



25045 Northwestern Pike
Romney, WV 26757
304-822-4488 (O) 304-822-4658 (F)

ITEMS TO CONVEY

Seller(s): KEN & EFFIE HODEK Date: 3-2-25

Property Address: 519 FORT ASHBY RD.

YES	NO		YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Alarm System	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Ceiling Fan(s) # <u>2</u>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Dishwasher	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Window AC Unit(s) # _____
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Stove - Electric (CONVECTION)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Existing W/W Carpet
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Stove - Gas	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Fireplace Screen Doors
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Refrigerator(s) # <u>2</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Fireplace Equipment
<input checked="" type="checkbox"/>	<input type="checkbox"/>	W/Ice Maker	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Storm Doors
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Built-In Microwave	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Storm Windows
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Microwave	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Draperies/Curtains
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Cooktop	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Drapery/Curtain Rods
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wall Oven(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Shades/Blinds
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Exhaust Fan(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Screens
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Freezer(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Central Vacuum
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Washer	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Intercom
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Dryer	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Garage Opener(s)
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water Filter	<input type="checkbox"/>	<input checked="" type="checkbox"/>	W/Remote(s) # _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water Softener	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hot Tub Equip. & Cover
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Garbage Disposal	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Pool, Equipment & Cover
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Trash Compactor	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Playground Equipment
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Dehumidifier	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Storage Shed(s) # <u>1</u> 10x12
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Satellite Dish	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wood Stove

ADDITIONAL INCLUSIONS:

12x18 CARPORT

LAUNDRY CABINETS

PATIO PRIVACY SCREENS

ADDITIONAL EXCLUSIONS:

Anneth Hodel 3-02-2025
Seller Date

Effie Hodel 3-2-2025
Seller Date

Buyer Date


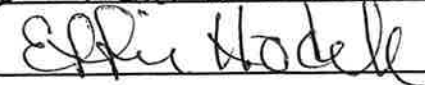
Buyer Date

WEST VIRGINIA RESIDENTIAL PROPERTY DISCLAIMER STATEMENT

NOTICE TO OWNER(S): Sign this statement only if you elect to sell the property without representations and warranties as to its condition, except as otherwise provided in the contract of sale and in the listing of latent defects set forth below; otherwise, complete and sign the RESIDENTIAL PROPERTY DISCLOSURE STATEMENT.

Except for the latent defects listed below, the undersigned owner(s) of the real property make no representations or warranties as to the condition of the real property or any improvements thereon, and the purchaser will be receiving the real property "as is" with all defects, including latent defects, which may exist, except as otherwise provided in the real estate contract of sale. The owner(s) acknowledge having carefully examined this statement and further acknowledge that they have been informed of their rights and obligations.

The owner(s) has actual knowledge of the following latent defects: _____

Owner <u></u>	Date <u>3-2-2025</u>
Owner <u></u>	Date <u>3-2-2025</u>

The purchaser(s) acknowledge receipt of a copy of this disclaimer statement and further acknowledge that they have been informed of their rights and obligations.

Purchaser _____ Date _____

Purchaser _____ Date _____

