HISTORY OF PROPERTY

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

1106 25th Street S., La Crosse

			Last Serviced? By Whom?
			Built in 1954,
Age of Home?	72 yr		Flipped in 2018/19 by Joe Hengel
Age of Roof?	unknown		7 to 10+ years estimate; Leak area fixed July 2025
Age of Furnace?	9 yrs		
Age of Central Air?	8 yrs		
Age of Water Heater	13 yr		
Age of Well?	N/A		
Age of Septic?	N/A		
Septic pumped, how often?			
Is water softener owned or rented?		(Yes) No	Installed when purchased 2019
If owned, age of water softener:		7 yrs	
Any roof repairs by you/previous owner?		(Yes) No	Mathison Home Improvements, July 2025
Have you upgraded the electrical system?		Yes (No)	
Any leaking, cracked or broken windows?		Yes (No)	
Do all windows open?		(Yes) No	
Has a sewer line ever been cleaned out? Or broken?		Yes (No)	
Have you ever paid flood insurance on the property?		Yes (No)	
Was property ever damaged by fire?		Yes (No)	
Are there heat vents in every room?		(Yes) No	
Are there keys for all doors?		(Yes) No	

Have you ever had problems/treatment for bats? Yes (No) _____

Have you ever had problems/treatment for wood eating insects? Yes (No) _____

Is this home manufactured or modular? Yes (No) If yes, which? _____

Any water in basement? (Yes) No Please specify cause:

____ dampness X backup through floordrain ____ from window well

X from improper landscaping ____ other, please specify All incidents addressed.

Any problems with built-in appliances? Yes No

____ stove ____ refrigerator ____ disposal ____ microwave X dishwasher

____ water softener ____ other, please specify Leak serviced by R+M Appliance

Do you know who builder was? Yes (No) _____

What was used as a reference for property lines if/when fence, shed or garage was erected?
____ location report ____ survey ____ other, specify _____

How is refuse or trash handled? Garbage picked up in back alley

If picked up at house, what day is trash day? Wednesday

Do you have pets? Yes (No) Kind: _____ Number _____

Any additional pertinent information regarding property: _____

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

Signed: Naylea Pedeau 10/9/26 Date Signed: [signature] 10/9/26 Date

Buyer acknowledges receipt of this report:

Signed: _____ Date Signed: _____ Date