

West Virginia Mountaineer Real Estate and Associates
1406 Harper Road
Beckley, WV 25801
(304) 254-9898



REAL PROPERTY DISCLAIMER STATEMENT

NOTE TO OWNER (S): Sign this statement only if you elect to sell the property without representations and warranties as to its conditions, except as otherwise provided in the purchase contract; otherwise, complete and sign the REAL PROPERTY DISCLOSURE STATEMENT.

Property Address/Legal description:

Lot 1 sec 1 Oakmont SD
650 Old Eccles Rd Beckley, WV 25801

The undersigned owner(s) of the real property described above make no representations or warranties as to the condition of the real property or any improvements thereon, and the purchaser will be receiving the property "as is", that is, with all defects which may exist, if any, except as otherwise provided in the real estate purchase contract.

DocuSigned by:

Leonard Hawkins

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Signed by:

Kae Beaumont

Owner

6/7/2026

Date

Buyer

Date