VACANT LAND DISCLOSURE STATEMENT

Note: Use this form to fulfill Seller's required disclosures in the Offer to Purchase and Contract - Vacant Lot/Land Form 12-T.

Property: 0 US Highway 64 W, Siler City, NC 27344				
Buyer:				
Seller: Michael Brooks Lemons, Rebecca B. Lemons				

Buyer understands and agrees that this Disclosure Statement is not a substitute for professional inspections, and that this document does not relieve Buyer of their duty to conduct thorough Due Diligence on the Property. Any representations made by Seller in this Disclosure Statement are true to the best of Seller's knowledge, and copies of any documents provided by Seller are true copies, to the best of Seller's knowledge. Buyer is strongly advised to have all information confirmed and any documents substantiated during the Due Diligence Period.

If Seller checks "yes" for any question below, Seller is affirming actual knowledge of either: (1) the existence of documentation or information related to the Property; or (2) a problem, issue, characteristic, or feature existing on or associated with the Property. If Seller checks "no" for any question below, Seller is stating they have no actual knowledge or information related to the question. If Seller checks "NR," meaning no representation, Seller is choosing not to disclose whether they have knowledge or information related to the question.

A.		Physical Aspects	Yes	. No	NR
	1.	Non-dwelling structures on the Property		X	
	2.	Current or past soil evaluation test (agricultural, septic, or otherwise)		X	
	3.	Caves, mineshafts, tunnels, fissures or open or abandoned wells		X,	
	4.	Erosion, sliding, soil settlement/expansion, fill or earth movement	42	X	
	5.	Communication, power, or utility lines.	A		
	6. 7.	Pipelines (natural gas, petroleum, other)		X,	
	7.	Landfill operations or junk storage		M	
	8.	Drainage grade issues, flooding or conditions conducing to flooding	□∀ 1		
	9.	Drainage, grade issues, flooding, or conditions conducive to flooding		7/	
	10	Gravesites, pet cemeteries, or animal burial pits		A	
	11	Well(s)	Δ	7	H
		Well(s)			
		depth shared (v/n) sear installed and/min			
	12.	depth ; shared (y/n) ; year installed ; gal/min Septic System(s)		V	
		If yes: Number of bedrooms on permit(s)		M	
		Permit(s) available? yes no NR			
		Lift station(s)/Grinder(s) on Property? yes no NR			
		Septic Onsite? yes Details:			
		Tank capacity			
		Repairs made (describe):	=		
		Talik(s) last cleaned:			
		If no: Permit(s) in process? yes no NR			
		Soil Evaluation Complete? yes no NR			
		Other Septic Details:			



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STANDARD FORM 142 Adopted 7/2024

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Michael Brooks

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			Yes	No	NR
	13	Commercial or industrial noxious fumes, odors, noises, etc. on or near Property	TENENDE IN THE	X	
	13.	If yes, please describe:		A	
		n jes, preuse desertee.			
B.		Legal/Land Use Aspects			
	Ι.	Current or past title insurance policy or title search	П	X	\Box
	2.	Copy of deed(s) for property	\boxtimes	7	Н
	3.	Government administered programs or allotments.		V	
	4.	Rollback or other tax deferral recaptures upon sale	X	Δ	H
	5.	Litigation or estate proceeding affecting ownership or boundaries.		V	H
	6.	Notices from governmental or quasi-governmental authorities related to the property	H	*	H
	7.	Private use restrictions or conditions, protective covenants, or HOA		4	X
	4.5	If yes, please describe:			VI)
	8.	Recent work by persons entitled to file lien claims	П	X	
		If yes, have all such persons been paid in full		1	H
		If not paid in full, provide lien agent name and project number:			
	9.	Jurisdictional government land use authority:			
		-			
	10.	County: City: City:			
	11.	Fees or leases for use of any system or item on property	П	X	
	12.	Location within a government designated disaster evacuation zone (e.g.,		A	
		hurricane, nuclear facility, hazardous chemical facility, hazardous waste facility)			X
	13.	Access (legal and physical) other than by direct frontage on a public road			Y
		Access via easement	7		
		Access via private road	X	П	H
		If yes, is there a private road maintenance agreement? yes no	43		ш.
	14.	Solar panel(s), windmill(s), cell tower(s).	П	X	
		If yes, please describe:			
C.		Survey/Boundary Aspects			
	1.	Current or past survey/plat or topographic drawing available	X		
	2.	Approximate acreage: 7.87	A		
	3.	Wooded Acreage 70%; Cleared Acreage 90%			
	4.	Encroachments		Y	
	5.	Public or private use paths or roadways rights of way/casement(s)	H	*	Ħ
		Financial or maintenance obligations related to same		X	H
	6.	Communication, power, or other utility rights of way/easements		X	
	7.	Railroad or other transportation rights of way/easements		X	-
	8.	Conservation easement		X	
	9.	Property Setbacks		X	
		If you also will as		7*	
	10.	Riparian Buffers (i.e., stream buffers, conservation districts, etc.)	\times		
	11.	Septic Easements and Repair Fields		X	
	12.	Any Proposed Easements Affecting Property		X	inwins.
	13.	Beach Access Easement, Boat Access Easement, Docking Permitted		\boxtimes	
		If yes, please describe:			

