

Property Condition Report

Case Number: 101-983320	Contract Area: 7A
Current Step: 2-Appraisal Complete	Address: 711 PINE SHADOWS DR
Step Date: 05/31/2019	City, St Zip: DALLAS, GA 30157-0000
HOC: Atlanta	

Property Condition Report

Item Description/Condition	Item Functionality	Functionality/Test Notes
Cooling/Air-Conditioner: OK --Heating/Furnace: OK --HVAC System Duct: OK	HVAC tested and functional?: Yes	The HVAC was tested with a generator and found to be functional
Electrical Wiring: OK --Other: OK --Other: N/A	Electric supply tested and functional?: Yes	The electrical system was tested with a generator and was functional
Stove/Range/Oven: OK --Kitchen Cabinets: Damaged --Other: OK	Built-in appliances tested and functional?: Yes	The Appliances were tested with a generator and found to be functional
Plumbing: Damaged --Sink: OK --Other: N/A	Water supply tested and functional?: Yes	The plumbing was tested pressure remained on 0 PSI after 20 minutes indicating a possible leak
Water Heater: OK	Water heater functional?: Yes	the water heater is drained
Sewer/Septic System: OK --Toilet: OK --Other: N/A	Sanitary & plumbing system functional?: Yes	flush test passed
Roof: OK --Other: N/A	Roofing in acceptable condition?: Yes	roof is in good condition