

Property Information

Property Address: N5378 47th Street, Mauston, WI 53948

1. Is there garbage pickup or do you dispose of it yourself? We pay for garbage pickup

Where do you take it _____ OR when is pickup / day _____

2. Are there keys to all the doors?

Yes

3. Is internet/fiber optic available?

Who is your provider?

We have Frontier now / Lynnx w/ fiber optic.
Will be available. Line is run up to the house

4. Do all appliances included in the sale work? _____ if not, what does not work?

76

5. Are there any water lines to barns or other outbuildings? Yes If so, do they have shut offs & where?

From - Woodburner - to house & Pole Barn. / Shut off are on back of Boiler.

6. If property is a mobile or manufactured home, do you know where the title is? _____

7. Are there any road maintenance agreements in place? No

8. Does anyone have a first right of refusal on your property? No

9. Who was the builder of your home? GMS Builders

10. Has your property been surveyed? Yes

11. Do you have, or have you had any pets in the home? _____ If so, what kind(s) _____

Cat comes in off & on, but lives in Pole Barn.

12. Have you ever paid flood insurance on the property? No

ROOF

Age of roof? 2010

HEATING SYSTEM

1. Age of Furnace Since built in 1994

2. If you have a furnace, who services it?

Hometown Heating

COOLING SYSTEM

1. What type of cooling system do you have?

Central Air

2. Age of cooling system? 1998

WATER HEATER

3. Age of water heater? 4 years old

ELECTRICAL

2. Has the electrical system ever been updated? No

3. Do you have a signed contract in place with the electric company for installing new service to the property? No
For how many months? _____ Balance remaining? _____

SEWER OR SEPTIC

What type: (please circle one) - Municipal — Private — Conventional — Mound — At Grade — Holding Tank — other

Has sewer or septic line ever been cleaned out or broken? Line is cleaned every time pumped

Are there any plumbing or water lines on the property NOT connected to the septic? No

WELL/MUNICIPAL WATER

Do you have municipal water or a well? Well If a well is it a shared well? No

Do you have a filter and/or water softener system? Both. Rented Owned

AVERAGE MONTHLY UTILITY COSTS

Electric: _____ Provider? Oakdale Electric

Gas/Fuel Oil: LP Provider? Suburban Propane

Water/Sewer N/A Provider? _____

Telephone/Internet Provider? Frontier Lynnx - Fiber Optic up to house from Road

Updates & Improvements (Current Owners): ^{Garage} ~~Garage~~, Deck, Landscape timbers, part of
asphalt drive to basement, Pole Barn, Woodburner outside & inside
Added Bedroom & Family Rm. in Basement. New roof, New Pier. 2022.
Put in Central air. New Water heater. New Well Pump. 8-10 yrs ago.
New Garage Door - 3 yrs ago.

Fixtures Not Included In the Sale:

Seller Signature William R. Weber Date 6/27/2023

Seller Signature Alie M. Weber Date 6/27/2023

Buyer Signature _____ Date _____

Buyer Signature _____ Date _____

NOTICE: Information in this listing is believed to be correct, but not guaranteed. Buyers/Buyers Agents are encouraged to verify data and conditions to their own satisfaction.



Oakwood Realty LLC