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# 3012 N Buckeye Ln

FOR MORE INFO IMMEDIATELY, TEXT 1879 TO 46835

**Beautifully Updated Home with on 5 Acres  
in North Oldham School District**



Visual Tour Online:  
[www.3012NorthBuckeyeLane.com](http://www.3012NorthBuckeyeLane.com)

Welcome home to your five acre paradise on North Buckeye Lane in the heart of Goshen. Districted for award winning North Oldham Schools, this newly renovated home does not disappoint. A long drive winds you to the 4200+ total square foot home, complete with 4 bedrooms, 3 full baths, and an incredibly open floor plan. This ranch with finished walk out lower level features new flooring and new paint throughout – plus a long list of upgrades and fresh finishes! The Exterior of the home is equipped with a 575 sq ft metal barn plus an additional storage shed in the back yard. A large deck with access from the kitchen provides the perfect ambience for outdoor entertaining! The roof is just six years old, the septic was recently serviced- from both an aesthetic and functional/maintenance standpoint, this home is truly move-in ready! Seller is offering a one year 2-10 Home Warranty to the new buyer!

### Features:

4 Bedrooms  
3 Baths

4200+ Finished  
Square Feet

Two Car Garage

Finished  
Lower Level

**kw** LOUISVILLE  
EAST  
KELLERWILLIAMS.

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# 3012 North Buckeye Lane, *Special Features*

4 Bedrooms | 3 Baths | 4200+ Total Finished Square Feet | 2 Car Attached Garage | 5 Acres

North Oldham School District

Updated Home with Lush Outdoor Space and 575 Sq Ft Barn/Shed

## Family Room

- As you enter the home through new front entry double-doors you will notice the unique, updated home
- The Family Room is the heartbeat of the home with tall, vaulted ceiling. Encompassed by multiple windows and ample natural light
- Expansive, white support beams accent the vaulted ceiling – natural light abounds from the oversized windows
- The space boasts an open concept and is well lit from large windows and recessed lighting
- New flooring flows throughout the open floor plan
- A fantastic flow opportunity – the Family Room is centrally located
- Freshly painted - neutral paint color throughout
- The field stone wood-burning fireplace is accented by rock hearth with exposed edges and creates a dramatic focal point for the space
- Spiral staircase leads from Family Room to Lower Level

## Dining Room

- This gathering space offers plenty of room for a generous table and dining furniture
- The Dining Room flows naturally from the Family Room and Kitchen and boasts elongated windows and updated overhead chandelier
- Door from Kitchen to Dining Room to separate the two spaces
- Black rod iron room dividers from the Family Room to the Dining Room
- Freshly painted trim and walls accented with chair rail

## Kitchen and Breakfast Area

- The updated Kitchen is designed with new granite countertops, oak cabinetry, dressed in modern hardware and accented with stylish overhead lighting
- Opening from Kitchen to Family Room provides a conversational atmosphere between the two spaces
- The Kitchen features gleaming, original hardwood flooring (recently refinished), a spacious island and vaulted ceiling
- The Kitchen is encompassed by windows and is well lit
- Black appliances convey for your move-in ready convenience – including, refrigerator, stove and dishwasher
- Spacious picture bay window is perfect for a breakfast table – enjoy views of the private backyard
- Kitchen is also equipped with a walk-in pantry with barn door, providing plenty of additional storage space
- Sliding glass doors lead from the Kitchen to the back deck
- In addition to the Breakfast Area, the floor plan also offers Bonus Dining Space between the Pantry and the Breakfast Area

## Master Suite and En Suite Master Bath

- Spacious Master Suite with plenty of room for a king size bed and furniture suite
- Master Suite features an overhead light/fan fixture to keep you cool and comfortable
- Elongated windows provide ample natural light
- Expansive wood-burning fireplace with field stone hearth gives the room rustic ambiance
- Generous sized two walk-in closets for ample storage space
- En Suite Master Bath has been full updated and features an enclosed, glass, walk-in shower with custom tile work and separate vanity area for additional privacy
- Updated sconce lighting highlights the vanity area

- Luxurious shower area with custom subway tile and glass shower doors
- Glass door leads to private deck space

#### **First Bedroom and En Suite Full Bath, Main Level**

- First Bedroom features a neutral color palette, elongated windows and double-door closet
- Bedroom also hosts an En Suite Full Bath
- En Suite Bath features a tub/shower combination and vanity with underneath storage

