



**SUPPLEMENTAL STATUTORY  
AND CONTRACTUAL DISCLOSURES**

(C.A.R. Form SSD, Revised 4/06)

1. Seller makes the following disclosures with regard to the real property or manufactured home described as 4095 HEIDA RD., RIVERSIDE, CA 92504 Assessor's Parcel No. 193-282-030, situated in RIVERSIDE, County of RIVERSIDE, California ("Property").

2. THE FOLLOWING ARE REPRESENTATIONS MADE BY THE SELLER AND ARE NOT THE REPRESENTATIONS OF THE AGENT(S), IF ANY. THIS DISCLOSURE STATEMENT IS NOT A WARRANTY OF ANY KIND BY THE SELLER OR ANY AGENT(S) AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE PRINCIPAL(S) MAY WISH TO OBTAIN. A REAL ESTATE BROKER IS QUALIFIED TO ADVISE ON REAL ESTATE TRANSACTIONS. IF SELLER OR BUYER DESIRE LEGAL ADVICE, CONSULT AN ATTORNEY.

3. Are you (Seller) aware of any of the following? (Explain any "yes" answers below.)
- A. Within the last 3 years, the death of an occupant of the Property upon the Property .....  Yes  No
  - B. An Order from a government health official identifying the Property as being contaminated by methamphetamine (if yes attach a copy of the Order) .....  Yes  No
  - C. Whether the Property is located in or adjacent to an "industrial use" zone .....  Yes  No  
(In general, a zone or district allowing manufacturing, commercial or airport uses.)
  - D. Whether the Property is affected by a nuisance created by an "industrial use" zone .....  Yes  No
  - E. Whether the Property is located within 1 mile of a former federal or state ordnance location. . . .  Yes  No  
(In general, an area once used for military training purposes that may contain potentially explosive munitions.)
  - F. Whether the Property is a condominium or located in a planned unit development or other common interest subdivision. ....  Yes  No
  - G. Insurance claims affecting the Property within the past 5 years .....  Yes  No
  - H. Matters affecting title of the Property .....  Yes  No
  - I. Material facts or defects affecting the Property not otherwise disclosed to Buyer. ....  Yes  No

Explanation, or  (if checked) see attached: PROPERTY IS WITHIN 1 MILE OF A COMMERCIAL OR INDUSTRIAL ZONE, AND A FORMERLY USED DEFENSE SITE, ACCORDING TO A NATURAL HAZARD DISCLOSURE STATEMENT PREPARED BY PDQ DISCLOSURE, DATED 2-5-09

4. Seller represents that the information herein is true and correct to the best of Seller's knowledge as of the date signed by Seller. Seller hereby authorizes any agent(s) representing any principal(s) in this transaction to provide a Copy of this statement to any person or entity in connection with any actual or anticipated sale of the Property.

Seller Bob Undermaster Date 3-18-09  
Seller \_\_\_\_\_ Date \_\_\_\_\_

5. By signing below, Buyer acknowledges Buyer has read, understands and received a copy of this Supplemental Statutory and Contractual Disclosures.

Buyer \_\_\_\_\_ Date \_\_\_\_\_  
Buyer \_\_\_\_\_ Date \_\_\_\_\_

Agent (Broker Representing Seller) Elite Auctions

By [Signature] Date 3/23/09  
(Associate-Licensee or Broker Signature)

Agent (Broker Obtaining the Offer) \_\_\_\_\_

By \_\_\_\_\_ Date \_\_\_\_\_  
(Associate-Licensee or Broker Signature)

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