



**SELLER'S DISCLOSURE AND  
CONDITION OF PROPERTY ADDENDUM  
(Residential)**

1 **SELLER:** Tanya Woods  
 2 **PROPERTY:** 920 Pumpkin Ridge, Gardner, KS 66030  
 3

4 **1. NOTICE TO SELLER.**

5 Be as complete and accurate as possible when answering the questions in this disclosure. Attach  
 6 additional sheets if space is insufficient for all applicable comments. SELLER agrees to disclose to  
 7 BUYER all material defects, conditions and facts **KNOWN TO SELLER** which may materially affect the  
 8 value of the Property. Non-occupant SELLERS are not relieved of this obligation. This disclosure  
 9 statement is designed to assist SELLER in making these disclosures. Licensee(s), prospective buyers  
 10 and buyers will rely on this information.

11  
 12 **2. NOTICE TO BUYER.**

13 This is a disclosure of SELLER'S knowledge of the Property as of the date signed by SELLER and is not  
 14 a substitute for any inspections or warranties that BUYER may wish to obtain. It is not a warranty of any  
 15 kind by SELLER or a warranty or representation by the Broker(s) or their licensees.

16  
 17 **3. OCCUPANCY.**

18 Approximate age of Property? 13 years How long have you owned? 11 yrs  
 19 Does SELLER currently occupy the Property? Yes  No   
 20 If "No", how long has it been since SELLER occupied the Property? — years/months  
 21

22 **4. LAND (SOILS, DRAINAGE AND BOUNDARIES). (IF RURAL OR VACANT LAND, ATTACH  
 23 SELLER'S LAND DISCLOSURE ALSO.) ARE YOU AWARE OF:**

- 24 (a) Any fill or expansive soil on the Property? Yes  No
- 25 (b) Any sliding, settling, earth movement, upheaval or earth stability problems  
 26 on the Property? Yes  No
- 27 (c) The Property or any portion thereof being located in a flood zone, wetlands  
 28 area or **proposed** to be located in such as designated by FEMA which  
 29 requires flood insurance? Yes  No
- 30 (d) Any drainage or flood problems on the Property or adjacent properties? Yes  No
- 31 (e) Any flood insurance premiums that you pay? Yes  No
- 32 (f) Any need for flood insurance on the Property? Yes  No
- 33 (g) Any boundaries of the Property being marked in any way? Yes  No
- 34 (h) The Property having had a stake survey? If "Yes", attach copy Yes  No
- 35 (i) Any encroachments, boundary line disputes, or non-utility easements  
 36 affecting the Property? Yes  No
- 37 (j) Any fencing on the Property? Yes  No   
 38 If "Yes", does fencing belong to the Property? N/A  Yes  No
- 39 (k) Any diseased, dead, or damaged trees or shrubs on the Property? Yes  No
- 40 (l) Any gas/oil wells, lines or storage facilities on Property or adjacent  
 41 property? Yes  No

42 **If any of the answers in this section are "Yes" (except h), explain in detail (attach other  
 43 documentation):** \_\_\_\_\_  
 44 \_\_\_\_\_  
 45 \_\_\_\_\_  
 46 \_\_\_\_\_

47 5. ROOF.

- 48 (a) Approximate Age: 13 yrs years  Unknown Type: \_\_\_\_\_
- 49 (b) Have there been any problems with the roof, flashing or rain gutters? . . . . . Yes  No
- 50 If "Yes", what was the date of the occurrence? \_\_\_\_\_
- 51 (c) Have there been any repairs to the roof, flashing or rain gutters? . . . . . Yes  No
- 52 Date of and company performing such repairs \_\_\_\_\_ / \_\_\_\_\_
- 53 (d) Has there been any roof replacement? . . . . . Yes  No
- 54 If "Yes", was it:  Complete or  Partial
- 55 (e) What is the number of layers currently in place? \_\_\_\_\_ layers or  Unknown.

