



## AUSTIN/CENTRAL TEXAS REALTY INFORMATION SERVICE

---

### GREEN FIELDS TASK FORCE REPORT

April 2012

The Austin Board of REALTORS® ACTRIS Advisory Committee established the Green Fields Task Force in January 2011 to develop a proposal for improving the green property information available in the Austin/Central Texas Realty Information Service (ACTRIS) MLS system. In keeping with ABoR's commitment to the principles of environmental conservation and sustainability, the ACTRIS MLS first implemented data fields to capture information about energy efficiency, insulation and green building ratings in 2008. Due to the changing standards of rating programs and fast-paced innovation in the green building market, however, it was determined that these existing fields were in need of substantial revisions. The ACTRIS Committee charged the task force with addressing these issues and improving the "searchability" of green homes in the MLS.

The Green Fields Task Force identified three primary objectives for improving the green property information in the ACTRIS MLS:

- Improve green "searchability" – make it easier to search for green homes and green property features in the MLS;
- Provide appraisers with the necessary information to establish value for green property features; and
- Ensure integrity of green building rating data.

Over the course of ten months, the task force consulted a wide range of local stakeholders, including REALTOR® members of the Association, appraisers, green builders, Austin Energy Green Building Program representatives and Association staff. Working with member and non-member stakeholders ensured a variety of interests were represented.

#### **Proposal Development**

The task force collaborated with stakeholders to develop an extensive list of proposed green data fields. After reviewing over 100 suggested additions, the task force concluded that implementing all of the items as searchable data fields was not the best way to meet the membership's diverse needs. Although green building is a rapidly growing market, the task force acknowledged that not all REALTORS® have an interest in green real estate. Therefore, it was decided that only the most critical green property features, such as commonly searched items and high-dollar investments, would be implemented as searchable MLS data fields. Each proposed data field was critically examined to determine if it was an appropriate and relevant addition to the MLS. Any green property features that did not meet these criteria were documented on a supplementary form.

The task force considered a variety of implementation formats proposed in the NAR "Greening the MLS" toolkit. To meet the membership's diverse needs, the task force proposed creating data fields with both specific green features and generic green attributes. This mix of specific and generic data fields will enable agents to list and search for green homes in Central Texas without specialized green knowledge.

#### **Improved Green Property Data in the ACTRIS MLS**

In July 2011, the ACTRIS Advisory Committee approved the Green Fields Task Force proposal to improve the green property information available in the ACTRIS MLS. The changes below were implemented in November 2011 (See Exhibit 1).

Forty eight (48) green property features were added as pick-list values to twenty (20) existing data fields such as Construction, Exterior Features, A/C, and Green Rating Program, among others. These new selections are mostly specific property features.

Two (2) new green data fields were implemented with generic pick-list values. These generic data fields do not require specialized green knowledge, lowering an agent's barrier to entry and increasing awareness of green features. The redesigned Upgraded Energy Efficient field now offers a simplified set of ten generic pick-list values including Appliances, HVAC, Insulation, Lighting, etc. Similarly, new generic pick-list values indicate whether a property has other features relating to Energy, Environment and Sustainability, such as Healthy Living, environmentally-friendly Materials and Construction, Sustainability or Water Conservation.

To address the issue of data integrity and changing green rating program standards, the task force proposed modifying the system validation rules connecting three fields: Green Rating Program, Rating Achieved, and Rating Year. If a listing agent selects any Green Rating Program, the Rating Achieved and Rating Year fields must now be entered as well (only one Green Rating Program may be selected per listing). This will improve the quality and accuracy of green rating data in the MLS. Green rating programs such as Building America, Home Performance with ENERGY STAR<sup>®</sup>, HERS, ICC-700 National Green Building Standard were added to the list of existing programs in addition to relevant ratings measurements.

### **Energy, Environment and Sustainability Attachment**

The new Energy, Environment and Sustainability (EES) attachment is intended to supplement the green data captured in the MLS with detailed property information and third-party ratings documentation (See Exhibit 2). This form is designed to be completed by the Seller(s), and is not a legally binding disclosure. Although the EES attachment is not searchable in the MLS, the detailed information and ratings documentation will be a valuable resource to appraisers assigning value to green property features.

The EES form divides green property features into five categories: energy efficiency, healthy living, materials and construction, sustainability and water conservation. These categories correspond to the generic pick-list values associated with the new "EES Features" data field.

