



**DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT
AND/OR LEAD-BASED PAINT HAZARDS IN
PURCHASE AND SALE TRANSACTIONS
("LEAD-BASED PAINT EXHIBIT")
EXHIBIT " _____ "**



2025 Printing

This Exhibit pertains to that certain Property known as: 1085 Lake Dr., Lincolnton, Georgia 30817.

UNDER FEDERAL LAW, THIS EXHIBIT MUST BE SIGNED BY THE SELLER AND BUYER, AND THE BUYER PROVIDED WITH A COPY OF THE LEAD-BASED PAINT BROCHURE PRIOR TO THE BUYER AND SELLER ENTERING INTO A BINDING AGREEMENT. THIS AGREEMENT MUST BE FILLED OUT FOR ALL HOUSING BUILT PRIOR TO 1978.

Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards

Hazards Lead Warning Statement

Every buyer of any interest in residential 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

(a) Presence of lead-based paint and/or lead paint hazard [initial (i) or (ii) below. The section not initialed shall not be part of this Exhibit]

(i) _____ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain below):

Check box if additional pages of explanations are attached and incorporated herein.

(ii) _____ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and Reports available to the Seller [initial (i) or (ii) below. The section not initialed shall not be part of this Exhibit]:

(i) _____ Seller has provided the Buyer with all the available records and reports pertaining to lead-based paint and/or lead based paint hazards in the housing (list document below):

(ii) _____ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment [initial all applicable sections below]:

(c) _____ Buyer has received copies of all information, if any, listed above.

(d) _____ Buyer has received the pamphlet *Protect Your Family from Lead in Your Home*

(e) Buyer has: [initial (i) or (ii) below]:

(i) _____ Received a ten (10) day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards (prior to Buyer being obligated under the Purchase and Sale Agreement); or

(ii) _____ Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards (which shall not prevent Buyer from evaluating the Property for lead-based paint and lead-based paint hazards during any Due Diligence or Right to Request Repairs Period).

Agent's Acknowledgment (Agent who informed Seller of Seller's Obligations should initial).

(f)  Seller's Agent has informed the Seller of the Seller's obligations under 42 U.S.C. § 4852(d) and is aware of his/her responsibility to ensure compliance.

(g) _____ Buyer's Agent has informed the Seller of the Seller's obligations under 42 U.S.C. § 4852(d) and is aware of his/her responsibility to ensure compliance. *[only required if the Buyer's Agent receives compensation from the Seller.]*

Certification 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.

1 Buyer's Signature Date

Print or Type Name

2 Buyer's Signature Date

Print or Type Name

Additional Signature Page (F267) is attached.

Buyer's Agent Signature Date

Print or Type Name

Buyer Brokerage Firm

 **1 Seller's Signature** Sep 25, 2025
Date

Albert Poor
Print or Type Name

2 Seller's Signature Date

Print or Type Name

Additional Signature Page (F267) is attached.

 **Seller's Agent Signature** Sep 25, 2025
Date

Candace Riddle
Print or Type Name

Southeastern Residential, LLC.
Seller Brokerage Firm

PACKAGE CERTIFICATE



LEAD BASE PAINT

2 pages

F316 Lead-Based Paint Exhibit - Selling.pdf

2 pages

E-SIGN INFO



Status:

SIGNED

Originator:

Candace Riddle
candace.riddle@southeastern.company
IP: 97.180.170.195
Domain: my.brokermint.com
Date: Sep 25, 2025 04:13 PM

Package ID:

DA79E69200313D1B0BBB5F314C1ECFA1

Time zone:

EDT (UTC-4)

Signers:

CR	Candace Riddle Listing agent	candace.riddle@southeastern.company IP: 97.180.170.195	Signed Sep 25, 2025 04:17 PM id: cb291f97ca4144961a0efcd8f2bb3d55	
AP	Albert Poor Seller #1	alpwp731@gmail.com IP: 164.153.59.30	Signed Sep 25, 2025 04:24 PM id: 751d8dcc326669304cc8de33ae44c65b	

HISTORY

Sep 25, 2025	04:13 PM	CR	Candace Riddle	candace.riddle@southeastern.company	IP: 97.180.170.195	Viewed
Sep 25, 2025	04:17 PM	CR	Candace Riddle	candace.riddle@southeastern.company	IP: 97.180.170.195	Signed
Sep 25, 2025	04:19 PM	AP	Albert Poor	alpwp731@gmail.com	IP: 164.153.59.30	Viewed
Sep 25, 2025	04:24 PM	AP	Albert Poor	alpwp731@gmail.com	IP: 164.153.59.30	Signed
Sep 25, 2025	04:24 PM		Package has been fully signed and sealed			Completed