

Flood Disclosure

Florida Statute 689.302 requires a seller to complete and provide a flood disclosure to a purchaser of residential real property at or before the time the sales contract is executed.

Seller, MCGOWAN FAMILY TRUST, provides Buyer the following flood disclosure at or before the time the sales contract is executed.

Property address: 8524 ARABELLA LN, SEMINOLE, FL 33777

Flood Insurance: Homeowners' insurance policies do not include coverage for damage resulting from floods. Buyer is encouraged to discuss the need to purchase separate flood insurance coverage with Buyer's insurance agent.

1. Seller discloses that flood/storm waters have ☐ or have not ☒ breached the interior of the property. In the event of breach / internal flooding of property, seller discloses that the high water mark was ____ inches.
2. Seller has ☐ or has not ☒ filed a claim with an insurance provider relating to flood damage to the property, including, but not limited to, a claim with the National Flood Insurance Program.
3. Seller has ☐ or has not ☒ received federal assistance for flood damage to the property, including, but not limited to, assistance from the Federal Emergency Management Agency.

For the purposes of this disclosure, the term "flooding" means a general or temporary condition of partial or complete inundation of the property caused by any of the following:

- a. The overflow of inland or tidal waters.
- b. The unusual and rapid accumulation of runoff or surface waters from any established water source, such as a river, stream, or drainage ditch.
- c. Sustained periods of standing water resulting from rainfall.

4. Seller discloses that based on FEMA's 50% rule: 50% of the value of the depreciated structure equals \$ _____. If the cost to rebuild the home exceeds this amount the structure may need to be torn down or elevated and built to latest elevations and building codes.

5. Seller has ☐ or has not ☒ received a copy of the Substantial Damage Determination Letter (SDDL) from the county or their municipality. If the SDDL has been issued, can the current structure be rebuilt in its current form per the letter? Yes ☐ or No ☐ IF A LETTER HAS BEEN PROVIDED OR IS PROVIDED PRIOR TO CLOSING, SELLER TO PROVIDE A COPY TO BUYER IMMEDIATELY

Buyer is hereby notified that it is buyers responsibility to do proper due diligence to ensure the property and its ability to be renovated, rebuilt and/or insured meets buyers requirements. SELLER DOES NOT PROVIDE A WARRANTY OF ANY KIND TO BUYER.

Seller: Joseph McGowan Date: 7/19/26
 Seller: Dawn McGowan Date: 7/19/26
 Buyer: _____ Date: _____
 Buyer: _____ Date: _____