



BUYER'S INVESTIGATION ELECTIONS No. _____
(C.A.R. Form BIE, Revised 12/21)

Property Address: 3600 Thompson Ct, Fairfield, Ca 94534
This form is intended for use between a buyer and buyer's broker. It does not alter the legal or contractual relationship between buyer and seller.

- A. IMPORTANCE OF PROPERTY INVESTIGATION: Unless otherwise specified in the Agreement, the physical condition of the land and improvements being purchased is not guaranteed by either Seller or Brokers.
B. BUYER RIGHTS AND DUTIES: You have an affirmative duty to exercise reasonable care to protect yourself, including discovery of the legal, practical and technical implications of disclosed facts, and to investigate and verify information and facts that you know or that are within your diligent attention and observation.
C. BROKER ADVICE: YOU ARE STRONGLY ADVISED TO INVESTIGATE THE CONDITION AND SUITABILITY OF ALL ASPECTS OF THE PROPERTY. IF YOU DO NOT DO SO, YOU ARE ACTING AGAINST THE ADVICE OF BROKERS.
D. BUYER INVESTIGATION: Buyer represents and agrees that Buyer has independently considered the available Inspections and Investigations and AT THIS TIME has decided to order only those Inspections and Investigations checked below.

- 1. GENERAL HOME INSPECTION
2. WOOD DESTROYING PESTS
3. CHIMNEY
4. ELECTRICAL
5. HEATING/AIR CONDITIONING
6. LEAD PAINT
7. PLUMBING
8. SQUARE FOOTAGE
9. STRUCTURAL
10. EASEMENTS/ENCROACHMENTS
11. FOUNDATION/SLAB
12. LOT SIZE
13. BOUNDARIES
14. POOL/SPA
15. ROOF
16. SEWER
17. SEPTIC SYSTEM
18. SOIL STABILITY
19. SURVEY
20. TREE/ARBORIST
21. WELL
22. WATER SYSTEMS AND COMPONENTS
23. RADON GAS
24. FORMALDEHYDE
25. ASBESTOS
26. METHANE GAS
27. MOLD
28. PERMITS
29. PUBLIC RECORDS
30. ZONING
31. GOVERNMENT REQUIREMENTS
32. VACANT LAND/CONSTRUCTION FINANCING
33. CONSTRUCTION COSTS
34. AVAILABILITY OF UTILITIES
35. ENVIRONMENTAL SURVEY
36. NATURAL HAZARDS REPORTS
37. SUBDIVISION OF PROPERTY
38. USAGE (INCLUDING ADUs)
39. INSURABILITY
40. OTHER
41. OTHER
42. OTHER

Buyer _____ Date _____
Buyer _____ Date _____

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