



Hayden Outdoors, LLC
501 Main Street #1A
Windsor, CO 80550
Phone: (970) 674-1990 Fax: (970) 674-5090

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission.
(SF 94-5-18) (Mandatory 1-19)

SQUARE FOOTAGE DISCLOSURE (Residential)

This disclosure is made to Buyer and Seller pursuant to the requirements of the Colorado Real Estate Commission and applies to improved residential real estate. Check applicable boxes below.

Property Address: 12547 County Road 43 Drake CO 80515

1. Licensee Measurement

Listing Licensee ☐ Has ☒ Has Not measured the square footage of the residence according to the following standard, methodology or manner:

Standard/Methodology/Manner	Date Measured	Square Footage
<input type="checkbox"/> Exterior Measurement	N/A	N/A
<input type="checkbox"/> FHA	N/A	N/A
<input type="checkbox"/> ANSI	N/A	N/A
<input type="checkbox"/> Local standard N/A	N/A	N/A
<input type="checkbox"/> Other N/A	N/A	N/A

2. Other Source of Measurement

Listing Licensee ☒ Is ☐ Is Not providing information on square footage of the residence from another source(s) as indicated below:

Source of Square Footage Information	Date	Square Footage
<input type="checkbox"/> Prior appraisal (Date of document)	N/A	N/A
<input type="checkbox"/> Building plans (Date of document)	N/A	N/A
<input checked="" type="checkbox"/> Assessor's Office (Date obtained)	2001	1440
<input type="checkbox"/> Other N/A	N/A	N/A

Measurement may not be exact and is for the purpose of marketing ONLY. Measurement is not for loan, valuation or other purposes. **If exact square footage is a concern, the property should be independently measured.**

Buyer and Seller are advised to verify this information. Any independent measurement or investigation should be completed by Buyer on or before any applicable deadline in the contract.

Date:

7 Aug 2025

Broker

James Massie

The undersigned acknowledge receipt of this disclosure.

Date: 07/07/2025 Mary Ann Ordway
Seller **Mary Ann Ordway**



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(SWA35-8-10) (Mandatory 1-11)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

**SOURCE OF WATER ADDENDUM
TO CONTRACT TO BUY AND SELL REAL ESTATE**

Date: *July 7, 2025*

1. ADDENDUM TO CONTRACT TO BUY AND SELL REAL ESTATE. This Source of Water Addendum (Addendum) is made a part of that Contract to Buy and Sell Real Estate between Seller and Buyer dated *June 25, 2025* (Contract), for the purchase and sale of the Property

known as No. *12547 County Road 43* *Drake* *CO* *80515*
Street Address City State Zip

2. SOURCE OF POTABLE WATER. Seller discloses the following information for the source of potable water for the Property:

[Select and complete 1, 2 or 3 as applicable.]

☐ **2.1.** The Property's source of water is a Well. Well Permit #: *206029*
If a well is the source of water for the Property, a copy of the current Well Permit
☒ **Is** ☐ **Is Not** attached.

☐ **2.2** The Water Provider for the Property can be contacted at:
Name: *N/A*
Address: *N/A*
Web Site: *N/A*
Phone No.: *N/A*

☐ **2.3.** There is neither a Well nor a Water Provider for the Property. The source of water for the Property is [describe source]:
N/A

NOTE TO BUYER: SOME WATER PROVIDERS RELY, TO VARYING DEGREES, ON NONRENEWABLE GROUND WATER. YOU MAY WISH TO CONTACT YOUR PROVIDER (OR INVESTIGATE THE DESCRIBED SOURCE) TO DETERMINE THE LONG-TERM SUFFICIENCY OF THE PROVIDER'S WATER SUPPLIES.

Mary Ann Ordway *7/07/2025*
Buyer *Mary Ann Ordway* Date