#### **Mudroom/Laundry Room**

- Located off the Kitchen is the Mudroom/Laundry Room – featuring built-in cabinetry, stainless steel sink and granite countertop
- Separate entrance to the side of the home

#### **Finished Lower Level**

- Walk down a unique carpeted spiral staircase from the Family Room into a spacious Lower Level
- One of the lower level guest bedrooms feature an amazing wood-burning fireplace with Creek Stone hearth which fills entire wall of this gorgeous room; also features new neutral carpet and dual closets
- The lower level also offers a second guest bedroom with new carpet and fresh paint
- The Lower Level Full Bath provides a vanity with storage and tile flooring
- The Bonus Room in the Lower Level is the perfect location for a Home Theatre, Home Gym, Second Family Room, or Play Room
- Also offered in the Lower Level is a storage/craft/hobby room boasting custom built-in wood cabinetry for ample organization

#### **Outdoor Living**

- A spacious back deck spans much of the rear of the home and could easily accommodate a large outdoor dining table, a grill, lounge chairs and accent furniture
- The home is surrounded by an enormous rear and side yard for expansive greenspace and unlimited outdoor living
- The driveway approaches the roomy two-car side entry garage and offers extra space for turning around and additional parking
- Metal barn provides a covered porch and offers additional storage space
- The rear yard offers a separate shed dedicated for additional storage

## Residential - Single Family Residence



**List Number:** 1494594  
**Address:** 3012 N Buckeye Ln,  
 Goshen, KY 40026  
**Area:** 20-Oldham County N171  
**Sub Area:** A  
**Total Living Area:** 4,335  
**Basement:** Finished; Walkout  
 Finished  
**Total # Bedrooms:** 4  
**Disclosure:** Yes  
**Style:** 1 Story

**Status:** Active  
**School District:**  
 Oldham  
**Above Grade**  
**Finished:** 2,248  
**Total Baths:** 3  
**Sqft - Total Unfin:**  
 146  
**Nonconform SqFt**  
**Fin:** 0  
**Nonconform SqFt**  
**UF:** 0

For Current Pricing  
 Call 502.554.9749

**County:** Oldham  
**Subdivision:**  
 NONE  
**Baths - Full:** 3  
**Baths - 1/2:** 0  
**Age:** 38  
**Year Built:** 1979  
**Stories:** 1



**Open House Info:**

**Directions:** Highway 42 to North Buckeye, take a left. Follow to property - on left.

Welcome home to your five acre paradise on North Buckeye Lane in the heart of Goshen. Districted for award winning North Oldham Schools, this newly renovated home does not disappoint. Located in close proximity to the Ohio River, you'll love the picturesque drive down Buckeye Lane as you approach the property. A long drive winds you to the 4200+ total square foot home, complete with 4 bedrooms, 3 full baths, and an incredibly open floor plan. This ranch with finished walk out lower level features new flooring and new paint throughout – plus a long list of upgrades and fresh finishes! The brand new double front door is an exquisite entrance into the home. The Great Room is expansive with gleaming new flooring, soaring vaulted ceilings accented with wood beams, and a massive stone (Cont'

Room Name	Room Level	Width	Length	Room Remarks
Laundry	1st Floor	12'3	5'0	Conveniently Located By Back Door
Kitchen	1st Floor	15'5	13'8	Stainless Steel, Granite
Dining Area	1st Floor	12'2	14'8	Open Flow Concept
Great Room	1st Floor	25'0	24'9	Vaulted Ceilings
Full Bath	1st Floor	12'3	6'0	Updated Bathrooms
Foyer	1st Floor	9'3	14'0	New Flooring Throughout
Master Bedroom	1st Floor	16'0	27'1	Cavernous - Fireplace
Master Bath	1st Floor	11'4	11'7	En Suite
Bedroom	1st Floor	12'3	11'10	Plenty of Closet Space
Bedroom	Basement	17'3	12'11	Walkout Basement!
Bedroom	Basement	15'7	16'3	New Carpet
Full Bath	Basement	8'9	8'0	3 Full Baths
Other	Basement	11'6	12'10	Flex Room for Office, Playroom
Other	Basement	19'1	12'11	Additional Bedroom Space or Family Room

