

MLS#: F109735A (Active) List Price: \$649,950

520 CR 403B Llano, TX 78643



**Other Active Status:**  
**Apx Year Built:** 1988  
**Apx Total SqFt:** 1,456  
**Source SqFt:** Appraisal  
**Apx Acreage:** 20.83  
**Apx Price per Acre:** \$0.00  
**Style of Main House:** Manufactured  
**# Stories Main House:** One

**Area:** 99-Other County  
**City Limits:** No  
**Distance to City Center:** 7 Miles  
**County:** Llano  
**Subdivision:** None  
**ETJ:** No  
**Elementary School-Buyer to Verify:** Llano  
**Duplicate Listing:**  
**Duplicate Listing #:**

<b>Zoning/District:</b> None	<b>Live Water:</b> No	<b>Mineral Rights:</b> Conveys All Owned
<b>Lot:</b> Block:	<b>Appraisal District #:</b> 77161	<b>Manufctrd Hsg Permitted:</b> Yes
<b>Taxes without Exemptions:</b> \$324.65		<b>Tax Source:</b> Appraisal
<b>Legal Description:</b> A SCHLUTER ABST #684 20.34 AC		<b>Legal Owner Name:</b> Kathleen Rivielio
<b>Guest House/Other Buildings:</b>		
<b>Equipment Included:</b>	<b>Equipment Included 2:</b>	
<b>Equipment Included 3:</b>	<b>Equipment Included 4:</b>	
<b>Equipment Included Info:</b> None		

<b>Buyer Agency Fee:</b> 2%	<b>Buyer Agency Non-MLS Fee:</b>	<b>Listing Conditions:</b> Not Applicable
<b>Variable Rate:</b>	<b>Agreement Type:</b>	<b>Title Company:</b> Kerr County Abstract
<b>Possession:</b> Funding	<b>Showing Instructions:</b> Appointment Only, Call Listing Agent	<b>Vacant:</b> Lockbox:

<b>Construction/Exterior of Main House:</b> HardiPlank Type	<b>Suitable Use:</b> Hunting, Recreational, Residential
<b>Water:</b> Well	<b>Buildings:</b> Barn, Garage, House, Storage Shed, Workshop
<b>Sewer:</b> Septic Licensed	<b>Fencing Types:</b> Partial
<b>Water Supplier:</b>	<b>Water Features/Location:</b> Pond
<b>Sewer Supplier:</b>	<b>Topo/Land Desc:</b> Ag Exempt, Gentle Rolling, Hunting Permitted, Secluded
<b>Gas Supplier:</b>	<b>Access:</b> County Road
<b>Electric Supplier:</b>	<b>Road Surface:</b> Caliche
<b>Garbage Supplier:</b>	<b>For Sale:</b> Sale
<b>Other Utilities:</b> Electricity Connected, Electricity Available	<b>Will Sell:</b> Cash, Conventional
<b>Miscellaneous:</b> Deed Restrictions	
<b>Docs on File:</b> None	

**Remarks:** Whether you are searching for a weekend retreat or your full time place, this beautiful small ranch is perfect for either scenario. The scenic property offers you a cute approx. 1456 sf, 3 Bed 2 Bath home featuring a spacious family room + approx. 700 sq ft 2 car garage. This ranch house comes with all appliances including fridge washer and dryer. 1650 sq ft metal shop building with 2 roll up doors, a finished kitchen with deer cooler, and attached 132 sq ft screened porch. 432 sq ft utility shed. 1440 sq ft barn. House has chain link fenced front and back yard with great irrigation to the pecan trees in the front. Land: It is located on a paved county road less than mile off Highway 29 West, less than 10 minutes from Llano, & close to our beautiful Llano River. Property has a stock tank, private well, fenced on three sides. The land has been selectively cleared, exposing lots of big, beautiful oak trees, yet keeping enough mesquites, persimmons & brush for the wildlife, & its Wildlife Exempt. Wildlife: Whitetail have flourished from natural food sources, year round supplemental feed, and access to water. Have fun hunting from your back porch to a nearby feeder by the tank.

**Agent Remarks:** 20.84 Acres on County Road 403 with a 1456 sq ft 1988 Schult Manufactured Home with front and back covered porches. Detached metal 700 sq ft 2 car garage, 1650 sq ft metal shop building with 2 roll up doors, a finished kitchen with deer cooler, and attached 132 sq ft screened porch. 432 sq ft utility shed. 1440 sq ft barn. Property has a stock tank, private well, fenced on three sides.

**Directions:** West on Hwy. 29 from Llano approximately 7 miles, right on CR 403 1/2 mile to property on your right. Please do not trespass.

