



INCLUSIONS/EXCLUSIONS DISCLOSURE AND ATTACHMENT TO LISTING AGREEMENT

PROPERTY ADDRESS 356 G ST SW, # N-222, WASHINGTON, DC 20004

FOR USE WITH REGIONAL CONTRACT

PERSONAL PROPERTY, FIXTURES, AND UTILITIES: Unless otherwise negotiated in a contract of sale, the purchase price shall include the following personal property and fixtures: A. any existing built-in heating and central air conditioning equipment, plumbing and lighting fixtures, sump pump, attic fans, storm windows, storm doors, screens, installed wall-to-wall carpeting, window shades, blinds, smoke and heat detectors, tv antennas, exterior trees and shrubs and B. The items marked YES below as currently installed or offered.

Included	Included	Included	Included
Yes No	Yes No	Yes No	Yes No
<input checked="" type="checkbox"/> <input type="checkbox"/> Stove or Range	<input checked="" type="checkbox"/> <input type="checkbox"/> Disposer	<input checked="" type="checkbox"/> <input type="checkbox"/> Ceiling Fan(s) # _____	<input type="checkbox"/> <input type="checkbox"/> Alarm System <input type="checkbox"/> Leased
<input type="checkbox"/> <input type="checkbox"/> Cooktop	<input type="checkbox"/> <input type="checkbox"/> Pressure	<input type="checkbox"/> <input type="checkbox"/> Washer	<input type="checkbox"/> <input type="checkbox"/> Interroom
<input type="checkbox"/> <input type="checkbox"/> Wall Oven(s) # _____	<input type="checkbox"/> <input type="checkbox"/> Window Fan(s) # _____	<input type="checkbox"/> <input type="checkbox"/> Dryer	<input type="checkbox"/> <input type="checkbox"/> Storage Shed(s) # _____
<input type="checkbox"/> <input type="checkbox"/> Refrigerator(s) # _____	<input type="checkbox"/> <input type="checkbox"/> Window A/C Unit(s) # _____	<input type="checkbox"/> <input type="checkbox"/> Furnace Humidifier	<input type="checkbox"/> <input type="checkbox"/> Garage Opener(s) # _____
<input type="checkbox"/> <input type="checkbox"/> w/ice maker	<input type="checkbox"/> <input type="checkbox"/> Pool, Equip & Cover	<input type="checkbox"/> <input type="checkbox"/> Electronic Air Filter	<input type="checkbox"/> <input type="checkbox"/> w/remote(s) # _____
<input type="checkbox"/> <input type="checkbox"/> Dishwasher	<input type="checkbox"/> <input type="checkbox"/> Hot Tub, Equip & Cover	<input type="checkbox"/> <input type="checkbox"/> Central Vacuum	<input type="checkbox"/> <input type="checkbox"/> Playground Equipment
<input type="checkbox"/> <input type="checkbox"/> Built-in Microwave	<input type="checkbox"/> <input type="checkbox"/> Satellite Dish & Equip.	<input type="checkbox"/> <input type="checkbox"/> Water Treatment System	<input type="checkbox"/> <input type="checkbox"/> Wood Stove
<input type="checkbox"/> <input type="checkbox"/> Trash Compactor	<input type="checkbox"/> <input type="checkbox"/> Window Treatments	<input type="checkbox"/> <input type="checkbox"/> Exhaust Fan(s)	<input type="checkbox"/> <input type="checkbox"/> Fireplace Screen/Door

ADDITIONAL INCLUSIONS (SPECIFY): P-1 #29 parking

ADDITIONAL EXCLUSIONS (SPECIFY): _____

WATER, SEWAGE, HEATING AND CENTRAL AIR CONDITIONING: (Check all that apply)

Water Supply: Public Well _____ Hot Water: Oil Gas Elec. Other _____

Sewage Disposal: Public Septic # BR _____ Air Conditioning: Oil Gas Elec. Heat Pump Other _____

Heating: Oil Gas Elec. Heat Pump Other _____

FOR USE WITH MAR CONTRACT

INCLUSIONS/EXCLUSION: Unless otherwise negotiated in a contract of sale, the purchase price shall include all permanently attached fixtures, including all smoke detectors. Certain other now existing items which may be considered personal property, whether installed or stored upon the property, are included or excluded, as follows (if box is not checked, then item shall be considered excluded):

