

**REAL ESTATE TRANSFER DISCLOSURE STATEMENT
(Fire Protection, Vegetation Management and Defensible Space)**

THIS DISCLOSURE STATEMENT CONCERNS THE REAL PROPERTY SITUATED IN THE COUNTY OF EL DORADO, STATE OF CALIFORNIA, DESCRIBED AS _____ . THIS STATEMENT IS A DISCLOSURE OF THE CONDITION OF THE ABOVE DESCRIBED PROPERTY IN COMPLIANCE WITH ORDINANCE NO. 4261 OR COUNTY CODE AS OF DECEMBER 10, 2003 AND ORDINANCE 5101, CHAPTER 8.09 AS OF APRIL 30, 2019. IT IS NOT A WARRANTY OF ANY KIND BY THE SELLER(S) OR ANY AGENT(S) REPRESENTING ANY PRINCIPALS IN THIS TRANSACTION, AND IS NOT A SUBSTITUTE FOR ANY INSPECTION OR WARRANTIES THE PRINCIPAL(S) MAY WISH TO OBTAIN.

SELLERS INFORMATION

The seller hereby discloses the following information with the knowledge that even though this is not a warranty, prospective buyers may rely on this information in deciding whether, and on what terms, to purchase the subject property. Seller hereby authorizes any agent(s) representing any principal(s) in this transaction to provide a copy of this statement to any person or entity in connection with any actual or anticipated sale of the property.

THE FOLLOWING ARE REPRESENTATIONS MADE BY THE SELLER(S) AS REQUIRED BY THE COUNTY OF EL DORADO AND ARE NOT THE REPRESENTATION OF THE AGENT(S), IF ANY. THIS INFORMATION IS A DISCLOSURE AND IS NOT INTENDED TO BE PART OF ANY CONTRACT BETWEEN BUYER AND SELLER.

1. Buyer is advised that this property is within an area of state responsibility for fire protection and is within a wild land area which may contain substantial forest or wildfire risks and hazards, subject to the fire prevention measures of Public Resources Code Section 4291. Further, that it is not the State's responsibility to provide fire protection services to any building or structure located therein; which is therefore the responsibility of the local fire district.
2. Buyer is advised that vegetation management and defensible space is required by law. The buyer or new property owner is required to provide defensible space in accordance with El Dorado County Ordinance 5101, Chapter 8.09, which creates the minimum rules for vegetation management in the County.
3. Understanding and cooperation of property owners is essential to provide adequate fire protection services. The buyer or new property owner can help by providing a defensible space around structures, reducing flammable vegetation on roads and driveways, widening of narrow roadways or driveways, and providing proper road signs and number signs which meet fire safety requirements for existing properties. Your local fire agency (local fire district, California Department of Forestry & Fire Protection - CAL FIRE, or United States Forest Service - USFS) may provide additional information regarding the risks and hazards of forest fires and wild land fires for specific properties.

TO BE FILLED OUT BY THE SELLER:

Local Fire District: _____ Telephone Number: _____

Local Fire District Office Address: _____

California Department of Forestry & Fire Protection (CAL FIRE): 2840 Mt. Danaher Road, Camino, CA 95709 (530) 644-2345
U.S.D.A. Forest Service: 4260 Eight Mile Road, Camino, CA 95709 (530) 644-2324

Seller 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.

Signature of Seller: _____ Date Signed: _____

Signature of Seller: _____ Date Signed: _____

BUYER(S) AND SELLER(S) MAY WISH TO OBTAIN PROFESSIONAL ADVICE AND/OR INSPECTIONS OF THE PROPERTY AND TO PROVIDE FOR APPROPRIATE PROVISIONS IN A CONTRACT BETWEEN BUYER AND SELLER(S) WITH RESPECT TO ANY ADVICE/INSPECTION DEFECTS.

I/WE ACKNOWLEDGE RECEIPT OF A COPY OF THIS STATEMENT:

Seller _____ Date _____ Buyer _____ Date _____

Seller _____ Date _____ Buyer _____ Date _____

Agent (Broker Representing Seller): _____ By _____ Date _____
(Signature)

Agent (Broker Obtaining Offer): _____ By _____ Date _____
(Signature)

A REAL ESTATE BROKER IS QUALIFIED TO ADVISE ON REAL ESTATE. IF YOU DESIRE LEGAL ADVICE, CONSULT AN ATTORNEY.
This disclosure is made in accordance with El Dorado County Ordinances #4261 and #5101.

Local Fire District	Office Address	Mailing Address	Phone
C.D.F (CAL FIRE) (Amador/El Dorado)	2840 Mount Danaher Road, Camino, CA	(Same as Physical Address)	(530) 644-2345
Cameron Park CSD (CAL FIRE)	3200 Country Club Drive Cameron Park, CA 95682	(Same as Physical Address)	(530) 677-6190
Diamond Springs / El Dorado FPD	501 Main Street Diamond Springs, CA 95619	P.O. Box 741 Diamond Springs, CA	(530) 626-3190
El Dorado County FD	4040 Carson Rd. Camino, Ca 95709	P.O. Box 807 Camino, CA 95709	(530) 644-9630
El Dorado Hills FD	1050 Wilson Blvd El Dorado Hills, CA 95762	(Same as Physical Address)	(916) 933-6623
Garden Valley FDP	4860 Marshall Grade Rd. Garden Valley,	P.O. Box 408 Garden Valley, CA 95633	(530) 333-1240
Georgetown FPD	6281 Main Street Georgetown, CA 95634	P.O. Box 420 Georgetown, CA 95634	(530) 333-4111
Lake Valley FPD	2211 Keetak St. South Lake Tahoe, CA 96150	(Same as Physical Address)	(530) 577-3737
Meeks Bay FPD	8041 Emerald Bay Rd. Meeks	P.O. Box 189 Tahoma, CA 96142	(530) 525-7548
Mosquito FPD	8801 Rock Creek Road Placerville, CA 95667	8801 Rock Creek Road Placerville, CA 95667	(530) 626-9017
Pioneer FPD	7061 Mt Aukum Rd.	P.O. Box 128 Somerset, CA 95684	(530) 620-4444
Rescue FPD	5221 Deer Valley Rd. Rescue, CA	P.O. Box 201 Rescue, CA 95762	(530) 677-1868
City of South Lake Tahoe FD	2101 Lake Tahoe Blvd South Lake		(530) 542-6160
U.S.F.S.	100 Forni Road Placerville, CA 95667		(530) 622-5061