

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission.
(SPD19-6-17) (Mandatory 1-18)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

**SELLER'S PROPERTY DISCLOSURE
(RESIDENTIAL)**

THIS DISCLOSURE SHOULD BE COMPLETED BY SELLER, NOT BY BROKER.

Seller states that the information contained in this Disclosure is correct to **Seller's CURRENT ACTUAL KNOWLEDGE** as of this Date. **Any changes must be disclosed by Seller to Buyer promptly after discovery. Seller's failure to disclose a known material defect may result in legal liability.** If Seller has knowledge of an adverse material fact affecting the Property or occupants, it must be disclosed whether there is a specific item on this Disclosure or not. If the Property is part of a Common Interest Community, this Disclosure is limited to the Property or unit itself, except as stated in Section O. Broker may deliver a copy of this Disclosure to prospective buyers.

Note: The Contract to Buy and Sell Real Estate, not this Disclosure, determines whether an item is included or excluded;
if there is an inconsistency between this Disclosure and the Contract, the Contract controls.

Date:

Property Address: **24628 Stanley Park Road, Evergreen, CO 80439**

Seller: **Sara C Kersting**

Year Built: **1972/2018**

I. IMPROVEMENTS

A. STRUCTURAL CONDITIONS			
If you know of any of the following problems EVER EXISTING check the "Yes" column:		Yes	Comments
1	Structural problems		
2	Moisture and/or water problems		
3	Damage due to termites, other insects, birds, animals or rodents		
4	Damage due to hail, wind, fire, flood or other casualty		
5	Cracks, heaving or settling problems		
6	Exterior wall or window problems		
7	Exterior Artificial Stucco (EIFS)		
8			
9			

B. ROOF			
If you know of any of the following problems EVER EXISTING check the "Yes" column:		Yes	Comments
1	Roof leak		
2	Damage to roof		
3	Skylight problems		
4	Gutter or downspout problems		
5	Other roof problems		
6			
7			

B-1. ROOF - Other Information:			
Do you know of the following on the Property:		Yes	Comments
1	Roof under warranty until Transferable		
2	Roof work done while under current roof warranty		
3	Roof material shingle Age :9, new	<input checked="" type="checkbox"/>	

Initials _____

4		
5		<input type="checkbox"/>

C. APPLIANCES				
If you know of any problems NOW EXISTING with the following check the "Yes" column:		Yes	Age If Known	Comments
1	Built-in vacuum system & accessories			
2	Clothes dryer	<input checked="" type="checkbox"/>	10, new	
3	Clothes washer	<input checked="" type="checkbox"/>	10, new	
4	Dishwasher	<input checked="" type="checkbox"/>	10	
5	Disposal	<input checked="" type="checkbox"/>	10	
6	Freezer	<input checked="" type="checkbox"/>	10	
7	Gas grill			
8	Hood	<input checked="" type="checkbox"/>	10	
9	Microwave oven			
10	Oven	<input checked="" type="checkbox"/>	10	
11	Range	<input checked="" type="checkbox"/>	10	
12	Refrigerator	<input checked="" type="checkbox"/>	10	
13	T.V. antenna: <input type="checkbox"/> Owned <input type="checkbox"/> Leased			
14	Satellite system or DSS dish: <input checked="" type="checkbox"/> Owned <input type="checkbox"/> Leased			
15	Trash compactor			
16				
17	:			

D. ELECTRICAL & TELECOMMUNICATIONS				
If you know of any problems NOW EXISTING with the following check the "Yes" column:		Yes	Age If Known	Comments
1	Security system: <input type="checkbox"/> Owned <input checked="" type="checkbox"/> Leased	<input checked="" type="checkbox"/>		
2	Smoke/fire detectors: <input type="checkbox"/> Battery <input checked="" type="checkbox"/> Hardwire	<input checked="" type="checkbox"/>	new	
3	Carbon Monoxide Alarm: <input type="checkbox"/> Battery <input checked="" type="checkbox"/> Hardwire	<input checked="" type="checkbox"/>	new	
4	Light fixtures	<input checked="" type="checkbox"/>	8, new	
5	Switches & outlets		10, new	
6	Electrical Service		10, new	
7	Telecommunications (T1, fiber, cable, satellite)			
8	Inside telephone wiring & blocks/jacks		10, new	
9	Ceiling fans		6	
10	Garage door opener and remote control		9	
11	Intercom/doorbell			
12	In-wall speakers			not working in Family room
13		<input type="checkbox"/>		
14				

D-1. ELECTRICAL & TELECOMMUNICATIONS - Other Information:				
Do you know of the following on the Property:		Yes	Age If Known	Comments
1	220 volt service	<input checked="" type="checkbox"/>	10	in attached garage and workshop
2	Landscape lighting			
3	Aluminum wiring at the outlets (110)			no
4	Electrical Service: Amps			
5	Garage door control(s) #			
6				
7				

E. MECHANICAL				
If you know of any problems NOW EXISTING with the following check the "Yes" column:		Yes	Age If Known	Comments
1	Overhead doors (including garage doors)	<input checked="" type="checkbox"/>	10, 8	
2	Entry gate system			
3	Elevator			
4				
5				

Initials _____

VENTILATION, AIR, HEAT				
F.	If you know of any problems NOW EXISTING with the following check the "Yes" column:	Yes	Age If Known	Comments
1	Heating system	<input checked="" type="checkbox"/>	11	
2	Air conditioning:			
	Evaporative cooler	<input checked="" type="checkbox"/>	6	
	Window units			
	Central			
	Computer room			
3	Attic/whole house fan	<input checked="" type="checkbox"/>	10	
4	Vent fans			
5	Humidifier			
6	Air purifier			
7	Fireplace	<input checked="" type="checkbox"/>		2 original to house, 2 10 yrs,
8	Fireplace insert	<input checked="" type="checkbox"/>		1 y yrs 1 new(gas)
9	Heating Stove			
10	Fuel tanks			
11	plastic cistern irrigation tan	<input checked="" type="checkbox"/>	6	
12				

VENTILATION, AIR, HEAT - Other Information:		Comments
F.-1	Do you know of the following on the Property:	
1	Heating system (including furnace): Type Triangle tube Fuel gas Type hot dawg Fuel gas	gas triangle tube boiler main house
2	Fireplace: Type Fuel	5 wood burning,
3	Fireplace insert	gas
4	Heating Stove: Type Fuel	
5	When was fireplace/wood stove, chimney/flue last cleaned: Date: 11/17 <input type="checkbox"/> Do not know	
6	Fuel tanks: <input type="checkbox"/> Owned <input type="checkbox"/> Leased	
7	Radiant heating system: <input checked="" type="checkbox"/> Interior <input type="checkbox"/> Exterior Type	master bath floor only
8		
9		

WATER			
G.	If you know of any problems NOW EXISTING with the following check the "Yes" column:	Yes	Comments
1	Water system (including lines and water pressure)	<input checked="" type="checkbox"/>	
2	Water heater(s)	<input checked="" type="checkbox"/>	sidearm, new tank 2018
3	Water filter system	<input checked="" type="checkbox"/>	2017, new one installed
4	Water softener	<input checked="" type="checkbox"/>	2017, new one installed
5	Well	<input checked="" type="checkbox"/>	
6	Water System Pump	<input checked="" type="checkbox"/>	new well pump 2010
7	Sauna		
8	Hot tub or spa		
9	Steam room/shower		
10	Pool	<input checked="" type="checkbox"/>	2012
11	Underground sprinkler system	<input checked="" type="checkbox"/>	2013
12	Fire sprinkler system		
13	Backflow prevention device		
14	Irrigation system	<input checked="" type="checkbox"/>	same 2013
15	Irrigation pump	<input checked="" type="checkbox"/>	new installed 2017
16			
17			