Completion of the EES form is voluntary but encouraged at this time. In the future, this form may be required documentation if a listing agent selects any data field relating to Energy, Environment and Sustainability Information. The EES attachment can be easily revised by association staff, providing flexibility for future green improvements in the ACTRIS MLS.

### **Member Awareness and Education**

Throughout the project, working drafts of the EES attachment and proposed MLS changes were posted in the Austin Board of REALTORS<sup>®</sup> online Learning Communities to solicit member feedback. Project information and updates were communicated to the membership in print and online publications. Targeted email broadcasts and direct mail served to raise awareness of the new green MLS data.

To educate members about the improved green MLS data and EES attachment, the Austin Board of REALTORS<sup>®</sup> began offering free training classes in December 2011. Miki Cook, an integral member of the Green Fields Task Force and a well-respected local green building expert, teaches the course, entitled "Green MLS: The Key to Unlocking the Green Home Market". This course educates agents about how to use the new green MLS data and EES attachment to list and find homes with green features, how to recognize legitimate green features and how to know when documentation is needed. The Association has received positive feedback from the membership about this new course offering.

To promote REALTOR<sup>®</sup> education and avoid the use of loaded terminology, all new green terms will be defined in the ACTRIS glossary. The task force is using the NAR Green Glossary and member expertise to create these standardized definitions. The definitions are still in development at this time.

**END**

**Exhibit 1:**

Additions to the residential property profile sheet:

**CONSTRUCTION**

- Alt Bldg Sys (ICF,SIP,Other)
- Natural Bldg (Straw bale, etc)

**ROOF**

- Membrane

**LOT DESCRIPTION**

- Drought Tolerant Landscaping

**FLOORING**

- No Carpet

**ROOMS**

- Atrium

**KITCHEN**

- Silestone/Corian Type Counters

**APPLIANCES/EQUIPMENT**

- Exhaust Fan -Vented
- Exhaust Fan – Recirculating
- Home Automation System
- Water Heater-Electric
- Water Heater-Gas
- Water Heater-Geothermal
- Water Heater-Recirculating
- Water Heater-Solar
- Water Heater-Tankless

**INTERIOR FEATURES**

- Low/No VOC

**FIREPLACE DESCRIPTION**

- Glass Doors

**POOL ON PROPERTY DESCRIPTION**

- Saltwater
- Solar Heated

**SPRINKLER SYSTEM DESCRIPTION**

- Drip Only/Bubblers
- Rain Sensor

**EXTERIOR FEATURES**

- Awning
- Gutters-Full
- Gutters-Partial
- Pest Tubes in Wall
- Solar Screen

**DOCUMENTS AVAILABLE**

- ECAD
- Energy, Environment, & Sustainability Attachment

**HEAT**

- Geothermal

**A/C**

- Central dehumidifier
- Fresh air ventilation
- Geothermal
- HEPA filter
- Mini-Split System
- Seer Rated 13-15
- Seer Rated 16+

**UTILITY**

- Wind

**WATER**

- Rainwater Collection

**ACCEPTABLE FINANCING**

- Energy Eff. Mort (EEM)

<b>ENERGY, ENVIRONMENT AND SUSTAINABILITY INFORMATION</b>
---

**® UPGRADED ENERGY EFFICIENT FEATURES (1 Req'd, Choose Up To 10)**

**Y / N**

- |                                     |                                       |   |
|-------------------------------------|---------------------------------------|---|
| <input type="checkbox"/> Insulation | <input type="checkbox"/> Appliances   | <input type="checkbox"/> Sealed Attic             |
| <input type="checkbox"/> HVAC       | <input type="checkbox"/> Water Heater | <input type="checkbox"/> Windows&Doors            |
| <input type="checkbox"/> Lighting   | <input type="checkbox"/> Roof         | <input type="checkbox"/> On Site Renewable Energy |
|                                     |                                       | <input type="checkbox"/> See EES Attachment       |

**® EES FEATURES? (1 Req'd, Choose Up To 5)**

**Y / N**

- |   |   |
|---|---|
| <input type="checkbox"/> Healthy Living Features    | <input type="checkbox"/> Water Conservation |
| <input type="checkbox"/> Materials and Construction | <input type="checkbox"/> Sustainability     |
|   | <input type="checkbox"/> See EES Attachment |