56 **If any of the answers in this section are "Yes", explain in detail (attach all warranty information**  
 57 **and other documentation):** Living room repaired by professional 2009  
 58 for leaking wall when ice melts on roof  
 59 \_\_\_\_\_  
 60 \_\_\_\_\_  
 61 \_\_\_\_\_

62 6. INFESTATION. ARE YOU AWARE OF:

- 63 (a) Any termites, wood destroying insects, or **other** pests on the Property? . . . . . Yes  No
- 64 (b) Any damage to the property by termites, wood destroying insects or **other**  
 65 pests? . . . . . Yes  No
- 66 (c) Any termite, wood destroying insects or **other** pest control treatments on the  
 67 Property in the last five years? . . . . . Yes  No
- 68 If "Yes", list company, **when and where** treated \_\_\_\_\_
- 69 (d) Any current warranty, bait stations or other treatment coverage by a licensed  
 70 pest control company on the Property? . . . . . Yes  No
- 71 If "Yes", the annual cost of service renewal is \$ \_\_\_\_\_ and the time  
 72 remaining on the service contract is \_\_\_\_\_. (Check one)  The treatment  
 73 system stays with the Property or  the treatment system is subject to removal by the  
 74 treatment company if annual service fee is not paid.

75 **If any of the answers in this section are "Yes", explain in detail (attach all warranty information**  
 76 **and other documentation):** \_\_\_\_\_  
 77 \_\_\_\_\_  
 78 \_\_\_\_\_  
 79 \_\_\_\_\_  
 80 \_\_\_\_\_

81 7. STRUCTURAL, BASEMENT AND CRAWL SPACE ITEMS. ARE YOU AWARE OF:

- 82 (a) Any movement, shifting, deterioration, or other problems with walls,  
 83 foundations, crawl space or slab? . . . . . Yes  No
- 84 (b) Any cracks or flaws in the walls, ceilings, foundations, concrete slab,  
 85 crawl space, basement floor or garage? . . . . . Yes  No
- 86 (c) Any corrective action taken including, but not limited to piercing or bracing? . . . . . Yes  No
- 87 (d) Any water leakage or dampness in the house, crawl space or basement? . . . . . Yes  No
- 88 (e) Any dry rot, wood rot or similar conditions on the wood of the Property? . . . . . Yes  No
- 89 (f) Any problems with driveways, patios, decks, fences or retaining walls on  
 90 the Property? . . . . . Yes  No
- 91 (g) Any problems with fireplace and/or chimney? . . . . . Yes  No
- 92 Date of last cleaning? \_\_\_\_\_
- 93 (h) Does the Property have a sump pump? . . . . . Yes  No
- 94 If "Yes", location: Basement- Storage area
- 95 (i) Any repairs or other attempts to control the cause or effect of any problem  
 96 described above? . . . . . Yes  No

97 If any of the answers in this section are "Yes" (except h), explain in detail (attach all warranty  
98 information and other documentation):

99 7d) Air conditioning unit Leaked &  
100 carpet damp for 1st along wall - repaired by Power Dry KC.  
101 \_\_\_\_\_  
102 \_\_\_\_\_

103 **8. ADDITIONS AND/OR REMODELING.**

104 (a) Are you aware of any additions, structural changes, or other material  
105 alterations to the Property? ..... Yes  No   
106 If "Yes", explain in detail: \_\_\_\_\_  
107 \_\_\_\_\_

108 (b) If "Yes", were all necessary permits and approvals obtained, and was all  
109 work in compliance with building codes? ..... N/A  Yes  No   
110 If "No", explain in detail: \_\_\_\_\_  
111 \_\_\_\_\_

112  
113 **9. PLUMBING RELATED ITEMS.**

114 (a) What is the drinking water source?  Public  Private  Well  Cistern  
115 If well water, state type \_\_\_\_\_ depth \_\_\_\_\_  
116 diameter \_\_\_\_\_ age \_\_\_\_\_

117 (b) If the drinking water source is a well, when was the water last checked for  
118 safety and what was the result of the test? \_\_\_\_\_

119 (c) Is there a water softener on the Property? ..... Yes  No   
120 If "Yes", is it:  Leased  Owned?

121 (d) Is there a water purifier system? ..... Yes  No   
122 If "Yes", is it:  Leased  Owned?