WATER - Other Information:				
G.-1.	Do you know of the following on the Property:	Yes	Age If Known	Comments
1	Water heater: Number of 2 Fuel type gas Capacity 70 gal, 40 gal		10, 6	main house, pool house

Initials _____

2	Water filter system: <input checked="" type="checkbox"/> Owned <input type="checkbox"/> Leased	<input checked="" type="checkbox"/>	2 yrs
3	Water softener: <input checked="" type="checkbox"/> Owned <input type="checkbox"/> Leased	<input checked="" type="checkbox"/>	2 yrs
4	Well Metered		
5	Well - Date of last inspection 2007		
6	Galvanized pipe		
7	Polybutylene pipe		
8			
9			

SOURCE OF WATER & WATER SUPPLY:

H. Do you know of the following on the Property:

1 Type of water supply: Public Community Well Shared Well Cistern None
 If the Property is served by a Well, a copy of the Well Permit Is Is Not attached. Well Permit #: 32950 (A)
 Drilling Records Are Are Not attached. Shared Well Agreement Yes No.

The Water Provider for the Property can be contacted at:
 Name: Address:
 Web Site: Phone No.:

There is neither a Well nor a Water Provider for the Property. The source of potable water for the Property is [describe source]:

SOME WATER PROVIDERS RELY, TO VARYING DEGREES, ON NONRENEWABLE GROUND WATER. YOU MAY WISH TO CONTACT YOUR PROVIDER (OR INVESTIGATE THE DESCRIBED SOURCE) TO DETERMINE THE LONG-TERM SUFFICIENCY OF THE PROVIDER'S WATER SUPPLIES.

SEWER		Yes	Comments
I.	If you know of any problems NOW EXISTING with the following check the "Yes" column:		
1	Sewage system (including sewer lines)		
2	Lift station (sewage ejector pump)		
3	Sump pump(s) # of 2 hot Dawg gas heaters in garage		
4	Gray water storage/use		
5			

SEWER - Other Information:

I-1. Do you know of the following on the Property:

1 Type of sanitary sewer service: Public Community Septic System None Other
 If the Property is served by an on-site septic system, provide buyer with a copy of the permit.
 Type of septic system: Tank Leach Lagoon

2 If a septic system, date latest Individual Use Permit issued: shop

3 If a septic system, date of latest inspection: 2 gas ceiling radiant units pool pavilion

4 If a septic system, date of latest pumping:

5 2017

6

FLOODING AND DRAINAGE		Yes	Comments
J.	If you know of any problems EVER EXISTING with the following on the Property check the "Yes" column:		
1	Flooding or drainage		
2	footer perimeter drains around entire house		

DRAINAGE AND RETENTION PONDS - Other Information: Do you know of the following on the Property:		Yes	Comments
J-1			
1	Drainage, retention ponds		
2			

OTHER DISCLOSURES - IMPROVEMENTS		Yes	Comments
K.	If you know of any problems NOW EXISTING with the the following check the "Yes" column:		
1	Included fixtures and equipment		
2	Stains on carpet		
3	Floors and sub-floors		
4			
5			

Initials _____

II. GENERAL

L.	USE, ZONING & LEGAL ISSUES If you know of any of the following EVER EXISTING check the "Yes" column:	Yes	Comments
1	Zoning violation, variance, conditional use, violation of an enforceable PUD or non-conforming use		
2	Notice or threat of condemnation proceedings		
3	Notice of any adverse conditions from any governmental or quasi-governmental agency that have not been resolved		
4	Notice of zoning action related to the Property		
5	Building code, city or county violations		
6	Violation of restrictive covenants or owners' association rules or regulations		
7	Any building or improvements constructed within the past one year from this Date without approval by the owner's association or the designated approving body		
8	Any additions or alterations made		
9	Other legal action		
10			
11			

M.	ACCESS & PARKING If you know of any of the following EVER EXISTING check the "Yes" column:	Yes	Comments
1	Any access problems		
2	Roads, driveways, trails or paths through the Property used by others		
3	Public highway or county road bordering the Property		
4	Any proposed or existing transportation project that affects or is expected to affect the Property		
5	Encroachments, boundary disputes or unrecorded easements		
6	Shared or common areas with adjoining properties		
7	Requirements for curb, gravel/paving, landscaping		
8			
9			

N.	ENVIRONMENTAL CONDITIONS If you know of any of the following EVER EXISTING on any part of the Property check the "Yes" column:	Yes	Comments
1	Hazardous materials on the Property, such as radioactive, toxic, or biohazardous materials, asbestos, pesticides, herbicides, wastewater sludge, radon, methane, mill tailings, solvents or petroleum products		
2	Underground storage tanks	<input checked="" type="checkbox"/>	water cistern
3	Aboveground storage tanks		
4	Underground transmission lines		
5	Animals kept in the residence		
6	Property used as, situated on, or adjoining a dump, land fill or municipal solid waste land fill		
7	Monitoring wells or test equipment		
8	Sliding, settling, upheaval, movement or instability of earth or expansive soils on the Property		
9	Mine shafts, tunnels or abandoned wells on the Property		
10	Within governmentally designated geological hazard or sensitive area		
11	Within governmentally designated flood plain or wetland area		
12	Dead, diseased or infested trees or shrubs		
13	Environmental assessments, studies or reports done involving the physical condition of the Property		
14	Used for any mining, graveling, or other natural resource extraction operations such as oil and gas wells		
15	Tobacco smoke in interior of improvements of Property		
16	Other environmental problems		
17			

Initials _____

O. COMMON INTEREST COMMUNITY - ASSOCIATION PROPERTY:			
If you know of any of the following NOW EXISTING check the "Yes" column:		Yes	Comments
1	Property is part of an owners' association	<input checked="" type="checkbox"/>	Bear Mountain Homeowners Association
2	Special assessments or increases in regular assessments approved by owners' association but not yet implemented		
3	Has the Association made demand or commenced a lawsuit against a builder or contractor alleging defective construction of improvements of the Association Property (common area or property owned or controlled by the Association but outside the Seller's Property or unit)		
4	Problems or defects in the Common Elements or Limited Common Elements of the Association Property		
5			
6			

P. OTHER DISCLOSURES - GENERAL			
If you know of any of the following NOW EXISTING check the "Yes" column:		Yes	Comments
1	Any part of the Property leased to others (written or oral)		
2	Written reports of any building, site, roofing, soils or engineering investigations or studies of the Property		
3	Any property insurance claim submitted (whether paid or not)		
4	Structural, architectural and engineering plans and/or specifications for any existing improvements		
5	Property was previously used as a methamphetamine laboratory and not remediated to state standards		
6	Government special improvements approved, but not yet installed, that may become a lien against the Property		
7	Pending: (1) litigation or (2) other dispute resolution proceeding regarding the Property		
8			
9			

Seller and Buyer understand that the real estate brokers do not warrant or guarantee the above information on the Property. Property inspection services may be purchased and are advisable. This Disclosure is not intended as a substitute for an inspection of the Property.

