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Iris Inc Realty

DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS IN PURCHASE AND SALE TRANSACTIONS ("LEAD-BASED PAINT EXHIBIT") EXHIBIT "_____"

Georgia REALTORS®

2026 Printing

This Exhibit pertains to that certain Property known as: 621 Elberton Road, Lexington, Georgia 30648.

UNDER FEDERAL LAW, THIS EXHIBIT MUST BE SIGNED BY THE SELLER AND BUYER, AND THE BUYER PROVIDED WITH A COPY OF THE LEAD-BASED PAINT BROCHURE PRIOR TO THE BUYER AND SELLER ENTERING INTO A BINDING AGREEMENT. THIS AGREEMENT MUST BE FILLED OUT FOR ALL HOUSING BUILT PRIOR TO 1978.

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

Hazards Lead Warning Statement

Every buyer of any interest in residential 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 of any interest in residential real property is required to provide the Buyer with any information on lead-based paint hazards from risk assessments or inspections in the Seller's possession and notify the Buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead paint hazard *[initial (i) or (ii) below. The section not initialed shall not be part of this Exhibit*]

(i) _____ _____ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain below):

NA

☐ Check box if additional pages of explanations are attached and incorporated herein.

(ii) WAC 07/24/26 10:30 AM EDT dotloop verified _____ CJC 07/25/26 3:02 PM EDT dotloop verified Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and Reports available to the Seller *[initial (i) or (ii) below. The section not initialed shall not be part of this Exhibit]:*

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

NA

(ii) WAC 07/24/26 10:30 AM EDT dotloop verified _____ CJC 07/25/26 3:02 PM EDT dotloop verified Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment [*initial all applicable sections below]:*

(c) Buyer has (initial (i) or (ii) below):

(i) _____ _____ received copies of all records and reports pertaining to lead-based paint and / or lead-based paint hazards in the housing listed above.

(ii) _____ _____ not received any records and reports regarding lead-based paint and / or lead-based paint hazards in the housing.

(d) _____ _____ _____ _____ Buyer has received the pamphlet *Protect Your Family from Lead in Your Home*

(e) Buyer has: [*initial (i) or (ii) below]:*

(i) _____ _____ _____ _____ Received a ten (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 (prior to Buyer being obligated under the Purchase and Sale Agreement); or

(ii) _____ _____ _____ _____ Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards (which shall not prevent Buyer from evaluating the Property for lead-based paint and lead-based paint hazards during any Due Diligence or Right to Request Repairs Period).

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Agents' Acknowledgment.

(f) BA 07/21/26 3:51 PM EDT dotloop verified _____ Seller's Agent has informed the Seller of the Seller's obligations under federal law (42 U.S.C. § 4852(d)) and is aware of his/her responsibility to ensure compliance.

(g) _____ Buyer's Agent has informed the Seller of the Seller's obligations under federal law (42 U.S.C. § 4852(d)) and is aware of his/her responsibility to ensure compliance. *[required if the Buyer's Agent receives compensation from the Seller either directly or indirectly through a cooperative brokerage agreement with Seller's Broker.]*

Certification of Accuracy

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

1 Buyer's Signature Date	William W Carroll dotloop verified 07/24/26 10:30 AM EDT NFPZ-OJAW-NZK1-N1JO **1 Seller's Signature** Date
Print or Type Name	William W Carroll Print or Type Name
2 Buyer's Signature Date	Caroline J Carroll dotloop verified 07/25/26 3:02 PM EDT QX7G-LPMO-GYDL-JCLZ **2 Seller's Signature** Date
Print or Type Name	Caroline J Carroll Print or Type Name
☐ **Additional Signature Page (F267) is attached.**	☐ **Additional Signature Page (F267) is attached.**
Buyer's Agent Signature Date	Blake Arnold dotloop verified 07/21/26 3:55 PM EDT UHJN-PQEP-JAUX-UUMG **Seller's Agent Signature** Date
Print or Type Name	Blake Arnold Print or Type Name
Buyer Brokerage Firm	Iris Inc Realty Seller Brokerage Firm

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