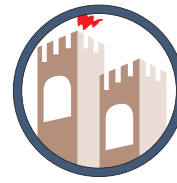


CONVERSATION WITH THE SELLERS

Valuable insight on owning this home



My Castle
REALTY

PROPERTY ADDRESS

1 Why did you decide to buy this home for yourself?

Large yard for our kids to play in , breathtaking serene lakeview all year round, proximity to 288 highway and easy commute. Good schools , safe neighborhood, easy access to all amenities including a tennis court , swimming pool etc were all deciding factors.

2 What do you think are the best features of your home?

Our backyard was the ideal place to cozy up on a weekend afternoon or be lazing around , we didn't need to drive anywhere for a picnic spot. Inside the home too plenty of space to entertain for visiting family / friends and for the kids to play and have fun. Plenty of storage space , huge kitchen , 3 car garage , and lots more.

3 Tell me what you like best about the neighborhood.

Safety, safety, safety; especially being a gated community. Privacy , calm and quiet, low traffic , less congestion, few minutes to the library.

4 What are your favorite places for recreation, shopping and eating nearby?

Shopping- Pearland Town Center, Dillards, At Home
Grocery (Krogers , HEB , Aldi, Costco, Walmart all within 5- 7 min drive)
Eateries/Restaurants -CAVA, Texas Road House, Schezwan Spice, Monks

USEFUL PROPERTY INFORMATION

5 What are your average utility bills?

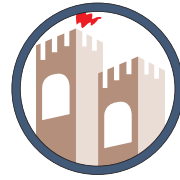
	SUMMER	WINTER
Average Electric Bill	\$ 292 (March- October)	\$ 168 (November - February)
Average Gas Bill		
Average Water Bill		

6 How old are the following items?

	UNIT 1	UNIT 2
Air Conditioning	2022	2022 ; Unit 3 : 2019
Furnace		
Water Heater	Rheem 2017	Navian 2020
Dishwasher	Frigidaire 2021	
Microwave	Kitchen Aid 2005	
Pool Equipment		
Roof		

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7

Please list any updates/upgrades made to the property.

UPGRADES/UPDATES	YEAR COMPLETED

EXCLUSIONS

Included When Selling a Home: Any equipment and appliances, valances, screens, shutters, awnings, wall-to-wall carpeting, mirrors, ceiling fans, attic fans, mail boxes, television antennas and satellite dish system and equipment, mounts and brackets for televisions and speakers, heating and air-conditioning units, security systems, fire detection equipment, wiring, plumbing and lighting fixtures, chandeliers, water softener system, kitchen equipment, garage door openers, pool cleaning equipment, shrubbery, landscaping, outdoor cooking equipment, and all other property owned by seller and attached to the above described real property. Any window air conditioning units, stove, fireplace screens, curtains and rods, blinds, window shades, draperies and rods, door keys, mailbox keys, above ground pool, swimming pool equipment and maintenance accessories, artificial fireplace logs, and controls for satellite dish systems, garage doors, entry gates and other improvement and accessories.

8

Are there any exclusions, or items you are not including, with the sale of the property?

NO

YES

Please be sure to reference above list of inclusions.
If yes, please list any exclusions below.

EXCLUSIONS