**GREEN RATING PROGRAM**

(Choose Only 1)

- Austin Energy Green Building Program
- Building America
- Energy Star for Homes
- Environments for Living
- Home Performance w/ Energy Star
- LEED-H
- NAHB-NGBS
- Other

**RATING ACHIEVED**

(Req'd if a Green Rating is selected)

- |                                 |                                    |
|---------------------------------|------------------------------------|
| <input type="checkbox"/> 1 Star | <input type="checkbox"/> N/A       |
| <input type="checkbox"/> 2 Star | <input type="checkbox"/> Platinum  |
| <input type="checkbox"/> 3 Star | <input type="checkbox"/> Silver    |
| <input type="checkbox"/> 4 Star | <input type="checkbox"/> See Agent |
| <input type="checkbox"/> 5 Star | <input type="checkbox"/> Bronze    |
| <input type="checkbox"/> Gold   | <input type="checkbox"/> Emerald   |
|                                 | <input type="checkbox"/> Certified |

**RATING YEAR**

(Req'd if a Green Rating is selected)

**HERS INDEX**

**HERS YEAR**

(Req'd if HERS entered)

**AUSTIN/CENTRAL TEXAS REALTY INFORMATION SERVICE  
ENERGY, ENVIRONMENT AND SUSTAINABILITY ATTACHMENT**



This information is intended to provide a potential Purchaser(s) with information directly from the Seller(s). The following are representations made by the Seller(s) and are not the representations of ACTRIS or the REALTOR®(s). ACTRIS and the REALTOR(s) play no role in completing this form and disclaim any responsibility for the data, analysis, or any other documentation provided by the Seller(s). It is not a warranty of any kind by the Seller(s) and should not substitute for any inspection or test(s) the Purchaser(s) may wish to obtain. Sellers are encouraged to provide all available documentation.

**ENERGY EFFICIENT FEATURES**

**APPLIANCES**

- |   |   |  |
|---|---|--|
| <input type="checkbox"/> Energy Efficient Pool Pump   | <input type="checkbox"/> ENERGY STAR® Dishwasher  | <input type="checkbox"/> ENERGY STAR® Water Heater       |
| <input type="checkbox"/> ENERGY STAR® Air Conditioner | <input type="checkbox"/> ENERGY STAR® Vent Fans and/or Ceiling Fans    No. of Fans: _____ | <input type="checkbox"/> Tankless Water Heater: Electric |
| <input type="checkbox"/> ENERGY STAR® Dehumidifier    |   | <input type="checkbox"/> Tankless Water Heater: Gas      |
- Other energy efficient appliances (i.e. ENERGY STAR® clothes washer, freezer, refrigerator):

**HEATING & COOLING**

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> Air Handler is Within Insulated Space         | <input type="checkbox"/> ENERGY STAR® Air Conditioner           | <input type="checkbox"/> High Efficiency A/C SEER: _____     |
| <input type="checkbox"/> Bath Exhaust Fans on Timer or Moisture Sensor | <input type="checkbox"/> Energy Recovery Ventilator             | <input type="checkbox"/> Mini Splits                         |
| <input type="checkbox"/> Ceiling Fans    No. of Fans: _____            | <input type="checkbox"/> Geothermal Heat Pump                   | <input type="checkbox"/> Minimum 500 Sq. Ft. per Ton Cooling |
| <input type="checkbox"/> Dual or Variable Speed A/C Equipment          | <input type="checkbox"/> Heating: 90%+ Energy Efficient Furnace | <input type="checkbox"/> Programmable Thermostat             |
| <input type="checkbox"/> Ductwork Is Within Insulated Space            | <input type="checkbox"/> Heating: Baseboard Water Heat          | <input type="checkbox"/> Whole House Fan                     |
| <input type="checkbox"/> ENERGY STAR® Dehumidifier                     | <input type="checkbox"/> Heating: Radiant Floor Heating         | <input type="checkbox"/> Zoned HVAC System                   |
| <input type="checkbox"/> ENERGY STAR® Heat Pump                        | <input type="checkbox"/> Heating: Solar Water Assisted          |  |
|  | <input type="checkbox"/> Heating: Solar Assisted Space          |  |
- Other energy efficient heating and cooling features (describe):