ADVISORY TO SELLER:

Seller acknowledges that Broker will disclose to any prospective buyer all adverse material facts actually known by Broker, including but not limited to adverse material facts pertaining to the physical condition of the Property, any material defects in the Property, and any environmental hazards affecting the Property. These types of disclosures may include such matters as structural defects, soil conditions, violations of health, zoning or building laws, and nonconforming uses and zoning variances.

The information contained in this Disclosure has been furnished by Seller, who certifies it was answered truthfully, based on Seller's **CURRENT ACTUAL KNOWLEDGE**.

Sara C Kersting

Date: 5/29/2019

Seller: Sara C Kersting

Seller: _____ Date: _____

ADVISORY TO BUYER:

1. Even though Seller has answered the above questions to Seller's current actual knowledge, Buyer should thoroughly inspect the Property and obtain expert assistance to accurately and fully evaluate the Property to confirm the status of the

Initials _____

following matters:

- a. the physical condition of the Property;
- b. the presence of mold or other biological hazards;
- c. the presence of rodents, insects and vermin including termites;
- d. the legal use of the Property and legal access to the Property;
- e. the availability and source of water, sewer, and utilities;
- f. the environmental and geological condition of the Property;
- g. the presence of noxious weeds; and
- h. any other matters that may affect Buyer's use and ownership of the Property that are important to Buyer as Buyer decides whether to purchase the Property.

2. Seller states that the information is correct to "Seller's current actual knowledge" as of the date of this form. The term "current actual knowledge" is intended to limit Seller's disclosure only to facts actually known by the Seller and does not include "constructive knowledge" or "common knowledge" or what Seller "should have known" about the Property. The Seller has no duty to inspect the Property when this Disclosure is filled in and signed.

3. Valuable information may be obtained from various local/state/federal agencies, and other experts may assist Buyer by performing more specific evaluations and inspections of the Property.

4. Boundaries, location and ownership of fences, driveways, hedges, and similar features of the Property may become the subjects of a dispute between a property owner and a neighbor. A survey may be used to determine the likelihood of such problems.

5. Whether any item is included or excluded is determined by the contract between Buyer and Seller and not this Seller's Property Disclosure.

6. Seller does not warrant that the Property is fit for Buyer's intended purposes or use of the Property. Disclosure of the condition of an item is not to be construed as a warranty of its continued operability or as a representation or warranty that such item is fit for Buyer's intended purposes.

7. Buyer receipts for a copy of this Disclosure.

Buyer: _____ Date: _____

Buyer: _____ Date: _____

SPD19-6-17. SELLER'S PROPERTY DISCLOSURE (RESIDENTIAL)

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Initials _____

PROPERTY ADDENDUM

**24628 Stanley Park Road
Evergreen, Colorado 80439**

- **Well Information:**

On May 23, 2019, the Colorado Division of Water Resources web site at <http://www.water.state.co.us/> provided the attached well permit/log information for this property.

Buyer is advised to obtain their own information regarding the well from the Colorado Division of Water Resources. Buyer is further advised to obtain an independent well inspection from any professional well company or inspector of Buyer's choosing.

- **Septic Information:**

On May 23, 2019, the Jefferson County Department of Health and Environment at (303) 271-5700 provided the following septic system information for this property:

Septic permit number: 17-101472OW
of bedrooms served by septic: 5
of persons served by septic: 10
Tank size: 1500 +500
Leach field size: 750
Date finalized: 4/27/2018

Buyer is advised to obtain their own information regarding the septic system from the County Department of Health. Buyer is further advised to obtain an independent septic system inspection from any professional septic company or inspector of Buyer's choosing and to consult an attorney if Buyer has any questions about the regulations.

Buyer signature

Date

Buyer signature

Date

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission (SWA35-8-10) (Mandatory 1-11)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

**SOURCE OF WATER ADDENDUM
TO CONTRACT TO BUY AND SELL REAL ESTATE**

Date: 5/29/2019

1. ADDENDUM TO CONTRACT TO BUY AND SELL REAL ESTATE. This Source of Water Addendum (Addendum) is made a part of that Contract to Buy and Sell Real Estate between Seller and Buyer dated _____ (Contract), for the purchase and sale of the Property known as No. **24628 Stanley Park Road, Evergreen, CO 80439**

2. SOURCE OF POTABLE WATER. Seller discloses the following information for the source of potable water for the Property:

[Select and complete 1, 2 or 3 as applicable.]

2.1 The Property's source of water is a Well. Well Permit #: to be verified by Buyer
If a well is the source of water for the Property, a copy of the current Well Permit **Is** **Is Not** attached.

2.2 The Water Provider for the Property can be contacted at:
Name:
Address:
Web Site:
Phone No.:

2.3 There is neither a Well nor a Water Provider for the Property. The source of water for the Property is [describe source]:

NOTE TO BUYER: SOME WATER PROVIDERS RELY, TO VARYING DEGREES ON NONRENEWABLE GROUND WATER. YOU MAY WISH TO CONTACT YOUR PROVIDER (OR INVESTIGATE THE DESCRIBED SOURCE) TO DETERMINE THE LONG-TERM SUFFICIENCY OF THE PROVIDER'S WATER SUPPLIES.

Sara C Kersting

Date: 5/29/2019

Seller: **Sara C Kersting**

Seller: _____ Date: _____

Buyer: _____ Date: _____

Form No. GWS-11 4/2005

STATE OF COLORADO
OFFICE OF THE STATE ENGINEER
818 Centennial Bldg., 1313 Sherman St., Denver, CO 80203
(303) 866-3581 Fax (303) 866-3589

For Office Use Only

RECEIVED

NOV 15 2007

WATER RESOURCES
STATE ENGINEER
SOLO

**CHANGE IN OWNERSHIP/ADDRESS
CORRECTION OF THE WELL LOCATION**

Insert the Well Permit Number: 32950 -A

Name, address and phone of the person claiming ownership of the well:

NAME(S): George W. Kersting and Sara C. Kersting

Mailing Address: 24628 Stanley Park Road

City, St. Zip: Evergreen, CO 80439

Phone () _____

This form is filed by the named individual/entity claiming that they are the owner of the well permitted as referenced above. This filing is made pursuant to C.R.S. 37-90-143.

WELL LOCATION: County Jefferson Owner's Well Designation Domestic
24628 Stanley Park Road Evergreen CO 80439
(Address) (City) (State) (Zip)
SE 1/4 of the SE 1/4, Sec. 13, Twp. 5 N. or S., Range 71 E. or W., 6th P.M.

Distance from Section Lines: _____ Ft. From N. or S., _____ Ft. From E. or W. Line.

Subdivision Name Bear Mountain Vista Lot 38, Block _____, Filing/Unit 2

The above listed owner(s) say(s) that he, she (they) own the well described herein. The existing record is being amended for the following reasons:

Change in name of owner Change in mailing address Correction of location for exempt wells permitted prior to May 8, 1972 and non-exempt wells permitted before May 17, 1965.

Please see the reverse side for further information regarding correction of the well location.

