

8. TERMITES, DRY ROT, PESTS, WOOD DESTROYING ORGANISMS:

- a. Do you have any knowledge of termites, dry rot, pests or wood destroying organisms on or affecting any improvements located on the property or any structural damage to the property by them? NO YES If yes, explain: _____
- b. Have you ever had the property inspected for termites, dry rot, pest or wood destroying organism? NO YES Date of inspection 2006 If so, what was the outcome of the inspection? no termites
- c. Has the property been treated for termites, dry rot, pest or wood destroying organisms? NO YES Date and type of treatment _____, Company name: _____

9. STRUCTURE-RELATED ITEMS:

Are You Aware:

- a. of any structural damage which may have resulted from events including, but not limited to, fire, wind, flood, hail, landslide, or blasting, and which materially affect the value of the property? NO YES
 - b. of any structural condition or, in the case of a homeowner association, any condition in the common elements that materially affects the value of the property? NO YES
 - c. of any improvements or additions to the property, whether by you or by others, that have been constructed in violation of building codes or without necessary permits? NO YES
 - d. of any active permits on the property which have not been closed by a final inspection? NO YES
- If any answer to questions 9a-9d is yes, please explain: _____

10. ROOF-RELATED ITEMS:

Are You Aware:

- a. of any roof or overhang defects? NO YES
 - b. if the roof has leaked since you owned the property? NO YES
 - c. if anything was done to correct the leaks? NO YES
 - d. if the roof has been replaced? NO YES If yes, when: _____
 - e. If there is a warranty on the roof? NO YES If yes, is it transferable? NO YES
 - f. If the roof been inspected within the last twelve months? NO YES
- If any answer to questions 10a-10f is yes, please explain: _____

11. PLUMBING-RELATED ITEMS:

- a. What is your drinking water source? Public Private Well Other Source . If your drinking water is from a well or other source, when was your water last checked for safety and what was the result of the test? _____
- b. Do you have a water conditioning system? NO YES If yes, type: _____ Owned Leased
- c. What is the balance owed on the system? \$ _____
- d. Do you have a sewer or septic system ? If septic system describe the location of each system: _____
- e. Are you aware of any septic tanks or wells on the property which are not currently being used? NO YES If yes, explain: _____
- f. Are you aware of any plumbing leaks since you have owned the property? NO YES If yes, explain: we repaired all leaking pipes, replaced old pipes through "Empire Plumbing Co"
- g. Are you aware of any conditions that materially affect the value of the property relating to the septic tank/drain field, sewer lines, or any other plumbing related items? NO YES If yes, explain: _____

12. POOLS/HOT TUBS/SPAS:

- a. Does the property have a swimming pool? NO YES Hot tub? NO YES Spa? NO YES
- b. If you answered yes to any part of 12a, was the certificate of completion received after Oct. 1, 2000 for the pool? NO YES For the spa? NO YES For the hot tub? NO YES
- c. Check the pool safety features (as defined by Section 515.27, Florida Statutes) your swimming pool, hot tub or spa has: Enclosure that meets the pool barrier requirements Approved safety pool cover
Required door and window exit alarms Required door locks none
- d. Are you aware of any conditions regarding these items that materially affect the value of the property? NO YES If yes, explain: _____

13. MAJOR APPLIANCES:

Indicate existing equipment:

Range Oven Microwave Dishwasher Garbage Disposal Trash Compactor Refrigerator
Freezer Washer Dryer

Are any of these appliances leased? NO YES Are any of these gas appliances? NO YES

Is the water heater: owned leased ; Is the water heater: electric gas

Are you aware of any problems with these appliances, including whether any of the appliances have leaked or overflowed, since you have owned the property? NO YES If yes, explain: _____

14. ELECTRICAL SYSTEM:

Are You Aware:

a. of any damaged or malfunctioning switches, receptacles, or wiring? NO YES

b. of any conditions that materially affect the value or operating capacity of the electrical system? NO YES

If answers to questions 14a or 14b is yes, please explain: _____

15. HEATING AND AIR CONDITIONING:

Indicate existing equipment:

Air conditioning:

Central Window/Wall Number of units _____

Heating:

Electric Fuel Oil Gas Other

Solar Heating:

Owned Leased

Wood-burning stove: NO YES

Fireplace: NO YES Describe fireplace equipment: _____

Are you aware of any defects, malfunctioning or condensation problems regarding these items, since you have owned the property? NO YES If yes, explain: _____

16. OTHER EQUIPMENT:

Indicate existing equipment:

Security System: NO YES Leased Owned Connected to Central Monitor Monthly Fee \$ 35.

