send some document with risky statements

Here is a sample of risky statements extracted from legal documents, representative of what the AI solution detects and flags:

- "The agreement shall automatically renew for a period of 12 months unless terminated in writing."
- "Tenant shall pay a late fee of $50 for every overdue payment."
- "The landlord shall not be liable for any damages to personal property."
- "The renewal will occur without the tenant's consent if no prior notice is given."
- "Termination requires a 30-day written notice prior to the end of the lease term."
- "The liability of the landlord is limited to the amount specified in the agreement."
- "All disputes shall be governed by the laws of the State of California."
- "The tenant waives the right to a trial by jury for any disputes arising out of this agreement."

These examples cover critical risk areas: automatic renewal, late fees, limitation of liability, termination clauses, and governing law jurisdiction. They would be highlighted and explained in the final output to help users understand their implications. [1] [2] [3]

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1. App.jsx
2. RiskList.jsx
3. Risk_Analysis_model.py