

Information Regarding 10118 North Shore Drive

REPAIRS & IMPROVEMENTS

- Chimney Recapped Nov 2007
- Main Floor Fireplace Firebox Rebuilt Feb 2008
- Complete Roof Replacement House & Garage July 2008
- TimberTech Deck Installed April 2010
- High Efficiency (98.2% AFUE) Lennox Furnace Installed: Nov 2010
- Pella Sliding Doors & New Garage Side Door Installed Jan 2011
- Replacement Windows Installed & Picture Windows Resealed Sep 2012

UTILITIES

- Electricity: [South Central Power Company] Average Monthly Billing - \$34.00 from Feb 2012 to Feb 2013
- Gas (furnace & water heater - Propane): [Ferrellgas] 530 gals used from Feb 2012 to Feb 2013 Note--Usage represents thermostat set to 52°, except when occupied.
- Water: [Highland County Water Company] Average Monthly Billing – \$14.71 from Feb 2012 to Feb 2013

WHAT STAYS

House:

- Refrigerator
- Microwave Oven & Other Kitchen Counter Appliances
- Flat Screen TV & Digital Receiver/DVD Player
- Three Cushion Couch
- Square Swivel-Top Table
- Washer, Dryer & Cabinets in Laundry Room
- Parts for House-Specific Fixtures and Mechanical Systems
- Hunter Overhead/Ceiling Fan For Loft (Not Installed)
- Floor Buffer & Pads
- 3 Vacuum Cleaners & Shop Vac

Garage:

- Wood Burning Stove in Garage (Not Installed)
- Portable Generator

SURROUNDING TREE TYPES

- Dogwood and Redbud, Arborvitae, Ash, Beech, Cherry, Maple, Oak, Pawpaw, Sycamore, Tulip Poplar, Walnut, and Willow.