

RELEASE AND WAIVER OF LIABILITY AGREEMENT

On this _____ day of _____, 2025, I, _____ (printed name), voluntarily agree to enter the premises of the real property, consisting of approximately 6.10 acres, and buildings thereon, collectively known as the DSL BID 25-002, Orange County Florida (the "Property"), which is the subject of a competitive bidding process that I may decide to enter (check the correct relationship:)

☐ as an individual interested buyer

☐ as a representative of the following company: _____,

and my title is: _____ ("Releasor").

I will tour and physically inspect the Property accompanied by: _____, an agent of CBRE, Inc., under contract with the State of Florida to market the Property for sale.

I ACKNOWLEDGE THAT FACILITY HAS BEEN CLOSED AND BUILDINGS WERE CLOSED TO PUBLIC TRAFFIC AND MAY NOT HAVE BEEN MAINTAINED IN A SAFE CONDITION, AND SOME UTILITIES MAY HAVE BEEN TURNED OFF EXCEPT FOR MINIMAL SECURITY LIGHTING.

I AM AWARE THAT ENTRY ONTO THE PROPERTY MAY PRESENT SERIOUS RISKS OF HARM INCLUDING PERSONAL INJURY, DEATH, OR PROPERTY DAMAGE, CAUSED BY ENCOUNTERING UNKNOWN AND/OR UNIDENTIFIED HAZARDS WHILE ON THE PROPERTY. THEREFORE, I FULLY UNDERSTAND AND ACCEPT THE RISKS, KNOWN AND UNKNOWN, AND TAKE FULL RESPONSIBILITY FOR MY OWN SAFETY.

I AGREE TO BRING AND USE MY OWN LADDER(S), FLASHLIGHT(S), AND ANY OTHER INSPECTION EQUIPMENT NEEDED FOR ANY PHYSICAL INSPECTIONS OF THE PROPERTY THAT I INTEND TO PERFORM.

I AGREE TO ASSUME ANY AND ALL RISKS OF BODILY INJURY, DEATH OR PROPERTY DAMAGE AND DO HEREBY RELEASE AND WAIVE ANY RIGHTS THAT I MAY HAVE, AND PROMISE TO HOLD HARMLESS THE STATE OF FLORIDA, ITS AGENTS, AND AGENTS OF CBRE INC., AND ITS RESPECTIVE DIRECTORS, OFFICERS, EMPLOYEES, VOLUNTEERS, AGENTS, CONTRACTORS, AND REPRESENTATIVES (COLLECTIVELY "RELEASEES") FROM ANY AND ALL ACTIONS, CLAIMS, OR DEMANDS THAT I, MY ASSIGNEES, HEIRS, DISTRIBUTEES, GUARDIANS, NEXT OF KIN, SPOUSE AND LEGAL REPRESENTATIVES NOW HAVE, OR MAY HAVE IN THE FUTURE, FOR INJURY, DEATH, OR PROPERTY DAMAGE, RELATED TO (I) MY TOUR OR PHYSICAL INSPECTION OF THE PROPERTY, (II) THE NEGLIGENCE OR OTHER ACTS, WHETHER DIRECTLY CONNECTED TO THESE ACTIVITIES OR NOT, AND HOWEVER CAUSED, BY ANY RELEASEE WHO ACCOMPANIES ME AT THE PROPERTY, OR (III) THE CONDITION OF THE PREMISES WHERE THESE ACTIVITIES OCCUR.

I ALSO AGREE THAT I, MY ASSIGNEES, HEIRS, DISTRIBUTEES, GUARDIANS, NEXT OF KIN, SPOUSE AND LEGAL REPRESENTATIVES WILL NOT MAKE A CLAIM AGAINST, SUE, OR ATTACH THE PROPERTY FOR ANY FORM OF INJURY INCURRED, AND WILL INDEMNIFY ANY AND ALL RELEASEES FOR ANY CLAIMS MADE BY ANY PERSON FOR ANY SUCH INJURY IN CONNECTION WITH ANY OF THE MATTERS COVERED BY THIS RELEASE.

I HAVE CAREFULLY READ THIS AGREEMENT, FULLY UNDERSTAND ITS CONTENTS, AND SIGN IT OF MY OWN FREE WILL, AWARE THAT THIS IS A RELEASE OF LIABILITY AND A CONTRACT BETWEEN MYSELF, THE STATE OF FLORIDA, AND THE AGENT OR OTHER REPRESENTATIVE OF CBRE, INC.

Executed at _____, Florida.

BY RELEASOR:

Signature: _____

Telephone: _____

Address: _____

WITNESSED BY: _____

Relationship: _____

WITNESSED BY: _____

Relationship: _____