123 (e) What type of sewage system serves the Property?  Public Sewer  Private Sewer  
124  Septic System  Cesspool  Lagoon  Other \_\_\_\_\_

125 (f) The location of the sewer line clean out trap is: \_\_\_\_\_

126 (g) Is there a sewage pump on the septic system? ..... N/A  Yes  No

127 (h) Is there a grinder pump system? ..... Yes  No

128 (i) If there is a privately owned system, when was the septic tank, cesspool, or sewage  
129 system last serviced? \_\_\_\_\_ By whom? \_\_\_\_\_

130 (j) Is there a sprinkler system? ..... Yes  No   
131 Does sprinkler system cover full yard and landscaped areas? ..... N/A  Yes  No   
132 If "No", explain in detail: \_\_\_\_\_

133 (k) Are you aware of any leaks, backups, or other problems relating to any of the  
134 plumbing, water, and sewage related systems? ..... Yes  No

135 (l) Type of plumbing material currently used in the Property:  
136  Copper  Galvanized  Other \_\_\_\_\_  
137 The location of the main water shut-off is: \_\_\_\_\_

138 (m) Is there a back flow prevention device on the lawn sprinkling system,  
139 sewer or pool? ..... N/A  Yes  No

140 If your answer to (k) in this section is "Yes", explain in detail (attach available  
141 documentation): \_\_\_\_\_  
142 \_\_\_\_\_  
143 \_\_\_\_\_  
144 \_\_\_\_\_

145 **10. HEATING AND AIR CONDITIONING.**

146 (a) Does the Property have air conditioning? ..... Yes  No

147  Central Electric  Central Gas  Heat Pump  Window Unit(s)

148 Unit Age of Unit Leased Owned Location Last Date Serviced/By Whom?

149 1. 13 yrs  
150 2.

151 (b) Does the Property have heating systems? ..... Yes  No

152  Electric  Fuel Oil  Natural Gas  Heat Pump  Propane

153  Fuel Tank  Other \_\_\_\_\_

154 Unit Age of Unit Leased Owned Location Last Date Serviced/By Whom?

155 1.  
156 2.

157 (c) Are there rooms without heat or air conditioning? ..... Yes  No

158 If "Yes", which room(s)? \_\_\_\_\_

159 (d) Does the Property have a water heater? ..... Yes  No

160  Electric  Gas  Solar

161 Unit Age of Unit Leased Owned Location Capacity Last Date Serviced/By Whom?

162 1.  
163 2.

164 (e) Are you aware of any problems regarding these items? ..... Yes  No

165 If "Yes", explain in detail: \_\_\_\_\_  
166 \_\_\_\_\_  
167 \_\_\_\_\_  
168 \_\_\_\_\_  
169 \_\_\_\_\_

170 **11. ELECTRICAL SYSTEM.**

171 (a) Type of material used:  Copper  Aluminum  Unknown

172 (b) Type of electrical panel(s):  Breaker  Fuse

173 Location of electrical panel(s): \_\_\_\_\_

174 Size of electrical panel (total amps), if known: \_\_\_\_\_

175 (c) Are you aware of any problem with the electrical system? ..... Yes  No

176 If "Yes", explain in detail: \_\_\_\_\_  
177 \_\_\_\_\_  
178 \_\_\_\_\_  
179 \_\_\_\_\_

180 **12. HAZARDOUS CONDITIONS. ARE YOU AWARE OF:**

181 (a) Any underground tanks on the Property? ..... Yes  No

182 (b) Any landfill on the Property? ..... Yes  No

183 (c) Any toxic substances on the Property (e.g. tires, batteries, etc.)? ..... Yes  No

184 (d) Any testing for any of the above-listed items on the Property? ..... Yes  No

185 (e) Any testing for radon on the Property? ..... Yes  No

186 (f) Any testing for mold on the Property? ..... Yes  No

187 (g) Any other environmental issues? ..... Yes  No

188 (h) Any methamphetamine or controlled substances ever being

189 used or manufactured on the Property? ..... Yes  No

190 **(In Missouri, a separate disclosure is required if methamphetamine or**

191 **other controlled substances have been present on or in the Property.)**

192 If any of the answers in this section are "Yes", explain in detail (attach test results and other  
193 documentation): \_\_\_\_\_  
194 \_\_\_\_\_  
195 \_\_\_\_\_  
196 \_\_\_\_\_  
197 \_\_\_\_\_

