Property Condition Report

Case Number:	332-442844	**Contract Area:**	4S
Current Step:	1c-Ready to Show Condition	**Address:**	478 SEARCHLIGHT DR
Step Date:	10/01/2026	**City, St Zip:**	LAS VEGAS, NV 89110-0000
HOC:	Santa Ana		

Property Condition Report

Item Description/Condition		Item Functionality		Functionality/Test Notes
Cooling/Air-Conditioner:	**OK**	**HVAC tested and functional?:**	Yes	A visual inspection of the HVAC system revealed no defects that would render it inoperable
--Heating/Furnace:	**OK**			
--HVAC System Duct:	**OK**			
Electrical Wiring:	**OK**	**Electric supply tested and functional?:**	Yes	a analog multimeter was used to confrim that all of the circuits are complete
--Other:	**OK**			
--Other:	**OK**			
Stove/Range/Oven:	**OK**	**Built-in appliances tested and functional?:**	Yes	A visual inspection of the appliances revealed no defects that would render them inoperable
--Kitchen Cabinets:	**OK**			
--Other:	**OK**			
Plumbing:	**OK**	**Water supply tested and functional?:**	Yes	The plumbing held pressure for 30 minutes at 38 PSI
--Sink:	**OK**			
--Other:	**OK**			
Water Heater:	**OK**	**Water heater functional?:**	Yes	A visual inspection of the water heater revealed no defects that would render it inoperable
Sewer/Septic System:	**OK**	**Sanitary & plumbing system functional?:**	Yes	winterizatin fluid was poured in all sink traps, toilets and bath tubs and no leaks were observed
--Toilet:	**OK**			
--Other:	**OK**			
Roof:	**OK**	**Roofing in acceptable condition?:**	Yes	An inspection of the roof anceiling revealed no signs of a active roof leak
--Other:	**OK**			