



SELLER HOMEWORK

ADDRESS: 204 Stone Creek Boulevard, Fairhope, AL 36532

HOMEOWNERS INSURANCE: Safe Port

Provider

\$8475

Premium

HOA: ☒ YES
☐ NO

Stone Creek

HOA Company

sandrakeepsbooks@gmail.com

Email

251-610-1731

Phone

\$1400

Dues

☐ Monthly

☒ Annually

☐ Biannually

☐ Quarterly

ELEVATION CERTIFICATE: ☒ YES ☐ NO
SURVEY: ☒ YES ☐ NO

TERMITE BOND: ☒ YES ☐ NO

Waynes

Termite Company

Sep 2026

Bond Exp. Date

	COMPANY	MONTHLY COST
ELECTRIC	<u>Riviera</u>	<u>520</u>
GAS	<u>Fairhope</u>	<u>45</u>
WATER	<u>Fairhope</u>	<u>59</u>
SEWER	<u>Fairhope</u>	<u>78</u>
PHONE	<u>N/A</u>	<u>N/A</u>
INTERNET	<u>AT&T</u>	<u>171</u>
TRASH	<u>Fairhope</u>	<u>25</u>
GENERATOR	☐ YES ☒ NO	FUEL SOURCE ☐ Natural Gas ☐ Propane

FAIRHOPE SINGLE TAX: ☐ YES ☒ NO

GARAGE DOOR OPENERS

2

Garage Openers

☒ YES ☐ NO

KEYS TO EXTERIOR DOORS

2

Home Keys

☒ YES ☐ NO

COMMUNITY MAILBOX

204

Mailbox #

☐ YES ☒ NO

GOLD FORTIFIED HOME: ☐ YES ☐ NO

BRONZE FORTIFIED ROOF: ☐ YES ☐ NO

Fortification Exp Date

	AGE OF SYSTEMS	LOCATION
ROOF	<u>2020</u>	
HVAC	<u>10 yrs</u>	
		☐ Attic ☒ Ground Level
HOT WATER HEATER	<u>Less than year</u>	
	☒ TANKLESS	
		☐ Attic ☒ Ground Level

ANY UPDATES TO PLUMBING OR ELECTRICAL:

Whole house replumb 2021 - Defective pex pipes state wide
Electrical - all new switches

ADDITIONAL UPDATES OR SPECIAL NOTES:

8 camera security system - \$0 - use through app / Full house security system \$29 month,
Refurbished and serviced both fireplaces - Q4 2025, all interior led light replacement Q4 2025
Whole house water filtration system - Q4 2025, All pool and filter equipment newly serviced
All upgraded kitchen appliances - double oven (gas range), sub zero
Newly replaced all landscape lighting/updated and serviced irrigation system during remodel
mobile device operating garage doors, epoxy (sp?) floor, additional key pad entry