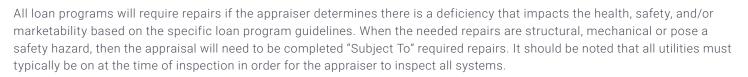
possible appraisal repair items ΛΛΛ ΛΛΛ



While there isn't a published list of required repairs, the following is a list of repairs that may be called for by appraisers. This list is not conclusive and is for general information purposes only.

General Items

- Peeling Paint
- Unknown substance (mold)
- Broken or missing window
- Handrails
- Missing spindles
- Damaged/missing stairs
- · Evidence of roof leaks
- · Roofs with less than 3 years life
- Missing siding
- Missing doors
- Missing closets
- Missing trim
- Holes in drywall
- · Chimneys in need of repair
- Tubs that need re-glazed
- Adequate insulation in attic
- If no AC: screens in windows
- If no AC: windows must open/close

HVAC.

- Furnace must work
- Missing heat source
- Gas lines are capped

Plumbing

- Hot water heater must work
- Indoor well (FHA)
- · Leaking pipes
- Leaking sinks
- Missing toilets
- Water heater overflow pipe 6" from floor
- Distance from well & septic minimum of 50ft
- Well/water test taken from 3rd party

Electrical

- Exposed wiring
- Junction box covers
- Switch covers
- Panel issues (must be sufficient for home)
- Mixing light fixtures
- Garage door opener issues

Structural

- Water in basement
- Foundation cracks
- Unlevel floors

Jeremy Drobeck

269.360.7109 JeremyD@treadstonemortgage.com

5787 Stadium Drive, Suite C Kalamazoo, MI 49009 www.1stclassmortgageservice.com



Jeremy Drobeck NMLS 130817 | Treadstone Funding propelled by Neighborhood Loans NMLS 222982