<b>Basement:</b>	Finished; Walkout Finished
<b>Construction:</b>	Frame - Wood
<b>Exterior:</b>	Deck
<b>Foundation:</b>	Poured Concrete
<b>Heating/Cooling:</b>	Central Air; Forced Air Heat; Gas Heat
<b>Garage/Parking:</b>	2 1/2 Car Garage; Attached; Entry Side; Lower Level
<b>Roof:</b>	Shingle
<b>Utilities:</b>	Electric; Public Water; Septic System
<b>M Struct Flood Plain:</b>	No

	(Fin)	(UF)
AG	2,248	0
BG	2,087	146
NC	0	0
<b>Total</b>	<b>4,335</b>	<b>146</b>
SgFtSrc:	PVA	

<b>Total # of Rooms:</b> 13	<b>First Floor MBR:</b> Yes	<b># Closets</b> Level 1: 4 Basement: 4	<b># Fireplaces</b> Level 1: 1 Basement: 1
<b>HOA Y/N:</b> No		<b>Lot SF Source:</b> PVA	<b>Acres:</b> 5
<b>HOA Fee:</b> \$0		<b>Sold As-Is:</b> No	
<b>Condo Features:</b>			
<b>Farm Features:</b>			
<b>City Tax:</b> Of Record	<b>County Tax:</b> Of Record	<b>Deed Bk:</b> 1164	<b>Pg #:</b> 133
		<b>Block:</b> Section 2	<b>Lot:</b> 01
		<b>Sub-Lot:</b> 0000	

wood burning fireplace. The Great Room flows into the Formal Dining Room which boasts new flooring, upgraded lighting, and plenty of space for all of your dining furniture! The Great Room also opens into a bonus Dining Space that is adjacent to the walk-in pantry (complete with barn door!) and the spacious Kitchen and Breakfast Area that flows along the rear of the property. New granite counter tops, stunning cabinetry hardware, black appliances, and tasteful lighting all accent the vast space that this Kitchen offers! Freshly refinished hardwood flooring throughout the Kitchen provides much character, the oversized picture bay window that nestles the Breakfast Area provides breathtaking views of the 5 acre property. Located on the main floor is a roomy laundry/mud room that offers its own access door to the back yard. Also located on the main level of the home is a very large Master Suite "16' x 27' to be exact! The Master creates a beautiful haven for you" featuring a stone wood burning fireplace and access to a private master balcony that overlooks the side yard. The master bath is ensuite, with a beautiful vanity area complimented with upgraded lighting and fresh paint, with two large walk-in closets plus a brand new subway tiled walk-in shower with glass door! There is an additional guest bedroom with full bath on the main level. The charming black spiral staircase leads you from the Great Room to the finished lower level. There you will find two additional spacious guest bedrooms "one with yet another stone wood burning fireplace! The lower level also features a full bath, a bonus room (perfect for a home gym, playroom, or home theatre!), plus a fantastic storage/craft room with ample built-in storage spaces! Access to the oversized two car garage is provided through the finished lower level as well. The Exterior of the home is equipped with a 575 sq ft metal barn plus an additional storage shed in the back yard. The property offers plenty of mature trees and lots of level and gently rolling land for you to enjoy the outdoors, plus a gorgeous stone retaining wall with iron gate! A large deck with access from the kitchen provides the perfect ambience for outdoor entertaining! The scenic 360 degree views will take your breath away. It's a nature lover's paradise with the wide open space, fresh air, beautiful sunrises and sunsets, and a blanket of stars in the quiet night sky! The roof is just six years old, the septic was recently serviced- from both an aesthetic and functional/maintenance standpoint, this home is truly move-in ready! Seller is offering a one year 2-10 Home Warranty to the new buyer!

**Welcome Home!**



Updated Home with Lush Outdoor Space(5 acres!) and Two-Car Garage Plus Barn/Storage Building

**Front of Home**



Districted for North Oldham Schools: Harmony, North Middle, and North High

**Quietly Tucked Away on 5 Acres**



The home is surrounded by an enormous rear and side yard for expansive greenspace and unlimited outdoor living - 5 acres near the river!

**Roof Just Six Years Old**



The roof is just six years old, the HVAC system just 9 years old, and the water heater just 9 years old.

**575 Sq Ft Metal Barn/Shed**



575 additional square feet for barn and shed space!

**Great Room**



As you enter the home through new front entry double-doors, the expansive openness of the main level unfolds before you!

