

Advice Regarding Radon, Radium, Uranium and Private Well Water Testing

The undersigned prospective purchasers of residential real property in and around the Research Triangle area of North Carolina hereby acknowledge that they have been informed as follows:

Radon is a colorless and odorless gas naturally occurring in the ground. At certain concentrations, it is a health problem. It is associated with certain geological formations in the earth. Wake, Franklin and Johnston Counties have areas where Radon is found in higher concentrations than normal. This is also the case, but to a lesser extent in Durham, Orange, Chatham and Wayne Counties. Sometimes, this gas leaks into houses. **The EPA and the U.S. Surgeon General recommend that all homes should be tested for indoor air radon content.**

Additionally, it has been recently reported that some private water wells in North Carolina, including in eastern Wake County, Franklin County and northwestern Johnston County, may have unhealthy levels of Radon or similar radiological chemicals, like Radium and Uranium in the water. Municipal water supplies and community wells are tested under current regulations, but private water wells at individual homes are generally tested only when arranged commercially. However, some local governments, such as Wake County, are introducing some testing requirements in their public health regulations.

General information on protecting your family from Radon can be found at these web sites:

[Safe at Home](#) [Protect Your Family from Radon](#)

More local information about these issues can be found at the following web sites:

Wake County: [Wake County Notice on Well Water](#)

Johnston County: [Johnston County Information on Well Water](#)

Franklin County: [Franklin County Well Water Information](#)

Durham County: [Durham County Radon Information](#)

Orange County: [Orange County Radon in Ground Water Information](#)

Chatham County: [Chatham County Radon Information](#)

Wayne County: [Wayne County Radon Information](#)

Persons contemplating the purchase of any residential real property in North Carolina should arrange for testing for Radon in the home during their due diligence investigations of the property.

Consultation with experts and testing of **private well water** for radon and other radiologic contamination, as well as more typical contaminants, should also be seriously considered as part of a buyer's due diligence, particularly in Eastern Wake County, Franklin County and northwestern Johnston County.

The undersigned acknowledges that this document is intended to merely provide basic notice of the existence of the aforesaid information and reports and that the undersigned should contact experts or other relevant parties for specific information and to conduct tests. Due diligence investigation of properties to be purchased should be conducted promptly and competently during the agreed-upon Due Diligence Period, but in any event, prior to closing.

Accordingly, the undersigned hereby release and waive any and all claims of any kind against Coldwell Banker Howard Perry and Walston and their respective agents and subagents for liability for any situations or claims of any kind as a result of or in connection with the presence of Radon or similar radiological contaminants in houses or private well water on property purchased.

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Prospective Buyer

Date

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Prospective Buyer

Date