Included	Included	Included	Included
Yes	Yes	Yes	Yes
<input type="checkbox"/> Alarm System	<input type="checkbox"/> Exhaust Fan(s) # _____	<input type="checkbox"/> Playground Equipment	<input type="checkbox"/> TV Antenna
<input type="checkbox"/> Built-in Microwave	<input type="checkbox"/> Exist. W/W Carpet	<input type="checkbox"/> Pool, Equip. & Cover	<input type="checkbox"/> Trash Compactor
<input type="checkbox"/> Ceiling Fan(s) # _____	<input type="checkbox"/> Fireplace Screen/Doors	<input type="checkbox"/> Refrigerator(s) # _____	<input type="checkbox"/> Wall Oven(s) # _____
<input type="checkbox"/> Central Vacuum	<input type="checkbox"/> Freezer	<input type="checkbox"/> w/ice maker	<input type="checkbox"/> Water Filter
<input type="checkbox"/> Clothes Dryer	<input type="checkbox"/> Furnace Humidifier	<input type="checkbox"/> Satellite Dish	<input type="checkbox"/> Water Softener
<input type="checkbox"/> Clothes Washer	<input type="checkbox"/> Garage Opener(s) # _____	<input type="checkbox"/> Screens	<input type="checkbox"/> Window A/C Unit(s) # _____
<input type="checkbox"/> Cooktop	<input type="checkbox"/> w/ remote	<input type="checkbox"/> Shades/Blinds	<input type="checkbox"/> Window Fan(s) # _____
<input type="checkbox"/> Dishwasher	<input type="checkbox"/> Garbage Disposer	<input type="checkbox"/> Storage Shed(s) # _____	<input type="checkbox"/> Wood Stove
<input type="checkbox"/> Drapery/Curtain Rods	<input type="checkbox"/> Hot Tub, Equip & Cover	<input type="checkbox"/> Storm Doors	
<input type="checkbox"/> Draperies/Curtains	<input type="checkbox"/> Interroom	<input type="checkbox"/> Storm Windows	
<input type="checkbox"/> Electronic Air Filter		<input type="checkbox"/> Stove or Range	

ADDITIONAL INCLUSIONS (SPECIFY): _____

ADDITIONAL EXCLUSIONS (SPECIFY): _____

I/We, the Seller(s) of the above referenced property, have completed these checklists disclosing what conveys with the property and give permission to make this information available to prospective buyers.

[Signature] _____ 10-13-09 _____
 Seller Date Seller Date



Disclosure of Information on Lead-Based Paint and Lead-Based Paint Hazards



Greater Capital Area Association of REALTORS®, Inc.

RE: 350 G ST SW N-222, WASHINGTON, DC 20024
Property Address

LEAD WARNING STATEMENT

Every purchaser/tenant 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 poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller/landlord of any interest in residential real property is required to provide the buyer/tenant with any information on lead-based paint hazards from risk assessments or inspections in the seller's/landlord's possession and notify the buyer/tenant of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase/lease.

SELLER/LANDLORD'S DISCLOSURE (Initial)

- _____ (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):

- _____ (b) Records and reports available to the seller/landlord (check one below):
 - Seller/Landlord has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.
 - Seller/Landlord has provided the purchaser/tenant with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below):

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

PURCHASER'S/TENANT'S ACKNOWLEDGMENT (Initial)

- _____ (c) Purchaser/Tenant has read the Lead Warning Statement above
- _____ (d) Purchaser/Tenant has received copies of all information listed above. Yes No None listed
- _____ (e) Purchaser/Tenant has received the pamphlet Protect Your Family From Lead in Your Home. Yes No
- _____ (f) Purchaser 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)

- _____ (g) Agent has informed the seller/landlord of the seller's/landlord's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

CERTIFICATION OF ACCURACY

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information provided by the signatory is true and accurate.

[Signature] 10/13/09
Seller/Landlord Date

Buyer/Tenant Date

Seller/Landlord Date

Judith A Evans 10/15/09
Agent Date

Agent Date

Buyer/Tenant Date

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