198 **13. NEIGHBORHOOD INFORMATION & HOMEOWNER'S ASSOCIATION. ARE YOU AWARE OF:**

- 199 (a) Any current/pending bonds, assessments, or special taxes that  
200 apply to Property? ..... Yes  No   
201 If "Yes", what is the amount? \$ \_\_\_\_\_  
202 (b) Any condition or proposed change in your neighborhood or surrounding  
203 area or having received any notice of such? ..... Yes  No   
204 (c) The Property being subject to covenants, conditions, and restrictions of a  
205 Homeowner's Association or subdivision restrictions? ..... Yes  No   
206 (d) Any violations of such covenants and restrictions? ..... N/A  Yes  No   
207 (e) The Homeowner's Association imposing its own transfer fee and/or  
208 initiation fee when the Property is sold? ..... N/A  Yes  No   
209 If "Yes", what is the amount? \$ \_\_\_\_\_  
210 (f) Any defect, damage, proposed change or problem with any  
211 common elements or common areas? ..... Yes  No   
212 (g) Any condition or claim which may result in any change to  
213 assessments or fees? ..... Yes  No   
214 (h) Any streets that are privately owned? ..... Yes  No   
215 (i) The Property being in a historic, conservation or special review district that  
216 requires any alterations or improvements to the Property be approved by a  
217 board or commission? ..... Yes  No   
218 (j) The Property being subject to tax abatement? ..... Yes  No   
219 (k) The Property being subject to a right of first refusal? ..... Yes  No

220 If any of the answers in this section are "Yes" (except c and e), explain in detail (attach other  
221 documentation): \_\_\_\_\_  
222 \_\_\_\_\_  
223 \_\_\_\_\_  
224 \_\_\_\_\_

225 Homeowner's Association dues are paid in full until \_\_\_\_\_ in the amount of \$ \_\_\_\_\_  
226 payable  yearly  semi-annually  monthly  quarterly, sent to \_\_\_\_\_ and  
227 such includes: \_\_\_\_\_  
228 Homeowner's Association/Management Company contact name, phone number, website, or email  
229 address: \_\_\_\_\_  
230 \_\_\_\_\_  
231 \_\_\_\_\_  
232 \_\_\_\_\_

233 **14. PRE-INSPECTION (INSPECTION DONE IN PREPARATION OF LISTING THE PROPERTY).**

- 234 (a) Has Property been pre-inspected? ..... Yes  No   
235 If "Yes", attach copy of inspection report consisting of \_\_\_\_\_ number of pages.  
236

237 **15. OTHER MATTERS. ARE YOU AWARE OF:**

- 238 (a) Any of the following?  
239  Party walls  Common areas  Easement Driveways ..... Yes  No   
240 (b) Any fire damage to the Property? ..... Yes  No   
241 (c) Any liens, other than mortgage(s)/deeds of trust currently on the Property? ..... Yes  No   
242 (d) Any violations of laws or regulations affecting the Property? ..... Yes  No   
243 (e) Any other conditions that may materially affect the value  
244 or desirability of the Property? ..... Yes  No

- 245 (f) Any other condition, including but not limited to financial, that may prevent  
246 you from completing the sale of the Property? . . . . . Yes  No
- 247 (g) Any general stains or pet stains to the carpet, the flooring or sub-flooring? . . . . . Yes  No
- 248 (h) Having keys for all exterior doors, including garage doors to the Property? . . . . . Yes  No
- 249 List locks without keys \_\_\_\_\_
- 250 (i) Any violations of zoning, setbacks or restrictions, or non-conforming uses? . . . . . Yes  No
- 251 (j) Any unrecorded interests affecting the Property? . . . . . Yes  No
- 252 (k) Anything that would interfere with giving clear title to the BUYER? . . . . . Yes  No
- 253 (l) Any existing or threatened legal action pertaining to the Property? . . . . . Yes  No
- 254 (m) Any litigation or settlement pertaining to the Property? . . . . . Yes  No
- 255 (n) Any added insulation since you have owned the Property? . . . . . Yes  No
- 256 (o) Having replaced any appliances that remain with the Property in the  
257 past five years? . . . . . Yes  No
- 258 (p) Any transferable warranties on the Property or any of its  
259 components? . . . . . Yes  No
- 260 (q) Having made any insurance or other claims pertaining to the Property  
261 in the past 5 years? . . . . . Yes  No
- 262 If "Yes", were repairs from claim(s) completed? . . . . . N/A  Yes  No
- 263 (r) Any use of synthetic stucco on the Property? . . . . . Yes  No

264 **If any of the answers in this section are "Yes" (except h), explain in detail:** \_\_\_\_\_

265 *g) Same as TD - A/C unit leaked*  
 266 \_\_\_\_\_  
 267 \_\_\_\_\_  
 268 \_\_\_\_\_  
 269 \_\_\_\_\_

271 **16. UTILITIES.** Identify the name and phone number for utilities listed below.

