

What seller's have repaired or are repairing since inspection report

I. STRUCTURAL SYSTEMS

A. FOUNDATIONS

1. COASTAL BEND FOUNDATION REPAIR – Lifetime warranty is guaranteed warranty backed-up by a trust fund, which is transferable to the new buyer.

C & D. ROOF COVERING MATERIALS & ROOF STRUCTURES & ATTICS

1. Seller is getting a new roof for the home, to be completed before closing, due to hail damage.

2. City has come out & trimmed tree limbs & lifted power lines.

E. WALLS (INTERIOR AND EXTERIOR)

1. Soffit is being repaired.

F. CEILINGS & FLOORS

1. All leaks have been repaired. Old Stains.

J. FIREPLACES AND CHIMNEYS

1. Chimney is being inspected and a new damper block will be added if needed.

2. The C-clamp on the damper will be installed by James Miller.

L. OTHER/PEST CONTROL

1. Any needed repairs were taken care of on 6/29/17.

2. Annual plan in place with Terminix through 6/30/18.

- a. It will be up to new buyers to renew.

II. ELECTRICAL SYSTEMS

A. SERVICE ENTRANCE & PANELS

1. Limbs were trimmed & overhead wires were lifted by the City of Schulenburg.

2. Wiring in panel box being addressed by Leon's.

III. HEATING, VENTILATION AND AIR CONDITIONING SYSTEMS

A, B, & C HEATING EQUIPMENT, COOLING EQUIPMENT & DUCT SYSTEMS, CHASES, AND VENTS

1. Leon's AC is looking into and repairing heating and AC issues.

- a. Insulation around the AC is not being addressed.

2. AC/Heat Checked today (8/22/17) by Leon's. Both systems checked out good.

3. Furnace will be cleaned out due to rust inside and a new connection will be installed to bring it to code.

IV. PLUMBING SYSTEMS

C. WATER HEATING EQUIPMENT

1. Leon's AC has repaired.

OTHER REPAIRS & UPGRADES

1. 3 Brand New Toilets

2. Tile fixed in Master Bath

3. Handrail installed in work room.

4. New mulch and landscaping

5. New locks

6. Part for Ceiling fan is ordered