

Sellen's

EXCLUSION LIST

EXHIBIT A

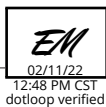
PROPERTY ADDRESS: 64 April Point Drive North

		LOCATION
INTERIOR	CURTAINS/DRAPERIES & RODS	
	SHOWER CURTAINS & RODS	
	VALANCES	
	BLINDS	
	TOWEL BARS/RACKS	
	WINDOW SHADES	
	AREA RUGS	
	MIRRORS FIXED IN PLACE	
	DECORATIVE MIRRORS	
	DECORATIVE HARDWARE	
	CEILING FANS	
	ATTIC FANS	
	LIGHT FIXTURES	
	PLUMBING FIXTURES	
	WATER SOFTENERS	
	FIREPLACE SCREENS OR DOORS	
GAS LOGS OR ROCKS		
BOOKSHELVES ATTACHED OR APPEARING TO BE ATTACHED		
EXTERIOR	WINDOW SCREENS	
	SHUTTERS	
	AWNINGS	
	MAILBOX	
	WINDOW AIR CONDITIONING UNIT	
	OTHER HEATING OR AIR CONDITIONING EQUIPMENT	
	GARAGE DOOR OPENERS & CONTROLS	
	CENTRAL VACUUM & ACCESSORIES	
	ALL SWIMMING POOL EQUIPMENT	
	PORTABLE SPA	
	SHRUBBERY & PLANTS/POTTED PLANTS & CONTAINERS	
	PERMANENTLY INSTALLED OUTDOOR COOKING EQUIPMENT	
	SWING SETS	
	PLAYGROUND EQUIPMENT	
	BASKETBALL GOALS	
	FOUNTAINS	
	BIRD BATHS	
	STATUES, ROCKS OR STONES	
	YARD LIGHTING	
	WORKBENCH	
SHELVES IN GARAGE OR STORAGE AREAS		
OTHER PERMANENTLY ATTACHED ITEMS	<u>All staging items</u>	
OTHER		
ELECTRONICS	TV ANTENNAE	
	BUILT-IN SPEAKERS	
	SATELLITE DISH	
	TV AND/OR TV BRACKETS	<u>Current Fridg</u>

[PLEASE PUT USER CARE MANUALS & WARRANTY PAPERWORK FOR ITEMS STAYING IN A DRAWER IN KITCHEN]



SELLER'S INITIALS: _____



BUYER'S INITIALS: _____