**Great Room**



©2018 Listing Broker

The Family Room is the heartbeat of the home with tall, vaulted ceiling. Encompassed by multiple windows and ample natural light!

**Great Room**



©2018 Listing Broker

Expansive, white support beams accent the vaulted ceiling – natural light abounds from the oversized windows

**Great Room**



©2018 Listing Broker

Expansive, white support beams accent the vaulted ceiling – natural light abounds from the oversized windows- note the large stone fireplace and oversized hearth!

**Dining Room**



©2018 Listing Broker

The Dining Room flows naturally from the Family Room and Kitchen and boasts elongated windows and updated overhead chandelier

**Dining Room**



©2018 Listing Broker

Custom Black rod iron room dividers from the Family Room to the Dining Room

**Kitchen**



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The opening from Kitchen Sink Area to Great Room provides a conversational atmosphere between the two spaces

**Kitchen**



The updated Kitchen is complete with new granite countertops, oak cabinetry, dressed in modern hardware and accented with stylish overhead lighting

**Breakfast Area**



Spacious bay window is perfect for a breakfast table – enjoy views of the private backyard

**Bonus Dining Space Off of Kitchen**



This home offers a separate Formal Dining Room, a Breakfast Area nestled in the bay window of the Kitchen, PLUS a bonus dining room adjacent to the Kitchen, and open from the Great Room

**Bonus Dining Space**



Walk-in pantry is finished with a sliding barn door

**Bonus Dining Space**



Sliding glass doors lead from the Kitchen/Bonus Dining Area to the back deck

**Mudroom/Laundry Room**



Located off the Kitchen is the Mudroom/Laundry Room – featuring built-in cabinetry, stainless steel sink and granite countertop



**First Floor Master Suite**



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Enormous Master Suite, featuring new flooring and new paint, plus a stone fireplace!

**First Floor Master Suite**



©2018 Listing Broker

Expansive wood-burning fireplace with field stone hearth gives the room rustic ambiance

**En Suite Master Bath**



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En Suite Master Bath has been fully updated and features an enclosed glass walk-in shower with custom tile work and separate vanity area with new lighting and custom mirror for additional privacy

**En Suite Master Bath**



©2018 Listing Broker

Luxurious shower area with custom subway tile and glass shower doors

**En Suite Master Bath**



©2018 Listing Broker

Luxurious shower area with custom subway tile and glass shower doors

**Main Level Guest Bedroom**



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First Bedroom features a neutral color palette, elongated window and double-door closet

**Main Level Guest Bedroom 1**



New flooring, new paint!

**En Suite Full Bath Main Level**



En Suite Bath features a spacious design with a tub/shower combination and vanity with underneath storage

**Guest Bedroom 2**



The Lower Level Bedroom features a wood burning fireplace, new neutral carpet and dual closets

**Guest Bedroom 2**



Overhead fan fixture to keep you cool and comfortable

**Lower Level Full Bath**



The Lower Level Full Bath provides an additional shower, vanity with storage and tile flooring

**Guest Bedroom 3**



The First Lower Level Bedroom features a wood burning fireplace, new neutral carpet and dual closets

**Lower Level Bonus Room**



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The additional room is perfect for extra storage space and can also serve as a hobby room or Home Theatre!

**Rear of Home**



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Deck Space and beautiful windows on the rear of the home

**Outdoor Space**



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Spacious outdoor deck to enjoy the beautiful scenery!

**Views!**



©2018 Listing Broker

Stunning views from your Back Yard!

**5 Acres**



©2018 Listing Broker

The home is quietly tucked away on 5 acres

**Two Car Garage**



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Very spacious two car garage two separate bays

**Metal Barn and Storage Shed**



Metal Barn and Storage shed provides a covered porch and offers additional storage space

**Metal Barn and Storage Shed**



Metal Barn and Storage shed provides a covered porch and offers additional storage space

**Views and Acreage**



Near the river, 5 acres, breathtaking views in all seasons!