**LIGHTING**

- |   |  |  |
|---|--|--|
| <input type="checkbox"/> Compact Fluorescent Lighting (90%+)                | <input type="checkbox"/> Exterior Light Fixtures Solar Powered   | <input type="checkbox"/> LED Light Bulbs Throughout (90%+) |
| <input type="checkbox"/> Light Pollution Prevention Exterior Light Fixtures | <input type="checkbox"/> Exterior Motion Sensor Lighting Control | <input type="checkbox"/> Natural Day Lighting              |
| <input type="checkbox"/> Exterior Light Fixtures on Photocell               | <input type="checkbox"/> Interior Occupancy Sensor >25%          | <input type="checkbox"/> Skylights – Energy Efficient      |
|   |  | <input type="checkbox"/> Solar/Sun Tubes (Not Skylights)   |
- Other energy efficient lighting (describe):

**ON-SITE RENEWABLE ENERGY**

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Car Charging Station              | <input type="checkbox"/> Net Zero Energy Capable Home | <input type="checkbox"/> Solar Photovoltaic System _____kW    Year Installed: _____ |
| <input type="checkbox"/> Electric Off Grid Battery Storage | <input type="checkbox"/> Smart Controls               | <input type="checkbox"/> Wind Turbine   |
| <input type="checkbox"/> Energy Management System          | <input type="checkbox"/> Solar Assisted Hot Water     |   |
- Other on-site renewable energy (describe):

**SITE FEATURES**

- |   |  |   |
|---|--|---|
| <input type="checkbox"/> Shading on South side (Trees, Covered Porch) | <input type="checkbox"/> South Orientation | <input type="checkbox"/> West Side of House Is Shaded By Trees, Porch, or Has Buffer Spaces (Garage, Closets, etc.) |
|---|--|---|
- Other energy efficient site features (describe):

**HEALTHY LIVING**

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> Carbon Monoxide Detectors Installed           | <input type="checkbox"/> Low/No VOC Flooring Materials, Adhesives, Finishes          | <input type="checkbox"/> Sealed Combustion/Direct Vent Furnace                                 |
| <input type="checkbox"/> Central Vacuum Installed                      | <input type="checkbox"/> Low/No VOC Interior Paint                                   | <input type="checkbox"/> Sealed Glass Fireplace Doors  |
| <input type="checkbox"/> Dehumidification System Installed             | <input type="checkbox"/> Mold Tested, Acceptable Levels                              | <input type="checkbox"/> Sealed Combustion/Direct Vent Water Heater                            |
| <input type="checkbox"/> Detached or No Garage                         | Year Tested: _____   | <input type="checkbox"/> Solid Surface Countertops (Granite, Silestone, Stone, Concrete, etc.) |
| <input type="checkbox"/> Fresh Air Ventilation System                  | <input type="checkbox"/> Natural Flooring (Bamboo, Cork, Clay, Concrete, Tile, Wood) | <input type="checkbox"/> Water Filtration  |
| <input type="checkbox"/> HEPA Air Filtration Unit                      | <input type="checkbox"/> No Carpet   | <input type="checkbox"/> Water Quality Test Acceptable   |
| <input type="checkbox"/> Integrated Non-Chemical Pest Management       | <input type="checkbox"/> No Interior Fireplace Installed                             | Levels for Lead and Microbial  |
| <input type="checkbox"/> Kitchen & Bath Exhaust Fans Vented to Outside | <input type="checkbox"/> Radon Less Than 4pCi/L                                      | Year Tested: _____   |
| <input type="checkbox"/> Low/No VOC Cabinets                           | <input type="checkbox"/> Radon Mitigation System                                     |  |
- Other healthy living features (describe):

**MATERIALS & CONSTRUCTION**

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Certified Sustainable Wood                | <input type="checkbox"/> Flex Space                             | <input type="checkbox"/> Recycled Materials   |
| <input type="checkbox"/> Construction Waste Recycled and/or Reused | <input type="checkbox"/> Full Rain Gutter System                | <input type="checkbox"/> Recycling Center Built-In  |
| <input type="checkbox"/> Ductwork Leak Test <10% Leakage           | <input type="checkbox"/> Integrated Pest Control (Non-Chemical) | <input type="checkbox"/> Shading on South Side (Deep Overhangs, Trees or Covered Porches) |
| <input type="checkbox"/> Engineered Wood Products                  | <input type="checkbox"/> Interior Mass Walls or Floor           |   |
- Other (describe):