I (we) claim and say that I (we) (are) the owner(s) of the well described above, know the contents of the statements made herein, and state that they are true to my (our) knowledge.

Please print the Signer's Name & Title

GEORGE W. KERSTING

SARA C. KERSTING

Signature(s) of the new owner

Date 10/12/07

10/12/07

It is the responsibility of the new owner of this well to complete and sign the form. Signatures of agents are acceptable if an original letter of agency signed by the owner is attached to the form upon its receipt.

For Office Use Only

ACCEPTED AS A CHANGE OF OWNERSHIP
AND/OR MAILING ADDRESS

For State Engineer

By

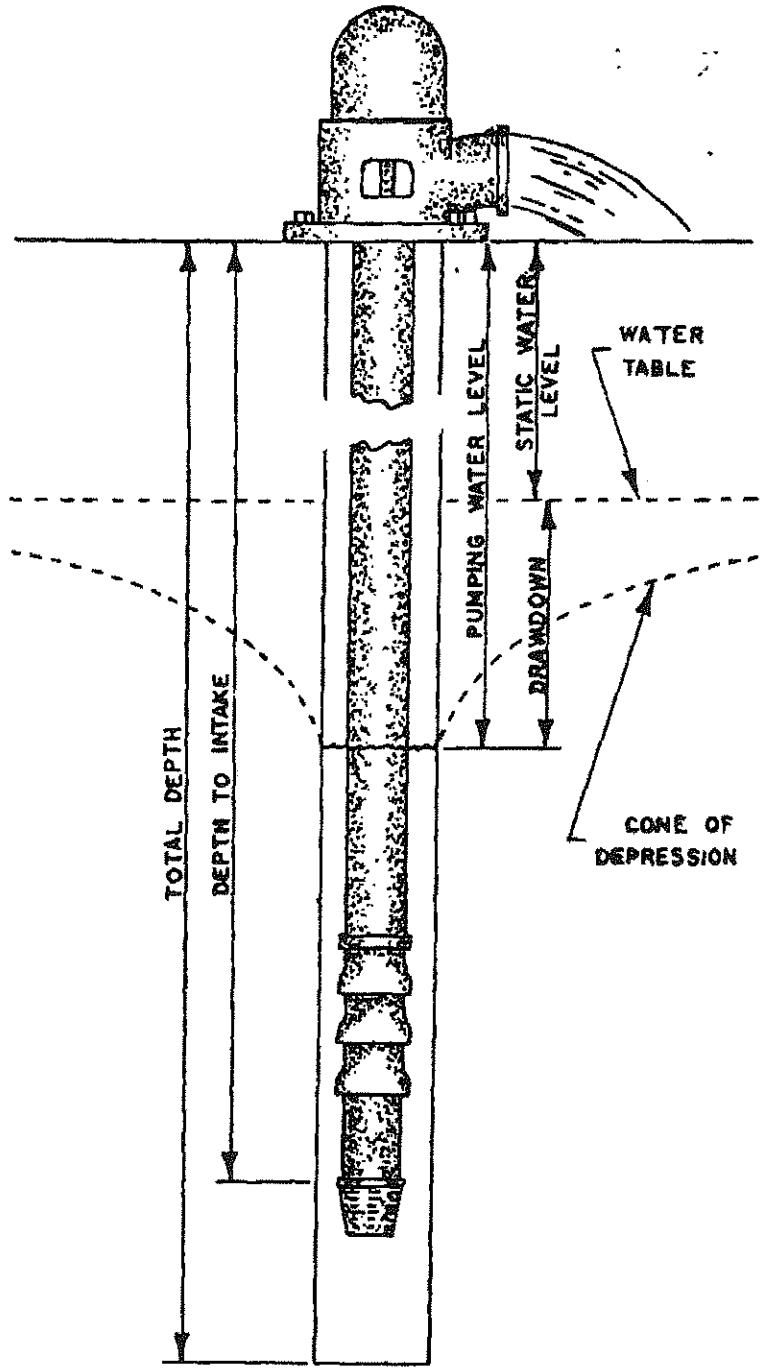
Date 11/16/07

PUMP INSTALLATION REPORT

Pump Make Goulds
 Type submersible
 Powered by 230 HP 1/2
 Pump Serial No. J029240
 Motor Serial No. _____
 Date Installed 3-19-82
 Pump Intake Depth 190'
 Remarks _____

WELL TEST DATA WITH PERMANENT PUMP

Date Tested _____
 Static Water Level Prior to Test _____
 Length of Test _____ Hours
 Sustained yield (Metered) _____ GPM
 Pumping Water Level _____
 Remarks _____



CONTRACTORS STATEMENT

The undersigned, being duly sworn upon oath, deposes and says that he is the contractor of the well or pump installation described hereon; that he has read the statement made hereon; knows the content thereof, and that the same is true of his own knowledge.

Signature [Signature] License No. 949
 State of Colorado, County of Jefferson SS
 Subscribed and sworn to before me this 25 day of March, 19 82
 My Commission expires: 1-30, 1984
 Notary Public [Signature]

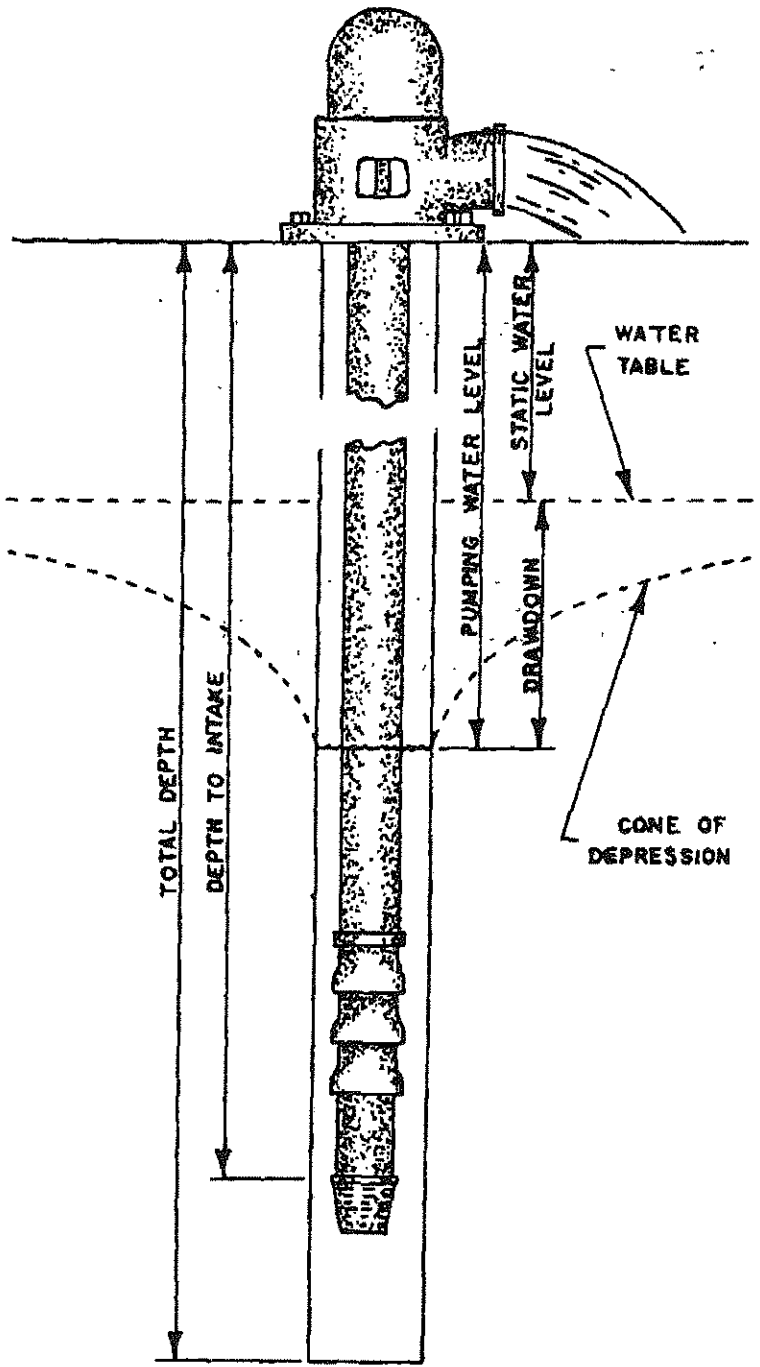
FORM TO BE MADE OUT IN QUADRUPPLICATE: WHITE FORM must be an original copy on both sides and signed. WHITE AND GREEN copies must be filed with the State Engineer. PINK COPY is for the Owner and YELLOW COPY is for the Driller.