**Welcome Home!**



The driveway approaches the roomy two-car side entry garage and offers extra space for turning around and additional parking

**Great Room**



Spiral staircase leads from Family Room to Lower Level

**Great Room**



Freshly painted trim and neutral paint color throughout

**Great Room Fireplace**



The field stone wood-burning fireplace is accented by rock hearth with exposed edges and creates a dramatic focal point for the space

**Great Room**



A fantastic flow opportunity – the Family Room is centrally located

**Great Room**



New flooring flows throughout the open floor plan

**Dining Room**



Door from Kitchen to Dining Room to separate the two spaces

**Dining Room**



The Dining Room flows naturally from the Family Room and Kitchen and boasts elongated windows and updated overhead chandelier

**Kitchen**



The updated Kitchen is designed with new granite countertops, oak cabinetry, dressed in modern hardware and accented with stylish overhead lighting

**Kitchen**



Black appliances convey for your move-in ready convenience – including, refrigerator, stove and dishwasher

**Kitchen**



Opening from Kitchen to Great Room provides a conversational atmosphere between the two spaces

**Kitchen**



The Kitchen features gleaming, original hardwood flooring, a spacious island and vaulted ceiling

**Kitchen**



Black appliances convey for your move-in ready convenience – including, refrigerator, stove and dishwasher

**Walk-in Pantry**



Spiral staircase leads from Family Room to Lower Level

**Walk-in Pantry**



Walk-in closet is finished with a sliding barn door

**First Floor Master Suite**



Glass door leads to private deck space

**First Floor Master Suite**



Expansive wood-burning fireplace with field stone hearth gives the room rustic ambiance

**First Floor Master Suite**



Generous size his and hers walk-in closets for ample storage space

**En Suite Master Bath**



Luxurious shower area with custom subway tile and glass shower doors

**Main Level Guest Bedroom**



First Bedroom features a neutral color palette, elongated windows and double-door closet

**Guest Bedroom 2**



Fresh paint, new carpet, sliding door access to the back yard PLUS a fireplace!

**Guest Bedroom 2**



Fresh paint, new carpet, sliding door access to the back yard PLUS a fireplace!

**Guest Bedroom 2**



The fireplace features a wood mantle for decorative displays

**Guest Bedroom 2**



The Second Lower Level Bedroom features a wood burning fireplace and walkout access to the backyard through sliding glass doors

**Guest Bedroom 3**



New Paint, new carpet, overhead lighting!

**Lower Level Bonus Room**



The additional room is perfect for extra storage space and can also serve as a hobby room or Home Theatre!

**Lower Level Bonus Room**



The additional room is perfect for extra storage space and can also serve as a hobby room or Home Theatre!



**Outdoor Living**



Districted for North Oldham Schools!

**Outdoor Living**



Updated Home with Lush Outdoor Space and Two-Car Garage

**Outdoor Living**



The driveway approaches the roomy two-car side entry garage and offers extra space for turning around and additional parking

**Outdoor Living**



The home is surrounded by an enormous rear and side yard for expansive greenspace and unlimited outdoor living

**Outdoor Living**



Home features updates throughout!

**Outdoor Living**



Metal shed provides a covered porch and offers additional storage space

**Front of Home**



A spacious back deck spans much of the rear of the home and could easily accommodate a large outdoor dining table, a grill, lounge chairs and accent furniture

**Views!**



Your own nature preserve awaits on North Buckeye Lane!

**Rear view of Property**



Decks and balconies - lots of outdoor living space options!

**Mature Trees**



Various trees and mature landscaping on the property! Beautiful scenery in every direction!

PROPERTY ADDRESS: \_\_\_\_\_

### SELLER'S DISCLOSURE OF PROPERTY CONDITION

This form applies to residential real estate sales and purchases. This form is **not required** for:

1. Residential purchases of new construction homes if a written warranty is provided;
2. Sales of real estate at auction; or
3. A court supervised foreclosure.

The information in this form is based upon the undersigned's observation and knowledge about the property during the period beginning on the date of his or her purchase of the property on 6/22/2017, and ending on 1/26/18.

PROPERTY ADDRESS: 3012 N. Buckeye Ln. Goshen, Ky.

(Date of purchase) (Date of this form)

**PURPOSE OF DISCLOSURE FORM:** Completion of this form shall satisfy the requirements of KRS 324.360 that mandates the seller's disclosure of information about the property he or she is about to sell. This disclosure is based solely on the seller's observation and knowledge of the property's condition and the improvements thereon. This disclosure form shall not be a warranty by the seller or seller's real estate agent and shall not be used as a substitute for an inspection or warranty that the purchaser may wish to obtain. This form is a statement of the conditions and other information about the property known by the seller. Unless otherwise advised, the seller does not possess any expertise in construction, architectural, engineering, or any other specific areas related to the construction or condition of the improvements on the property. Other than having lived at or owned the property, the seller possesses no greater knowledge than that which could be obtained upon a careful inspection of the property by the potential buyer. Unless otherwise advised, the seller has not conducted any inspection of generally inaccessible areas such as the foundation or roof. It is not a warranty of any kind by the seller or by any real estate agent representing any seller in this transaction. It is not a substitute for any inspections. The purchaser is encouraged to obtain his or her own professional inspections.

