

Owner Name:

Property Address:

Requirements of EPA/HUD LEAD BASED PAINT RULES

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, landlords 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. Finally, an acknowledgment form similar to this form will have to be executed and provided to the Tenant with each lease. For existing leases, these requirements must be met upon lease renewal (including any rental adjustment.) To facilitate compliance with the lead-based paint rule, please complete the following information and return this form to us with copies of any appropriate documentation.

Lessor's (Owner's) Disclosure (initial)

____ (a) Presence of lead-based paint or lead-based paint hazards (check one (below):

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

____ Lessor/Owner has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

____ (b) Records and reports available to the lessor/owner (check one below):

____ Lessor/Owner will provide 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).

____ Lessor/owner has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

The undersigned owner has reviewed the information above and certifies to MECA Realty LLC to the best of his or her knowledge that the information provided herein is true and accurate. The undersign owner agrees to promptly inform MECA Realty of any inaccuracies in this form that are discovered by the undersigned.

Owner

Date