

**Section C. Title Conditions - Do any of the following conditions exist with regard to the real property?**

| Section C - Title Conditions                                                                                                                                                                                                      | YES | NO | Do Not Know |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----|-------------|
| 1. Any features, such as walls, fences and driveways which are shared?                                                                                                                                                            |     |    | /           |
| 2. Any easements, other than normal utility easements?                                                                                                                                                                            |     |    | /           |
| 3. Any encroachments?                                                                                                                                                                                                             |     |    | /           |
| 4. Any zoning violations, non-conforming uses, or violations of "setback" requirements?                                                                                                                                           |     |    | /           |
| 5. Any lot-line disputes?                                                                                                                                                                                                         |     |    | /           |
| 6. Have you been notified, or are you aware of, any work planned or to be performed by a utility or municipality close to the real property including, but not limited to sidewalks, streets, sewers, water, power, or gas lines? |     |    | /           |
| 7. Any planned road or street expansions, improvements, or widening adjacent to the real property?                                                                                                                                |     |    | /           |
| 8. Any condominium, homeowners', or other type of association which has any authority over the real property?                                                                                                                     |     |    | /           |
| 9. Any private transfer fee obligation upon sale?                                                                                                                                                                                 |     | /  |             |

| Section C - Title Conditions                                                                                                                                | YES | NO | Do Not Know |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----|-------------|
| 10. Does ownership of the property entitle the owner to use any "common area" facilities such as pools, tennis courts, walkways, or other common use areas? |     |    | /           |
| 11. Is there a common wall or walls?<br>b. Is there a party wall agreement?                                                                                 |     |    | /           |
| 12. Any lawsuits regarding this property during the ownership of the seller?                                                                                |     |    | /           |
| 13. Any notices from any governmental or quasi-governmental agency affecting the real property?                                                             |     |    | /           |
| 14. Any unpaid bills or claims of others for labor and/or materials furnished to or for the real property?                                                  |     |    | /           |
| 15. Any deed restrictions or other restrictions of record affecting the real property?                                                                      |     |    | /           |
| 16. Any unsatisfied judgments against the seller?                                                                                                           |     |    | /           |
| 17. Any dispute regarding a right of access to the real property?                                                                                           |     |    | /           |
| 18. Any other title conditions which might affect the real property?                                                                                        |     |    | /           |

**Section D. Other Conditions - Do any of the following conditions exist with regard to the real property?**


| Section D - Other Conditions                                                                                                                                                                              | YES | NO | Do Not Know |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----|-------------|
| 1. a. Are the dwelling(s) and the improvements connected to a public water system?<br>b. Is the system operational?                                                                                       | /   |    |             |
| 2. a. Are the dwelling(s) and the improvements connected to a private, community (non-public), or Sanitary Improvement District (SID) water system?<br>b. Is the system operational?                      |     | /  |             |
| 3. If the dwelling(s) and the improvements are connected to a private, community (non-public) or SID water system is there adequate water supply for regular household use (i.e. showers, laundry, etc.)? | /   |    |             |
| 4. a. Are the dwelling(s) and the improvements connected to a public sewer system?<br>b. Is the system operational?                                                                                       | /   |    |             |
| 5. a. Are the dwelling(s) and the improvements connected to a community (non-public) or SID sewer system?<br>b. Is the system operational?                                                                |     | /  |             |
| 6. a. Are the dwelling(s) and the improvements connected to a septic system?<br>b. Is the system operational?                                                                                             |     | /  |             |
| 7. Has the main sewer line from the house ever backed up or exhibited slow drainage?                                                                                                                      |     |    | /           |

| Section D - Other Conditions                                                                                                                                            | YES | NO | Do Not Know |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|----|-------------|
| 8. a. Is the real property in a flood plain?<br>b. Is the real property in a floodway?                                                                                  |     |    | /           |
| 9. Is trash removal service provided to the real property? If so, are the trash services public private                                                                 | /   |    |             |
| 10. Have the structures been mitigated for radon? If yes, when? / /                                                                                                     |     |    | /           |
| 11. Is the property connected to a natural gas system?                                                                                                                  | /   |    |             |
| 12. Has a pet lived on the property? Type(s) _____                                                                                                                      |     |    | /           |
| 13. Are there any diseased or dead trees, or shrubs on the real property?                                                                                               |     |    | /           |
| 14. Are there any flooding, drainage, or grading problems in connection to the real property?                                                                           |     |    | /           |
| 15. a. Have you made any insurance or manufacturer claims with regard to the real property?<br>b. Were all repairs related to the above claims completed?               |     |    | /           |
| 16. Are you aware of any problem with the exterior wall-covering of the structure including, but not limited to, siding, synthetic stucco, masonry, or other materials? |     |    | /           |

**Section E. Cleaning / Servicing Conditions - Have you ever performed or had performed the following? (State most recent year performed)**

| Section E - Cleaning / Servicing Conditions             | YEAR | YES | NO | Do Not Know | None / Not Included |
|---------------------------------------------------------|------|-----|----|-------------|---------------------|
| 1. Servicing of air conditioner                         |      |     |    |             | /                   |
| 2. Cleaning of fireplace, including chimney             |      |     |    |             | /                   |
| 3. Servicing of furnace                                 |      |     |    | /           | /                   |
| 4. Professional inspection of furnace A/C (HVAC) System |      |     |    | /           | /                   |
| 5. Servicing of septic system                           |      |     |    |             | /                   |

| Section E - Cleaning / Servicing Conditions          | YEAR | YES | NO | Do Not Know | None / Not Included |
|------------------------------------------------------|------|-----|----|-------------|---------------------|
| 6. Cleaning of wood-burning stove, including chimney |      |     |    |             | /                   |
| 7. Treatment for wood-destroying insects or rodents  |      |     |    | /           |                     |
| 8. Tested well water                                 |      |     |    |             | /                   |
| 9. Serviced / treated well water                     |      |     |    |             | /                   |

\* Seller's Initials  Property Address 178 N. Cornell St, Gordon, NE Buyer's Initials  /  
69343