

# Seller's Updates and Upgrades

Address: 17889 CR 134, Tyler TX

| Item                        | Description and Date/Year       |
|-----------------------------|---------------------------------|
| A/C Outside Condenser       | Sm. bldg - Feb 2025             |
| Coil/Furnace                | Sm. bldg. - Feb 2025            |
| Curtains/Blinds             | orig blinds curtains - 2025     |
| Ceiling Fans/Light Fixtures | orig                            |
| Countertops                 | Kit - 2015 MB Room - 2022       |
| Cabinets                    | Kit - 2015 MBath 2025           |
| Deck                        | none                            |
| Doors                       | orig                            |
| Electrical                  | orig                            |
| Faucets                     | Kit 2015 Bath 2022              |
| Fence                       | 2015                            |
| Fireplace                   | orig                            |
| Flooring                    | 2002                            |
| Garage Door/Opener          | orig                            |
| Water Heater                | 2021 Tankless                   |
| Landscaping                 |                                 |
| Paint                       | Touch-up hous - April 2025 2022 |
| Plumbing                    | orig                            |
| Roof                        | April 2025                      |
| Sinks                       | 2015 2022                       |
| Septic System               | orig                            |
| Sprinkler System            | orig                            |
| Wallpaper                   | none                            |
| Windows                     | 2019                            |
| Other                       | French Drain August 2025        |
| generator                   | 2019                            |
| Whole house                 |                                 |

# Seller's Exclusions

Address: 17889 Cnty Road 134, Flint, TX

Please check any of the following items being excluded from the sale of the property:

- ☐ Smart Home devices (Ring doorbell, cameras, Smart thermostat, Smart lightbulbs, keyless entries, anything "Smart" attached): \_\_\_\_\_
- ☐ Refrigerator/Stove/other kitchen equipment \_\_\_\_\_
- ☐ Curtains/Drapes/Valances/Rods in the following rooms: \_\_\_\_\_
- ☐ Screens/Shutters/Awnings on the following windows: \_\_\_\_\_
- ☐ Window blinds or shades in the following rooms: \_\_\_\_\_
- ☐ Mirrors fixed in place in the following rooms: \_\_\_\_\_
- ☐ Ceiling Fans/Light Fixtures/Chandeliers in the following rooms: \_\_\_\_\_

- ☐ Satellite Equipment & controls
- ☐ Television antenna(s)
- ☐ Mounted speakers
- ☐ Mounted TV
- ☐ Mounted TV brackets
- ☐ Window air conditioning units
- ☐ Water softener system
- ☐ Entry gate openers
- ☐ Pool equipment & maintenance accessories
- ☐ Above ground pool / hot tub
- ☐ Outdoor cooking equipment

- ☐ Artificial fireplace logs
- ☐ Fireplace screens
- ☐ Playground/swingset/playhouse equipment
- ☐ Basketball goal
- ☐ Storage shed, shelves in storage shed
- ☐ Shelves/workbench in garage
- ☐ Birdbaths, Birdhouses and/or Birdfeeders
- ☐ Statues, fountains, yard art
- ☐ Other Freezer in laundry room  
Washer / Dryer

SELLER: Thong L. N. N. N.  
Date: 22 Aug 2021

SELLER: \_\_\_\_\_  
Date: \_\_\_\_\_

BUYER: \_\_\_\_\_  
Date: \_\_\_\_\_

BUYER: \_\_\_\_\_  
Date: \_\_\_\_\_