



COLDWELL BANKER
RIVER VALLEY
REALTORS®

HISTORY OF PROPERTY

The following information supplements the attached Seller's Property Condition Report for the property located at _____

	Items of Interest	Last Serviced - By Whom?
Age of Home	<u>1974?</u>	_____
Age of Roof	<u>5 yrs</u>	_____
Age of Furnace	<u>3 yrs</u>	_____
Age of Central Air	<u>3 yrs</u>	_____
Age of Water Heater	<u>?</u>	_____
Age of Well	<u>5 yrs upgraded to 3/4</u>	_____
Age of Septic	<u>?</u>	_____
Septic last pumped	<u>9 months</u>	_____
Fireplace <u>NO</u>	☐ Wood ☐ Gas	_____
Age of Softener	<u>N/A</u>	_____
Is water softener rented	☐ Yes ☐ No	_____

Any roof repairs by you/previous owners?	☐ Yes ☐ No	_____
Have you upgraded the electrical system?	☒ Yes ☐ No	<u>New Panel</u>
GFI Outlets: ☐ Yes ☐ No	Location(s)?	_____
Has the plumbing system been upgraded?	☒ Yes ☐ No	<u>Bath & Kitchen</u>
Any leaking, cracked or broken windows?	☐ Yes ☒ No	<u>All Brand new</u>
Do all windows open?	☒ Yes ☐ No	_____
Has sewer line ever been cleaned or repaired?	☐ Yes ☒ No	_____
Anything not connected to septic that should be?	☐ Yes ☒ No	_____
Have you ever paid flood insurance on property?	☐ Yes ☒ No	_____
Has the property ever been damaged by fire?	☐ Yes ☒ No	_____
Is there an alarm system?	☐ Yes ☒ No	_____
Has insulation been added?	☒ Yes ☐ No	_____
Are there keys for all doors and locks?	☒ Yes ☐ No	_____
Has the property been surveyed?	☐ Yes ☒ No	_____
Are there any easements?	☒ Yes ☐ No	_____

Basement/Crawlspace/Slab:

Cracked floor/walls	☐ Yes ☒ No
Drain tile problems	☒ Yes ☐ No
Flooding	☒ Yes ☐ No
Foundation problem	☐ Yes ☒ No
Leakage/Seepage	☐ Yes ☒ No
Sewer backup	☐ Yes ☒ No
Wet floors/walls	☐ Yes ☒ No

Comments:
Basement Drains into Ground
Once Fixed Problem

Any water in basement? ☒ Yes ☐ No

☒ Dampness ☐ Floor drain backup ☐ From improper landscaping
☐ From window well ☐ Other

Please Explain: From A/C unit drains into ground have pump is it gets turned

Any problems with included appliances?

☐ Stove/Range ^{5 yrs} ☐ Range Hood ☐ Disposal ☒ Dishwasher ☐ Refrigerator ^{2 yrs new}
☐ Freezer ☐ Microwave ☐ Other

Please Explain: Dishwasher doesn't work

Utility Companies:

Electric: Riverland Avg. Cost: 100k/month
Gas: Midwest Avg. Cost: 40/month Aug yr.
LP/Oil: _____ Avg. Cost: _____

High Speed Internet? ☒ Yes ☐ No Company: BrightSpeed Speed: _____
But Fiber optics just installed coming soon

Current Homeowners Insurance Company: _____

Any insurance claims that have not been repaired? ☐ Yes ☒ No

Please explain: _____

Notice of reassessment or special assessments? ☒ Yes ☐ No

Please explain: corner street they come in a couple \$

When building fences, garage, storage units or other permanent structures, what was used to locate these improvements? ☐ Location report ☐ Survey ☐ Other (please specify): _____

How is refuse or trash handled? I hauled Day of week? _____

Do you have any pets? ☐ Yes ☒ No

Type of pet(s): _____ How many: _____

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

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

Mick J. Mahy 9-10-26
Signed (Seller) _____ Date _____

Signed (Seller) _____ Date _____

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

Signed (Buyer) _____ Date _____

Signed (Buyer) _____ Date _____