

Home & Utility Information from the Seller's of 1005 Downing Way Court  
Raleigh, NC 27614

Utility & Services Company Duke Monthly Average  
Electric \$200  
Water 0  
Sewer 0  
Gas/Propane 0  
Garbage Day of Week Thursday Recycle Day of Week: Thursday

Alarm System: ☒ No ☐ Yes If yes, Company \_\_\_\_\_ Phone #: \_\_\_\_\_  
Is Alarm System Owned ☒ Rented If rented, transfer fee: \$ \_\_\_\_\_ Monitoring Fee: \_\_\_\_\_

Home Systems Information: HVAC: 1 Unit 8 Age Dual Zone N ☒ Y  
Do you have more than 1 HVAC Unit? ☒ Y 2 Unit 4 Age 3 Unit Age \_\_\_\_\_

Heat Type Heat Pump ☒ Forced Air \_\_\_\_\_ Other \_\_\_\_\_  
Heat Source: Electric ☒ Natural Gas \_\_\_\_\_ Propane Is your Tank Rented or Owned? \_\_\_\_\_  
Fireplace: \_\_\_\_\_ Natural Gas \_\_\_\_\_ Propane Gas \_\_\_\_\_ Wood Location of Propane Tank \_\_\_\_\_

Water heater: ☒ Electric \_\_\_\_\_ Natural Gas \_\_\_\_\_ Tankless Location: Garage Age 5 yrs  
Roof: Age 8 years Warranty? Y/ N with Company UNKNOWN

Foundation: ☒ Crawl \_\_\_\_\_ Slab \_\_\_\_\_ Unfinished basement \_\_\_\_\_ Finished Basement \_\_\_\_\_ Other: \_\_\_\_\_

Water: (check one) \_\_\_\_\_ City \_\_\_\_\_ Community Well ☒ Private Well Location: Front/Side

Septic: (check one) \_\_\_\_\_ City ☒ Private? If Private, last time system pumped? < 1 year

Home Warranty: ☒ N ☐ Y Company Name \_\_\_\_\_

Transferable termite bond: ☒ N ☐ Y Company \_\_\_\_\_ Transfer Fee \$ \_\_\_\_\_

1-HOA\_Mgmt Co. \_\_\_\_\_ Dues \$ \_\_\_\_\_ Mon \_\_\_\_\_ Qtly \_\_\_\_\_ Semi-Annual \_\_\_\_\_ Annual \_\_\_\_\_  
(check one)

2-HOA\_Mgmt Co. \_\_\_\_\_ Dues \$ \_\_\_\_\_ Mon \_\_\_\_\_ Qtly \_\_\_\_\_ Semi-Annual \_\_\_\_\_ Annual \_\_\_\_\_  
(check one)

Any HOA special assessments? Y/ N \_\_\_\_\_ Amount \$ \_\_\_\_\_ To be used for: \_\_\_\_\_

Does your property have an HOA, are there any restrictive covenants? \_\_\_\_\_ Yes \_\_\_\_\_ No \_\_\_\_\_ Not Sure

Title Insurance Company: \_\_\_\_\_ This info is on your closing statement when you purchased the home.

Mailbox location: Front # or Letter \_\_\_\_\_ Parking #/Location: Ample

0 Street



(Driveway + add'l)

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4/12/26

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Maintenance & Upgrades Information for.

1005 Downing Way Ct  
Raleigh, NC 27614

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Year

Item

2020

Upgraded half-bath downstairs w/  
Paint, Tile (floor) + fixtures

2016

New toilet - Master BR

2023

Circuit for backup generator or  
Electric Vehicle charger  
installed

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Maintenance & Upgrades Information for:

1005 Downing Way Ct  
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Dear Potential Home Buyer, We would like to share information about our home.

Maintenance Items (ex: new/newer roof, water heater, HVAC, etc.)

Year

Item

|               |                             |
|---------------|-----------------------------|
| 2017          | Roof                        |
| 2018          | Water heater                |
| 2017+<br>2020 | 2 new HVACs                 |
| 2024          | New Pump in Well<br>Bladder |

Upgrades & Improvements (new carpet, painting, kitchen appliances, etc.)

Year

Item

|       |                                               |
|-------|-----------------------------------------------|
| 2016  | Fenced-in backyard + landscaping              |
| 2016  | New Carpet - Downstairs                       |
| 2020  | New Refrigerator, Stove, Dishwasher,          |
| 2016+ | Downstairs & Upstairs painted                 |
| 2023  | microwave                                     |
| 2021  | Fireplace & grille (concrete)                 |
| 2021  | Renovated Sunroom - paint, new floor          |
| 2021  | Added 2 built-in bookcases in Sunroom         |
| 2024  | Added roof to Deck & wood-burning             |
| 2019  | Built 4 custom outbuildings (1 fully          |
| 2016+ | insulated w/mini-split)                       |
| 2022  | Landscaping - Significant w/ trees            |
| 2022  | all windows replaced in home                  |
| 2024+ | Upgraded laundry room w/ farmhouse            |
| 2018  | sink, wall paper, tile floor & paint          |
| 2023  | Potting area overhang - backyard              |
| 2023  | RV/boat pad parking w/ 30AMP Service          |
| 2023  | Detached garage w/ 100AMP Service             |
| 2019  | Deer trough built                             |
| 2020  | Concrete parking pad behind Merchant!         |
|       | out-building for ATV, mowers, wheelbarrow etc |

Interesting info about our area:

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