MetroWest
INVESTMENTS

Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards
Lead Warning Statement (revised)

*****Sample only. This disclosure will be completed prior to lease signing*****

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, Lessors/Landlords must disclose the presence of known lead-based paint and/or lead-based paint hazards in the dwelling. Lessees must also receive a federally approved pamphlet on lead poisoning prevention.

Lessor's/Landlord's Disclosure for property address: _____

(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) __X__ Lessor/Landlord has **no** knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(B) Records and reports available to the Lessor/Landlord (check (i) or (ii) below):
(i) ____ Lessor/Landlord 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) __X__ Lessor/Landlord has **no** reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Lessee's (Tenant's) Acknowledgment

- (C) Lessee/Tenant has received copies of all information listed above.
- (D) Lessee/Tenant has received the pamphlet Protect Your Family from Lead in Your Home.

Agents Acknowledgment (initial)

(E) _____ Agent has informed the Lessor/Landlord of the Lessor/Landlord's 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. By signing below, Lessee/Tenant acknowledges they are signing this disclosure ***prior*** to signing the lease for the property address identified above.

_____
Lessor/Landlord Time Date

_____ _____
Lessee/Tenant Time Date Lessee/Tenant Time Date

_____ _____
Lessee/Tenant Time Date Lessee/Tenant Time Date

Sample