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"Disclosure Statement"

**The following is provided as required by "Title 40 Chapter 59 Section 40-59-260"
of the Code of Laws of South Carolina:**

State law requires residential construction to be done by licensed residential builders and specialty contractors. You have applied for a permit under an exemption to that law. The exemption allows you, as the owner of your property, to act as your own builder even though you do not have a license. You must supervise the construction yourself. You may build or improve a one-family or two-family residence. The building must be for your own use and occupancy. It may not be built for sale or rent. If you sell or rent a building you have built yourself within two years after the construction is complete, the law will presume that you built it for sale or rent, which is a violation of this exemption. You may not hire an unlicensed person as your residential builder or specialty contractor. It is your responsibility to make sure that people employed by you have licenses required by state law and by county or municipal licensing ordinances. Your construction must comply with all applicable laws, ordinances, building codes, and zoning regulations.

If a residential building or structure has been constructed by an owner under the exemption provided for in this section, the owner of the residential building or structure must promptly file as a matter of public record a notice with the register of deeds, indexed under the owner's name in the grantor's index, stating that the residential building or structure was constructed by the owner as an unlicensed builder. Failure to do so revokes the statutory exemption.

Your Certificate of Occupancy or Final Inspection cannot be approved until you have filed as a matter of public record with the Berkeley County Register of Deeds, indexed under the owner(s) name in the grantor's index, the copy of the Notice of Non-Licensed Owner's Intent to Build and returned proof of filing to this office.

I hereby attest that I have received and read the above DISCLOSURE STATEMENT.

Address of Property: _____

TMS #: _____ Permit #: _____

Owner's Name: _____

Signature: _____ Date: _____