

REAL ESTATE TRANSFER DISCLOSURE STATEMENT

(Private Sewer Lateral Compliance)

THIS DISCLOSURE STATEMENT CONCERNS THE REAL PROPERTY SITUATED IN THE CITY OF PLACERVILLE, COUNTY OF EL DORADO, STATE OF CALIFORNIA, DESCRIBED AS _____.
THIS STATEMENT IS A DISCLOSURE OF THE CONDITION OF THE ABOVE DESCRIBED PROPERTY IN COMPLIANCE WITH ORDINANCE NO. 1712 OF THE PLACERVILLE CITY CODE AS OF DECEMBER 12, 2023. IT IS NOT A WARRANTY OF ANY KIND BY THE SELLER(S) OR ANY AGENT(S) REPRESENTING ANY PRINCIPAL(S) IN THIS TRANSACTION, AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE PRINCIPAL(S) MAY WISH TO OBTAIN.

I

SELLER'S INFORMATION

The Seller discloses the following information with the knowledge that even though this is not a warranty, prospective Buyers may rely on this information in deciding whether and on what terms to purchase the subject property. 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.

THE FOLLOWING ARE REPRESENTATIONS MADE BY THE SELLER(S) AS REQUIRED BY THE CITY OF PLACERVILLE AND ARE NOT THE REPRESENTATIONS OF THE AGENT(S), IF ANY. THIS INFORMATION IS A DISCLOSURE AND IS NOT INTENDED TO BE PART OF ANY CONTRACT BETWEEN THE BUYER AND SELLER.

1. The property is subject to the City of Placerville's Private Sewer Lateral requirements under Ordinance No. 1712, Chapter 7-17. A valid Certification of Lateral Compliance (COLC) is required prior to the transfer of title, unless a request for extension has been approved.
2. The property owner is responsible for maintaining and repairing the private sewer lateral from the building to the connection with the City's public sewer main.
3. The current status of the private sewer lateral is as follows (check all that apply):
 - A valid COLC has been issued. (Certificate NO: _____)
 - Inspection is required to obtain a valid COLC.
 - Repairs are necessary to comply with the City's standards.
 - Exempt per Code Section 7-17-6 (B) or a private sewerage disposal system is in use.

Seller certifies that the information herein is true and correct to the best of the Seller's knowledge as of the date signed by the Seller.

Seller Signature: _____

Date: _____

Seller Signature: _____

Date: _____

II

BUYER(S) AND SELLER(S) MAY WISH TO OBTAIN PROFESSIONAL ADVICE AND/OR INSPECTIONS OF THE PROPERTY AND TO PROVIDE FOR APPROPRIATE PROVISIONS IN A CONTRACT BETWEEN BUYER AND SELLER(S) WITH RESPECT TO ANY ADVICE/INSPECTIONS/DEFECTS.

Buyer(s) or Seller(s) may contact the City of Placerville at (530) 642-5240 or cityofplacerville.org/building-division
I/WE ACKNOWLEDGE RECEIPT OF A COPY OF THIS STATEMENT.

Seller Signature: _____ Date: _____ Buyer Signature: _____ Date: _____

Seller Signature: _____ Date: _____ Buyer Signature: _____ Date: _____

Agent (Broker Representing Seller): _____ By: _____ Date: _____
(Please Print) (Associate Licensee or Broker-Signature)

Agent (Broker Obtaining the Offer): _____ By: _____ Date: _____
(Please Print) (Associate Licensee or Broker-Signature)

A REAL ESTATE BROKER IS QUALIFIED TO ADVISE ON REAL ESTATE. IF YOU DESIRE LEGAL ADVICE, CONSULT YOUR ATTORNEY.