**FLOORING**

- |   |   |   |
|---|---|---|
| <input type="checkbox"/> Bamboo                 | <input type="checkbox"/> Linoleum – Natural                 | <input type="checkbox"/> Sustainably Harvested Certified Wood |
| <input type="checkbox"/> Concrete               | <input type="checkbox"/> Locally Harvested or Salvaged Wood | <input type="checkbox"/> Tile                                 |
| <input type="checkbox"/> Cork                   | <input type="checkbox"/> No Carpet                          |   |
| <input type="checkbox"/> Green Certified Carpet |   |   |
- Other (describe):

**FRAMING**

- |   |  |  |
|---|--|--|
| <input type="checkbox"/> > 400 Sq. Ft. of Roof Facing Within 75° Due South for Mounting of Solar Panels | <input type="checkbox"/> Alternative or Natural Building System (ICF, SIP, Strawbale, Earth, etc.) _____ | <input type="checkbox"/> Modular or Panelized Construction |
| <input type="checkbox"/> Advanced Framing Techniques  |  | <input type="checkbox"/> Steel Framing                     |
- Other (describe):

**INSULATION**

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> Flue Balloon          | <input type="checkbox"/> Rigid Board Insulation – Walls   | <input type="checkbox"/> Sealed Attic Insulated at Rafters |
| <input type="checkbox"/> Insulated Water Lines | <input type="checkbox"/> Sealed and Insulated Crawl Space | <input type="checkbox"/> Sound Insulation                  |
- Other (describe):

**INSULATION RATINGS**

- |   |  |  |
|---|--|--|
| <input type="checkbox"/> Ceiling and Attic R-Value: _____ | <input type="checkbox"/> Foundation R-Value: _____ | <input type="checkbox"/> Other: _____ R-Value: _____ |
| <input type="checkbox"/> Flooring R-Value: _____          | <input type="checkbox"/> Walls R-Value: _____      |  |

**MATERIALS & CONSTRUCTION CONTINUED**

**ROOF**

- |   |   |   |
|---|---|---|
| <input type="checkbox"/> Roof: ENERGY STAR® Rated Materials | <input type="checkbox"/> Roof: Green Living<br><input type="checkbox"/> Roof: Radiant Barrier | <input type="checkbox"/> Roof: Reflective Metal |
| <input type="checkbox"/> Other (describe):                  |   |   |

**WINDOWS**

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> Double Pane Window Glass                                      | <input type="checkbox"/> Solar Screens  | <input type="checkbox"/> Windows for Cross-Ventilation |
| <input type="checkbox"/> Energy Efficient Window Awnings on East, West and South Sides | <input type="checkbox"/> Solar Window Films   | <input type="checkbox"/> Windows for Stack-Ventilation |
| <input type="checkbox"/> ENERGY STAR® Windows  | <input type="checkbox"/> Total Window/Glass Door Area of Walls <18% of Total Floor Area |  |
| <input type="checkbox"/> Lo-E Window Glass   |   |  |
| <input type="checkbox"/> Other (describe):   |   |  |

**SUSTAINABILITY**

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Bike-Friendly Community (Bike Lanes, Bike Trails)     | <input type="checkbox"/> Light Covered or Minimal Paved Surfaces to Reduce Heat Island Effect | <input type="checkbox"/> Pedestrian Friendly Community Walk Score®: _____ |
| <input type="checkbox"/> Certified Wildlife Habitat                            | <input type="checkbox"/> Minimal Impervious Cover _____% (if known)                           | <input type="checkbox"/> Permeable Paving                                 |
| <input type="checkbox"/> Compost Area/Bin Built-In                             | <input type="checkbox"/> Minimal Water Runoff (Terracing, Retaining Walls, Rain Garden, etc.) | <input type="checkbox"/> Public Park or Recreation Area Within ½ Mile     |
| <input type="checkbox"/> Curbside Recycling                                    | <input type="checkbox"/> Mulch Locally Sourced "Greenwaste"                                   | <input type="checkbox"/> Public Transportation Transit Score®: _____      |
| <input type="checkbox"/> Erosion Control Beams, Swales                         | <input type="checkbox"/> Native Plants  | <input type="checkbox"/> Rainwater Collection System                      |
| <input type="checkbox"/> High-Density Mixed Use Community                      | <input type="checkbox"/> Not in Flood Plain   |   |
| <input type="checkbox"/> Homeowner Manual: Maintenance and Operation Checklist |   |   |
| <input type="checkbox"/> Other sustainability features (describe):             |   |   |