Smoke Detectors: NO YES Number of smoke detectors? 2

Lawn Sprinkler System: NO YES Sprinkler water source: City If well is source, is there an iron filter? NO YES Is there a timer? NO YES Is the timer automatic? NO YES

Garage door openers? NO YES Number of transmitters? _____, Humidistat? NO YES

Humidifier? NO YES Electric air filters? NO YES Vent fans? NO YES

Paddle fans? NO YES Number of paddle fans? _____

17. OTHER MATTERS:

Is there anything else that materially affects the value of the property? NO YES

If yes, explain: _____

4. THE LAND:

Are You Aware:

- a. of any past or present settling, soil movement, or sinkhole problems on the property or on adjacent properties? NO YES
- b. of any past or present drainage or flood problems affecting the property or adjacent properties? NO YES
- c. of any past or present problems with driveways, walkways, patios, seawalls, or retaining walls on the property or adjacent properties due to drainage, flooding, or soil movements? NO YES

If any answer to questions 4a-4c is yes, please explain: _____

5. ENVIRONMENT:

Was the property built before 1978? NO YES

Are You Aware:

- a. of any substances, materials, or products which may be an environmental hazard, such as, but not limited to, asbestos, urea formaldehyde, radon gas, mold, lead-based paint, fuel, propane or chemical storage tanks (active or abandoned), or contaminated soil or water on the property? NO YES
- b. of any condition or proposed change in the vicinity of the property that does or will materially affect the value of the property, such as, but not limited to, proposed development or proposed roadways? NO YES
- c. of wetlands, mangroves, archeological sites, or other environmentally sensitive areas located on the property? NO YES

If any answer to questions 5a-5c is yes, please explain: _____

6. ZONING:

Are You Aware:

- a. of the zoning classification of the property? NO YES If yes, identify the zoning classification _____
- b. of any zoning violations or nonconforming uses? NO YES
- c. if the property is zoned for its current use? NO YES
- d. of any zoning restrictions affecting additions, improvements or replacement of the property? NO YES
- e. if there are any zoning, land use or administrative regulations which are in conflict with the existing or intended use of the property? NO YES
- f. of any restrictions other than association and flood area requirements affecting improvements or replacement of the property? NO YES

If any answer to questions 6a-6f is yes, please explain: _____

7. FLOOD:

Are You Aware:

- a. if any portion of the property is in a special flood hazard area? NO YES
- b. does the property require flood insurance? NO YES
- c. whether any improvements including additions, are located below the base flood elevation? NO YES
- d. whether such improvements have been constructed in violation of applicable local flood guidelines? NO YES
- e. if any portion of the property is seaward of the coastal construction control line? NO YES

If any answer to questions 7a-7e is yes, please explain: _____

ACKNOWLEDGEMENT OF SELLER

The undersigned Seller represents that the information set forth in the above disclosure statement is accurate and complete to the best of the Seller's knowledge on the date signed below. Seller does not intend for this disclosure statement to be a warranty or guaranty of any kind. Seller hereby authorizes disclosure of the information contained in this disclosure statement to prospective Buyers of the property. Seller understands and agrees that Seller will notify the Buyer in writing within five business days after Seller becomes aware that any information set forth in this disclosure statement has become inaccurate or incorrect in any way during the term of the pending purchase by the Buyer.

