

FIRST REGULAR SESSION

HOUSE BILL NO. 923

99TH GENERAL ASSEMBLY

INTRODUCED BY REPRESENTATIVE KELLEY (127).

1267H.011

D. ADAM CRUMBLISS, Chief Clerk

AN ACT

To amend chapter 442, RSMo, by adding thereto one new section relating to disclosures upon sale of real property.

Be it enacted by the General Assembly of the state of Missouri, as follows:

Section A. Chapter 442, RSMo, is amended by adding thereto one new section, to be
2 known as section 442.602, to read as follows:

3 **442.602. Any abandoned or unplugged well or cistern located on a parcel of real**
4 **property to be sold, exchanged, or transferred shall be disclosed in writing by the seller or**
5 **transferor to any buyer or transferee. Such disclosure is not a warranty of any kind by a**
6 **seller or transferor and is not a substitute for an inspection either by the buyer or**
7 **transferee or by a professional home inspector. Such disclosure required under this section**
8 **shall be provided to a buyer or transferee for his or her exclusive use and shall not be**
9 **relied upon by a buyer or transferee in a subsequent transfer or sale from the original**
10 **buyer or transferee who received the property disclosure. The required disclosure shall**
11 **be given in good faith by the owner or owners of the property that is being purchased or**
12 **transferred and shall be subject to the requirements of this section.**

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EXPLANATION — Matter enclosed in bold-faced brackets [thus] in the above bill is not enacted and is intended to be omitted from the law. Matter in **bold-face** type in the above bill is proposed language.