

- **In October 2020, 14 exterior concrete pressed pile piers installed; lifetime warranty provided by Hercules Foundation Repair; *reinspected by Hercules Foundation Repair near end of 2025, confirmed piers are performing as intended***
- **In August 2022, gutters with screens, and 4 downspouts installed by DRG**
- **In April 2024, 3.5 Ton Up-Flow Carrier HVAC System including float switch, filter base, Honeywell WIFI Thermostat, new drain line under slab installed by Moody's AC & Heat in April 2024; 10 yr parts warranty, 2 yr labor warranty, thermostat 5 yr parts warranty**
- **In June 2024, master bedroom fan, living room fan, and dining room light fixture by Grayzer Electric**
- **In October 2025, trees pruned 3-5 ft from roofline and canopies raised 14 ft from driveway/sidewalk by GoodGuys Tree Service**
- **In Spring 2026, fresh paint in multiple areas of exterior and much of interior by E JL, and luxury flooring overlay installed in kitchen by Divine 5 Flooring**
- **In March 2026, 8 additional exterior concrete pressed pile piers installed; 10 yr warranty provided by Hercules Foundation Repair**