Seller: Laurie Carr / 10-25-07 Laurie Carr Date: 10-25-07
(signature) (print)

Seller: Greg Carr / Greg Carr Date: 10-25-07
(signature) (print)

RECEIPT AND ACKNOWLEDGMENT OF BUYER

Seller is using this form to disclose Seller's knowledge of the condition of the real property and improvements located on the property as of the date signed by Seller. This disclosure form is not a warranty of any kind. The information contained in the disclosure is limited to information to which the seller has knowledge. It is not intended to be a substitute for any inspections or professional advice the Buyer may wish to obtain. An independent professional inspection is encouraged and may be helpful to verify the condition of the property and to determine the cost of repairs, if any. Buyer understands these representations are not made by any real estate licensee.

Buyer hereby acknowledges having received a copy of this disclosure statement.

Buyer: _____ / _____ Date: _____
(signature) (print)

Buyer: _____ / _____ Date: _____
(signature) (print)

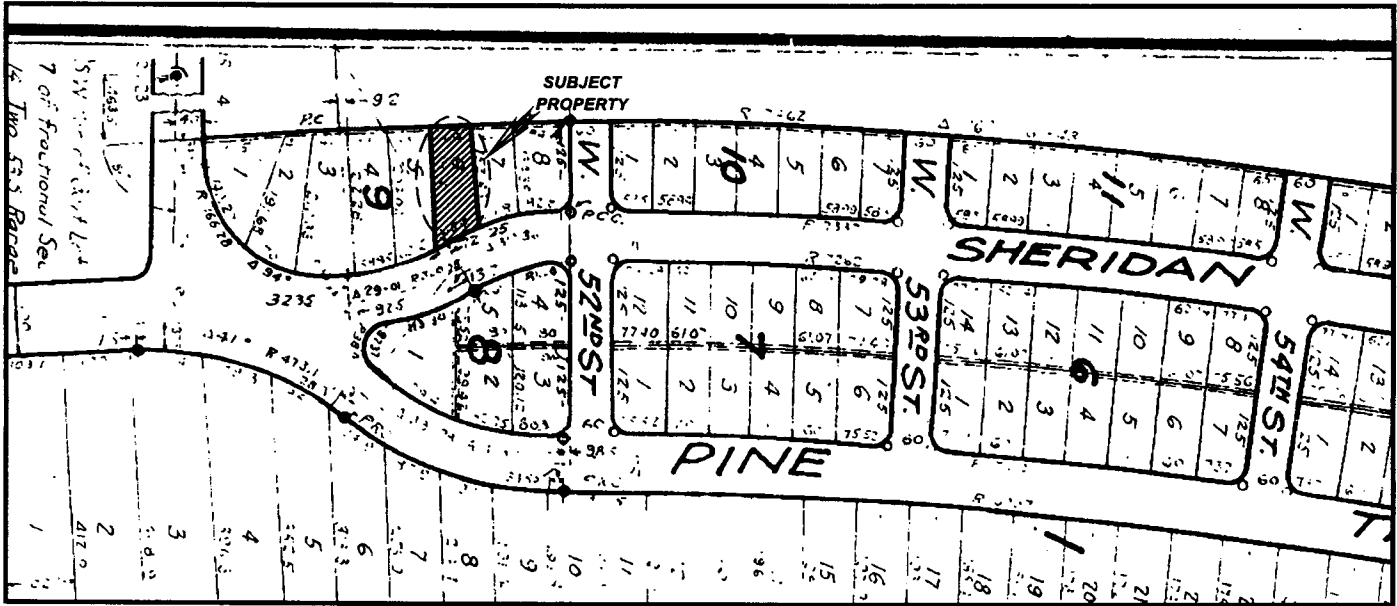
Survey of Lot: 6 Block: 9
 Subdivision: BEACH VIEW SUBDIVISION
 According to the Plat thereof as recorded in the Plat Book No. 9
 at Page No. 158 of the public records of MIAMI-DADE County, Florida.