D.		Agricultural, Timber, Mineral Aspects	Yes	No	NR
		-	100	ΠVi	
	1.	Agricultural Status (e.g., forestry deferral)		A	
	2.	Licenses, leases, allotments, or usage permits (crops, hunting, water, timber, etc.)		Į X I	
	100	If yes, describe in detail:		T.	
	3.	Forfeiture, severance, or transfer of rights (mineral, oil, gas, timber, development, etc.)		X	
		If yes, describe in detail:		œA.	
	4.	Farming on Property: owner or tenant		X	
	5.	Presence of vegetative disease or insect infestation		A	
	6.	Timber cruises or other timber related reports		X	
	7.	Timber harvest within past 25 years		X	
		If yes, monitored by Registered Forester?			
		If replanted, what species:			
		Years planted:			the arms on
	8.	Harvest impact (other than timber)		X	
		If yes, describe in detail:		1-	
E.		Environmental Aspects			
	1.	Current or past Phase I Phase II or Phase III Environmental Site Accessment(s)			
	2.	Current or past Phase I, Phase II or Phase III Environmental Site Assessment(s)		\Rightarrow	\vdash
	۷.	Underground or above ground storage tanks		Δ	
	2	Abandoned or junk motor vehicles or equipment of any kind		r √ î	
	3.			A .	
	4. 5.	Past illegal uses of property (e.g., methamphetamine manufacture or use)			H
	٥.	Federal or State listed or protected species present		A	
	,	If yes, describe plants and/or animals:		□ Z f	
	_	Government sponsored clean-up of the property		A	
	7.	Groundwater, surface water, or well water contamination Current Previous			
	8.	Previous commercial or industrial uses		X.	
	9.	Wetlands, streams, or other water features		X.	
		Permits or certifications related to Wetlands		X	
	10	Conservation/stream restoration		X.	
	10.	Coastal concern (tidal waters, unbuildable land, flood zone, CAMA, Army Corp., etc.)		X.	
	1.1	If yes, describe in detail:			
	11.	The use or presence on the property, either stored or buried, above or below ground, of	:		
		i. Asbestos, Benzene, Methane, Pesticides, Radioactive Material		X	
		If yes, describe in detail:		r v î	
		ii. Other raci/enemical		A	
		iii. Paint Lead based paint Other paint/solvents	\square	A	
		iv. Agricultural chemical storage		X	
F.		<u>Utilities</u>			
		Check all currently available on the Property and indicate the provider.			
		Water (describe): Sewer (describe):			
	П	Sewer (describe):			
	П	Sewer (describe): Gas (describe):			
	П	Electricity (describe):			
		Electricity (describe):			

Tel Priv Sha	gh Speed Internet (describe): er Optic (describe): ephone (describe): vate well (describe): ared private well or community well (describe): aled water (describe): er (describe):	
KANTATOR:	Explanation Sheet for Vacan	t Land Disclosure Statement
Instruction B12	s: Identify a line item in the first column (e.g., "I	E/8") and provide further explanation in the second column.
N/C	UNKNOWN	
	Attach additional s	sheets as necessary
TIIE NORT LEGAL VA YOU SIGN	LIDITY OR ADEQUACY OF THIS FORM. C	S®, INC., MAKES NO REPRESENTATION AS TO THE CONSULT A NORTH CAROLINA ATTORNEY BEFORE
Buyo	er:Date:	Seller: Date: 3/4/25
Buye	er: Date:	Seller Stress Date: 3/4/25 Rebecca B. Lemons
Entity Buyer: (Name of LLC/Corporation/Partnership/Trust/Etc.) By: Name:		Rebecca B. Lemons Entity Seller:
		(Name of LLC/Corporation/Partnership/Trust/Etc.)
		Ву:
		Name:
		Title:
		Date:

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