



LEAD COMPLIANCE ADDENDUM

to Purchase and Sale Contract for Residential Property

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DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT AND LEAD-BASED PAINT HAZARDS

Seller _____ Buyer _____
Property _____, New York.

LEAD WARNING STATEMENT

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning.

LEAD-BASED PAINT INSPECTION CONTINGENCY

Buyer has the option of conducting a professional lead-based paint risk assessment or inspection of the property within ten calendar days after acceptance of the contract.

Buyer shall elect either option below by initialing Buyer's choice:

This contract is contingent upon a professional risk assessment or inspection of the property for the presence of lead-based paint and/or lead-based paint hazards at the Buyer's expense on or before the _____ calendar-day after contract acceptance.

This contract is NOT contingent upon a risk assessment or inspection of the property for the presence of lead-based paint and/or lead-based paint hazards. Buyer waives the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Buyer _____ Date _____ Seller _____ Date _____
Buyer _____ Date _____ Seller _____ Date _____

LEAD WARNING CERTIFICATION and ACKNOWLEDGMENT

Seller's Disclosure (initial a and b below):

(a) Presence of lead-based paint and/or lead-based paint hazards (check one below):

Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

Seller has no actual knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the Seller (check one below):

Seller has provided the Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment (initial c, d and e below):

(c) Buyer has received copies of all information listed above.

(d) Buyer has received the pamphlet Protect Your Family From Lead in Your Home.

(e) Buyer has (check one below):

Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgment (initial f below):

(f) Agent has informed the Seller of the Seller's obligations under the Residential Lead-Based Paint Hazard Reduction Act of 1992 (42 U.S.C. 4852(d)) and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the above information and certify, to the best of their knowledge, that the information provided by each of them individually (but not as to the statements of any other party) is true and accurate.

Buyer _____ Date _____ Seller _____ Date _____
Buyer _____ Date _____ Seller _____ Date _____
Agent _____ Date _____ Agent _____ Date _____