**INSTRUCTIONS TO THE SELLER:** (1) Complete all numbered items. (2) Report all known conditions affecting the property. (3) Attach additional pages, if necessary, with your signature and the date and time of signing. (4) Complete this form yourself or sign the authorization at the end of this form to authorize the real estate agent to complete this form on your behalf in accordance with KRS 324.360(9). (5) If some items do not apply to your property, mark "not applicable." (6) If you do not know the answer to a question, mark "unknown."

**SELLER'S DISCLOSURE:** As seller, I/we disclose the following information regarding the property. This information is true and accurate to the best of my/our knowledge as of the date signed. Seller authorizes the real estate agent to provide a copy of this statement to any person or entity in connection with actual or anticipated sale of the property or as otherwise provided by law. The following information is not the representation of the real estate agent.

Please answer all questions. If the answer is yes, please explain. If additional space is needed, use the reverse side or make attachments.

**1. HOUSE SYSTEMS**

	N/A	YES	NO	UNKNOWN
Any past or current problems affecting:				
(a) Plumbing .....	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
(b) Electrical system .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(c) Appliances .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(d) Floors and walls .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(e) Doors and windows .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(f) Ceiling and attic fans .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(g) Security system .....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
(h) Sump pump .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(i) Chimneys, fireplaces, inserts .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(j) Pool, hot tub, sauna .....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
(k) Sprinkler system .....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
(l) Heating .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(m) Cooling/air conditioning .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(n) Water heater .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Explain: <u>Professionally repaired and rechecked down line. No problems since repair.</u>				

**2. FOUNDATION/STRUCTURE/BASEMENT**

	N/A	YES	NO	UNKNOWN
(a) Any defects or problems, current or past, to the foundation or slab? .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(b) Any defects or problems, current or past, to the structure or exterior veneer? .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Explain: _____				
(c) Has the basement leaked at any time since you have owned or lived at the property? .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(d) When was the last time the basement leaked? .....				
(e) Have you ever had any repairs done to the basement? .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
(f) If you have had basement leaks repaired, when was the repair performed? .....				
Explain: _____				

PROPERTY ADDRESS: \_\_\_\_\_

(g) If the basement presently leaks, how often does it leak? (e.g., every time it rains, only after an extremely heavy rain, etc.) \_\_\_\_\_

(h) Have you experienced, or are you aware of, any water or drainage problems with regard to the crawl space?

**3. ROOF** N/A YES NO UNKNOWN

(a) Age of the roof covering? 6 yrs

(b) 1. Has the roof leaked at any time since you have owned or lived at the property?      
2. When was the last time the roof leaked? \_\_\_\_\_

(c) 1. Have you ever had any repairs done to the roof?      
2. If you have ever had the roof repaired, when was the repair performed? \_\_\_\_\_

(d) 1. Have you ever had the roof replaced?      
2. If you have had the roof replaced, when was the replacement performed? \_\_\_\_\_

(e) If the roof presently leaks, how often does it leak? (e.g., every time it rains, only after an extremely heavy rain, etc.) \_\_\_\_\_

(f) 1. Have you ever had roof repairs that involved placing shingles on the roof instead of replacing the entire roof covering?     
2. If yes, when was the repair performed? \_\_\_\_\_

Explain: \_\_\_\_\_

**4. LAND/DRAINAGE** N/A YES NO UNKNOWN

(a) Any soil stability problems?

(b) Has the property ever had a drainage, flooding, or grading problem?