Property Address: 5154 LA GORCE DR, MIAMI BEACH, FL 33140
 For: LAURIE CARR

Date: 05/05/2005

LOCATION SKETCH

NOT TO SCALE



ABBREVIATION AND MEANING

- | | |
|---|--|
| A = ARC. | (M) = MINUTES. |
| A.C. = AIR CONDITIONER PAD. | (N) = MEASURED DISTANCE. |
| A.E. = ANCHOR EASEMENT. | M.H. = MANHOLE. |
| A.R. = ALUMINUM ROOF. | N.A.P. = NOT A PART OF. |
| A.S. = ALUMINUM SHED. | NGVD = NATIONAL GEODETIC VERTICAL DATUM. |
| ASPH. = ASPHALT. | N.T.S. = NOT TO SCALE. |
| B.C. = BLOCK CORNER. | #-NO. = NUMBER. |
| BLDG. = BUILDING. | O/S = OFFSET. |
| B.M. = BENCH MARK. | O.H. = OVERHEAD. |
| B.C.R. = BROWARD COUNTY RECORDS. | O.H.L. = OVERHEAD UTILITY LINES. |
| B.O.B. = BASIS OF BEARINGS. | O.R.B. = ORIGINAL RECORDS BOOK. |
| (C) = CALCULATED. | O.V.H. = OVERHANG. |
| C.B. = CATCH BASIN. | P.V.M.T. = PAVEMENT. |
| C.B.S. = CONCRETE BLOCK STRUCTURE. | PL. = PLANTER. |
| C.B.W. = CONCRETE BLOCK WALL. | P/L = PROPERTY LINE. |
| CH = CHORD. | P.C.C. = POINT OF COMPOUND CURVE. |
| CH.B. = CHORD BEARING. | P.C. = POINT OF CURVE. |
| CL. = CLEAR. | PT. = POINT OF TANGENCY. |
| C.L.F. = CHAIN LINK FENCE. | POC. = POINT OF COMMENCEMENT. |
| C.M.E. = CANAL MAINTENANCE EASEMENTS. | P.O.B. = POINT OF BEGINNING. |
| CONC. = CONCRETE. | P.R.C. = POINT OF REVERSE CURVE. |
| C.P. = CONC. PORCH. | P.W. = PARKWAY. |
| C.S. = CONCRETE SLAB. | PRM = PERMANENT REFERENCE MONUMENT. |
| D.E. = DRAINAGE EASEMENT. | P.L.S. = PROFESSIONAL LAND SURVEYOR. |
| D.M.E. = DRAINAGE MAINTENANCE EASEMENTS. | P.P. = POWER POLE |
| DRIVE = DRIVEWAY. | P.P.S. = POOL PUMP SLAB |
| * = DEGREES. | (R) = RECORD DISTANCE. |
| E.T.P. = ELECTRIC TRANSFORMER PAD. | RR. = RAIL ROAD. |
| ELEV. = ELEVATION. | RES. = RESIDENCE. |
| ENCR. = ENCROACHMENT. | R/W = RIGHT-OF-WAY. |
| F.H. = FIRE HYDRANT. | RAD. = RADIUS OR RADIAL. |
| F.I.P. = FOUND IRON PIPE. | RGE. = RANGE. |
| F.I.R. = FOUND IRON ROD. | R.O.E. = ROOF OVERHANG EASEMENT. |
| F.F.E. = FINISHED FLOOR ELEVATION. | SEC. = SECTION. |
| F.N.D. = FOUND NAIL & DISK. | STY. = STORY. |
| FT. = FEET. | SNK. = SIDEWALK. |
| FNIP. = FEDERAL NATIONAL INSURANCE PROGRAM. | S.I.P. = SET IRON PIPE L.B. #6044. |
| F.N. = FOUND NAIL. | S. = SOUTH. |
| H. = HIGH (HEIGHT) | " = SECONDS. |
| IN. & EG. = INGRESS AND EGRESS EASEMENT. | T = TANGENT. |
| L.P. = LIGHT POLE. | TWP = TOWNSHIP. |
| L.F.E. = LOWEST FLOOR ELEVATION. | UTIL. = UTILITY. |
| L.M.E. = LAKE MAINTENANCE EASEMENT. | |

- | |
|--------------------------|
| U.E. = UTILITY EASEMENT. |
| U.P. = UTILITY POLE. |
| W.M. = WATER METER. |
| W.F. = WOOD FENCE. |
| W.S. = WOOD SHED. |
| W.R. = WOOD ROOF. |
| W.V. = WATER VALVE. |
| M = MONUMENT LINE. |
| CL = CENTER LINE. |
| CL.A. = CENTRAL ANGLE. |
| △ = ANGLE. |

