

4728 Ave N ½ Galveston Texas

Kierbow-Adriance House

- Built in 1929 for Kierbows
- Owned by Gloria Kierbow Adriance transferred to son, Bill Adriance
- 1984 siding installed
- 1984 seller finance sale to renter, defaulted, house back to family
- 2008 – lke no flooding in house, roof leakage only, updates made:
 - Replaced roof, 25 year roof
 - Wooden floors refurbished by Bill Hynek, wax finish
 - Kitchen remodeled
 - Sheet rock/interior house painted
- 2012 Bathroom retiled
- 2012 sewage pipe replaced
- 2012 new gas water heater
- 2015 all electric wiring replaced
- 2017 air conditioning unit replaced
- 2019 interior repainted
- 2019 living room and dining room floors refinished
- 2020 plumbing replaced all lead pipe and plumbing
- 2022 support structures evaluated, slight leveling (< ¼ inch) one floor beam replaced
- Aramco hurricane blinds for windows, screens in garage, labeled per window
- Fruit trees on property: 4 apple, 1 orange 2 peach

Inclusions	Exclusions
White bookcases	Any artwork
Black bookcases	Couch, chair in living room
Armoire	China cabinet, dining table, chairs
White cabinet – bathroom	Mirror in dining room
All window coverings	Day bed
All rugs	Items stored in garage
All appliances: Stove, Fridge, Washer and Dryer	Lawn furniture: porch wooden rockers, table and chairs
All light fixtures	