272 Electric Company Name: \_\_\_\_\_ Phone # \_\_\_\_\_  
 273 Gas Company Name: \_\_\_\_\_ Phone # \_\_\_\_\_  
 274 Water Company Name: \_\_\_\_\_ Phone # \_\_\_\_\_  
 275

276 **17. FIXTURES, EQUIPMENT AND APPLIANCES (FILL IN ALL BLANKS).**

277 The Residential Real Estate Sale Contract, including this paragraph of the residential Seller's  
 278 Disclosure and Condition of Property Addendum ("Seller's Disclosure"), not the MLS, or other  
 279 promotional material, provides for what is included in the sale of the Property. Items listed in the  
 280 "Additional Inclusions" or "Exclusions" in Subparagraphs 1a and 1b of the Contract supersede the  
 281 Seller's Disclosure and the pre-printed list in Paragraph 1 of the Contract. If there are no "Additional  
 282 Inclusions" or "Exclusions" listed, the Seller's Disclosure and the pre-printed list govern what is or is  
 283 not included in this sale. If there are differences between the Seller's Disclosure and the Paragraph  
 284 1 list, the Seller's Disclosure governs. Unless modified by the Seller's Disclosure and/or the  
 285 "Additional Inclusions" and/or the "Exclusions" in Paragraph 1a and/or 1b, all existing improvements  
 286 on the Property (if any) and appurtenances, fixtures and equipment (which seller agrees to own free  
 287 and clear), whether buried, nailed, bolted, screwed, glued or otherwise permanently attached to  
 288 Property are expected to remain with Property.  
 289

290 "OS" = Operating and Staying with the Property (any item that is performing its intended  
 291 function).  
 292 "EX" = Staying with the Property but Excluded from Mechanical Repairs; cannot be an  
 293 Unacceptable Condition.  
 294 "NA" = Not applicable (any item not present).  
 295 "NS" = Not staying with the Property (item should be identified as "NS" below and  
 296 addressed as an exclusion in the Contract).

298 <u>NA</u> Air Conditioning Window Units, # _____	Kitchen Appliances	<u>NA</u> Spa/Hot Tub
299 <u>OS</u> Air Conditioning Central System	<u>OS</u> Cooktop <input checked="" type="checkbox"/> Elec. _____ Gas _____	<u>NA</u> Spa/Sauna
300 <u>NA</u> Attached Audio/Visual Equipment	<u>OS</u> Dishwasher	<u>NA</u> Spa Equipment
301 <u>NA</u> Attic Fan	<u>OS</u> Disposal	<u>NA</u> Sprinkler System
302 <u>OS</u> Ceiling Fans, # <u>4</u>	<u>NA</u> Freezer	<u>NA</u> Sprinkler System Back Flow Valve
303 <u>NA</u> Central Vac and Attachments	_____ Location _____	<u>NA</u> Sprinkler System Auto Timer
304 <u>OS</u> Doorbell	<u>NA</u> Icemaker	<u>NA</u> Statuary/Yard Art
305 <u>NA</u> Electric Air Cleaner or Purifier	<u>NS</u> Microwave Oven	<u>OS</u> Sump Pump
306 <u>OS</u> Exhaust Fan(s) – Baths	<u>OS</u> Oven	<u>NA</u> Swimming Pool
307 <u>NA</u> Fireplace Heat Re-circulator	<input checked="" type="checkbox"/> Elec. _____ Gas _____ Convection _____	<u>NA</u> Swimming Pool Heater
308 <u>NA</u> Fireplace Insert	<u>OS</u> Refrigerator (#1)	<u>NA</u> Swimming Pool Equipment
309 <u>NA</u> Fireplace Gas Logs	_____ Location <u>Kitchen</u>	<u>NA</u> TV Antenna/Receiver/Satellite Dish
310 <u>NA</u> Fireplace Gas Starter	<u>NA</u> Refrigerator (#2)	_____ Owned _____ Leased
311 <u>NA</u> Fireplace – Wood Burning Stove	_____ Location _____	<u>NA</u> Water Softener and/or Purifier
312 <u>NA</u> Fountain(s)	<u>NA</u> Trash Compactor	_____ Owned _____ Leased
313 <u>OS</u> Furnace/Heat Pump/Other Htg System	<u>OS</u> Laundry - Washer	_____ Other _____
314 <u>OS</u> Garage Door Opener(s)	<u>OS</u> Laundry - Dryer	_____ Other _____
315 <u>OS</u> Garage Door Transmitter(s), # <u>2</u>	<u>NA</u> Propane Tank	_____ Other _____
316 <u>NA</u> Gas Grill	_____ Owned _____ Leased	_____ Other _____
317 <u>NA</u> Gas Yard Light	<u>OS</u> Security System	_____ Other _____
318 <u>NA</u> Humidifier	_____ Owned _____ Leased	_____ Other _____
319 <u>NA</u> Intercom	<u>OS</u> Smoke Detector(s), # <u>6</u>	_____ Other _____

