

**HOUSE . . . . . No. 2196**

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**The Commonwealth of Massachusetts**

PRESENTED BY:

*Alice Hanlon Peisch*

*To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:*

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act relative to real estate disclosure forms.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>Alice Hanlon Peisch</i>	<i>14th Norfolk</i>	<i>1/19/2017</i>

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By Ms. Peisch of Wellesley, a petition (accompanied by bill, House, No. 2196) of Alice Hanlon Peisch that the Attorney General promulgate regulations to create a standard disclosure form for residential real estate sales. Financial Services.

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[SIMILAR MATTER FILED IN PREVIOUS SESSION  
SEE HOUSE, NO. 929 OF 2015-2016.]

**The Commonwealth of Massachusetts**

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**In the One Hundred and Ninetieth General Court  
(2017-2018)**  
\_\_\_\_\_

An Act relative to real estate disclosure forms.

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

1           SECTION 1. The office of the attorney general shall promulgate regulations to create a  
2 standard disclosure form for residential real estate sales. Such a form shall disclose all relevant  
3 and material information known to a seller about the property to be sold, and shall include  
4 information on, but not limited to: the roof, foundation, and other structural components;  
5 appliances; electrical, water, sewer, heating, and other mechanical systems; trees and natural  
6 hazards (earthquakes, flooding, hurricanes); environmental hazards, such as lead, asbestos, mold,  
7 radon, or contamination by use as a meth lab; and zoning.