



Property Description (Address, City, State, Zip)

1216 Constance St, New Orleans, LA 70130

Vacant Land Property Disclosure

Answer all questions to the best of your knowledge, information or belief.
Explain any "YES" answers fully at the end of each section. NK = No Knowledge

What is the length of ownership of the Property by the SELLER? 6 years and 8 months

Lot size or acres 27.2 x 120.11

Are there any servitudes/encroachments regarding the property, other than typical/customary utility servitudes, that would affect the use of the property? ☐ YES / ☒ NK

Are there any rights vested in others? Check all that apply and explain at the end of this section.

Timber rights: ☐ YES / ☒ NK

Common driveway: ☐ YES / ☒ NK

Right of ingress or egress: ☐ YES / ☒ NK

Mineral rights: ☐ YES / ☒ NK

Right of way: ☐ YES / ☒ NK

Surface rights: ☐ YES / ☒ NK

Right of access: ☐ YES / ☒ NK

Air rights: ☐ YES / ☒ NK

Servitude of passage: ☐ YES / ☒ NK

Usufruct: ☐ YES / ☒ NK

Servitude of drainage: ☐ YES / ☒ NK

Other: _____

Has any part of the property been determined to be or pending determination as a wetland by the United States Army Corps of Engineers under §404 of the Clean Water Act? ☐ YES / ☒ NK

If yes, documentation is attached and becomes a part of this Property Disclosure Document.

The Clean Water Act is a federal law that protects the wetlands of the United States. Section 404 of the Act contains permit requirements for altering or building on property that has been determined a wetland by the Army Corps of Engineers. The Corps may assess a fee to the **SELLER** or **BUYER** of a property for this determination. A property that has been determined a wetland may result in additional costs for a Section 404 permit.

Has any flooding, water intrusion, accumulation, or drainage problem been experienced with respect to the land:

during the time the SELLER owned the property? ☐ YES / ☒ NK

If yes, indicate the nature and frequency of the defect _____

prior to the time the SELLER owned the property? ☐ YES / ☒ NK

If yes, indicate the nature and frequency of the defect _____

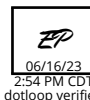
What is/are the flood zone classification(s) of the property? _____ What is the source and date of this information?

Check all that apply. ☐ Survey/Date: _____ ☐ Flood Elevation Certificate/Date: _____

☐ Other/Date: _____

Buyer's Initials:

Seller's Initials:





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Acknowledgement

All SELLERS are required to make written disclosure of known defects regarding a property being transferred. I/We attest that the above statements and explanations have been provided by me/us and are true and correct to the best of my/our knowledge. (If either party is represented by a real estate licensee, your signature below acknowledges that you have been informed of your duties and rights under LSA-R.S. 9:3196-3200 and have read and understand the informational statement.)

Seller(s) acknowledge(s) that the information contained herein is current as of this date.

Seller ([Eric Patrick](#))

Eric Patrick

dotloop verified
06/16/23 2:54 PM CDT
YCNE-TN5M-9UVR-EWHC

Seller (Print _____ Sign) _____ Date: _____ Time: _____

Buyer(s) signing below acknowledge(s) receipt of this property disclosure.

Buyer (_____)

Buyer (_____)