



Property Description (Address, City, State, Zip)

**1218 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 26.8 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?

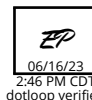
Check all that apply. ☐ Survey/Date: \_\_\_\_\_ ☐ Flood Elevation Certificate/Date: \_\_\_\_\_

☐ 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 2:46 PM CDT  
5TUF-5RZL-CS2K-030B

Seller (Print \_\_\_\_\_ Sign) \_\_\_\_\_ Date: \_\_\_\_\_ Time: \_\_\_\_\_

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

Buyer ( \_\_\_\_\_ )

Buyer ( \_\_\_\_\_ )