Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards

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

Landlord's Disclosure (Landlord Initials: ____)

(a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):
   (i) ______ Known lead-based paint and/or lead-based paint hazards are present in the housing 
       (explain).
   (ii) ______ Landlord has no knowledge of lead-based paint and/or lead-based paint hazards in the 
        housing.

(b) Records and reports available to the Landlord (check (i) or (ii) below):
   (i) ______ Landlord has provided the Tenant with all available records and reports pertaining to lead-
       based paint and/or lead-based paint hazards in the housing (list documents below).
   (ii) ______ Landlord has no reports or records pertaining to lead-based paint and/or lead-based paint 
        hazards in the housing.

Tenant's Acknowledgment (Tenant Initials: ____)

(c) ______ Tenant has received copies of all information listed above.
(d) ______ Tenant has received the pamphlet Protect Your Family from Lead in Your Home.
(e) Tenant has (check (i) or (ii) below):
   (i) ______ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk 
       assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; 
       or
   (ii) ______ 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 (Agent Initials: ____)

(f) ______ Agent has informed the Landlord of the Landlord' obligations under 42 U.S.C. 4852(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 they have provided is true and accurate. Penalties for failure to comply with Federal 
Lead-Based Paint Disclosure Laws include treble (3 times) damages, attorney fees, costs, and a penalty 
up to $10,000 for each violation.

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<th>Landlord</th>
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