PROPERTY HISTORY

The following information supplements the attached Seller's Condition Report for this property located at:

3031 Wild Rose Ln, Onalaska, WI

	Items of Interest		Last Serviced By Whom?
Age of Home	23 yrs		
Age of Roof	2 yrs		First American Roofing
Age of Furnace	10 yrs		Schneider Heating & A/C
Age of Central Air	#1 13yrs / #2 #3 3 yrs		Schneider Heating & A/C
Age of Water Heater	1 yr		Maxwell-White Plumbing
Age of Softener?	5 yrs		Maxwell-White Plumbing
Septic pumped how often?	N/A		
Is Water Softener rented?	Y	(N)	
Any roof repairs by you/previous owners?	Y	(N)	
Have you upgraded the electrical system?	Y	(N)	
Any Leaking, cracked or broken windows?	Y	(N)	
Do all windows open?	(Y)	N	
Has sewer line ever been cleaned out or broken and been repaired?	Y	(N)	
Have you ever paid/or been required to have flood insurance on this property?	Y	(N)	
Has the property ever been damaged by fire?	Y	(N)	
Is anything on the on the property not connected to the septic that should be?	Y	(N)	
Can you provide a copy of a previous Seller's Property Condition Report?	(Y)	N	
Has insulation been added?	Y	(N)	
Are there keys for all doors and locks?	Y	(N)	Existing: Front Door-2 Garage to House-3
Are there smoke detectors on each Level of the home	(Y)	N	Signal Systems

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If home has gas appliances, are there Carbon Monoxide detectors present? (Y) N — Signal Systems

Any water in basement? Y (N)

_____ dampness _____ backup through floor drain _____ from improper landscaping

_____ from window well _____ Other: please specify

Any problems with built-in appliances?

_____ Stove _____ Range Hood _____ Disposal

_____ Dishwasher _____ Refrigerator _____ Freezer

_____ Softener _____ Ceiling Fans n/a Window Air

_____ Oven _____ Microwave n/a Trash Compactor

n/a Satellite or Dish Components

When building fences, garage, or placing storage units or other permanent improvements, what was used to locate these improvements? n/a

_____ Location report _____ Survey _____ Other (please specify below)

Utility Companies:

Gas	Xcel	Average monthly cost	$400
Electric	Xcel	Average monthly cost	
Phone	Spectrum	Average monthly cost	$50
Internet	Spectrum	Average monthly cost	
Water/Sewer	City of Onalaska	Average monthly cost	$87
Oil/Propane	n/a	Average monthly cost	

Other information (Warranty info, special construction materials, extra technology, controls, etc):

Home Security System - Signal Systems
Speaker system throughout

The information contained in this report is true and correct to the best of my knowledge.

Signed Date Signed Date

With my signature, I acknowledge receipt of a copy of this report:

M A Nowacki 7/15/24

Signed Date Signed Date