

# OWNER'S DISCLOSURE STATEMENT

Listing Broker: WILKINS & ASSOCIATES REAL ESTATE, INC.

This disclosure statement should be attached to any additional disclosure statements as may be required by law to be made by Owner or by you acting as agent on Owner's behalf. This disclosure statement, with attachments, must be presented to and signed by any prospective buyer before a purchase agreement is signed.

Property: LAND HOLDING, INC. (PNC- )

*The undersigned Buyer acknowledges that:*

Owner is a corporation which acquired the above Property through bulk purchase, foreclosure proceedings or by deed-in-lieu of foreclosure and has never occupied the Property.

The Property is being sold in its present "as is, where is" conditions, including all defects, known or unknown. Owner, Owner's agent(s), their employees, salespeople, officers and/or partners make no representations, warranties or guarantees to Buyer of any kind whatsoever as to the condition of the Property, including but not limited to habitability, legality of use, or zoning nor as to the fitness of any improvements on the Property for any particular purpose, the operating utility of any heating, ventilating, cooling, roofing, utility service, access, water sufficiency, potability, waterproofing or any appliance or other personal property.

The Property may not be in compliance with applicable building, zoning, health or other laws or codes. The Property may not be in habitable condition.

Any improvements on the Property, including the house, systems, fixtures, appliances and personal property, if any, being sold with the Property are not new and may have defects and may need repair work.

Owner:

By: \_\_\_\_\_ Date \_\_\_\_\_  
Signed

Acknowledged by Buyer:

Buyer: \_\_\_\_\_ Date \_\_\_\_\_  
Signed

Buyer: \_\_\_\_\_ Date \_\_\_\_\_  
Signed