**Withdrawn Remarks:**

<b>List Date:</b> 8/23/2023	<b>Days On Market:</b> 167
<b>Display on Internet:</b> Yes	<b>Allow AVM:</b> No
<b>Display Address:</b> Yes	<b>Allow Comments:</b> No

<b>Listing Office:</b> Meek Real Estate (#:1036)	<b>Listing Agent:</b> Caleb Rightmer (#:624)
<b>Main:</b> (830) 257-8881	<b>Agent Email:</b> <a href="mailto:calebranchsales@gmail.com">calebranchsales@gmail.com</a>
<b>Fax:</b> (830) 792-3909	<b>Contact #:</b> (512) 925-5160
<b>Mail Address 1:</b> 1845 Water St	<b>License Number:</b> 0721773
<b>Mail City:</b> Kerrville	
<b>Mail Zip Code:</b> 78028	
<b>Supervising Agent Name:</b> Mark E Meek	
<b>Supervising Agent License #:</b> 0442378	

Buyer should independently verify taxes, accounts, acreage amount, minerals, zoning restrictions, easements, schools, square footage, room sizes and any other information as deemed necessary.





**DISCLAIMER**

This information is deemed reliable, but not guaranteed.

11/2/2015



### Information About Brokerage Services

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

**TYPES OF REAL ESTATE LICENSE HOLDERS:**

- A **BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A **SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

**A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):**

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

**A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:**

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - o That the owner will accept a price less than the written asking price;
  - o That the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - o Any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

**TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:**

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
<b>TORY B. VIRDELL</b> Sales Agent/Associate's Name	License No. <u>                    </u>	Email <u>TVIRDELL@VIRDELLREALESTATE.COM</u>	Phone <u>(325)423-4237</u>
	<u>                    </u> Buyer/Tenant/Seller/Landlord Initials	<u>                    </u> Date	

Regulated by the Texas Real Estate Commission

Information available at [www.trec.texas.gov](http://www.trec.texas.gov)

TXR-2501  
VirdeLL Real Estate, 1600 Ford Lane TX 75643  
Tory VirdeLL

Phone: 325.247.5776 Fax: 325.247.5930  
[www.troff.com](http://www.troff.com)

IABS 1-0 Date  
Rbfile0510 CR

09-01-2023



APPROVED BY THE TEXAS REAL ESTATE COMMISSION (TREC)



SELLER'S DISCLOSURE NOTICE

CONCERNING THE PROPERTY AT 520 CR 403 Llano  
(Street Address and City)

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE PURCHASER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER OR SELLER'S AGENTS.

Seller  is  is not occupying the Property. If unoccupied, how long since Seller has occupied the Property? \_\_\_\_\_

1. The Property has the items checked below [Write Yes (Y), No (N), or Unknown (U)]:

- Range  Oven  Microwave
- Dishwasher  Trash Compactor  Disposal
- Washer/Dryer Hookups  Window Screens  Rain Gutters
- Security System  Fire Detection Equipment  Intercom System
- Smoke Detector
- Smoke Detector-Hearing Impaired
- Carbon Monoxide Alarm
- Emergency Escape Ladder(s)
- TV Antenna  Cable TV Wiring  Satellite Dish
- Ceiling Fan(s)  Attic Fan(s)  Exhaust Fan(s)
- Central A/C  Central Heating  Wall/Window Air Conditioning
- Plumbing System  Septic System  Public Sewer System
- Patio/Decking  Outdoor Grill  Fences
- Pool  Sauna  Spa  Hot Tub
- Pool Equipment  Pool Heater  Automatic Lawn Sprinkler System
- Fireplace(s) & Chimney (Wood burning)  Fireplace(s) & Chimney (Mock)
- Natural Gas Lines  Gas Fixtures
- Liquid Propane Gas:  LP Community (Captive)  LP on Property
- Fuel Gas Piping:  Black Iron Pipe  Corrugated Stainless Steel Tubing  Copper
- Garage:  Attached  Not Attached  Carport
- Garage Door Opener(s):  Electronic  Control(s)
- Water Heater:  Gas  Electric
- Water Supply:  City  Well  MUD  Co-op

Roof Type: Metal Age: 30 yrs (approx.)

Are you (Seller) aware of any of the above items that are not in working condition, that have known defects, or that are in need of repair?  Yes  No  Unknown. If yes, then describe. (Attach additional sheets if necessary): \_\_\_\_\_

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*AR CR*

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Llano, TX 78643 Page 2 09-01-2023

Seller's Disclosure Notice Concerning the Property at \_\_\_\_\_  
(Street Address and City)

2. Does the property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766, Health and Safety Code?  Yes  No  Unknown. If the answer to this question is no or unknown, explain (Attach additional sheets if necessary): \_\_\_\_\_

\* Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information. A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing impaired and specifies the locations for the installation. The parties may agree who will bear the cost of installing the smoke detectors and which brand of smoke detectors to install.

