FLETCHER Property Management, Inc CRMC®
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DISCLOSURE FOR TARGET HOUSING RENTALS AND LEASES

Lead Disclosure Statement

Housing built before 1978 may contain lead-based paint. Lead from paint, paint chips, and dust can pose health hazards if not taken care of properly. Lead exposure is especially harmful to young children and pregnant women. Before renting pre-1978 housing, Owners & Agents for Owners must disclose the presence of known lead-based paint and lead-based paint hazards in the dwelling. Tenants must also receive a federally approved pamphlet on lead poisoning prevention.

Owner's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards (initial (i) or (ii) below):

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

_____

(ii) _____ Owner has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Record and reports available to the Owner (initial (i) or (ii) below):

(i)_____ Owner has provided the Lessee with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below)

_____

(ii)_____ Owner has no reports or record pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Lessee's Acknowledgment (initial)

(c) _____ Lessee has received copies of all information listed above

(d) _____ Lessee has received the pamphlet "Protect Your Family from Lead in Your Home"

Agent's Acknowledgment (initial)

(e) ____ Agent has informed the Owner of the Owner's obligations under 42 U.S.C. 4582(d) and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information provided by the signatory is true and accurate to the rental property know as:

_____ - built in ____ per the County Assessor's records

Print Name of Owner	Signature	Date
Print Name of Owner	Signature	Date
___ Fletcher Property Management, Inc___ Agent for Owner	Signature	Date
Print Name of Lessee	Signature	Date
Print Name of Lessee	Signature	Date