



Report Date: 2/22/2022
Report Number: 15369-364
Subject Property: 1827 8TH ST
APN: 4164-004-015
Page Number: 1 (Signature Page)

NATURAL HAZARD DISCLOSURE STATEMENT

NOTICE: This acknowledgement page does not represent the entire natural hazard disclosure report issued by MyNHD. Buyer acknowledges receipt of the entire NHD report and agrees to be bound by the terms and conditions thereof.

APN: 4164-004-015 ADDRESS: 1827 8TH ST MANHATTAN BEACH, CA 90266

The transferor and his or her agent(s) or a third-party consultant disclose the following information with the knowledge that even though this is not a warranty, prospective transferees may rely on this information in deciding whether and on what terms to purchase the subject property.

The following are representations made by the transferor and his or her agent(s) based on their knowledge and maps drawn by the state and federal governments. This information is a disclosure and is not intended to be part of any contract between the transferee and transferor.

THIS REAL PROPERTY LIES WITHIN THE FOLLOWING HAZARDOUS AREA(S):

A SPECIAL FLOOD HAZARD AREA (Any type Zone "A" or "V")designated by the Federal Emergency Management Agency.

\_\_\_ Yes \_\_\_ X No \_\_\_ Information is not available from local jurisdiction

AN AREA OF POTENTIAL FLOODING shown on a dam failure inundation map pursuant to Section 8589.5 of the Government Code.

\_\_\_ Yes \_\_\_ X No \_\_\_ Information is not available from local jurisdiction

A VERY HIGH FIRE HAZARD SEVERITY ZONE pursuant to Section 51178 or 51179 of the Government Code. The owner of this property is subject to the maintenance requirements of Section 51182 of the Government Code.

\_\_\_ Yes \_\_\_ X No

A WILDLAND AREA THAT MAY CONTAIN SUBSTANTIAL FOREST FIRE RISKS AND HAZARDS pursuant to Section 4125 of the Public Resources Code. The owner of this property is subject to the maintenance requirements of Section 4291 of the Public Resources Code. Additionally, it is not the state's responsibility to provide fire protection services to any building or structure located within the wildlands unless the Department of Forestry and Fire Protection has entered into a cooperative agreement with a Local agency for those purposes pursuant to Section 4142 of the Public Resources Code.

\_\_\_ Yes \_\_\_ X No

AN EARTHQUAKE FAULT ZONE pursuant to Section 2622 of the Public Resources Code.

\_\_\_ Yes \_\_\_ X No

A SEISMIC HAZARD ZONE pursuant to Section 2696 of the Public Resources Code.

\_\_\_ Yes (Landslide Zone) \_\_\_ X No \_\_\_ Map is not yet released by state

\_\_\_ Yes (Liquefaction Zone) \_\_\_ X No \_\_\_ Map is not yet released by state

THESE HAZARDS MAY LIMIT YOUR ABILITY TO DEVELOP THE REAL PROPERTY TO OBTAIN INSURANCE, OR TO RECEIVE ASSISTANCE AFTER A DISASTER. THE MAPS ON WHICH THESE DISCLOSURES ARE BASED ESTIMATE WHERE NATURAL HAZARDS EXIST. THEY ARE NOT DEFINITIVE INDICATORS OF WHETHER OR NOT A PROPERTY WILL BE AFFECTED BY A NATURAL DISASTER. TRANSFEEE(S) AND TRANSFEROR(S) MAY WISH TO OBTAIN PROFESSIONAL ADVICE REGARDING THOSE HAZARDS AND OTHER HAZARDS THAT MAY AFFECT THE PROPERTY.

Signature of Seller(s) \_\_\_\_\_ Date \_\_\_\_\_ Signature of Seller(s) \_\_\_\_\_ Date \_\_\_\_\_

Signature of Agent(s) \_\_\_\_\_ Date \_\_\_\_\_ Signature of Agent(s) \_\_\_\_\_ Date \_\_\_\_\_

Check only one of the following:

\_\_\_ Transferor(s) (Seller(s) and their agent(s) represent that the information herein is true and correct to the best of their knowledge as of the date signed by the transferor(s) and agent(s).

