

Property Information

Property Address: 110 FS DR LLC

1. Is there garbage pickup or do you dispose of it yourself? PICK UP-FRIDAYS
Where do you take it _____ OR when is pickup / day FRIDAY

2. Are there keys to all the doors?

YES

3. Is internet/fiber optic available? NO Who is your provider? _____

4. Do all appliances included in the sale work? YES if not, what does not work?

5. Are there any water lines to barns or other outbuildings? NO If so, do they have shut offs & where?

6. If property is a mobile or manufactured home, do you know where the title is? NO

7. Are there any road maintenance agreements in place?

8. Does anyone have a first right of refusal on your property? NO

9. Who was the builder of your home? UNSURE

10. Has your property been surveyed? NOT WITH US

11. Do you have, or have you had any pets in the home? N/A If so, what kind(s) _____

12. Have you ever paid flood insurance on the property? NO

ROOF

Age of roof? NOT SURE

HEATING SYSTEM

1. Age of Furnace 2 WEEKS

2. If you have a furnace, who services it?

BUCKLES HVAC-UNDER WARRANTY

COOLING SYSTEM

1. What type of cooling system do you have?

CENTRAL AC

2. Age of cooling system? BRAND NEW

WATER HEATER

3. Age of water heater? 2 months (New)

ELECTRICAL

2. Has the electrical system ever been updated? NO

3. Do you have a signed contract in place with the electric company for installing new service to the property? NO
For how many months? _____ Balance remaining? _____

SEWER OR SEPTIC

What type: (please circle one) - Municipal — Private — Conventional — Mound — At Grade — Holding Tank — other

Has sewer or septic line ever been cleaned out or broken? NO

Are there any plumbing or water lines on the property NOT connected to the septic? _____

WELL/MUNICIPAL WATER

Do you have municipal water or a well? _____ If a well is it a shared well? _____

Do you have a filter and/or water softener system? NO Rented/Owned

AVERAGE MONTHLY UTILITY COSTS

Electric: _____ Provider? _____

Gas/Fuel Oil: _____ Provider? _____

Water/Sewer _____ Provider? _____

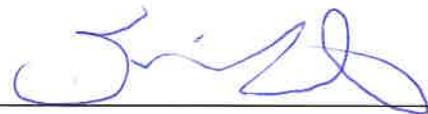
Telephone/Internet Provider? _____

Updates & Improvements (Current Owners):

- NEW POLYURETHANE FLOORING - LIFETIME WARRANTY
- NEW RENTAL AIR SYSTEM (HVAC, CONDENSER, FURNACE)
- NEW WATER HEATER
- NEW UTILITY SINK
- NEW LED LIGHTS
- PAINT THROUGHOUT
- NEW LIGHT FIXTURES
- NEW GLASS DOORS (3)
- FENCING ON DECK
- GRAB BARS
- NEW EXIT SIGNS

Fixtures Not Included In the Sale:

Seller Signature



Date

2/06/26

Seller Signature


Authentisign

Date

02/06/26

Buyer Signature

Date

Buyer Signature

Date

NOTICE: Information in this listing is believed to be correct, but not guaranteed. Buyers/Buyers Agents are encouraged to verify data and conditions to their own satisfaction.



Oakwood Realty LLC