**WATER CONSERVATION**

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> Central Core Plumbing Design                  | <input type="checkbox"/> Low-Flow Faucets                              | <input type="checkbox"/> Soil Amendments to Increase Drought Tolerance |
| <input type="checkbox"/> Drought Tolerant Landscaping                  | <input type="checkbox"/> Low-Flow Shower Heads                         | <input type="checkbox"/> Storm Water/Drainage Features                 |
| <input type="checkbox"/> Dual Flush Toilets                            | <input type="checkbox"/> Low-Flow Toilets                              | <input type="checkbox"/> Tankless Water Heater                         |
| <input type="checkbox"/> EPA Water Sense Toilets                       | <input type="checkbox"/> Manifold Plumbing System                      | <input type="checkbox"/> Water Conserving Dishwasher                   |
| <input type="checkbox"/> Grey Water System                             | <input type="checkbox"/> Rain Garden For Run-Off                       | <input type="checkbox"/> Water Conserving Washing Machine              |
| <input type="checkbox"/> High Efficiency Irrigation System             | <input type="checkbox"/> Rain Sensor For Irrigation                    | <input type="checkbox"/> Water Wise Landscape                          |
| <input type="checkbox"/> Hot Water On Demand Recirculation Pump        | <input type="checkbox"/> Rainwater Collection System Over 600 Gallons  |  |
| <input type="checkbox"/> Instant Hot Water                             | <input type="checkbox"/> Rainwater Collection System Under 600 Gallons |  |
| <input type="checkbox"/> Limited Turf Area (<50% Permeable Surface)    |  |  |
| <input type="checkbox"/> Other water conservation features (describe): |  |  |

**ADDITIONAL COMMENTS**

\_\_\_\_\_

CONCERNING THE PROPERTY AT: \_\_\_\_\_

<b>GREEN BUILDING PROGRAM RATINGS</b> <i>Copy of certification(s) required</i>			
<input type="checkbox"/> Austin Energy Green Building Program	Rating:	Version:	Year:
<input type="checkbox"/> ENERGY STAR <sup>®</sup> Home	Rating:	Version:	Year:
<input type="checkbox"/> Environments for Living	Rating:	Version:	Year:
<input type="checkbox"/> LEED-H	Rating:	Version:	Year:
<input type="checkbox"/> ICC-700 National Green Building Standard	Rating:	Version:	Year:
<input type="checkbox"/> Other:	Rating:	Version:	Year:
<b>ENERGY EFFICIENCY RATINGS</b> <i>Copy of certification(s) required</i>			
<input type="checkbox"/> Building America	Rating:	Version:	Year:
<input type="checkbox"/> Energy Efficient Mortgage Qualified	Rating:	Version:	Year:
<input type="checkbox"/> Home Performance w/ ENERGY STAR <sup>®</sup>	Rating:	Version:	Year:
<input type="checkbox"/> HERS Index	Rating:	Version:	Year:
<input type="checkbox"/> Other:	Rating:	Version:	Year:
<b>ENERGY EFFICIENCY PERFORMANCE TESTING REPORTS</b> <i>Copy of certification(s) required</i>			
<input type="checkbox"/> ECAD Energy Audit Summary			Year:
<input type="checkbox"/> Other:			Year:
<input type="checkbox"/> Other:			Year:

Documentation is an important asset and safeguard. Please attach verification of ratings as well as any supplementary reports, certificates or warranties. Recommended attachments include certifications, 12 months of utility bills, etc.

Name of report/certificate: \_\_\_\_\_ Number of pages: \_\_\_\_\_

Name of report/certificate: \_\_\_\_\_ Number of pages: \_\_\_\_\_

Name of report/certificate: \_\_\_\_\_ Number of pages: \_\_\_\_\_

Name of report/certificate: \_\_\_\_\_ Number of pages: \_\_\_\_\_

Seller(s) certifies that the information herein is true and correct to the best of the Seller's knowledge as of the date signed by the Seller(s). The Seller(s) claims no expertise with respect to any of the property's features named above.

\_\_\_\_\_  
Signed by

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signed by

\_\_\_\_\_  
Date