14703 Turquoise Court Willis, Texas 77378

**GENERATOR:**

* Installed a whole-house generator with automatic transfer switch
* Two year service agreement purchased September 2023
* Upgraded Natural Gas meter to increase volume flow to feed: whole-house generator, residential heaters, pool heater, gas range, gas grill, gas fire place and any additional gas devices without reservation

**POOL:**

* Installed a pool with ultra-violet filter and filter cartridges for minimal chemical use
* Installed a hot tub with same filtration systems plus air blower for massage therapy
* Installed a ~~pool~~ natural gas pool heater

**PATIO:**

* Installed a concrete patio with cool-deck spanning the house
* Installed a fence surrounding patio
* Installed a natural gas line to the patio for gas grill
* Installed three 72” ceiling fans with 10 blades for max air flow
* These upgrades allow for enhanced view and enjoyment of the pond

**BACKYARD:**

* Installed 4’ wide aluminum stairs at turn around driveway to back yard

**PUTTING GREEN:**

* Installed artificial turf and putting green on patio (eliminated the need to mow every 2-3 days by replacing grass with artificial turf)

**PERGOLA:**

* Installed a pergola which immediately created 50% shaded area
* Installed two manual sunshades/screens on pergola
* Installed one smaller powered sunshade/screen on patio

**WINDOW TREATMENT:**

* Installed a powered sunshade/screen spanning the three windows in living room
* Installed plantation shutters in primary bedroom and kitchen eating nook

**WATER:**

* Installed a whole-house water softener
* Installed a whole-house water filter
* Installed a reverse-osmosis water filter at bar

**RV GARAGE:**

* Installed portable-industrial HVAC in RV garage
* Installed mini refrigerator in office in RV garage
* Office desk/chair in RV garage
* Installed a 100’ retractable hose reel on exterior of RV garage

**SEPTIC SYSTEM:**

* Septic system serviced 22MAR2024 and all is 100% operational
* Maintenance contracts are required by Texas Health Code 366.0515, thus we have had a service contract with Conroe Septic since 2018

**PRIMARY BATHROOM:**

* Installed two glass doors on shower entrances.

**KITCHEN:**

* Upgraded dishwasher to Bosch, extremely quiet and great at cleaning and sanitizing

**HVAC FILTER SYSTEM:**

* Installed whole-system air filters in both HVAC systems which only requires filter changes every 6 months by the service technician during the Spring and Fall service calls. Previously, I had to climb up the ladder MONTHLY to change the HVAC filters in the ceiling. This eliminated a falling hazard.