

History of Property

The following information supplements the attached Seller's Property Condition Report for the property located at: 101 S Harding Street, Owen, WI 54160

	Items of Interest		Last Serviced By Whom
Age of Home	<u>1890</u>		
Age of Roof	<u>2014</u>		<u>STEEL ROOF</u>
Age of Furnace	<u>2014</u>		<u>HYDRONIC BOILER (NL STOCK)</u>
Age of Central Air			<u>N/A</u>
Age of Water Heater	<u>MOST of WTR HEATERS w RANGE from 2016-2021</u>		<u>DIFFERENT AGER</u>
Septic pumped how often?			<u>N/A (CITY WTR/SEWER)</u>
Age of Softener			<u>N/A</u>
Is water softener rented?	Y	<input checked="" type="radio"/> N	
Any roof repairs by you/previous owners?	<input checked="" type="radio"/> Y	N	<u>Leak and Replaced w/steel roof</u>
Have you upgraded the electrical system?	<input checked="" type="radio"/> Y	N	<u>APTS / Replaced 5 PUSH MATICS BOXES</u>
GFI Outlets: <input checked="" type="radio"/> Y N	Location(s): <u>APTS</u>		
Has the plumbing system been upgraded?	<input checked="" type="radio"/> Y	N	<u>APTS and many other locations</u>
Any leaking, cracked, or broken windows?	Y	<input checked="" type="radio"/> N	
Do all windows open?	<input checked="" type="radio"/> Y	N	
Has sewer line ever been cleaned out or broken and been repaired?	<input checked="" type="radio"/> Y	N	<u>NL STOCK</u>
Ever paid flood insurance on property?	Y	<input checked="" type="radio"/> N	
Fireplace: Wood Gas			
Last time cleaned/serviced?			
Is Chimney Lined?	Y	<input checked="" type="radio"/> N	
Has the property ever been damaged by a fire?	Y	<input checked="" type="radio"/> N	
Is anything on the property not connected to the septic that should be?	Y	<input checked="" type="radio"/> N	
Can you provide a copy of a previous Seller's Property Condition Report?	Y	<input checked="" type="radio"/> N	
Can you provide a copy of the previous Home Inspection Report?	Y	<input checked="" type="radio"/> N	
Has insulation been added?	<input checked="" type="radio"/> Y	N	<u>New insulation in APTS outside walls</u>
Are there keys for all doors and locks?	<input checked="" type="radio"/> Y	N	
Are there heat vents in every room?	<input checked="" type="radio"/> Y	N	

Any water in basement? Y N Please Specify cause:
 Dampness Backup thru floor drain From improper landscaping
 From window well Other: please specify when it rains very heavy in (Basement)

Any problems with built-in appliances?
 Stove Range Hood Disposal Oven
 Dishwasher Refrigerator Freezer Microwave
 Water Softener Ceiling Fans Window Air
 Other: _____

Do you know who the builder was? Y N If yes, Name: _____

Utility Companies: Gas: WE ENERGIES Electric: xcel
Phone: unknown Cable: unknown
Oil: _____ Water/Sewer: city of owen utilities

Average Utility Costs: Gas \$ _____ Natural \$ _____ Propane \$ _____ Oil \$ _____
Electric \$ _____ Cable \$ _____ Water/Sewer \$ _____
Do you have access to high-speed Internet connection? Y N most of utilities in Tenants Name
Cable _____ DSL _____ Satellite _____

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

How do you pay for garbage pickup? Pay once a month (Harter's Disposal)

What day is your garbage picked up? WED afternoon

Are you required to recycle? Y N If yes, how is it handled?: _____

Do you have Pets? Y N Number: _____ Kind: 3 tenants have 1 dog

School District: each and pay \$5000/month extra

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.

Jerry Luna 7/15/25
Signed Date

Kimberly Turner 7/15/2020
Signed Date