



Please leave at property

PROPERTY INFORMATION

Property Address: 1760 State Route 93

City: Baltic MLS #: _____

Age of components that are remaining with this property:

Roof: 25 years Furnace: Aprox 20 yrs

Microwave: 15 yrs Aprox Well Pump: New July of 2024

Range: 15 yrs Aprox Refrigerator: 15 yrs Aprox

Dishwasher: New Dec 2024 Hot Water Tank: Rented / leased (AWHR)

Water Softener: N/A A/C: Aprox 20 yrs

Improvements to home, including year improved:

Basement Remodel 2021, French Drain + New Sidewalk aprox 15 yrs
Generator Connection Noted on front of house basement wall

Inclusions:

Exclusions:

Hot water TANK is leased through
AWHR - 1-866-675-2947
Aprox 28 @ month

Utilities	Company	Avg. Monthly Cost	Phone #
Gas	<u>Enbridge</u> <u>East Ohio / Dominion Energy</u>	<u>90.00 Aprox</u>	<u>1-800-368-2764</u>
Oil	<u>N/A</u>	<u>—</u>	<u>—</u>
Electric	<u>AEP</u>	<u>\$ 125 - aprox.</u>	<u>1-800-672-2231</u>
Water/Sewer	<u>Septic / well</u>	<u>—</u>	<u>—</u>
Garbage	<u>Kimble</u>	<u>\$ 60 quarter</u>	<u>800-201-0005</u>
Cable/Internet	<u>Spectrum</u>	<u>\$ 150 @ month</u>	<u>1-855-707-7328</u>

Buyer Signature _____

Seller Signature Jim Stanley

Date: 2/2/25