

5408 Lillian

List of updates/maintenance work done (provided by Seller):

6/21/2013: A/C repair (replaced circuit board and miscellaneous ancillary work).
Cost: \$2K

4/11/2014: Replaced water heater. **Cost: \$2.2K**

4/21/2014: Termite treatment, including preventive.

7/29/2014: Replaced defective drain pan in master shower and replaced all master bathroom tiling with new tile. **Cost: \$12K**

5/20/2015: Repaired/replaced A/C (installed 2.5 ton Condenser unit (Refrigerant: 410A), box coil, including new plenum, drain lines, etc.). **Cost: \$6.2K**

10/13/2016: Installed new garage door opener. **Cost:\$600**

10/12/2017: Roof repairs (replaced leaking exhaust vents and broken shingles). **Cost: \$700.**