

Utility Information and Costs

PLEASE PRINT LEGIBLY

Property Address: 13969 FM 1255, Canton, Tx 75103# of People Living in Home: 1 Adults: 1 Children: 0Approx. Thermostat Temperature Setting in Summer: 70°-80° Winter: Same

Month	Year	Electric	Gas	Water	Trash	Other:
January	2016	\$60-\$100	N/A	Elect Bill	\$22.38	Maintance
February	2016					
March	2016					
April	2016					
May	2016					
June	2016					
July	2016					
August	2016					
September	2016					
October	2016	✓	✓	✓	✓	
November						
December						
Total						
Average	Riding lawnmower (stolen) use to mow over septic					

* Very Important. Do Not Use Heavy Lines going to Road.
 What providers are used currently for the following services? Tractor!

Electric Wood County Elect. phone # 903-763-2203Water 400' Water Well phone # 903-567-6091Sewer Under Ground System phone # Out of BusinessTrash Cliffs Disposal Serv phone # 903-963-3561 Chambers/PhillipsPropane None phone # N/ANatural Gas None phone # N/APhone Company Cell Phones phone # N/A~~Cable~~/Satellite Direct TV phone # 1-888-866-3008Internet Direct TV phone # 1-888-866-3008

The above information provided by the Seller is approximate. It is deemed accurate but not guaranteed.
 Buyer to verify.

Property Features Updates and Upgrades

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Property Address:

Item Updated/Upgraded	Date	Description	Approx. Cost
Central Heat & Air A/C Outside Compressor	1997	Central Heat & Air	\$ 6,000.00
Water Well Needs New Pump	1994	400' Deep Approx.	\$10,000.00
Curtains/Blinds	N/A	N/A (Remodel)	N/A
Ceiling Fans/Fixtures	N/A	N/A (Remodel)	N/A
Countertops	N/A	N/A (Remodel)	N/A
Cabinets	N/A	N/A (Remodel)	N/A
Deck	N/A	None	N/A
Doors	N/A	None Bought	N/A
Electrical Conversion	1995	Conversion Gas to Elect.	\$ 5,000.00
Faucets	N/A	N/A	N/A
Fence	1994	Custom Welded Iron Fence	\$20,000.00
Fireplace	N/A	None	N/A
Flooring	1994	Needs Varnish Sanded Real Hardwood	\$ 150.00
Garage Door/Opener	N/A	None	N/A
Barn	1996	4 Stalls/Car Parking	10,000.00
Landscaping House	1995	2 Cement Sidewalks	300.00
Paint Inside	1995	2 Bedrooms, Kitchen, Bath, Front Room	\$ 600.00
Roof	Don't Know	Repair By Owner	N/A
Sinks	1994	New in Bath & Kitchen	\$ 400.00
Septic System	APPRX. 2007	Underground Aerobic	\$5,500.00
Sprinkler System	N/A	None	N/A
House Outside	1994	Paint, Trim, etc.	\$ 100.00
Water Heater New-	1995	Changed Gas to Electric	\$ 300.00
Windows	Original	Original Windows	N/A
Other: Corral	1997	For Cattle	\$ 900.00
Other: Gates	1994	Pasture Gates	\$ 200.00
Total in all			\$59,450

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ItemizedLarge items

① \$ 6,000	Central Heat & Air
10,000	Water Well
5,000	Conversion Gas to Electric
20,000	Custom Welded Iron Fence
10,000	Custom Barn
5,500	Underground Aerobic Septic
<u>\$ 56,500</u>	Total

Small items

② \$ 300	New Hot Water Heater
150	Sand Hardwood Floors
300	2 New Sidewalks
600	Paint House inside
400	New Sinks (2)
100	Outside House Paint
900	Carroll
200	Gates for Pasture
<u>\$ 2,950</u>	Total

Together 14 items in all

\$ 56,500	Total Large items
2,950	Smaller items
<u>59,450</u>	Total