



WEISS REALTY

319 West Madison Street • Durand, WI 54736
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www.WeissChoice.com

HISTORY OF PROPERTY

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

For the property located at N4111 Paulson Rd, Black River Falls, WI

Age of Home?	<u>18</u>	_____
Age of Roof?	<u>18</u>	_____
Age of Furnace?	<u>2</u>	_____
Age of Central Air?	<u>2</u>	_____
Age of Water Heater?	<u>10</u>	_____
Age of Well?	<u>18</u>	_____
Age of Septic System?	<u>18</u>	_____
Septic Pumped How Often?	<u>2</u>	_____
Is Water Softener Rented?	Yes No	<u>NA</u>
Any roof repairs by you/previous owner?	<input checked="" type="radio"/> Yes <input type="radio"/> No	<u>SUN ROOF Replaced</u>
Has the electrical system been upgraded?	<input checked="" type="radio"/> Yes <input type="radio"/> No	<u>Pole BORN</u>
Has the plumbing system been upgraded?	Yes <input checked="" type="radio"/> No	_____
Any leaking, cracked or broken windows?	Yes <input checked="" type="radio"/> No	_____
Do all windows open?	Yes <input checked="" type="radio"/> No	_____
Have you ever paid flood insurance on property?	Yes <input checked="" type="radio"/> No	_____
Has property ever been damaged by fire?	Yes <input checked="" type="radio"/> No	_____
Is anything on the property not connected to septic that should be?	Yes <input checked="" type="radio"/> No	_____
Has sewer line ever been cleaned out or broken?	Yes <input checked="" type="radio"/> No	_____
Have you ever had bats or treated for bats?	Yes <input checked="" type="radio"/> No	_____
Has insulation been added?	Yes <input checked="" type="radio"/> No	_____
Are there keys for all doors?	<input checked="" type="radio"/> Yes <input type="radio"/> No	_____
Are there heat vents in every room?	<input checked="" type="radio"/> Yes <input type="radio"/> No	_____
Any water in basement?	<u>NA</u>	_____

_____ Dampness _____ Backup thru floor drain _____ From window well
 _____ Improper landscaping _____ Other – Please specify: _____

Any problems with built-in appliances? NO

Stove Range Hood Disposal Microwave Dishwasher
 Other - Please specify: _____

Do you know who the builder was? No Yes Name: Holly Park (A Heritage Co.)

Current Homeowner's Insurance Co. AMERICAN Family

Utility Companies: Gas Federation Co-op Electric Jackson Elec.

Phone Century Link Cable DISH NETWORK

Water/Sewer Well/Septic Oil —

Average Monthly Utility Costs:

Gas: \$ — Natural: \$ wood \$100 Propane: \$ _____ Oil: \$ _____

Electric: \$ 200 Cable: \$ 280⁰⁰ Water/Sewer: \$ —

If you are not using cable, is it available to this house? _____ Yes No DISHNET

Do you have access to high-speed internet connection? Yes _____ No Internet

How is refuse or trash handled? Talk to Dump location

Refuse/Trash per year \$ _____ Provider & pickup day? _____

Are you required to recycle? Yes _____ No

If yes, how is the recycling handled? By Hand

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 _____ Other-Please specify: _____

Please note any other information that a new homeowner would find useful to know about this property or the neighborhood:

SEE Attached sheet

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

Signed: Juel Moore 2/13/17
Seller Date

Signed: [Signature] 02/13/2017
Seller Date

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

CHECKLIST

Date	Task	Cost	Company
11/9/13	front and back decks	\$6253.00	Superior Builders
5/2/14	two new windows & Doors & storm doors	\$4542.00	Superior Builders
	pine ceiling	\$3400.00	Superior Builders
11/9/13	street fence & posts & gate	\$3863.00	Superior Builders
	triangle fences	\$400.00	Moore's
	3 flags poles	\$2000.00	Moore's
	3cement pads	\$2800.00	
	cement dog run	\$725.00	ACT Concrete
7/8/16	60' addition to pole barn +gravel	\$19078.00	Cleary (Sparta)
	4 room addition storage rooms	\$2500.00	Moore's
	lighting to street & backyard flagpole	\$700.00	Moore's
10/28/13	new carpeting throughout	6137.00	Capaul's
	new light fixtures throughout	\$1900.00	Moore's
	master closet renovated	\$300.00	Moore's
10/11/15	new fireplace surround	\$651.00	Wood Sales & Service
	water run to first storage room	\$1200.00	Danmark Plumbing
10/23/13	pole barn insulation	\$6100.00	Stark Insulation
	pole barn heater	\$3000.00	Stark Insulation
	new granite gravel driveway.	\$4000.00	
	security system	1700.01	ADT
11/26/14	new washer	\$999.00	Dale's Refrigeration
11/26/14	new dryer	\$999.00	Dale's Refrigeration
10/30/13	new stove		The Home Depot
	new dishwasher		The Home Depot
2/3/16	new garage door torsion spring	\$363.00	Gaier Construction
	lighting dog pad	\$400.00	Moore's
5/22/15	6 trees	\$975.10	Breezy Hill Nursery (Salem, WI)
11/18/13	new pressure tank	\$771.00	Danmark Plumbing
2014	storage doors	\$4800.00	Moore's
	100 amp panel in garage	\$1000.00	Moore's
4/1/15	furnace & ac	\$5800.00	Complete Comfort
	deer blinds	\$2400.00	Pearson's
		\$88,803.10	