

Randy & Diana Parker – 14 Tam Court, Houston, TX 77055

List of Upgrades and Year Completed:

2006-2007 - Gutted and reconfigured entire living area (kitchen, living room, dining room) and master bedroom, added on (increased bedroom size, added new master closet w/built-ins and master bath, laundry room). Reconfigured/added closets, cabinetry in second bedroom and bath; all new fixtures, toilets, vanities, countertops. All new windows and doors; 2nd HVAC unit added and replaced existing units; plantation shutters installed.

2007- Fenced back and side yards - 8' cedar fencing. Stuccoed over brick exterior of home. Installed leaf guard gutters.

2008-Planted live oak and red oak trees in front yard, a Mexican Plum tree and 4 crape myrtle trees; removed unhealthy/old trees. Two tall stucco planters built into backyard and two stucco walls with arched doorways and gates (to separate yard into sections); added sconces on each side of gates. Tool shed constructed in "utility" section and painted to match house. Replaced garage door and opener; painted door.

2009-Added stone walkways throughout back and side yards; two large fountains installed; decking and benches added. Added beds in front of house and at front corner with large rocks and plants.
Outside A/C unit replaced (the larger unit).

2010-Enlarged front porch area and added flagstone + two tall stucco planter boxes and a small fountain; created new beds with boulders along front of house and at front porch; created flower bed with rocks lining the beds and outlined with large boulders. Radiant barrier added in attic.

2016 - Custom casita/office building with wood deck constructed behind house; wood tile flooring, French doors across front with a mini-split unit.

2017 - Custom cabinetry and storage built into garage and in casita/office building; added maple workbench and large stainless sink in garage; garage flooring; added storm door w/screen; new attic door; added flooring in attic. Replaced dishwasher with Bosch. New ceiling fans on back patio.

2018 - Wolf gas cooktop replaced. Added and replaced landscape lighting.

2019 - New iron gate built and installed at outside stucco wall.

2020: All cabinets and woodwork painted inside house (kitchen, bathrooms, built-ins in living area) and interior walls painted. New batch disposer and new faucets in kitchen. All new vanity lighting in bathrooms.

2021: Two new gas lanterns installed on front of house; new water heater installed (73 gal); entire exterior of house, stucco walls and planter boxes painted. New mini-split unit installed in casita/office.

2022: Yard drainage replaced/improved as needed and all yards leveled and re-sodded as needed; all exterior doors painted and new door hardware (with exception of front door). Lawn sprinkler system upgraded for better and more efficient coverage of lawn and all plants.