



THE PRICE GROUP

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1657 E Bell Ford Drive

FOR MORE INFO IMMEDIATELY, TEXT 2344 TO 46835

Walk-out, Brick Ranch with an Attached Two-Car Garage and Fenced-in Backyard



Visual Tour Online:

www.1657EastBellFordDrive.com

Come check out this beautiful brick home nestled on a lot in the highly coveted neighborhood of Bell Ford Manor. Upon arrival, you are greeted by a paved driveway with tranquil landscaping leading to the front door located on the covered porch.

This 3 bedroom, 3 bath features a main living area upon entrance. The nearby kitchen is situated next to a dining area perfect for enjoying your morning coffee. Next you will find a bonus room situated right off the dining area. The master bedroom features a full bathroom and walk-in closet. Next you will see two bedrooms and another full bathroom. Outside you will find a pergola perfect for both relaxing and entertaining and a fenced in backyard.

Features:

3 Bedrooms
2.5 Baths

2000+ Finished
Square Feet

Two-Car Garage

Irrigation System

kw LOUISVILLE
EAST
KELLERWILLIAMS.

(502) 554-9749 • (502) 554-9429 (fax)

www.ChooseThePriceGroup.com

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Louisville, KY 40223

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1657 E Bell Ford Drive, *Special Features*

3 Bedrooms | 2.5 Baths | 2000+ Total Finished Square Feet

Walk-out, Brick Ranch with an Attached Two-Car Garage and Fenced-in Backyard

Quietly Positioned in a Tucked Away Neighborhood

Foyer and Exterior

- The brick façade is highlighted by neutral trim accents
- The driveway approaches the two-car garage and offers extra space for additional parking
- As you enter the home you are greeted by a wide front door framed by sidelights
- Spacious Foyer with slate tile entry welcomes you into the home
- Take note of the open floor plan and flow from room to room

Great Room and Bonus Living Room

- The Great Room is the heartbeat of the home with vaulted ceilings, large windows overlooking the backyard and gleaming Brazilian Cherry hardwood flooring
- Freshly painted, neutral color scheme and rich-toned wood flooring flows throughout the living areas
- Proximity to the bonus living and Kitchen areas with ample natural lighting make this space perfect for entertaining
- Oversized doorway leads to the bonus Living Room located at the back of the home
- Patio door in Living Room gives access to the large, fenced-in backyard
- Conveniently located coat closet offers additional storage space

Kitchen and Dining Area

- The Kitchen is designed with natural-tone wood cabinetry, dressed with attractive hardware and finished with neutral countertops
- Kitchen and Dining areas are brightly lit with natural light through a double-window and overhead chandelier, as well as track lighting over the seating area
- Appliances to convey; including refrigerator, stove, microwave and dishwasher
- Breakfast area looks out into the spacious backyard
- The kitchen is also equipped with a large walk-in pantry, providing plenty of extra storage space
- The walk-in pantry features built-in shelving for additional organization
- The home features a new water softener system

Laundry Room

- The Laundry Room is equipped with a utility sink and built-in cabinetry for sorting and storage
- Located on the main level the Laundry Room provides direct access to the Garage

Master Suite/ En Suite Master Bath

- The spacious Master Suite boasts two large windows overlooking the backyard area
- Master Suite can easily accommodate your bedroom furniture suite
- The bedroom hosts an updated fan fixture and freshly painted color palette
- Generous size walk-in closet with ample built-in shelving
- En Suite bath hosts a spacious vanity with wood cabinetry and ample storage
- Full bath features neutral tile flooring and tub/shower combination

Two Additional Bedrooms and Full Bath

- Additional bedrooms have been updated with new fan fixtures
- The bedroom features a double-window with white trim and baseboards
- The spacious double-door closet features built-in shelving for additional storage

- The full bath features a tub/shower combination, tile flooring and vanity with storage
- Full Bath is located off the main living area of the home

Outdoor Living

- Conveniently step from the Living Room to the outdoor space with a generous-sized patio and pergola to enjoy the outdoors
- The patio is spacious enough to easily accommodate your outdoor furniture and grill- the warm evenings await!
- The back yard is fully fenced, flat and useable
- The home is surrounded by an enormous rear and front yard for expansive greenspace and unlimited outdoor living
- Home is equipped with an irrigation system
- The two-car garage is equipped with built-in shelving for unlimited storage space!
- New black fencing frames the perimeter of the backyard
- Shed located at the rear of the property offers additional outdoor storage

Client Detail

1657 E Bell Ford Drive, Seymour, IN 47274

Listing #: 201805680

Total Finished Sqft: 2,066

Above Grade Finished Sqft: 2,066

For Current Pricing
Call 502.554.9749

Active (02/08/18)



