

**AMJ INC. OF GAINESVILLE/WARREN PROPERTIES**  
**PROPERTY MANAGEMENT**  
502 N.W. 16th Avenue  
Gainesville, Florida 32601  
Telephone: (352) 371-8100/(352) 371-2426

**LANDLORD DISCLOSURE STATEMENTS**

1. **AGENCY DISCLOSURE:** Pursuant to Florida Statutes 475.25 (1) (q). we are hereby notifying you that AMJ Inc. of Gainesville/Warren Properties as agent for the Landlord and Property Manager of the real property you are considering for lease, represents the owner of this real property in this transaction. By signature below, you acknowledge receipt of this notice prior to entering into a lease. AMJ is the authorized agent to receive notices and demands of Tenants in regard to the leased property.
  
2. **SECURITY DEPOSIT DISCLOSURE:** AMJ/Warren Properties is holding your security deposit in a separate account for the benefit of the tenants. This means that your security deposit cannot be: (a) commingled with other funds of the Landlord: (b) hypothecated, pledged, or in any other way used by the Landlord until such money is actually due the Landlord. Your security deposit is in a non-interest bearing account at Florida Citizens Bank located at 720 South Pine Avenue, Ocala, Florida 34474. Your security deposit or notice, will be returned to you within fifteen (15) days after the termination of the lease agreement less any charges described above. You are also hereby informed of your right to recover deposit money under Section 83.49, Florida Statutes.
  
3. **RADON DISCLOSURE:** Radon is a naturally occurring radioactive gas that, when it has accumulated in a building in sufficient quantities, may present health risks to persons who are exposed to it over time. Levels of radon that exceed federal and state guidelines have been found in buildings in Florida. Additional information regarding radon and radon testing may be obtained from your county public health unit.

I (WE) ACKNOWLEDGE THAT THE LANDLORD HAS MADE THE ABOVE DISCLOSURES TO ME (US) THIS DAY OF AND I (WE) HAVE READ AND UNDERSTAND EACH OF THEM.

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