

# DOMESTIC WATER WELL/WATER USE ADDENDUM

## SELLER'S PROPERTY DISCLOSURE STATEMENT ("SPDS")

### (TO BE COMPLETED BY SELLER IF PROPERTY IS SERVED BY A WATER WELL)

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The pre-printed portion of this form has been drafted by the Arizona Association of REALTORS®. Any change in the pre-printed language of this form must be made in a prominent manner. No representations are made as to the legal validity, adequacy and/or effects of any provision, including tax consequences thereof. If you desire legal, tax or other professional advice, please consult your attorney, tax advisor or professional consultant.



- 1. This is an Addendum to the SPDS dated: \_\_\_\_\_
- 2. Seller: \_\_\_\_\_
- 3. Premises Address: \_\_\_\_\_

- | YES                      | NO                       |   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 4. Is the well currently registered in Seller's name? If no, explain: _____   |
|                          |                          | 5. Well Registration number: 55- _____  |
|                          |                          | 6. The well is: <input type="checkbox"/> Solely owned or <input type="checkbox"/> Seller owns a ____ % interest in the well and the well is shared by ____ households                           |
| <input type="checkbox"/> | <input type="checkbox"/> | 7. If a shared well, is a well agreement in effect?   |
| <input type="checkbox"/> | <input type="checkbox"/> | 8. If yes, is the well agreement recorded? If no, does a written agreement exist? <input type="checkbox"/> Yes <input type="checkbox"/> No  |
|                          |                          | 9. Explain: _____   |
|                          |                          | 10. Well is located: <input type="checkbox"/> On the Property or <input type="checkbox"/> Off If off site, describe location: _____   |
| <input type="checkbox"/> | <input type="checkbox"/> | 11. Does the well equipment include one or more water storage tanks?  |
|                          |                          | 12. If yes, Number of tanks _____ ; Gallons of capacity _____ Tanks are: <input type="checkbox"/> above ground <input type="checkbox"/> underground   |
| <input type="checkbox"/> | <input type="checkbox"/> | 13. Is the Property within an Active Management Area (AMA)? If yes, AMA name is: _____  |
| <input type="checkbox"/> | <input type="checkbox"/> | 14. Are you aware of any tests, past or present, that indicate the well water may contain excessive levels of coliform, e-coli, nitrates, arsenic or other elements considered a health hazard? |
|                          |                          | 15. Explain: _____  |
| <input type="checkbox"/> | <input type="checkbox"/> | 17. Are you aware of the results of last documented well flow test for yield/recovery?  |
|                          |                          | 18. If yes, Date: _____ Gallons per minute: _____ Who performed last test? _____  |
| <input type="checkbox"/> | <input type="checkbox"/> | 19. Are you aware of any occasion when the well failed to produce adequate water for domestic use?  |
|                          |                          | 20. Explain: _____  |
| <input type="checkbox"/> | <input type="checkbox"/> | 21. Are you aware of any existing problems with water pressure, well pump, pressure tank or other well equipment?   |
|                          |                          | 22. Explain: _____  |
| <input type="checkbox"/> | <input type="checkbox"/> | 23. Are there water uses on the Property other than from a domestic well, such as irrigation, stockponds, springs, streams, lakes, ponds, reservoirs, canyons, and ravines? Explain: _____      |
|                          |                          | 24. _____   |
|                          |                          | 25. _____   |
| <input type="checkbox"/> | <input type="checkbox"/> | 26. To your knowledge has a Statement of Claimant been filed?   |
|                          |                          | 27. If yes, Statement of Claimant number is: 39- _____ . (Attach a copy of Statement of Claimant if available)  |

28. **NOTICE TO BUYER:** You are advised to investigate current water use laws that may affect the Property if you intend to use water from a well, springs, streams, lakes, ponds, reservoirs, canyons or ravines. You are encouraged to consult independent legal counsel regarding any water use/water rights issues.

29. **GENERAL STREAM ADJUDICATIONS:** General Stream Adjudications are court proceedings to determine the extent and priority of water rights in an entire river system. Arizona is undertaking a general stream adjudication of both the Gila River and the Little Colorado River systems. A river system means all water appropriable by law and all water subject to claims based upon federal law.

30. ALL AFFECTED PROPERTY TRANSFERS SHOULD INCLUDE ASSIGNMENT OF STATEMENT OF CLAIMANT FORMS FROM SELLERS TO BUYERS. For details regarding water uses and the watersheds affected by these adjudications or to obtain necessary forms, contact the Arizona Department of Water Resources at 1-800-352-8488, 1-866-246-1414 or log on to the website [www.azwater.gov](http://www.azwater.gov) (fees may apply).

- 38. Seller certifies that the information contained herein is true and complete to the best of Seller's knowledge as of the date signed.
- 39. \_\_\_\_\_ MO/DA/YR                      ^ SELLER'S SIGNATURE                      MO/DA/YR
- 40. By signing below, Buyer is only acknowledging receipt of a copy of this Addendum.
- 41. \_\_\_\_\_ MO/DA/YR                      ^ BUYER'S SIGNATURE                      MO/DA/YR

