

## Property Condition Report

<b>Case Number:</b> 194-012347	<b>Contract Area:</b> 5S
<b>Current Step:</b> 2-Appraisal Complete	<b>Address:</b> 46390 ALAMOS RD
<b>Step Date:</b> 01/31/2025	<b>City, St Zip:</b> NEWBERRY SPRINGS, CA 92365-0000
<b>HOC:</b> Santa Ana	

### Property Condition Report

Item Description/Condition	Item Functionality		Functionality/Test Notes
<b>Cooling/Air-Conditioner:</b> Damaged --Heating/Furnace: Damaged --HVAC System Duct: Damaged	<b>HVAC tested and functional?:</b>	No	ELECTRICAL DAMAGED ELECTRICAL DAMAGED ELECTRICAL DAMAGED
<b>Electrical Wiring:</b> Damaged --Other: Damaged --Other: Damaged	<b>Electric supply tested and functional?:</b>	No	ELECTRICAL DAMAGED
<b>Stove/Range/Oven:</b> Damaged --Kitchen Cabinets: Damaged --Other: OK	<b>Built-in appliances tested and functional?:</b>	No	ELECTRICAL DAMAGED
<b>Plumbing:</b> Damaged --Sink: Damaged --Other: Damaged	<b>Water supply tested and functional?:</b>	No	PRESSURE TEST FAIL
<b>Water Heater:</b> OK	<b>Water heater functional?:</b>	Yes	VISUALLY INSPECTED
<b>Sewer/Septic System:</b> Damaged --Toilet: Missing --Other: Damaged	<b>Sanitary &amp; plumbing system functional?:</b>	No	PLUMBING TO WELL DAMAGED
<b>Roof:</b> OK --Other: OK	<b>Roofing in acceptable condition?:</b>	Yes	VISUALLY INSPECTED, IN GOOD CONDITIONS