



# WEISS REALTY

319 West Madison Street • Durand, WI 54736

Phone 715-672-4444 • Fax 715-672-5102

www.WeissChoice.com

## HISTORY OF PROPERTY

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

For the property located at N3691 Claire Road

Age of Home?	<u>51 years</u>	
Age of Roof?	<u>10 years</u>	
Age of Furnace?	<u>Some new, some 51 years</u>	
Age of Central Air?	<u>none</u>	
Age of Water Heater?	<u>new</u>	
Age of Well?	<u>51 years</u>	
Age of Septic System?	<u>51 years</u>	
Septic Pumped How Often?	<u>Every 3 years</u>	
Is Water Softener Rented?	Yes No <input checked="" type="checkbox"/>	
Any roof repairs by you/previous owner?	Yes No <input checked="" type="checkbox"/>	
Has the electrical system been upgraded?	Yes No <input checked="" type="checkbox"/>	
Has the plumbing system been upgraded?	Yes No <input checked="" type="checkbox"/>	
Any leaking, cracked or broken windows?	Yes No <input checked="" type="checkbox"/>	
Do all windows open?	Yes No <input checked="" type="checkbox"/>	
Have you ever paid flood insurance on property?	Yes No <input checked="" type="checkbox"/>	
Has property ever been damaged by fire?	Yes No <input checked="" type="checkbox"/>	
Is anything on the property not connected to septic that should be?	Yes No <input checked="" type="checkbox"/>	
Has sewer line ever been cleaned out or broken?	Yes <input checked="" type="checkbox"/> No	
Have you ever had bats or treated for bats?	Yes No <input checked="" type="checkbox"/>	
Has insulation been added?	Yes <input checked="" type="checkbox"/> No	
Are there keys for all doors?	Yes No <input checked="" type="checkbox"/>	
Are there heat vents in every room?	Yes No <input checked="" type="checkbox"/>	
Any water in basement?		

☒ Dampness \_\_\_\_\_ Backup thru floor drain \_\_\_\_\_ From window well  
☒ Improper landscaping \_\_\_\_\_ Other – Please specify: \_\_\_\_\_

Any problems with built-in appliances?

\_\_\_\_\_ Stove \_\_\_\_\_ Range Hood \_\_\_\_\_ Disposal \_\_\_\_\_ Microwave \_\_\_\_\_ Dishwasher

\_\_\_\_\_ Other – Please specify: \_\_\_\_\_

Do you know who the builder was? ☒ No ☐ Yes Name: Keith Hardie

Current Homeowner's Insurance Co. Auto Owners

Utility Companies: Gas \_\_\_\_\_ Electric Riverland Electric

Phone \_\_\_\_\_ Cable \_\_\_\_\_

Water/Sewer \_\_\_\_\_ Oil \_\_\_\_\_

Average Monthly Utility Costs:

Gas: \$ \_\_\_\_\_ Natural: \$ \_\_\_\_\_ Propane: \$ \_\_\_\_\_ Oil: \$ \_\_\_\_\_

Electric: \$ 65 to 200 Cable: \$ \_\_\_\_\_ Water/Sewer: \$ \_\_\_\_\_

If you are not using cable, is it available to this house? \_\_\_\_\_ Yes ☒ No

Do you have access to high-speed internet connection? ☒ Yes ☐ No

How is refuse or trash handled? Take to town center

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

Are you required to recycle? ☒ Yes ☐ No

If yes, how is the recycling handled? Owner sorts

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:

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

Signed: Christian R Hardie 07/05/2023  
AuthentiSIGN 7/5/2023 12:47:02 PM CDT  
 Seller Date

Signed: Sheryl M Hardie 07/05/2023  
AuthentiSIGN 7/5/2023 12:50:32 PM CDT  
 Seller Date

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

Signed: \_\_\_\_\_ Signed: \_\_\_\_\_  
 Seller Date Seller Date