3. Are you (Seller) aware of any known defects/malfunctions in any of the following? Write Yes (Y) if you are aware, write No (N) if you are not aware.

- |                                  |                             |                            |
|----------------------------------|-----------------------------|----------------------------|
| <u>N</u> Interior Walls          | <u>N</u> Ceilings           | <u>N</u> Floors            |
| <u>N</u> Exterior Walls          | <u>N</u> Doors              | <u>N</u> Windows           |
| <u>N</u> Roof                    | <u>N</u> Foundation/Slab(s) | <u>N</u> Sidewalks         |
| <u>N</u> Walls/Fences            | <u>N</u> Driveways          | <u>N/A</u> Intercom System |
| <u>N</u> Plumbing/Sewers/Septics | <u>N</u> Electrical Systems | <u>N</u> Lighting Fixtures |
- Other Structural Components (Describe): \_\_\_\_\_

If the answer to any of the above is yes, explain. (Attach additional sheets if necessary): \_\_\_\_\_

4. Are you (Seller) aware of any of the following conditions? Write Yes (Y) if you are aware, write No (N) if you are not aware.

- |                                                             |                                             |
|-------------------------------------------------------------|---------------------------------------------|
| <u>N</u> Active Termites (includes wood destroying insects) | <u>N</u> Previous Structural or Roof Repair |
| <u>Y</u> Termite or Wood Rot Damage Needing Repair          | <u>N</u> Hazardous or Toxic Waste           |
| <u>Y</u> Previous Termite Damage                            | <u>N</u> Asbestos Components                |
| <u>Y</u> Previous Termite Treatment                         | <u>N</u> Urea-formaldehyde Insulation       |
| <u>N</u> Improper Drainage                                  | <u>N</u> Radon Gas                          |
| <u>N</u> Water Damage Not Due to a Flood Event              | <u>N</u> Lead Based Paint                   |
| <u>N</u> Landfill, Settling, Soil Movement, Fault Lines     | <u>N</u> Aluminum Wiring                    |
| <u>N</u> Single Blockable Main Drain in Pool/Hot Tub/Spa*   | <u>N</u> Previous Fires                     |
|                                                             | <u>N</u> Unplatted Easements                |
|                                                             | <u>N</u> Subsurface Structure or Pits       |
|                                                             | Previous Use of Premises for Manufacture of |
|                                                             | <u>N</u> Methamphetamine                    |

If the answer to any of the above is yes, explain. (Attach additional sheets if necessary): Termites discovered at top post of back porch railing - treated

\*A single blockable main drain may cause a suction entrapment hazard for an individual.

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Llano, TX 78643  
(Street Address and City)

5. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair?  Yes (if you are aware)  No (if you are not aware). If yes, explain. (attach additional sheets if necessary): \_\_\_\_\_

6. Are you (Seller) aware of any of the following conditions? \* Write Yes (Y) if you are aware, write No (N) if you are not aware.

- Present flood insurance coverage
- Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir
- Previous water penetration into a structure on the property due to a natural flood event

Write Yes (Y) if you are aware, and check wholly or partly as applicable, write No (N) if you are not aware.

- Located  wholly  partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR)
- Located  wholly  partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded))
- Located  wholly  partly in a floodway
- Located  wholly  partly in a flood pool
- Located  wholly  partly in a reservoir

If the answer to any of the above is yes, explain (attach additional sheets if necessary): \_\_\_\_\_

\*For purposes of this notice:

"100-year floodplain" means any area of land that:

- (A) is identified on the flood insurance rate map as a special flood hazard area, which is designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map;
- (B) has a one percent annual chance of flooding, which is considered to be a high risk of flooding; and
- (C) may include a regulatory floodway, flood pool, or reservoir.

"500-year floodplain" means any area of land that:

- (A) is identified on the flood insurance rate map as a moderate flood hazard area, which is designated on the map as Zone X (shaded); and
- (B) has a two-tenths of one percent annual chance of flooding, which is considered to be a moderate risk of flooding.

"Flood pool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and that is subject to controlled inundation under the management of the United States Army Corps of Engineers.

"Flood insurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Agency under the National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.)

"Floodway" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel of a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as a 100-year flood, without cumulatively increasing the water surface elevation of more than a designated height.

"Reservoir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to retain water or delay the runoff of water in a designated surface area of land.

