



COLDWELL BANKER

**HOWARD PERRY
AND WALSTON**

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DISCLOSURE STATEMENT**

Property: 205 Fox Briar Lane, Cary, NC 27518 ("Property")

The following disclosure regarding the Property you are contemplating purchasing is important for your consideration.

You are advised that: Structural engineer evaluated second-floor primary bedroom floor slope and minor wall cracking.
Engineer found no significant structural distress and did not consider the floor slope or wall cracking structural concerns.
Notched floor joists were identified, and reinforcement/support repairs were recommended and made in the crawl space.

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You also are advised that "Residential Property Disclosure Act" (N.C.G.S. Chapter 47E) was enacted by the North Carolina General Assembly and became effective January 1, 1996. That law requires the owners of residential real estate property to disclose to prospective purchasers the existence of certain conditions associated with the property no later than the time an offer to purchase, exchange or option on the property is made, or an option to purchase the property pursuant to lease with an option to purchase is exercised. Such disclosure may be required in any resale of the Property after you own it.

I/We have read and understand the above disclosure by Coldwell Banker Howard Perry and Walston.

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 (SEAL) _____
Purchaser Date

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 (SEAL) _____
Purchaser Date