



CONNECTING PEOPLE WITH PLACES

## UTILITIES EXPENSE SUMMARY

PREVIOUS 12 MONTHS\*

MONTH / YEAR	ELECTRICITY	GAS	WATER	MONTHLY TOTAL
	\$200/mo winter \$550/mo summer	750gal LP/yr	n/a - well	
	Includes barn condo and packing house			

\*All figures indicated above were provided by the homeowners. Arcadi Realty – The Adam Olsen Team, or any of its agents, hereby make no claim or representation that the data above is accurate. Furthermore, it must be made clear that future utilities expenses may not be consistent with the shown data. Utility expenses are greatly determined by individual homeowners lifestyle as well as raw cost providing such utilities. Buyer should research utilities and services on their own.





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## CURRENT SERVICE PROVIDERS FOR THE PROPERTY

Electricity: \_\_\_\_\_

Phone: \_\_\_\_\_

Sewer: \_\_\_\_\_

Phone: \_\_\_\_\_

Water: \_\_\_\_\_

Phone: \_\_\_\_\_

Cable: \_\_\_\_\_

Phone: \_\_\_\_\_

Trash: \_\_\_\_\_

Phone: \_\_\_\_\_

Natural Gas: \_\_\_\_\_

Phone: \_\_\_\_\_

Phone Company: \_\_\_\_\_

Phone: \_\_\_\_\_

Alarm Service: \_\_\_\_\_

Phone: \_\_\_\_\_

Pool Service: \_\_\_\_\_

Phone: \_\_\_\_\_

Yard Service: \_\_\_\_\_

Phone: \_\_\_\_\_

Propane: \_\_\_\_\_

Phone: \_\_\_\_\_

Pest Control: Mcmillian - Kevin

Phone: 936-662-1308

Septic: \_\_\_\_\_

Phone: \_\_\_\_\_

Trash Day(s): Dumpster with Piney Woods p/u on Wednesday. I do not use county waste

Mailbox Location / Number: 5241 / box at entrance





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## RENOVATIONS, UPGRADES, & REPAIRS

Item	Date Completed	Cost
Raised, drained, slaged roads	Over last 5yrs	\$80k
Service entrance w/ electrical and rail tie fencing	Oct 2020	\$20k
Home full interior freshen/paint, hardware change, fan change, faucet change, lights	Oct 2020	\$20k
Barn Condo new interior, hot water, gas lines, and electric	Jan 2017	\$15k
Home-exterior - paint, ceiling paint, new fans/lights, rock beds, gutters	Nov 2020	\$6k
Stack/compact behind house grade slope	August 2017	\$3k
5ton AC unit new evap, new suction line filter, new insl, test. 3ton AC Check and charge	Mar 2021	\$2.5k
Wireless Stream Property and Cameras	Feb 2021	\$3k
Cell Gate System on main gate - update	June 2020	\$1.5k

Additional ups - Commercial gate opener, outlets and new wiring @ front gate, prox sensor on front gate, ponds dug and stocked, levies graded, new damn in rear prop over creek, bridge over creek, new trees @ pond/house/packing-house, 240v pwr to pond, generator, additional propane tanks, equipment wash-pad with rack installed, rock under barn lean-to's, fields graded, aeration sys main pond/tank, 100yd range behind house, new barn tables and shelving, welder/air compressor outlets, packing house all 120v and 240v, comp air plumbed, commercial water softener for everything, washer/dryer all living spaces, natural spring on prop...

