

ADDENDUM A

1. Seller is not a structural Engineer, nor a Soils Engineer. Seller relies on experts in those fields to conduct soils studies and prepare foundation designs based on those studies. In the Wolf Creek project, STRATA conducted those studies and prepared a Geotechnical Report, dated September 9, 2016 for that project. The lot specific summary of the report that pertains to the lot listed in this contract has been given to the buyer prior to the signing of this Contract for review. A full copy of that report for the entire project area is available upon request. If Caissons are required per this report, a Licensed Engineer will then design the foundation according to those soils reports. Seller's limited warranty is limited to compliance with those reports and the foundation design.
2. Buyer will maintain rain gutter downspout extenders in the down and extended position at all times, and keep them clear of obstructions. Buyer acknowledges and agrees that failure to do so may cause excessive water to penetrate the ground adjacent the foundation and that water penetration may cause excessive swelling of soils, possibly damaging the foundation.
3. Buyer shall not plant any watered vegetation within ten feet of the perimeter of the foundation.
4. Buyer shall not water within ten feet of the perimeter of the foundation.

BUYER DOES HEREBY AGREE TO RELEASE, DEFEND, INDEMINFY AND HOLD SELLER HARMLESS, ITS RESPECTIVE AGENTS, CONSULTANTS, OWNERS, CONTRACTORS AND ANY EMPLOYEES FROM AND AGAINST ANY AND ALL LIABILITY OR CLAIMS WITH RESPECT THERETO OR WHICH MAY ARISE AS RESULT THEREOF. THIS PROVISION SHALL SURVIVE CLOSING.

BUYER SIGNATURE _____ DATE: _____

BUYER SIGNATURE _____ DATE: _____

SELLER SIGNATURE _____ DATE: _____