

SELLER PROPERTY QUESTIONNAIRE ADDENDUM

This is a form created by the San Diego Association of REALTORS® and as such is not covered by the C.A.R. Use Protection Agreement. This form is intended for use primarily in the San Diego County area.

Seller: _____ Date: _____

Property Address: _____ ("Property")

This form is for use with C.A.R.'s Seller Property Questionnaire (SPQ). It must not be used without the SPQ. The headings below duplicate those of the SPQ to facilitate convenient use. It is strongly suggested that the two forms be placed side by side and the questions under the same heading be completed on both forms at the same time.

V. SELLER AWARENESS

Circle the appropriate response for each question. For each YES checked, give an explanation on the lines provided below. If there is insufficient space, use the "ADDITIONAL INFORMATION" section on page 4 of this Addendum or attach an addendum sheet.

A. STATUTORILY OR CONTRACTUALLY REQUIRED OR RELATED

B. REPAIRS AND ALTERATIONS

Copy Documents

Attach a copy, if available, of any documents, such as receipts, contracts, or reports for repair or alteration work.

C. STRUCTURAL, SYSTEMS AND APPLIANCES

Roof

1. Are you aware of any roof leak during prior ownership?
2. Are you aware if the roof in any state has been repaired _____ replaced _____ resurfaced _____
3. If yes, provide an explanation, approximate date, and the name of the person or company that performed the work _____

ARE YOU SELLER AWARE OF...

☐ Yes ☐ No

4. Was there a guarantee or warranty on the work or labor materials?
5. If yes, state when this was provided _____ by whom _____ for what period of time _____

☐ Yes ☐ No

6. Provide a copy of the guarantee/warranty.
7. Are you aware of any gutters and downspouts?
8. If yes, are you aware of holes or rust in the gutters and downspouts?
9. Is the drainage water directed away from the structure?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

Other

1. Are you aware of any hardwood floor?
2. Are you aware of any interior wall or ceiling without insulation?
3. For Yes answers to questions 1 and 2, see Section IV at the end of this Addendum to specify the reason.

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

Buyer acknowledges receipt of copy of this page, which constitutes Page 1 of 5 pages.

Buyer's Initials (_____) (_____) Date: _____ Seller's Initials (_____) (_____) Date: _____

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Circle 3000, January 2010

SPQ# 250-0001
Requiring Broker or Designer: _____
Date: _____

Sdar Disclosures Sellers Property Questionnaire Addendum

D Kirk



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