Prop Type: Residential/Farm	SubType: Residential	Township: Jackson
County: Jackson	School Dst: Jackson	
Subdivision: No	Parcel#: 366513102031000009	
Subdiv Nm:	Lot Sz: 0.3 / 13,068	
Beds: 3	Lot Size Src: Assessor	
Baths: 3 (2 1)	Lot Dim:	
Abv Grd SF: 2,066	Year Built: 2006	
Tot Fin SF: 2,066	Annual Tax: 1,410	
New Const: No	Tax Year: 2016/2017	
Home Warranty:	DOM: 1	
Land Assess: 32,800	HOA \$: /	
Improvements: 154,400		
Total Assess: 187,200		
Directions: Take 65 North until exit 50 B towards Seymour approximately 3 miles turn right on to Community Dr then turn left onto W 6th St after .6 miles. Turn left on to Bell Ford Dr and it is on the left.		
Legal: BELL FORD MANOR SUBDIVISION, LOT 14		

Remarks

Come check out this beautiful brick home nestled on a lot in the highly coveted neighborhood of Bell Ford Manor. Upon arrival, you are greeted by a paved driveway with tranquil landscaping leading to the front door located on the covered porch. This 3 bedroom, 3 bath features a main living area upon entrance. The nearby kitchen is situated next to a dining area perfect for enjoying your morning coffee. Next you will find a bonus room situated right off of the dining area. The master bedroom features a full bathroom and walk-in closet. Next you will see two bedrooms and another full bathroom. Outside you will find a pergola perfect for both relaxing and entertaining and a fenced in backyard.

Amenities

Type: 1 Story	Foundation: Crawl Space
Zoning: Residential	Basement: No
Construction: Frame On-Site	Laundry: Yes
Outbuildings:	Laundry Type: Laundry Room
Appliances: Dishwasher, Microwave, Range / Oven, Refrigerator	Basement Type: First Level
Exterior Type: Brick Over Frame	
Exterior Feat: Covered Porch, Irrigation System, Patio, Paved Driveway	
Interior Feat: 1st Floor Master, Bath Master, Bonus Room, Eat-in Kitchen	
Road Type: Paved	

Measurements

Above Grade Finished: 2,066.0	Nonconform Finished: 0.0
Above Grade Unfinish: 0.0	Nonconform Unfinish: 0.0
Below Grade Finished: 0.0	TFLS: 2,066
Below Grade Unfinish: 0.0	

Room Sizes & Levels

Total Rooms: 8 Garage: Y Garage Size: 24 x 23 Garage Type: Attached Garage Spaces: 2

<u>Type</u>	<u>Dimension</u>	<u>Level</u>	<u>Flooring</u>	<u>Description</u>
Living Room	19 x 16	1st Floor		
Kitchen	21 x 11	1st Floor		
Other	12 x 21	1st Floor		Bonus Room
Other	6 x 5	1st Floor		Laundry Room
Other	5 x 6	1st Floor		Pantry
Bathroom Half	5 x 6	1st Floor		
Main Bedroom	15 x 13	1st Floor		
Bathroom Full	7 x 6	1st Floor		
Bedroom	13 x 10	1st Floor		
Bedroom	11 x 13	1st Floor		
Bathroom Full	4 x 6	1st Floor		

Utilities

Water Heater: Electric	Heat Type: Heat Pump
Water Type: Public Onsite	Cooling Type: Central Air
Natural Water:	Fuel Type: Electric
Sewer Type: Sewer	

General Information

Possession: To Be Agreed	Covenants & Restr: Unknown
Flood: No	Sign: Yes

Cross Property All Photos

1657 E Bell Ford Drive, Seymour, IN 47274

**For Current Pricing
Call 502.554.9749**

Active (02/08/18)



Listing #: 201805680
Prop Type: Residential/Farm
Subdivision: No
Beds: 3
Baths: 3 (2 1)
Year Built: 2006

Sub Type: Residential
Township: Jackson
Sq Ft: 2,066
Lot Sz: 0.3 / 13,068
Lot Sz Src: Assessor



The brick façade is highlighted by neutral trim accents



Spacious Foyer with slate tile entry welcomes you into the home



The Great Room is the heartbeat of the home with vaulted ceilings, large windows overlooking the backyard and gleaming Brazilian Cherry hardwood flooring



Proximity to the bonus living and Kitchen areas with ample natural lighting make this space perfect for entertaining



Take note of the open floor plan and flow from room to room



Oversized doorway leads to the bonus Living Room located at the back of the home



Conveniently located coat closet offers additional storage space



Patio door in Living Room gives access to the large, fenced-in backyard



Proximity to the bonus living and Kitchen areas with ample natural lighting make this space perfect for entertaining



Kitchen and Dining areas are brightly lit with natural light through a double-window and overhead chandelier, as well as track lighting over the seating area



Kitchen and Dining areas are brightly lit with natural light through a double-window and overhead chandelier, as well as track lighting over the seating area



The Kitchen is designed with natural-tone wood cabinetry, dressed with attractive hardware and finished with neutral countertops



Appliances to convey; including refrigerator, stove, microwave and dishwasher



Breakfast area looks out into the spacious backyard



The Kitchen is designed with natural-tone wood cabinetry, dressed with attractive hardware and finished with neutral countertops



The flow between the dining room, kitchen and living room is perfect for hosting or entertaining!



