

Property Condition Report

Case Number: 387-412268 Current Step: 1c-Ready to Show Condition Step Date: 06/17/2025 HOC: Atlanta	Contract Area: 5A Address: 162 BLACK HORSE LN City, St Zip: KITTRELL, NC 27544-0000
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Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	OK	HVAC tested and functional?:	Yes	Generator/220 Plug/Breaker Panel, Pass
--Heating/Furnace:	OK			
--HVAC System Duct:	OK			
Electrical Wiring:	OK	Electric supply tested and functional?:	Yes	Generator/220 Plug/Breaker Panel Pass
--Other:	OK			
--Other:	OK			
Stove/Range/Oven:	Damaged	Built-in appliances tested and functional?:	No	Generator/220 Plug/Breaker Panel Fail
--Kitchen Cabinets:	OK			
--Other:	OK			
Plumbing:	OK	Water supply tested and functional?:	Yes	Pressure test; Pass
--Sink:	OK			
--Other:	OK			
Water Heater:	OK	Water heater functional?:	Yes	Inspected HWH components; pass with no deficiencies found
Sewer/Septic System:	OK			
--Toilet:	OK			
--Other:	OK	Sanitary & plumbing system functional?:	Yes	Pour Water/Antifreeze in Drains; Pass
Roof:	OK			
--Other:	OK			
		Roofing in acceptable condition?:	Yes	Inspected peaks, valleys, ridge lines/caps, chimneys, soffits, decking, boots and vents; Pass with no deficiencies found