7. Have you (Seller) ever filed a claim for flood damage to the property with any insurance provider, including the National Flood Insurance Program (NFIP)?  Yes  No. If yes, explain (attach additional sheets as necessary): \_\_\_\_\_

\*Homes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance. Even when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, and low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).

8. Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to the property?  Yes  No. If yes, explain (attach additional sheets as necessary): \_\_\_\_\_

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(Street Address and City)

9. Are you (Seller) aware of any of the following? Write Yes (Y) if you are aware, write No (N) if you are not aware.

N Room additions, structural modifications, or other alterations or repairs made without necessary permits or not in compliance with building codes in effect at that time.

N Homeowners' Association or maintenance fees or assessments.

N Any "common area" (facilities such as pools, tennis courts, walkways, or other areas) co-owned in undivided interest with others.

N Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.

N Any lawsuits directly or indirectly affecting the Property.

N Any condition on the Property which materially affects the physical health or safety of an individual.

N Any rainwater harvesting system located on the property that is larger than 500 gallons and that uses a public water supply as an auxiliary water source.

N Any portion of the property that is located in a groundwater conservation district or a subsidence district.

If the answer to any of the above is yes, explain. (Attach additional sheets if necessary): \_\_\_\_\_

10. If the property is located in a coastal area that is seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit maybe required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.

11. This property may be located near a military installation and may be affected by high noise or air installation compatible use zones or other operations. Information relating to high noise and compatible use zones is available in the most recent Air Installation Compatible Use Zone Study or Joint Land Use Study prepared for a military installation and may be accessed on the Internet website of the military installation and of the county and any municipality in which the military installation is located.

Kathleen Rivello 2-1-2024  
Signature of Seller Date  
Kathleen Rivello

Carmen Rivello 2-01-2024  
Signature of Seller Date  
Carmen Rivello

The undersigned purchaser hereby acknowledges receipt of the foregoing notice.

\_\_\_\_\_  
Signature of Purchaser Date

\_\_\_\_\_  
Signature of Purchaser Date



This form was prepared by the Texas Real Estate Commission in accordance with Texas Property Code § 5.008(b) and is to be used in conjunction with a contract for the sale of real property entered into on or after September 1, 2023. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, 512-936-3000 (<http://www.trec.texas.gov>) TREC NO. 55-0. This form replaces OP-H.

TREC No. 55-0





### INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS®, INC. IS NOT AUTHORIZED.  
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CONCERNING THE PROPERTY AT

520 CR 403  
Llano, TX 78643

#### A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System:  Septic Tank     Aerobic Treatment     Unknown
- (2) Type of Distribution System: \_\_\_\_\_  Unknown
- (3) Approximate Location of Drain Field or Distribution System: \_\_\_\_\_  Unknown
- (4) Installer: \_\_\_\_\_  Unknown
- (5) Approximate Age: 35 yrs     Unknown

#### B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility?     Yes     No  
If yes, name of maintenance contractor: \_\_\_\_\_  
Phone: \_\_\_\_\_ contract expiration date: \_\_\_\_\_  
*Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.)*
- (2) Approximate date any tanks were last pumped? unknown
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility?     Yes     No  
If yes, explain: \_\_\_\_\_
- (4) Does Seller have manufacturer or warranty information available for review?     Yes     No

#### C. PLANNING MATERIALS, PERMITS, AND CONTRACTS:

- (1) The following items concerning the on-site sewer facility are attached:  
 planning materials     permit for original installation     final inspection when OSSF was installed  
 maintenance contract     manufacturer information     warranty information     \_\_\_\_\_
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

(TXR-1407) 1-7-04

Initialed for Identification by Buyer \_\_\_\_\_ and Seller RP CR

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Llano, TX 78643

Information about On-Site Sewer Facility concerning \_\_\_\_\_

**D. INFORMATION FROM GOVERNMENTAL AGENCIES:** Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

<u>Facility</u>	<u>Usage (gal/day) without water- saving devices</u>	<u>Usage (gal/day) with water- saving devices</u>
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.

Kathleen Rivello      2-1-2024  
Signature of Seller      Date  
Kathleen Rivello

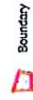
C. Rivello      2-01-2024  
Signature of Seller      Date  
Carmen Rivello

Receipt acknowledged by:

\_\_\_\_\_  
Signature of Buyer      Date

\_\_\_\_\_  
Signature of Buyer      Date

CR403 Rivielo  
Texas, AC +/-



Tory Virdell  
P: 3254234237

[tirdell@virdellrealestate.com](mailto:tirdell@virdellrealestate.com)

1000 Ford St



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