

TEXAS ASSOCIATION OF REALTORS®

PROPERTY MANAGER'S INVENTORY AND CONDITION REPORT

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CONCERNING THE PROPERTY AT		
CONCENTIAL THE FIRST EN	Date of Report:	
Check only the items that are	in, on, or part of the Property.	
•	• • •	
Exterior Items	Comments	
☐Mailbox		
☐ Fences & Gates		
☐ Sheds & Outbuildings		
☐ Lawns, Trees, & Shrubs		
☐ Undergrd. Lawn Sprinkler		
☐ Exterior Faucets		
☐ Roof & Gutters		
☐Siding & Paint		
☐Driveway		
☐ Exterior Doors (doors,		
viewers, locks, stops, & knobs)		
☐ Door Bell		
☐ Exterior Lights		
☐ Patio or Deck		
■ Water Shut-Off Valve		
☐Gas Shut-Off Valve		
☐ Electrical Breakers		
Other		
Garage	Comments	
☐Ceilings & Walls		
□Floor		
☐ Light Fixtures		
☐ Cabinets & Shelves		
☐ Auto Door Openers		
☐ Remotes for Doors		
☐Garage Doors		
☐ Door to Dwelling (door,		
viewers, locks, stops, & knobs)		
☐ Other Doors (doors, viewers		
locks, stops, & knobs)		
☐Storage Room		
Other		
Entry	Comments	
Ceilings & Walls		
Paint & Wallpaper		
Doors (doors, viewers, locks,		
stops, & knobs)		
☐ Light Fixtures		
■ Windows/Screens/Latches		

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Property Manager's Inventory and Condition concerning			
Entry (cont.)	Co	mments	
☐ Plugs & Switches			
Closet Shelves & Rods			
☐Smoke Alarm	Tested? □ves □no	Working? □yes □no	Battery:
Other			
	•		
Living Room	Co	mments	
☐ Ceilings & Walls			
☐Paint & Wallpaper			
☐ Doors (doors, viewers, locks,			
stops, & knobs)			
☐ Flooring			
☐ Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
Drapes/Blinds/Shutters			
☐ Plugs & Switches			
Cabinets			
☐ Fireplace/Logs/Equip.			
☐Smoke Alarm	Tested? ☐yes ☐no	Working? ☐yes ☐no	Battery:
Other			
Dining Boom	<u> </u>	mments	
Dining Room ☐ Ceilings & Walls		innents	
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
Flooring			
Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐ Plugs & Switches			
☐ Cabinets			
☐ Smoke Alarm	Tested? ☐yes ☐no	Working? □yes □no	Battery:
Other			<u> </u>
Kitchen & Breakfast	Co	mments	
☐ Ceilings & Walls			
☐ Paint & Wallpaper			
☐ Doors (doors, viewers, locks,			
stops, & knobs)			
☐ Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐ Plugs & Switches			
Pantry & Shelves			
Cabinets & Handles			
□ Drawers & Handles			
Flooring	_		
Countertops	_		
Grout & Caulking			
☐ Range/Cooktop			

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Property Manager's Inventory and Condition concerning			
Kitchen & Brkf. (cont.)	Co	mments	
☐ Microwave	30		
□Dishwasher			
Oven (racks, knobs, broiler pan.			
light cover, bulb, element)			
☐ Vent Hood (light, fan, & filter)			
☐Garbage Disposer			
☐Sink/Faucet/Sprayer			
☐ Refrigerator (shelves, bulb			
light cover, drawers)			
☐Smoke Alarm	Tested? ☐yes ☐no	Working? □yes □no	Battery:
□Other	•		•
Halls	Co	mments	
☐ Ceilings & Walls			
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
Flooring			
□ Light Fixtures			
Plugs & Switches			
Closet Shelves & Rods			
Cabinets	T	Marking Day	Datta
Smoke Alarms	Tested? ☐yes ☐no	Working? ☐yes ☐no	Battery:
Other			
Family Room	Co	mments	
Ceilings & Walls			
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
□Flooring			
☐Lights & Ceiling Fans			
☐Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐ Plugs & Switches			
☐Closet Shelves & Rods			
☐ Cabinets			
☐ Fireplace/Logs/Equip.			
☐Smoke Alarms	Tested? ☐yes ☐no	Working? ☐yes ☐no	Battery:
Other			
Master Bedroom (1)	Co	mments	
Ceilings & Walls			
Paint & Wallpaper			
Doors (doors, viewers, locks, stops, & knobs)			
☐ Flooring			
☐ Lights & Ceiling Fans☐ Windows/Screens/Latches☐			
☐ Drapes/Blinds/Shutters			
☐ Plugs & Switches			
Lat lugs & Switches			