X Transferor(s) (Seller(s) and their agent(s) acknowledge that they have exercised good faith in the selection of a third-party report provider as required in Civil Code Section 1103.7, and that the representations made in this Natural Hazard Disclosure Statement are based upon information provided by the independent third-party disclosure provider as a substituted disclosure pursuant to Civil Code Section 1103.4. Neither transferor(s) nor their agent(s) (1) has independently verified the information contained in this statement and report or (2) is personally aware of any errors or inaccuracies in the information contained on the statement.

Transferee (Buyer) represents that he or she has read and understands this document. Pursuant to Civil Code Section 1103.8, the representations made in this Natural Hazard Disclosure Statement do not constitute all of the transferor's or agent's disclosure obligations in this transaction.

This statement was prepared by the following provider: Third-Party Disclosure Provider(s) MyNHD, Inc. Date 2/22/2022

There are other statutory disclosures, determinations and legal information in the Report. Refer to Report for these additional disclosures, determinations and legal information. With their signature below, Transferee(s) also acknowledge(s) they have received, read, and understand this document and the additional disclosures, determinations and legal information provided in this Report, in the AB 38 Advisory and information, in the tax disclosures (Mello-Roos and Special Assessments), in the Environmental Report (if ordered), and in the required notices and booklets/information regarding Environmental Hazards, Earthquake Safety, Home Energy Rating System, Lead-Based Paint and Mold, which booklets/information are available at https://www.MyNHD.com/booklets/combined\_booklets\_engl.pdf.

Signature of Buyer(s) \_\_\_\_\_ Date \_\_\_\_\_ Signature of Buyer(s) \_\_\_\_\_ Date \_\_\_\_\_



[VIEW ALL MAPS](#)

Report Date: 2/22/2022  
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## NATURAL HAZARD DISCLOSURE REPORT SUMMARY

**Subject Property:** 1827 8TH ST MANHATTAN BEACH, CA 90266

**APN:** 4164-004-015

**This property is located in/within:**

**Yes No**

A Special Flood Hazard Area	<input type="checkbox"/>	<input checked="" type="checkbox"/>
An Area of Potential Flooding Due to Dam Inundation	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Very High Fire Hazard Severity Zone	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A State of California Fire Responsibility Area (SRA)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A High/Very High Fire Hazard Zone in the SRA	<input type="checkbox"/>	<input checked="" type="checkbox"/>
An Earthquake Fault Zone	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Landslide Seismic Hazard Zone	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Liquefaction Seismic Hazard Zone	<input type="checkbox"/>	<input checked="" type="checkbox"/>
1 Mile of a Former Military Ordnance Site	<input type="checkbox"/>	<input checked="" type="checkbox"/>
1 Mile of a Commercial/Industrial Use Zone	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2 Miles of FAA Approved Landing Facility	<input type="checkbox"/>	<input checked="" type="checkbox"/>
An Airport Influence Area	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Tsunami Inundation Hazard	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Right to Farm/Important Farmland	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Naturally Occurring Asbestos Area	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Critical Habitats	<input type="checkbox"/>	<input checked="" type="checkbox"/>
1 Mile of a Mining Operation	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Methane Gas Zone	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Gas and Hazardous Liquid Transmission Pipelines	Included	
City/County Hazard Disclosures	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Supplemental Fire Hazard Severity Zone (AB 38)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Mello-Roos Community Facility District	<input type="checkbox"/>	<input checked="" type="checkbox"/>
A Special Tax Assessment District	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Property Tax Breakdown/Tax Calculator	Included	
Notice of Supplemental Property Tax Bill/Transfer Tax Disclosure	Included	
Notice of Database Disclosure/Duct Sealing Requirements	Included	
Contaminated Water Advisory	Included	
Notice of Energy Efficiency Standards/Tax Credit Advisory	Included	
Notice of Williamson Act	Included	
Mold Addendum/Notice of Methamphetamine Contamination	Included	
Notice of Abandoned Water Wells and Oil/Gas Wells	Included	
Notice of Naturally Occurring Asbestos / Radon Gas Advisory	Included	
Notice of Abandoned Mines/Wood-Burning Heater Advisory	Included	
Environmental Report	Included	
Notice of Terms and Conditions	Included	

**Details:**

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**This Report Summary merely summarizes the research results contained in this full MyNHD Report, and does not, in any way, reduce or eliminate the need to read the Report in its entirety. Please verify the street address and APN for accuracy.**