The kitchen is also equipped with a large walk-in pantry, providing plenty of extra storage space



The walk-in pantry features built-in shelving for additional organization



The home features a new water softener system



The Laundry Room is equipped with a utility sink and built-in cabinetry for sorting and storage



Conveniently located half bath



The spacious Master Suite boasts two large windows overlooking the backyard area



Master Suite can easily accommodate your bedroom furniture suite



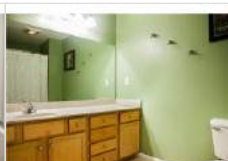
The bedroom hosts an updated fan fixture and freshly painted color palette



Generous size walk-in closet with ample built-in shelving



Generous size walk-in closet with ample built-in shelving



En Suite bath hosts a spacious vanity with wood cabinetry and ample storage



Full bath features neutral tile flooring and tub/shower combination



The bedroom features a double-window with white trim and baseboards



Additional bedrooms have been updated with new fan fixtures



The spacious double-door closet features built-in shelving for additional storage

The full bath features a tub/shower combination, tile flooring and vanity with storage

Full Bath is located off the main living area of the home

The bedroom features a double-window with white trim and baseboards

Additional bedrooms have been updated with new fan fixtures

The spacious double-door closet features built-in shelving for additional storage



The spacious double-door closet features built-in shelving for additional storage

The two-car garage is equipped with built-in shelving for unlimited storage space!

The driveway approaches the two-car garage and offers extra space for additional parking

The driveway approaches the two-car garage and offers extra space for additional parking

Conveniently step from the Living Room to the outdoor space with a generous-sized patio and pergola to enjoy the outdoors

The back yard is fully fenced, flat and useable



The patio is spacious enough to easily accommodate your outdoor furniture and grill- the warm evenings await!

Home is equipped with an irrigation system

The home is surrounded by an enormous rear and front yard for expansive greenspace and unlimited outdoor living

Shed located at the rear of the property offers additional outdoor storage

New black fencing frames the perimeter of the backyard



SELLER'S RESIDENTIAL REAL ESTATE SALES DISCLOSURE

State Form 46234 (R6/ 6-14)

Date (month, day, year)

01/16/2018

NOTE: This form has been modified from the version currently found at 876 IAC 9-1-2 to include questions regarding disclosure of contamination related to controlled substances or methamphetamine as required by P.L. 180-2014. Rule revisions will be made to 876 IAC 9-1-2 to include these changes in the near future, however the Commission has made this information available now through this updated form.

Seller states that the information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the above date. The prospective buyer and the owner may wish to obtain professional advice or inspections of the property and provide for appropriate provisions in a contract between them concerning any advice, inspections, defects, or warranties obtained on the property. The representations in this form are the representations of the owner and are not the representations of the agent, if any. This information is for disclosure only and is not intended to be a part of any contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 1-4 unit residential property to complete this form regarding the known physical condition of the property. An owner must complete and sign the disclosure form and submit the form to a prospective buyer before an offer is accepted for the sale of the real estate.

Property address (number and street, city, state, and ZIP code)

