



ABS PIPE DISCLOSURE

Property Address: _____

Since the 1960's most homes have been built with plastic pipe for waste lines. During the 1980's, a problem developed with the quality of raw materials supplied to ABS pipe manufactures by one supplier. This pipe was installed in some homes built, repaired or remodeled during the period of 1984-1990. Of the homes in which this pipe was installed, some have experienced pipe failure in varying degrees depending upon the location and extent of the failure. The property you are purchasing may or may not contain some of the potentially faulty ABS pipe. Excel Realty advises buyers to obtain an inspection from a licensed contractor or plumbing contractor, to determine if any faulty pipes may have been used in the construction, repair or remodel of this home. Buyers are encouraged to investigate the type of plumbing used, regardless of the age of the house. Buyers should satisfy themselves as to the condition of the sewage and plumbing system by use of a licensed plumber and other appropriate experts, whether it is made of plastic or any other material.

Real Estate Brokers are not trained to identify this type of pipe or to determine its presence in the home. Additional information regarding this pipe and class action lawsuits may be obtained on the Web at www.abspipes.com or by writing to ABS Pipe Litigation, PO Box 4068, Portland, OR 992-708-0468 or by calling 1-888-644-7473.

Buyers acknowledge their duty to investigate the presence of this type of pipe to their own satisfaction and agree to indemnify and hold harmless Excel Realty, their agents and cooperating brokers from any liability whatsoever that may result from the presence of this type of pipe in the home.

BUYER _____ Date _____

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