320  
 321 Disclose any material information and describe any significant repairs, improvements or alterations to the  
 322 Property not fully revealed above. If applicable, state who did the work. Attach to this disclosure any  
 323 repair estimates, reports, invoices, notices or other documents describing or referring to the matters  
 324 revealed herein: \_\_\_\_\_  
 325 \_\_\_\_\_  
 326 \_\_\_\_\_

327  
 328 The undersigned SELLER represents, to the best of their knowledge, the information set forth in the  
 329 foregoing Disclosure Statement is accurate and complete. SELLER does not intend this Disclosure  
 330 Statement to be a warranty or guarantee of any kind. SELLER hereby authorizes the Licensee assisting  
 331 SELLER to provide this information to prospective BUYER of the Property and to real estate brokers and  
 332 salespeople. **SELLER will promptly notify Licensee assisting the SELLER, in writing, if any**  
 333 **information in this disclosure changes prior to Closing, and Licensee assisting the SELLER will**  
 334 **promptly notify Licensee assisting the BUYER, in writing, of such changes. (SELLER and BUYER**  
 335 **initial and date any changes and/or attach a list of additional changes. If attached, # \_\_\_\_\_ of**  
 336 **pages).**

337  
 338 **CAREFULLY READ THE TERMS HEREOF BEFORE SIGNING. WHEN SIGNED BY ALL PARTIES,**  
 339 **THIS DOCUMENT BECOMES PART OF A LEGALLY BINDING CONTRACT.**  
 340 **IF NOT UNDERSTOOD, CONSULT AN ATTORNEY BEFORE SIGNING.**  
 341

342 Tracy N. Woods 8-21-11  
 343 \_\_\_\_\_  
 344 **SELLER** \_\_\_\_\_ **DATE SELLER** \_\_\_\_\_ **DATE** \_\_\_\_\_  
 345

346 **BUYER ACKNOWLEDGEMENT AND AGREEMENT**

347

- 348 1. I understand and agree the information in this form is limited to information of which SELLER has
- 349 actual knowledge and SELLER need only make an honest effort at fully revealing the information
- 350 requested.
- 351 2. This Property is being sold to me without warranties or guaranties of any kind by SELLER, Broker(s)
- 352 or agents concerning the condition or value of the Property.
- 353 3. I agree to verify any of the above information, and any other important information provided by
- 354 SELLER or Broker (including any information obtained through the Multiple Listing Service) by an
- 355 independent investigation of my own. I have been specifically advised to have Property examined by
- 356 professional inspectors.
- 357 4. I acknowledge neither SELLER nor Broker is an expert at detecting or repairing physical defects in
- 358 Property.
- 359 5. I specifically represent there are no important representations concerning the condition or value of
- 360 Property made by SELLER or Broker on which I am relying except as may be fully set forth in writing
- 361 and signed by them.

362

363

364

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365 **BUYER** **DATE** **BUYER** **DATE**

Approved by Legal Counsel of the Kansas City Regional Association of REALTORS® for exclusive use by its REALTOR® members. No warranty is made or implied as to the legal validity or adequacy of this Contract, or that it complies in every respect with the law or that its use is appropriate for all situations. Local law, customs and practices, and differing circumstances in each transaction may dictate that amendments to this Contract be made. Copyright January 2011. Last revised 09/10. All previous versions of this document may no longer be valid.