PUMP INSTALLATION REPORT

Pump Make _____
 Type _____
 Powered by _____ HP _____
 Pump Serial No. _____
 Motor Serial No. _____
 Date Installed _____
 Pump Intake Depth _____
 Remarks _____

WELL TEST DATA WITH PERMANENT PUMP

Date Tested _____
 Static Water Level Prior to Test _____
 Length of Test _____ Hours
 Sustained yield (Metered) _____ GPM
 Pumping Water Level _____
 Remarks _____



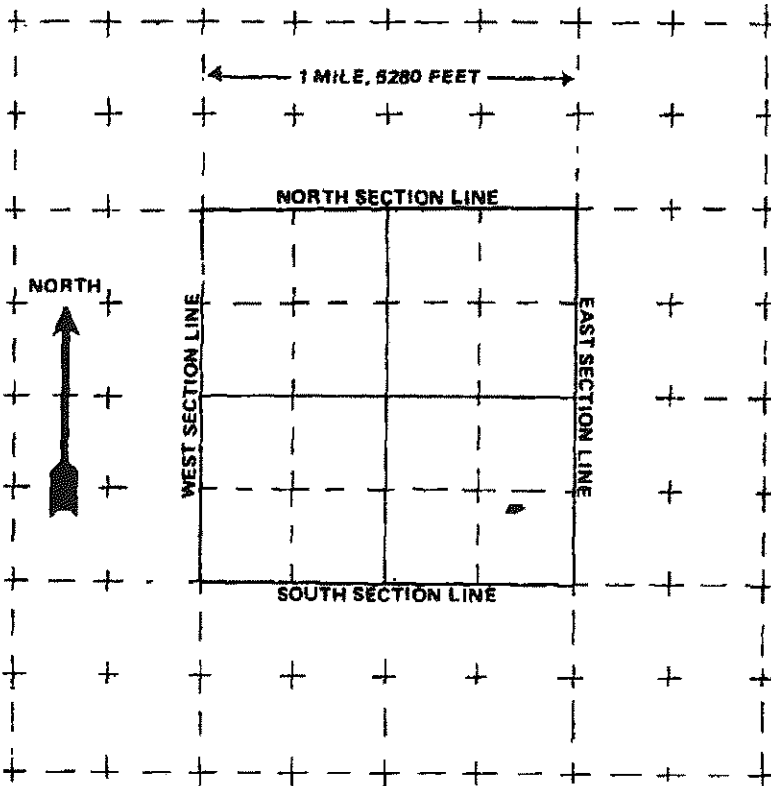
CONTRACTORS STATEMENT

The undersigned, being duly sworn upon oath, deposes and says that he is the contractor of the well or pump installation described hereon; that he has read the statement made hereon; knows the content thereof, and that the same is true of his own knowledge.

Signature *R. D. Beery* License No. 949
 State of Colorado, County of Jefferson SS
 Subscribed and sworn to before me this 11 day of March, 1982.
 My Commission expires: 1-30, 1984.
 Notary Public *Leda M. Beery*

FORM TO BE MADE OUT IN QUADRUPPLICATE: WHITE FORM must be an original copy on both sides and signed. WHITE AND GREEN copies must be filed with the State Engineer. PINK COPY is for the Owner and YELLOW COPY is for the Driller.

(5) **THE LOCATION OF THE PROPOSED WELL** and the area on which the water will be used must be indicated on the diagram below. Use the CENTER SECTION (1 section, 640 acres) for the well location.



The scale of the diagram is 2 inches = 1 mile
Each small square represents 40 acres.

WATER EQUIVALENTS TABLE (Rounded Figures)

An acre-foot covers 1 acre of land 1 foot deep
1 cubic foot per second (cfs) . . . 449 gallons per minute (gpm)
A family of 5 will require approximately 1 acre-foot of water per year.
1 acre-foot . . . 43,560 cubic feet . . . 325,900 gallons.
1,000 gpm pumped continuously for one day produces 4.42 acre-feet.

(6) **THE WELL MUST BE LOCATED BELOW** by distances from section lines.

1200 ft. from South sec. line
(north or south)

650 ft. from EAST sec. line
(east or west)

LOT 38 BLOCK _____ FILING # 3

SUBDIVISION Bears Notel Vista

(7) **TRACT ON WHICH WELL WILL BE LOCATED** Owner: same

No. of acres 2.25 Will this be the only well on this tract? yes

(8) **PROPOSED CASING PROGRAM**

Plain Casing

6 3/4 in. from 0 ft. to 20 ft.

4 1/2 in. from 10 ft. to 50 ft.

Perforated casing

4 1/2 in. from 50 ft. to 200 ft.

_____ in. from _____ ft. to _____ ft.

(9) **FOR REPLACEMENT WELLS** give distance and direction from old well and plans for plugging it:

Deepen Existing well

(10) **LAND ON WHICH GROUND WATER WILL BE USED:**

Owner(s): same as front No. of acres: 7.25

Legal description: _____

(11) **DETAILED DESCRIPTION** of the use of ground water: Household use and domestic wells must indicate type of disposal system to be used.

Domestic

(12) **OTHER WATER RIGHTS** used on this land, including wells. Give Registration and Water Court Case Numbers.

