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HISTORY OF PROPERTY

The following information supplements the attached Seller's Property Condition Report.

For the property located at 22635 S Main St Ettrick, WI 54627

		Last Serviced? By Whom?
Age of Home?	1928	
Age of Roof?	2023	Riverland Exteriors with a warranty
Age of Furnace?	2020	Zieglar Heating & Air- Holmen
Age of Central Air?	Unsure	Cary Htg & Air serviced & replaced a contact in unit
Age of Water Heater?	2015	Natural Gas
Age of Well?	N/A	City Water/City Sewer
Age of Septic System?	N/A	City Water/City Sewer
Septic pumped how often?	N/A	

Is water softener rented?	~~Yes~~	~~No~~	
Any roof repairs by you/previous owner?	Yes	No	
Has the electrical system been upgraded?	Yes	No	
Has the plumbing system been upgraded?	Yes	No	
Any leaking, cracked or broken windows?	Yes	No	New liv rm & 1st flr bdrm & patio door
Do all windows open?	Yes	No	
Have you ever paid flood insurance on property?	Yes	No	
Has property ever been damaged by fire?	Yes	No	
Is anything on the property not connected to septic that should be?	Yes	No	
Has sewer line ever been cleaned out or broken? Only 1 time it happened when they first moved into home, think previous seller had issue	Yes	No	Arcade Pumping
Have you ever had bats or treated for bats?	Yes	No	
Has insulation been added?	Yes	No	
Are there keys for all doors?	Yes	No	
Are there heat vents in every room?	Yes	No	

Any water in basement? X Yes _____No Please specify cause:

_____Dampness _____Backup thru floor drain _____From window well

X Improper landscaping _____Other—Please specify: _____

Any problems with built-in appliances? X Yes _____No

_____Stove _____Range Hood _____Disposal _____Microwave 2026 Dishwasher

_____Other-Please specify: Refrigerator burnt out light & ice maker doesn't work

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Do you know who the builder was? X No ____Yes Name_____

Current Homeowner's Insurance Co. Farmers Insurance

Utility Companies: Gas Midwest Natural Gas Electric Xcel Energy

Phone TCC Cable TCC

Water/Sewer Village of Ettrick Oil N/A

Ave Monthly Utility Costs:

Natural Gas: $_____ LP/Propane Gas: $_____ Oil: $_____

Electric: $_____ Cable: $_____ Water/Sewer: $_____

If you are not using cable, is it available to this house? X Yes _____No

Do you have access to high-speed internet connection? X Yes _____No

How is refuse or trash handled? Picked up curb side

Refuse/Trash per year $76.00 Provider & Pickup day? Hilltopper - Thursday

How many carts do you lease? 2

Are you required to recycle? X Yes _____No

If yes, how is the recycling handled? Curb pick up every other Thursday

If done during your ownership, or if otherwise known, what was used as a reference for property lines when fence, shed, or garage was erected?

_____Location Report _____Survey X Other- Please specify: Aerial map with dimensions from County

How many garage remotes do you have for the property? 2

Please note any other information that a new homeowner would find useful to know about this property or the neighborhood: Rough-in for 3rd bath in basement, currently just a toilet. Jetted tub in main level full bath with shower, newer vinyl plank flooring on main level, with newer tirm & interior doors, light fixtures & deck. New window in liv rm & 1st floor bdrm & new patio door. Room for a larger garage & full basement with egress window & ready for your finishing ideas.

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

Signed: Max C Nagel 11/11/2026 Signed: Jessica L Nagel 11/11/2026

(Seller) Date (Seller) Date

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

Signed:_____ Signed:_____

(Buyer) Date (Buyer) Date