and will not be compromised.

Structural Damage:

Animals residing in structures have been known to cause structural damage. This company is not responsible and will not and cannot be held liable by such claims related to structural damage caused by wildlife residing inside or outside your structure or property. This company is also not liable and not responsible for errors, delays, or damages. This company's liability is limited to the purchase of this contract. By signing the client acceptance page included in this inspection report, client agrees to these terms.

Disease Transmission & Health-Related Issues:

Wild animals and the feces and urine associated with them carry diseases, viruses, and other bacteria that are known to cause health-related issues to humans. This company is not responsible and cannot be held liable for humans or pets suffering harm from animal or rodent transmitted disease, viruses, bacteria, and others causing viral or disease transmission, infections, physical or mental harm, including death, and other health-related issues caused by coming into physical contact, non-physical contact, airborne, or otherwise with wildlife inside or outside of your home or structure and will not and cannot be held liable by such claims. By signing the client acceptance page included in this inspection report, client agrees to these terms. If you, a member of your family, pet, or other person in or around your structure is filling ill or is showing signs of illness, please see a physician immediately.

Drone Usage:

Our drones are deployed to allow company staff to inspect, monitor, and photograph hard to reach areas where wildlife activity may be present. All precautions will be taken to ensure that client privacy is not disturbed.

ANITA BRUNNER