Type or right	Used for (purpose)	Description of land on which used
<u>None</u>	_____	_____

(13) **THE APPLICANT(S) STATE(S) THAT THE INFORMATION SET FORTH HEREON IS TRUE TO THE BEST OF HIS KNOWLEDGE.**

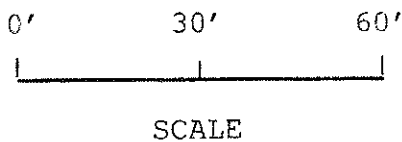
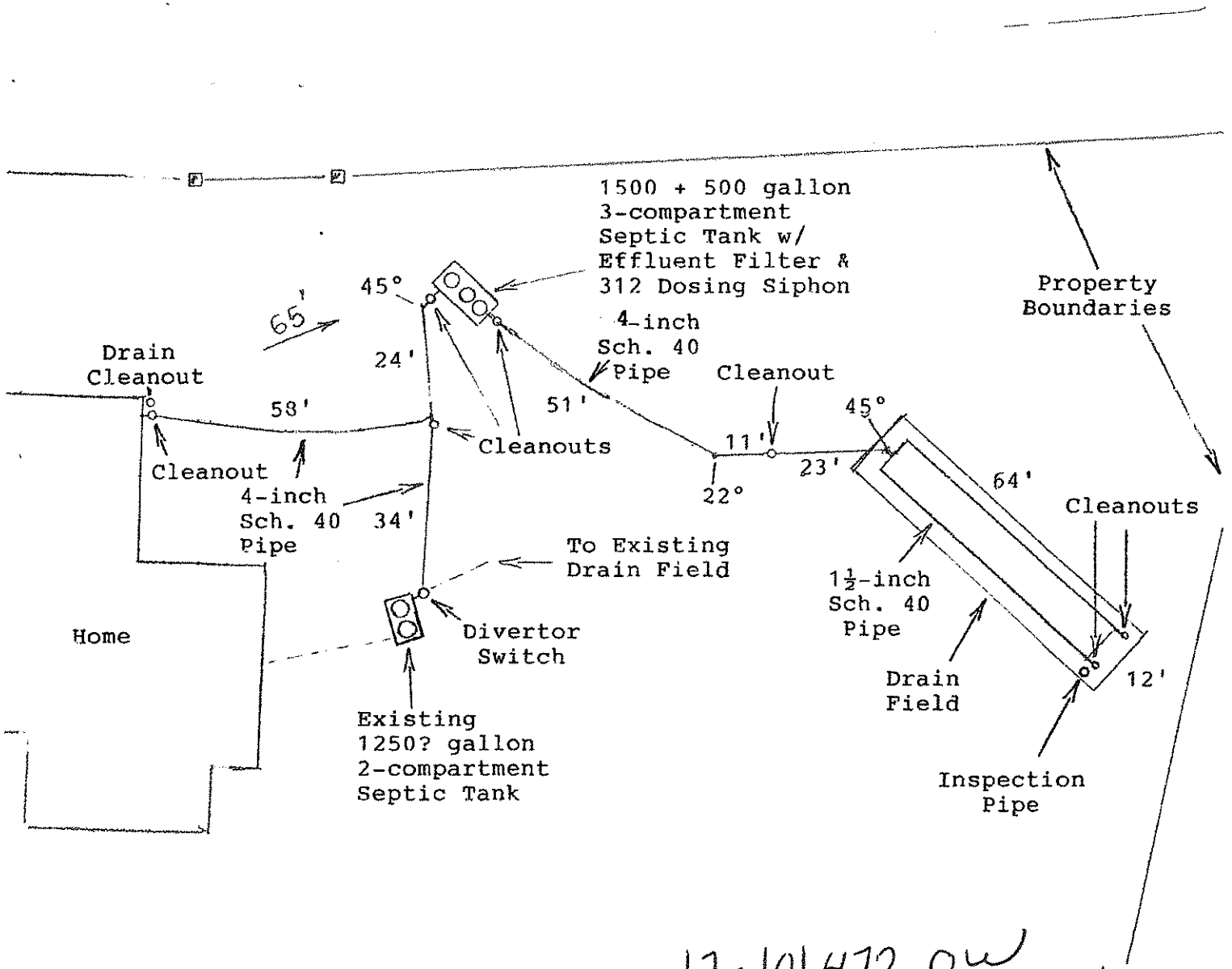
[Signature]
SIGNATURE OF APPLICANT(S)

P. Budd LLC

Job # 17-2

Client: Sarah Kersting

Legal: 24628 Stanley Park Road



VERIFY ALL
PROPERTY
BOUNDARIES



JEFFERSON COUNTY PUBLIC HEALTH
645 PARFET STREET, LAKEWOOD, CO 80215
(303) 232-6301 FAX: (303) 271-5760 INSPECTION LINE: (303) 239-7070
<http://jeffco.us/public-health/>

ONSITE WASTEWATER SYSTEM INSTALLATION PERMIT 17-101472 OW

SITE ADDRESS: 24628 STANLEY PARK ROAD
LEGAL DESCRIPTION: Lot 0038, Bear Mountain Vista Unit II

SYSTEM DESIGNED FOR: 5 Bedroom Single Family Dwelling
SECONDARY STRUCTURE: N/A
DATE OF ISSUANCE: April 05, 2018 Permit expires one year after this date
(all inspections must be completed by then)

ISSUED TO: GEORGE KERSTING
24628 STANLEY PARK RD
EVERGREEN CO 80439-5511

INSTALLATION REQUIREMENTS

Installation shall be in accordance with the approved design prepared by
P BUDD, LLC.

Job Number: 17-2

Engineering Date: January 13, 2017

Consult the design for specific installation requirements and see page 2 for site-specific conditions.

This permit is issued under the express condition that if this building site is composed of multiple, platted lots or parcels as identified in the legal description, that none of said lots or parcels shall be individually sold or otherwise transferred without the express permission of Jefferson County Public Health.

INSPECTIONS REQUIRED

TYPE OF INSPECTIONS: OPEN EXCAVATION, FINAL
OPEN EXCAVATION DEPTH (ft.): 7
TO SCHEDULE INSPECTIONS: Call (303) 239-7070 by 3:00PM the day before

REQUIRED ENGINEER CERTIFICATION(S)

1. SUITABILITY OF THE ON-SITE OR IMPORTED FILTER MATERIALS
2. ACCEPTABILITY OF BLASTING
- INSTALLATION OF PUMPS/ALARMS/SIPHONS OR OTHER 3. MECHANICAL DEVICES
4. FINAL INSPECTION

This on-site wastewater system was installed by J. Rauch, a licensed or approved contractor in Jefferson County and has been inspected and approved by Jefferson County Public Health. The current owner assumes all responsibility for proper operation and maintenance of the system and for repairs in case of failure or malfunction.

INSPECTOR M. A. [Signature]

DATE April 27, 2018

SEWAGE DISPOSAL SYSTEM DESIGN

LEGAL

Subdivision: Bear Mountain Vista
 Designation: Unit 2
 Lot: 38
 County: Jefferson
 Address: 24628 Stanley Park Road
 Acres (m/l): 2.11

CLIENT

Name: Kim Kersting
 Address: 24628 Stanley Park Road
 City: Evergreen
 State/Zip: CO / 80439
 Phone: 303-670-9957
 UPGRADE OF EXISTING SYSTEM

MAXIMUM DAILY FLOW (Q)