LEGEND TYPICAL

- | | |
|--------|----------------------------|
| —OH— | OVERHEAD UTILITY LINES |
| ZZZZ | C.B.S. = WALL (CBW). |
| —X—X— | C.L.F. = CHAIN LINK FENCE. |
| —0—0— | I.F. = IRON FENCE. |
| —/—/— | W.F. = WOOD FENCE. |
| * 0.00 | = EXISTING ELEVATIONS. |

SURVEYOR'S NOTES:

- IF SHOWN, BEARINGS ARE REFERRED TO AN ASSUMED MERIDIAN, BY SAID PLAT IN THE DESCRIPTION OF THE PROPERTY, IF NOT, THEN BEARINGS ARE REFERRED TO COUNTY, TOWNSHIP MAPS.
- THIS IS A SPECIFIC PURPOSE SURVEY.
- THE CLOSURE IN THE BOUNDARY SURVEY IS ABOVE 1:7500 FT.
- IF SHOWN, ELEVATIONS ARE REFERRED TO
 BM# A-34 ELEV. 14.29 FEET. OF N.G.V.D. OF 1929.

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THIS "BOUNDARY SURVEY" OF THE PROPERTY DESCRIBED HEREON, HAS RECENTLY BEEN SURVEYED AND DRAWN UNDER MY SUPERVISION, AND COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE PURSUANT TO 472.027, FLORIDA STATUTES.

BY: John Ibarra 06/16/05
 (DATE OF FIELD WORK)

PROFESSIONAL LAND SURVEYOR NO.: 5204
 STATE OF FLORIDA
 (VALID COPIES OF THIS SURVEY WILL BEAR THE EMBOSSED SEAL OF THE ATTESTING LAND SURVEYOR).

REVISED ON: _____

REVISED ON: _____

LEGAL NOTES TO ACCOMPANY SKETCH OF SURVEY (SURVEY):

- THERE MAY BE EASEMENTS RECORDED IN THE PUBLIC RECORDS NOT SHOWN ON THIS SURVEY.
- EXAMINATIONS OF THE ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING THE PROPERTY.
- THIS SURVEY IS SUBJECT TO DEDICATIONS, LIMITATIONS, RESTRICTIONS, RESERVATIONS OR EASEMENTS OF RECORD.
- LEGAL DESCRIPTIONS PROVIDED BY CLIENT OR ATTESTING TITLE COMPANY.
- BOUNDARY SURVEY MEANS A DRAWING AND/OR A GRAPHIC REPRESENTATION OF THE SURVEY WORK PERFORMED IN THE FIELD, COULD BE DRAWN AT A SHOWN SCALE AND/OR NOT TO SCALE.
- EASEMENTS AS SHOWN ARE PER PLAT BOOK, UNLESS OTHERWISE SHOWN.
- THE TERM "ENCROACHMENT" MEANS VISIBLE AND ABOVE GROUND ENCROACHMENTS.
- ARCHITECTS SHALL VERIFY ZONING REGULATIONS, RESTRICTIONS, SETBACKS AND WILL BE RESPONSIBLE OF SUBMITTING PLOT PLANS WITH THE CORRECT INFORMATION FOR THEIR APPROVAL FOR AUTHORIZATION TO AUTHORITIES IN A NEW CONSTRUCTIONS.
- UNLESS OTHERWISE NOTED, THIS FIRM HAS NOT ATTEMPTED TO LOCATE FOOTING AND/OR FOUNDATIONS.
- FENCE OWNERSHIP NOT DETERMINED.
- THIS PLAN OF SURVEY, HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED HEREON, THE CERTIFICATE DOES NOT EXTEND TO ANY UNNAMED PARTY.
- THE SURVEYOR MAKES NO GUARANTEES AS TO THE ACCURACY OF THE INFORMATION BEING THE LOCAL PUBLIC RECORDS.

DRAWN BY: P. GRAU

BOUNDARY SURVEY

SCALE = 1" : 20'