1657 E Bell Ford Drive, Seymour, IN 47274

1. The following are in the conditions indicated:

A. APPLIANCES	None/Not Included/Rented	Defective	Not Defective	Do Not Know	C. WATER & SEWER SYSTEM	None/Not Included/Rented	Defective	Not Defective	Do Not Know	
Built-in Vacuum System	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Cistern	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Clothes Dryer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Septic Field/Bed	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Clothes Washer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Hot Tub	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Dishwasher	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Plumbing	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Disposal	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Aerator System	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Freezer	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Sump Pump	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Gas Grill	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Irrigation Systems	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Hood	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water Heater/Electric	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Microwave Oven	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water Heater/Gas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Oven	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water Heater/Solar	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Range	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water Purifier	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Refrigerator	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Water Softener	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Room Air Conditioner(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Well	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Trash Compactor	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Septic and Holding Tank/Septic Mound	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
TV Antenna/Dish	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Geothermal and Heat Pump	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Other:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other Sewer System (Explain)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Swimming Pool & Pool Equipment	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				Yes	No	Do Not Know
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are the structures connected to a public water system?			<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are the structures connected to a public sewer system?			<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are there any additions that may require improvements to the sewage disposal system?			<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If yes, have the improvements been completed on the sewage disposal system?			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are the improvements connected to a private/community water system?			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are the improvements connected to a private/community sewer system?			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
B. ELECTRICAL SYSTEM	None/Not Included/Rented	Defective	Not Defective	Do Not Know	D. HEATING & COOLING SYSTEM	None/Not Included/Rented	Defective	Not Defective	Do Not Know	
Air Purifier	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Attic Fan	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Burglar Alarm	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Central Air Conditioning	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Ceiling Fan(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Hot Water Heat	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Garage Door Opener / Controls	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Furnace Heat/Gas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Inside Telephone Wiring and Blocks/Jacks	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Furnace Heat/Electric	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Intercom	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Solar House-Heating	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Light Fixtures	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Woodburning Stove	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Sauna	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Fireplace	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Smoke/Fire Alarm(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Fireplace Insert	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Switches and Outlets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Air Cleaner	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Vent Fan(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Humidifier	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
60/100/200 Amp Service (Circle one) 100	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Propane Tank	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Generator	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other Heating Source	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

NOTE: "Defect" means a condition that would have a significant adverse effect on the value of the property, that would significantly impair the health or safety of future occupants of the property, or that if not repaired, removed or replaced would significantly shorten or adversely affect the expected normal life of the premises.

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

Signature of Seller		dotloop verified 01/16/18 9:19AM EST A7RA-CE5A-VXNK-T3CW	Signature of Buyer	
Signature of Seller		dotloop verified 01/18/18 2:24PM EST 66SL-HD5V-09LA-UHRB	Signature of Buyer	

The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.

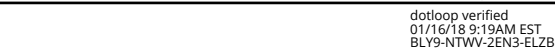
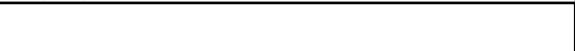


Signature of Seller (at closing)		Signature of Seller (at closing)	
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Property address (number and street, city, state, and ZIP code)
 1657 E Bell Ford Drive, Seymour, IN 47274

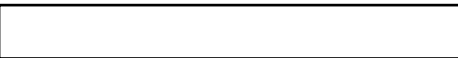
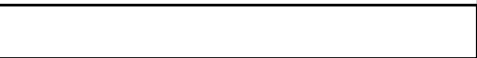
2. ROOF	YES	NO	DO NOT KNOW
Age, if known: 11 Years.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Does the roof leak?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is there present damage to the roof?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is there more than one layer of shingles on the house?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, how many layers? 0	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. HAZARDOUS CONDITIONS	YES	NO	DO NOT KNOW
Have there been or are there any hazardous conditions on the property, such as methane gas, lead paint, radon gas in house or well, radioactive material, landfill, mineshaft, expansive soil, toxic materials, mold, other biological contaminants, asbestos insulation, or PCB's?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is there contamination caused by the manufacture of a controlled substance on the property that has not been certified as decontaminated by an inspector approved under IC 13-14-1-15?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Has there been manufacture of methamphetamine or dumping of waste from the manufacture of methamphetamine in a residential structure on the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Explain:			
E. ADDITIONAL COMMENTS AND/OR EXPLANATIONS: (Use additional pages, if necessary)			

4. OTHER DISCLOSURES	YES	NO	DO NOT KNOW
Do structures have aluminum wiring?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are there any foundation problems with the structures?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are there any encroachments?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are there any violations of zoning, building codes, or restrictive covenants?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the present use a non-conforming use? Explain:	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the access to your property via a private road?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the access to your property via a public road?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the access to your property via an easement?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Have you received any notices by any governmental or quasi-governmental agencies affecting this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are there any structural problems with the building?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Have any substantial additions or alterations been made without a required building permit?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are there moisture and/or water problems in the basement, crawl space area, or any other area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is there any damage due to wind, flood, termites, or rodents?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Have any structures been treated for wood destroying insects?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Are the furnace/woodstove/chimney/flue all in working order?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Is the property in a flood plain?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Do you currently pay flood insurance?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Does the property contain underground storage tank(s)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the homeowner a licensed real estate salesperson or broker?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is there any threatened or existing litigation regarding the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the property subject to covenants, conditions and/or restrictions of a homeowner's association?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the property located within one (1) mile of an airport?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

Signature of Seller		Signature of Buyer	
Signature of Seller		Signature of Buyer	

The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.

Signature of Seller (at closing)		Signature of Seller (at closing)	
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Form #03.