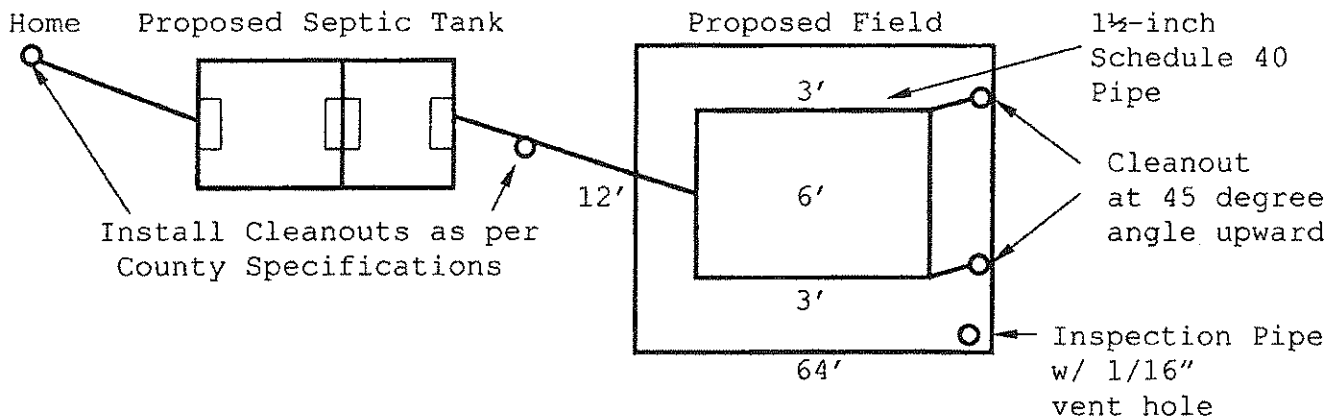
C-33 SAND PERCOLATION RATE (T) = 5 M.P.I.

Q = 5 Bedrooms = 8 Persons x 75 Gal./Pers./Day = 600 G.P.D.

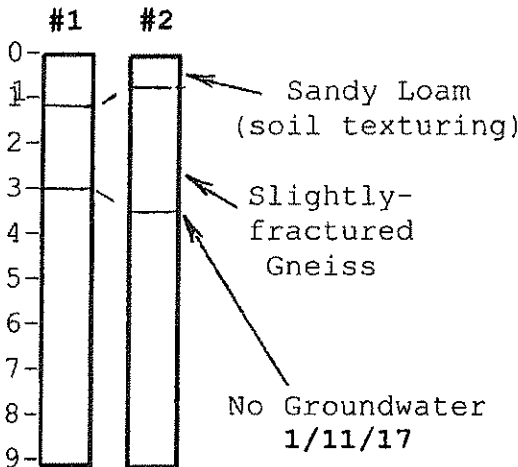
AREA (A) = $\frac{Q}{LTAR} = \frac{600}{0.8} = 750$ sq.ft.

Install 64' x 12' Drain Field

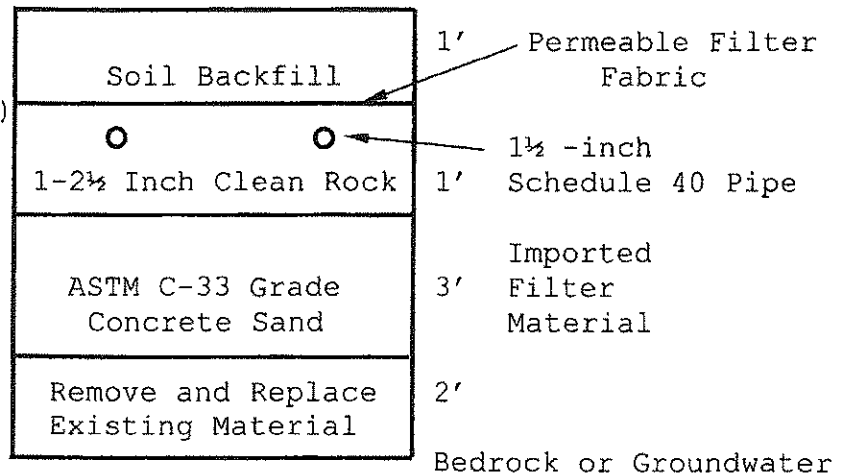
SEPTIC TANK: 1500 + 500 gallon 3-comp. concrete w/ effluent filter at 2nd comp. outlet & dosing siphon in 3rd comp. @ 112 gal./dose.



PROFILE TRENCH



PROPOSED FIELD CROSS SECTION (on downhill side)



P. Budd LLC

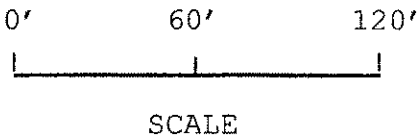
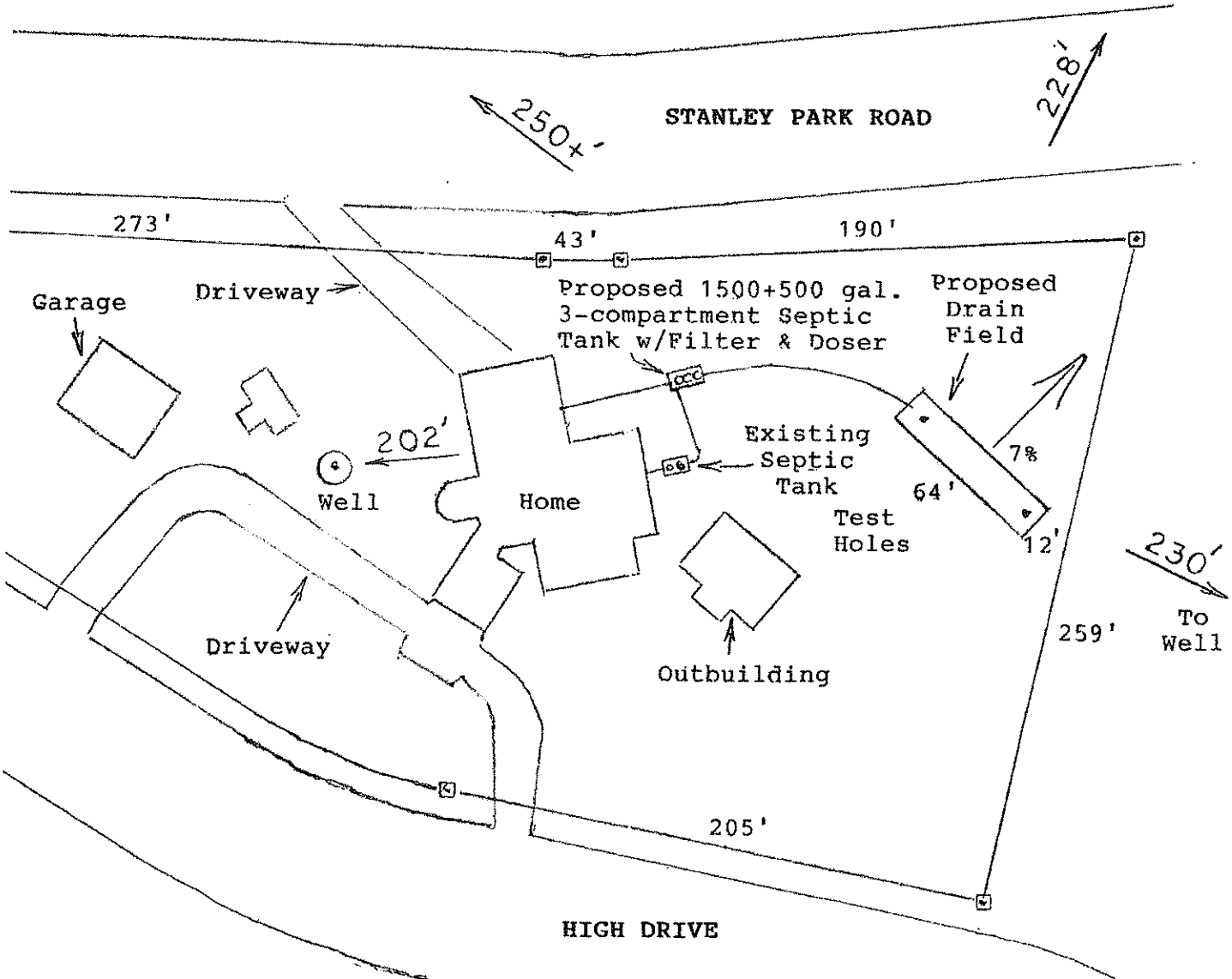
Job # 17-2

