

Yes	No	NR
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13. Commercial or industrial noxious fumes, odors, noises, etc. on or near Property.....
 If yes, please describe: _____

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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B. Legal/Land Use Aspects

- 1. Current or past title insurance policy or title search.....
- 2. Copy of deed(s) for property.....
- 3. Government administered programs or allotments.....
- 4. Rollback or other tax deferral recaptures upon sale.....
- 5. Litigation or estate proceeding affecting ownership or boundaries.....
- 6. Notices from governmental or quasi-governmental authorities related to the property..
- 7. Private use restrictions or conditions, protective covenants, or HOA.....

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

If yes, please describe: Beaver Creek Plantation HOA

8. Recent work by persons entitled to file lien claims.....
 If yes, have all such persons been paid in full
 If not paid in full, provide lien agent name and project number: _____

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

9. Jurisdictional government land use authority:
 County: Brunswick City: _____

10. Current zoning: R75

11. Fees or leases for use of any system or item on property

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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12. Location within a government designated disaster evacuation zone (e.g., hurricane, nuclear facility, hazardous chemical facility, hazardous waste facility).....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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13. Access (legal and physical) other than by direct frontage on a public road
 Access via easement.....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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Access via private road

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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If yes, is there a private road maintenance agreement? yes no

14. Solar panel(s), windmill(s), cell tower(s).....
 If yes, please describe: _____

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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C. Survey/Boundary Aspects

1. Current or past survey/plat or topographic drawing available.....

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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2. Approximate acreage: .53

3. Wooded Acreage _____; Cleared Acreage .53

4. Encroachments.....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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5. Public or private use paths or roadways rights of way/easement(s).....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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Financial or maintenance obligations related to same

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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6. Communication, power, or other utility rights of way/easements

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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7. Railroad or other transportation rights of way/easements.....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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8. Conservation easement

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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9. Property Setbacks.....

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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If yes, describe: refer to Brunswick Co. building setbacks.

10. Riparian Buffers (i.e., stream buffers, conservation districts, etc.).....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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11. Septic Easements and Repair Fields

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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12. Any Proposed Easements Affecting Property.....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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13. Beach Access Easement, Boat Access Easement, Docking Permitted.....

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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If yes, please describe: _____

Seller Initials EWJ Buyer Initials gm

D. Agricultural, Timber, Mineral Aspects

Yes	No	NR
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- 1. Agricultural Status (e.g., forestry deferral) Yes No NR
- 2. Licenses, leases, allotments, or usage permits (crops, hunting, water, timber, etc.)..... Yes No NR
If yes, describe in detail: _____
- 3. Forfeiture, severance, or transfer of rights (mineral, oil, gas, timber, development, etc.) Yes No NR
If yes, describe in detail: _____
- 4. Farming on Property: owner or tenant Yes No NR
- 5. Presence of vegetative disease or insect infestation..... Yes No NR
- 6. Timber cruises or other timber related reports..... Yes No NR
- 7. Timber harvest within past 25 years Yes No NR
If yes, monitored by Registered Forester? Yes No NR
If replanted, what species: _____
Years planted: _____
- 8. Harvest impact (other than timber) Yes No NR
If yes, describe in detail: _____

E. Environmental Aspects

- 1. Current or past Phase I, Phase II or Phase III Environmental Site Assessment(s)..... Yes No NR
- 2. Underground or above ground storage tanks Yes No NR
If yes, describe in detail: _____
- 3. Abandoned or junk motor vehicles or equipment of any kind..... Yes No NR
- 4. Past illegal uses of property (e.g., methamphetamine manufacture or use)..... Yes No NR
- 5. Federal or State listed or protected species present..... Yes No NR
If yes, describe plants and/or animals: _____
- 6. Government sponsored clean-up of the property Yes No NR
- 7. Groundwater, surface water, or well water contamination Current Previous ... Yes No NR
- 8. Previous commercial or industrial uses..... Yes No NR
- 9. Wetlands, streams, or other water features Yes No NR
Permits or certifications related to Wetlands Yes No NR
Conservation/stream restoration..... Yes No NR
- 10. Coastal concern (tidal waters, unbuildable land, flood zone, CAMA, Army Corp., etc.) Yes No NR
If yes, describe in detail: located in a flood zone per Brunswick Co.
- 11. The use or presence on the property, either stored or buried, above or below ground, of:
 - i. Asbestos, Benzene, Methane, Pesticides, Radioactive Material Yes No NR
If yes, describe in detail: _____
 - ii. Other fuel/chemical..... Yes No NR
 - iii. Paint Lead based paint Other paint/solvents Yes No NR
 - iv. Agricultural chemical storage Yes No NR

F. Utilities

Check all currently available on the Property and indicate the provider.

- Water (describe): _____
- Sewer (describe): _____
- Gas (describe): _____
- Electricity (describe): _____
- Cable (describe): _____