(c) Is the residence located within a Special Flood Hazard Area (SFHA) mandating the purchase of flood insurance for federally backed mortgages?      
If yes, what is the flood zone? \_\_\_\_\_

(d) Is there a retention/detention basin, pond, lake, creek, spring, or water shed on or adjoining this property?      
Explain: \_\_\_\_\_

**5. BOUNDARIES** N/A YES NO UNKNOWN

(a) 1. Have you ever received a staked or pinned survey of the property?      
2. Are the boundaries marked in any way?      
3. Do you know the boundaries? If yes, provide description below \_\_\_\_\_  
Explain: \_\_\_\_\_

(b) Are there any encroachments or unrecorded easements relating to the property of which you are aware?      
Explain: \_\_\_\_\_

**6. WATER** N/A YES NO UNKNOWN

(a) 1. Source of water supply Louisville Water Co.  
2. Are you aware of below normal water supply or water pressure?

(b) Is there a water purification system or softener remaining with the house?

(c) Has your water ever been tested? If yes, provide results below \_\_\_\_\_  
Explain: \_\_\_\_\_

**7. SEWER SYSTEM** N/A YES NO UNKNOWN

(a) Property is serviced by:

1. Category I. Public Municipal Treatment Facility

2. Category II. Private Treatment Facility

3. Category III. Subdivision Package Plant

4. Category IV. Single Home Aerobic Treatment System ("Home Package Plant")

5. Category V. Septic Tank with drain field, lagoon, wetland, other onsite dispersal

6. Category VI. Septic Tank with dispersal to an offsite, multi-property cluster treatment system

7. Category VII. No Treatment/Unknown

Name of Servicer (if known): \_\_\_\_\_

(b) For properties with Category IV, V, or VI systems:

Date of last inspection (sewer): N/A

Date of last inspection (septic): \_\_\_\_\_ Date last cleaned (septic): Sept 7/17

(c) Are you aware of any problems with the sewer system?      
Explain: \_\_\_\_\_

PROPERTY ADDRESS: \_\_\_\_\_

- 8. CONSTRUCTION/REMODELING**      N/A    YES    NO    UNKNOWN
- (a) Have there been any additions, structural modifications, or other alterations made?
- (b) Were all necessary permits and government approvals obtained?.....
- Explain: \_\_\_\_\_

- 9. HOMEOWNER'S ASSOCIATION**      N/A    YES    NO    UNKNOWN
- (a) 1. Is the property subject to rules or regulations of a homeowner's association?.....
2. If yes, what is the yearly assessment? \$ \_\_\_\_\_
3. Homeowner's Association Name: \_\_\_\_\_  
 HOA Primary Contact Name: \_\_\_\_\_  
 HOA Primary Contact Phone No. \_\_\_\_\_
- (b) Are you aware of any condition that may result in an increase in taxes or assessments?.....
- (c) Are any features of the property shared in common with adjoining landowners such as: walls, fences, driveways, etc?.....
- Explain: \_\_\_\_\_

- 10. MISCELLANEOUS**      N/A    YES    NO    UNKNOWN
- (a) Was this house built before 1978? .....
- (b) Are you aware of any use of urea formaldehyde, asbestos materials, or lead based paint in or on this home?.....
- (c) 1. Are you aware of any testing for radon gas?.....
2. Results, if tested \_\_\_\_\_
- (d) Are you aware of any underground storage tanks, old septic tanks, field lines, cisterns or abandoned wells on the property?.....
- (e) Are there any other environmental hazards known to seller? (e.g., carbon monoxide, hazardous waste, water contamination or methamphetamine contamination).....

**METHAMPHETAMINE CONTAMINATION DISCLOSURE REQUIREMENT**

A property owner who chooses **NOT** to decontaminate a property used in the production of methamphetamine **MUST** make written disclosure of methamphetamine contamination pursuant to KRS 224.1-410(10) and 902 KAR 47:200. Failure to properly disclose methamphetamine contamination is a Class D Felony under KRS 224.99-010.

- (f) Are you aware of any present or past wood infestation (e.g., termites, borers, carpenter ants, fungi, etc.)?.....
- (g) Are you aware of any damage due to wood infestation?.....
- (h) 1. Has the house or other improvements ever been treated for wood infestation?
2. If yes, when, by whom, and any warranties? \_\_\_\_\_
- (i) Are you aware of any existing or threatened legal action affecting this property?.....
- (j) Are there any assessments other than property assessments that apply to this property (e.g., sewer assessments)?.....
- (k) Are you aware of any violations of local, state, or federal laws, codes, or ordinances relating to this property?.....
- (l) Are you aware of any other conditions that are defective with regard to this property?.....
- (m) Are there any environmental hazards known to seller? E.g., methamphetamine contamination? .....
- (n) Are there any warranties to be passed on?.....
- (o) Has this house ever been damaged by fire or other disaster (e.g., tornado, hail, etc.)?
- If yes, please explain: \_\_\_\_\_
- (p) Are you aware of the existence of mold or other fungi on the property?.....
- (q) Has this house ever had pets living in it? .....
- If yes, Explain No animals during my ownership \_\_\_\_\_
- (r) Is the property in a historic district?.....

