Property Condition Report

Case Number:	292-797906	**Contract Area:**	2D
Current Step:	1c-Ready to Show Condition	**Address:**	306 WEST 4TH ST
Step Date:	08/03/2026	**City, St Zip:**	PORTAGEVILLE, MO 63873-0000
HOC:	Denver		

Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	**N/A**	**HVAC tested and functional?:**	N/A	Generator failed. Due to electricity current escape somewhere inside the house
--Heating/Furnace:	**Missing**			
--HVAC System Duct:	**N/A**			
Electrical Wiring:	**Damaged**	**Electric supply tested and functional?:**	N/A	Generator failed. Due to electricity current escape somewhere inside the house
--Other:	**N/A**			
--Other:	**N/A**			
Stove/Range/Oven:	**OK**	**Built-in appliances tested and functional?:**	N/A	Generator failed. Due to electricity current escape somewhere inside the house
--Kitchen Cabinets:	**OK**			
--Other:	**N/A**			
Plumbing:	**Damaged**	**Water supply tested and functional?:**	Yes	Generator bypass. Pupes do not hold pressure due to break in the pipe on top of the heater. See picture marked
--Sink:	**OK**			
--Other:	**N/A**			
Water Heater:	**OK**	**Water heater functional?:**	Yes	Generator bypass. Based on visual observation heater seems functional
Sewer/Septic System:	**OK**	**Sanitary & plumbing system functional?:**	Yes	Generator bypass. Plumbing seems functional
--Toilet:	**OK**			
--Other:	**N/A**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	Based on visual inspection, roof seems okay
--Other:	**N/A**			