Client: Kim Kersting

Legal: 24628 Stanley Park Road

Well 

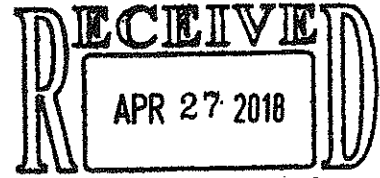

Well



VERIFY ALL
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BOUNDARIES



FINAL APPROVAL CERTIFICATION



Date: April 20, 2018

Engineer: Philip G. Budd, Geologist P. Budd LL@PUBLIC HEALTH
Mailing Address: P.O. Box 215; Pine, CO 80470

Eng. Job #: 17-2 Client: Sarah Kersting

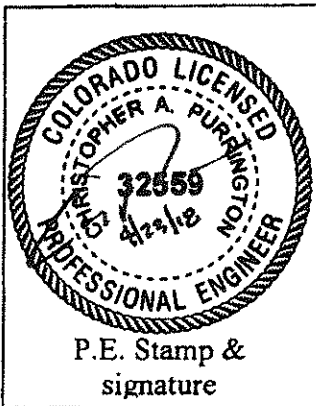
Septic Permit #: 17-101472 OW
Site: 24628 Stanley Park Road

Dear Engineer:

Jefferson County Department of Health & Environment has finished all the construction inspections on the above site. Pursuant to your original design, the following items must be approved by you so that we may final the permit:

- Suitability of the on-site or imported filter materials.
- Acceptability of blasting.
- Installation of pumps/alarms/siphons or other mechanical devices.
- Final Grade Inspection
- Final Inspection.
- Other _____

Please stamp and return this letter to the Department. You may attach additional documentation if you wish. Thank you for your cooperation in this matter.



I hereby certify that the system at the above site was installed in accordance with my design and that the items checked above have been inspected and approved by our office. Additional comments are as follows: _____

Open Hole Inspection OK 10/18/17.

Final Pipe & Tank Inspection OK 4/19/18.

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission. (SF94-5-18) (Mandatory 1-19)

SQUARE FOOTAGE DISCLOSURE
(Residential)

This disclosure is made to Buyer and Seller pursuant to the requirements of the Colorado Real Estate Commission and applies to improved residential real estate. Check applicable boxes below.

Property Address: **24628 Stanley Park Road, Evergreen, CO 80439**

1. Licensee Measurement

Listing Licensee Has **Has Not** measured the square footage of the residence according to the following standard, methodology or manner:

Standard/Methodology/Manner	Date Measured	Square Footage
<input type="checkbox"/> Exterior measurement		
<input type="checkbox"/> FHA		
<input type="checkbox"/> ANSI		
<input type="checkbox"/> Local standard		
<input type="checkbox"/> Other		

2. Other Source of Measurement :

Listing Licensee **Is** **Is Not** providing information on square footage of the residence from another source(s) as indicated below:

Source of Square Footage Information	Date	Square Footage
<input type="checkbox"/> Prior appraisal (Date of document)		
<input type="checkbox"/> Building plans (Date of document)		
<input checked="" type="checkbox"/> Assessor's office (Date obtained)	05/22/2019	5,534
<input type="checkbox"/> Other		

Measurement may not be exact and is for the purpose of marketing ONLY. Measurement is not for loan, valuation or other purposes. **If exact square footage is a concern, the property should be independently measured.**

Buyer and Seller are advised to verify this information. Any independent measurement or investigation should be completed by Buyer on or before any applicable deadline in the contract.



Broker: _____ Date: 4/27/2019
Matt Bachus

The undersigned acknowledge receipt of this disclosure.



_____ Date: 5/29/2019
Seller: **Sara C Kersting**

The printed portions of this form except differentiated additions, have been approved by the Colorado Real Estate Commission. (LP 45-9-12)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

Lead-Based Paint Disclosure (Sales)

Attachment to Contract to Buy and Sell Real Estate for the Property known as:
24628 Stanley Park Road, Evergreen, CO 80439

WARNING! LEAD FROM PAINT, DUST, AND SOIL CAN BE DANGEROUS IF NOT MANAGED PROPERLY
Penalties for failure to comply with Federal Lead-Based Paint Disclosure Laws include treble (3 times) damages, attorney fees, costs, and a base penalty up to \$11,000 (plus adjustment for inflation) . The current penalty is up to \$16,000 for each violation.

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

Lead Warning Statement

Every purchaser of any interest in residential real 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 to Buyer and Real Estate Licensee(s) and Acknowledgment

1. Seller acknowledges that Seller has been informed of Seller's obligations. Seller is aware that Seller must retain a copy of this disclosure for not less than three years from the completion date of the sale.
2. Presence of lead-based paint and/or lead-based paint hazards (check one box below):
 - Seller has no knowledge of any lead-based paint and/or lead-based paint hazards present in the housing.
 - Seller has knowledge of lead-based paint and/or lead-based paint hazards present in the housing (explain):
3. Records and reports available to Seller (check one box below):
 - Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.
 - Seller has provided Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below):

Buyer's Acknowledgment

4. Buyer has read the Lead Warning Statement above and understands its contents.
5. Buyer has received copies of all information, including any records and reports listed by Seller above.
6. Buyer has received the pamphlet "Protect Your Family From Lead in Your Home".

7. Buyer acknowledges federal law requires that before a buyer is obligated under any contract to buy and sell real estate, Seller shall permit Buyer a 10-day period (unless the parties mutually agree, in writing, upon a different period of time) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.
8. Buyer, after having reviewed the contents of this form, and any records and reports listed by Seller, has elected to (check one box below):
- Obtain a risk assessment or an inspection of the Property for the presence of lead-based paint and/or lead-based paint hazards, within the time limit and under the terms of § 10 of the Contract to Buy and Sell Real Estate; or
 - Waive the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Real Estate Licensee's Acknowledgment

Each real estate licensee signing below acknowledges receipt of the above Seller's Disclosure, has informed Seller of Seller's obligations and is aware of licensee's responsibility to ensure compliance.

Certification of Accuracy

I certify that the statements I have made are accurate to the best of my knowledge.

Buyer: _____ Date: _____

Buyer: _____ Date: _____

Sara C Kersting

Date: 5/28/2019

Seller: *Sara C Kersting*

Seller: _____ Date: _____

Listing Brokerage Firm's Name: Madison & Company Properties
Tupper's Team

Real Estate Licensee (Listing)

Matt Bachus

Broker: _____ Date: 4/27/2019

Listing Broker: *Matt Bachus*

Real Estate Licensee (Selling):

_____ Date: _____