PROPERTY ADDRESS: \_\_\_\_\_

**SPACE FOR ADDITIONAL INFORMATION**

Few windows do not open and some are picture windows.

Seller states that the information contained in this Disclosure of Property Condition Form is complete and accurate to the best of his/her/their knowledge and belief. Seller agrees to immediately notify Buyer of any changes that may become known to Seller prior to closing by providing a written addendum hereto.

Seller: \_\_\_\_\_ Date: 1/26/18 Seller: \_\_\_\_\_ Date: \_\_\_\_\_

\*\*\*\*\*  
THE REAL ESTATE AGENT NAMED HERE, \_\_\_\_\_ HAS BEEN REQUESTED BY THE OWNER TO COMPLETE THIS FORM AND HAS DONE SO. SELLER HEREBY AGREES TO HOLD HARMLESS THE NAMED REAL ESTATE AGENT FOR ANY REPRESENTATIONS THAT APPEAR ON THIS FORM IN ACCORDANCE WITH KRS 324.360(9).

Seller: \_\_\_\_\_ Date: \_\_\_\_\_

\*\*\*\*\*  
THE SELLER REFUSES TO COMPLETE THIS FORM AND ACKNOWLEDGES THAT THE REAL ESTATE AGENT SHALL SO INFORM THE BUYER.

Seller: \_\_\_\_\_ Date: \_\_\_\_\_

\*\*\*\*\*  
THE SELLER HAS REFUSED TO COMPLETE THIS FORM AND HAS REFUSED TO ACKNOWLEDGE HIS FAILURE TO COMPLETE THE FORM

Broker/Real estate agent: \_\_\_\_\_ Date: \_\_\_\_\_

THE BUYER ACKNOWLEDGES RECEIPT OF THIS FORM.

Buyer: \_\_\_\_\_ Date: \_\_\_\_\_

THIS FORM PROVIDES THE MINIMUM DISCLOSURES REQUIRED BY LAW. SELLER MAY DISCLOSE ADDITIONAL INFORMATION NOT REQUESTED ON THIS FORM AND MAY RESPOND TO ADDITIONAL INQUIRIES OF THE BUYER.

Initials (Seller) \_\_\_\_\_ Date/Time 1/26/18 Initials (Buyer) \_\_\_\_\_ Date/Time \_\_\_\_\_ Form M105 revised 3/2016 Page 4 of 4



GREATER LOUISVILLE ASSOCIATION OF REALTORS®, INC.  
**ATTACHMENT TO RESIDENTIAL SALES CONTRACT**



(Seller) and \_\_\_\_\_

(Buyer)

for Property at 3012 Buckeye Ln Goshen, Ky 40024

**Lead Warning Statement**

Every purchaser of any interest in residential real 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.

**Sellers Disclosure (initial)**

(a) Presence of lead-based paint and/or lead-based paint hazards (check one below)

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

\_\_\_\_\_

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 (check one below):

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

\_\_\_\_\_

Seller has no reports or records pertaining to lead-based paint and/or lead-based paint in the housing.

**Buyer's Acknowledgment (initial)**


(c) Purchaser has received copies of all information listed above.

(d) Purchaser has received the pamphlet Protect Your Family From Lead in Your Home.

(e) Purchaser has (check one below):

Received a 10-day opportunity (or mutually agreed upon period) to conduct risk assessment or inspection of the presence of lead-based paint or lead-based paint hazards; or

Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

**Agent's Acknowledgment (initial)**

\_\_\_\_\_

(f) Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852 d and is aware of his/her responsibility to ensure compliance.

**Broker Agent has advised Seller of Seller's obligation under the law to complete this form and Seller has refused to do so.**

Seller \_\_\_\_\_ Date / / Buyer \_\_\_\_\_ Date / /

**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.

Seller	_____	/	Buyer	_____
Seller	_____	/	Buyer	_____
Agent	_____	/	Agent	_____