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Property Manager's Inventory and Condition concerning			
Master Bdrm. (cont.)	Co	mments	
Closet Shelves & Rods	- 00		
☐ Cabinets			
☐ Smoke Alarm	Tested? Dyes Dno	Working? □yes □no	Battery:
Other	rested: Tyes The	vvorking: Layes Lane	Dattery
J Other	<u> </u>		
Master Bathroom (1)	Co	mments	
Ceiling & Walls		iiiiieiits	
☐ Paint & Wallpaper	+		
Doors (doors, viewers, locks,	+		
stops, & knobs)			
☐Lights & Fans	-		
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters	-		
☐ Plugs & Switches	+		
Closet Shelves & Rods	+		
☐ Cabinets & Handles	+		
	_		
Flooring			
Countertops			
Sinks/Faucets/Stoppers			
☐ Tub/Shower & Faucets			
Grout & Caulking			
Toilet/Lid/Seat/Paper Hldr			
Heaters & Exhaust Fans			
☐ Towel Fixtures			
Other			
D (0)	1		
Bedroom (2)	Co	mments	
Ceiling & Walls			
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
Flooring			
☐ Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
Drapes/Blinds/Shutters			
☐ Plugs & Switches			
☐ Closet Shelves & Rods			
□ Cabinets			
☐Smoke Alarms	Tested? ☐yes ☐no	Working? □yes □no	Battery:
Other			
Bedroom (3)	Co	mments	
☐ Ceiling & Walls			
☐ Paint & Wallpaper			
□ Doors (doors, viewers, locks,			
stops, & knobs)			
☐Flooring			
☐ Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			

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Property Manager's Inventory and Condition concerning			
Bedroom (3) (cont.)	Co	mments	
☐ Plugs & Switches	00		
Closet Shelves & Rods			
☐ Cabinets			
☐Smoke Alarms	Tested? Dives Dino	Working? □yes □no	Battery:
Other	rested: Tyes The	Working: Layes Lane	Dattery
Other	1		
Bedroom (4)	Co	mments	
☐ Ceiling & Walls	- 33		
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
□Flooring			
☐ Lights & Ceiling Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐Plugs & Switches			
Closet Shelves & Rods			
☐ Cabinets			
☐Smoke Alarms	Tested? Dives Dino	Working? □yes □no	Battery:
□Other	resteu: Tyes Tho	Working: Layes Land	Dattery
- Other			
Bathroom (2)	Co	mments	
☐ Ceiling & Walls	- 33		
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
☐Lights & Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐Plugs & Switches			
☐Closet Shelves & Rods			
☐ Cabinets & Handles			
Flooring			
☐ Countertops			
☐ Sinks/Faucets/Stoppers			
Tub/Shower & Faucets			
Grout & Caulking			
☐ Toilet/Lid/Seat/Paper Hldr			
Heaters & Exhaust Fans			
☐ Towel Fixtures			
Other			
Other			
Bathroom (3)	Co	mments	
☐ Ceiling & Walls	00		
Paint & Wallpaper			
Doors (doors, viewers, locks,			
stops, & knobs)			
☐Lights & Fans			
☐ Windows/Screens/Latches			
☐ Drapes/Blinds/Shutters			
☐Plugs & Switches			

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Property Manager's Inventory and	Condition concerning	
Bathroom (3) (cont.)	Comr	nents
☐ Closet Shelves & Rods	00	nento
Cabinets & Handles		
Flooring		
☐ Countertops		
☐ Sinks/Faucets/Stoppers		
☐ Grout & Caulking		
☐Tub/Shower & Faucets	+	
	_	
Toilet/Lid/Seat/Paper Hldr		
Heaters & Exhaust Fans		
☐ Towel Fixtures		
Other		
Hallian Danie	0	
Utility Room	Comr	nents
Ceiling & Walls		
Paint & Wallpaper		
Doors (doors, viewers, locks,		
stops, & knobs)		
☐Light Fixtures		
■Windows/Screens/Latches		
☐ Plugs & Switches		
☐Closet Shelves & Rods		
☐Cabinets & Handles		
□Flooring		
☐ Countertops		
☐Sinks & Faucets		
☐Grout & Caulking		
☐ Washer & Dryer		
□W & D Connections		
☐ Smoke Alarm	Tested? □yes □no V	Vorking? ☐yes ☐no Battery:
Other	rested: Layes Line V	vorking: Tyes The Battery.
- Other	<u> </u>	
Other	Comr	ments
☐ Central AC & Heat (units,	Note # of units & filter size.	nento
filters, thermostats)		
☐ Window A/C Units	Note # of units.	
Space or Wall Heaters	Note # of units.	
☐ Water Heater	Note # of units & capacity.	
	Note # of drifts & capacity.	
Water Softener		
□ Alarm System		
Central Vacuum		
Other		
Number of Keys: (Report the Door keys: Garage Ceiling Fan Remotes:	e Door Remotes:	s.) Security Cards: Mailbox keys: Recreational Facilities Keys or Cards:
		Receipt of report acknowledged by:
Cinnatus of B		Simulation 5
Signature of Person Completing Report Printed Name:		Signature Date Printed Name
Printed Name:		

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