

SELLER UPDATES & UPGRADES

Listing Address: 691 FM 1272 (Main House)

A/C Outside Condenser	7/30/2021
Coil/Furnace	7/30/2021
Curtains/Blinds	2026
Ceiling Fans/Light Fixtures	2025
Countertops	Kitchen 2018; Bathrooms 2026
Cabinets	Kitchen 2018; Master Bath 2026
Deck	2016
Doors	all int/ext door reprinted 2026
Electrical	
Faucets	Master Bath 2026; Hall Bathrooms 2026
Fence	reprinted 2026
Fireplace	Screen/Glass 2026
Flooring	Wood floor - 2018; Master Bath 2026; Carpet 2026
Garage Door/Openers	2018
Water Heater	tank - 2025 tankless/ondemand 2025
Paint	Exterior 2016; Interior 2025 + 2026
Landscaping	2026
Plumbing	2022
Roof	November 2025
Sinks	Kitchen - 2018; Bathrooms 2026
Septic System	
Sprinkler System	2025
Wallpaper	
Windows	
OTHER	

SELLERS EXCLUSIONS

Listing Address: _____

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 entry, anything "smart", etc.) smart thermostat, Keyless entry
- Refrigerator/Stove/other kitchen equipment: _____
- Curtains/Drapes/Valances/Rods in the following rooms: _____
- Screens/Shutters/Awnings on the following windows: _____
- Window blinds/shades in the following rooms: _____
- Mirrors fixed in place in the following rooms: _____
- Ceiling fans/light fixtures in following rooms: _____

- | | |
|---|---|
| <input type="checkbox"/> Mailbox and/or mailbox keys | <input type="checkbox"/> Entry gate openers |
| <input type="checkbox"/> Door keys | <input type="checkbox"/> Built-in vacuum attachments |
| <input type="checkbox"/> Satellite equipment & controls | <input type="checkbox"/> Built-in cleaning equipment |
| <input type="checkbox"/> Television antennas | <input type="checkbox"/> pool equipment & maintenance accessories |
| <input type="checkbox"/> Built-in or mounted speakers | <input type="checkbox"/> Above ground pool/hot tub |
| <input type="checkbox"/> Mounted TV | <input type="checkbox"/> Permanent installed outdoor grill |
| <input type="checkbox"/> Mounted TV brackets | <input type="checkbox"/> outdoor cooking equipment |
| <input type="checkbox"/> Window units | <input type="checkbox"/> Artificial fireplace logs |
| <input type="checkbox"/> Attic fan(s) | <input type="checkbox"/> Fireplace screens |
| <input type="checkbox"/> Security System | <input type="checkbox"/> Playground/swing set/playhouse equipment |
| <input type="checkbox"/> Smoke alarms | <input type="checkbox"/> Basketball goal |
| <input type="checkbox"/> Wiring | <input type="checkbox"/> Storage shed, shelves in storage shed |
| <input type="checkbox"/> Plumbing fixtures | <input type="checkbox"/> Shelves/workbench in garage |
| <input type="checkbox"/> Water softener system | <input type="checkbox"/> Birdbaths, birdhouses and/or bird feeders |
| <input type="checkbox"/> Built-in or attached microwave | <input type="checkbox"/> Fish pond and/or fish in pond |
| <input type="checkbox"/> Built-in or attached coffee pots | <input checked="" type="checkbox"/> Statues, fountains, yard art <u>boy/girl under umbrella</u> |
| <input type="checkbox"/> Built-in or attached toaster ovens | <input type="checkbox"/> Yard lights/landscape lighting |
| <input type="checkbox"/> Built-in or attached pot racks | <input type="checkbox"/> Flag Pole |
| <input type="checkbox"/> Garage door opener or controls | <input type="checkbox"/> Shrubs and/or landscaping |
| <input type="checkbox"/> Other: _____ | |

Seller: *[Signature]*

Date: 3/27/26

Seller: _____

Date: _____

Buyer: _____

Date: _____

Buyer: _____

Date: _____

UTILITY BILL TRACKER

Address: 691 FM 1272 Grapeland

OF PEOPLE LIVING IN HOME: 6

SUMMERTIME THERMOSTAT SETTING: 77

WINTERTIME EST THERMOSTAT SETTING: 68

Month/ Year	Electric	Gas	Water	Trash	Sewer
January	2024 \$552.57	∅	2024 \$70.40	∅	∅
February	2024 \$576.27		2026-\$76.25		
March	2025 \$562.43		2025-\$66.10		
April	2025 \$322.66		2025-\$83.45		
May	2025 \$316.77		2025-\$95.75		
June	2025 \$422.68	2024 \$231. [∞]	2025-\$142.90		
July	2025 \$447.29	∅	2025-\$65.83		
August	2025 \$398.04		2025-\$204.23		
September	2025 \$390.49		2025-\$119.75		
October	2025 \$334.18		2025-\$146.40		
November	2025 \$328.68		2025-\$93.30		
December	2025 \$460.98		2025-\$59.65		