



Move-In Inventory and Condition

Resident(s) Name: Jasmin Summerlin

Resident(s) Phone #(s): 2544226846

Property Address: 4510 condo drive kilteen, tx 76549

Lease Start Date: 6/1/23

☐ Security Deposit: \$

☒ Rhino Policy Number: CD91-144706-00 Policy Coverage Amount: \$1499.00

Items Issued: Keys 1 BU Garage Remote(s) 2 BU Pool Access Device(s) 0 BU

Utilities In Resident(s) Name: Water ☒ Confirmed Electricity ☒ Confirmed Gas ☐ Confirmed

☒ Any utility bills received by the landlord with usage after your lease start date will be billed back to your ledger and payment due at that time.

Complete this Move-In Inventory and Condition form within **72 hours** of your move-in date. **All items are presumed to be in good condition unless noted otherwise.** This form will be used to complete your move-in work request if applicable. Items not in functioning condition will be addressed, minor cosmetic or issues that do not disrupt functionality will not be resolved but noted for you move-out. This form will be used at your move-out to assess charges for damages. **Please be as thorough as possible.** Please send any photo documentation to Rentals@HomeRock.com to be added to your resident file. This form is standardized, and some items may not apply to the property, please mark "N/A" on items that do not apply.

JAS

Exterior

Mailbox ☐ On Property ☒ Cluster Mailbox (HomeRock does not maintain cluster mailboxes)

Fence & Gates Missing panels in back

Pool/Spa Equip. None

Lawn, Trees Shrubs Overgrown

Sprinklers None

Hose Bibs Good

Roof/Gutters Loose hinges on roof, trim on patio roof dry rot damage,

Siding/Brick & Paint Paint old, house has chips and wood damage outside.

Driveway Driveway has cracks & chunk missing.

Front Door

Doorknob & Locks Good

Doorbell working

Light Fixture/Bulb Good

Doorstop ☐ Yes ☒ No

Back Door

Doorknob & Locks Good

Sliding Glass Door & Lock Good

Light Fixture/Bulb Good

Patio/Deck Good

Doorstop ☐ Yes ☒ No

Other NoneWater Shut Off Valve Located ☒ Yes ☐ NoElectrical Breakers Located ☒ Yes ☐ No**Garage**DS
BUDS
BUCeiling/Walls GoodFloor GoodLight Fixture/Bulb GoodAutomatic Garage Door Opener GoodSafety Reversal (Sensors) GoodRemote(s) 2; good

Fire Door (Door to the Garage from the House)

Doorknob & Locks GoodDoorstop ☐ Yes ☒ NoStorage Attic is goodOther Good**Entry**Ceiling/Walls/Paint Repaired hole in wall on leftFlooring GoodLight Fixtures/Bulbs GoodWindows/Screens NonePlugs/Switches GoodCloset GoodSmoke Alarm ☐ Yes ☒ No Tested ☐ Working ☐ Not WorkingOther Front door weather strip leaks**Living Room**Ceiling/Walls/Paint GoodFlooring Small stain in carpetLight Fixtures/Bulbs GoodWindows/Screens GoodWindow Coverings GoodPlugs/Switches GoodCloset GoodCabinets GoodFireplace ☐ Yes ☒ NoSmoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not WorkingOther Nothing**Dining Room**Ceiling/Walls/Paint GoodFlooring GoodLight Fixtures/Bulbs GoodWindows/Screens GoodWindow Coverings Middle window glass seal damaged, screen has hole, & does not stay up on its own.Plugs/Switches Phone line plug cover missingCabinets GoodSmoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not Working

Other Nothing

Kitchen/Breakfast

Ceiling/Walls/Paint Good

Flooring Good

Light Fixtures/Bulbs Good

Windows/Screens Panel on bottom of back windows damaged

Window Coverings Good

Plugs/Switches Good

Cabinets/Drawers Good

Pantry/Shelves Shelves aren't bolted down, just sat on top.

Countertops Good

Range

Cooktop Good

Oven Good

Vent Hood Good

Microwave ☒ Yes ☐ No Good

Dishwasher Good

Refrigerator ☒ Yes ☐ No Has rust & dents on door and sides. Fully opens, has no stopper.

Sink/Faucet Low water pressure. water facet leaks in certain positions

Garbage Disposal Good

Smoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not Working

Other Nothing

Halls

Ceiling/Walls/Paint Good

Flooring Good

Light Fixtures/Bulbs Good

Plugs/Switches Good

Closet Good

Cabinets Good

Smoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not Working

Other Nothing

2nd Living Area ☐ None

Ceiling/Walls/Paint Little bump/hole in right interior wall

Flooring Patched carpet spot in the far right side of the room

Light Fixtures/Bulbs Good

Windows/Screens Good

Window Coverings Good

Plugs/Switches Good

Closet None

Cabinets Good

Fireplace ☐ Yes ☒ No

Smoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not Working

Other Nothing

Master BedroomCeiling/Walls/Paint GoodFlooring GoodLight Fixtures/Bulbs GoodWindows/Screens window glass seal chipped, windows don't stay up on their ownWindow Coverings GoodPlugs/Switches GoodDoorknob & Lock GoodDoorstop ☐ Yes ☒ NoCloset GoodSmoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not WorkingOther Nothing**Master Bath**Ceiling/Walls/Paint GoodFlooring Base board was damaged and replacedLight Fixtures/Bulbs GoodFan GoodWindows/Screens GoodWindow Coverings GoodPlugs/Switches GoodDoorknob & Lock GoodDoorstop ☒ Yes ☐ NoCloset GoodCabinets/Drawers Sink cabinets doors looseCountertop GoodSinks & Faucets GoodTub/Shower & Faucet GoodToilet GoodTowel and Toilet Paper Fixtures GoodOther Good**Bedroom 1**Ceiling/Walls/Paint GoodFlooring GoodLight Fixtures/Bulbs GoodWindows/Screens window has seal damageWindow Coverings GoodPlugs/Switches GoodDoorknob Door hinge pin not sealed completelyDoorstop ☐ Yes ☒ NoCloset Door knob looseSmoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not WorkingOther Nothing**Bedroom 2**Ceiling/Walls/Paint GoodFlooring Good

Light Fixtures/Bulbs Good

Windows/Screens Good

Window Coverings Good

Plugs/Switches Good

Doorknob Good

Doorstop ☐ Yes ☒ No

Closet Good

Smoke Alarm ☒ Yes ☐ No Tested ☒ Working ☐ Not Working _____

Other Nothing

Bedroom 3 ☒ None

Ceiling/Walls/Paint _____

Flooring _____

Light Fixtures/Bulbs _____

Windows/Screens _____

Window Coverings _____

Plugs/Switches _____

Doorknob _____

Doorstop ☐ Yes ☐ No

Closet _____

Smoke Alarm ☐ Yes ☐ No Tested ☐ Working ☐ Not Working _____

Other _____

Bedroom 4 ☒ None

Ceiling/Walls/Paint _____

Flooring _____

Light Fixtures/Bulbs _____

Windows/Screens _____

Window Coverings _____

Plugs/Switches _____

Doorknob _____

Doorstop ☐ Yes ☐ No

Closet _____

Smoke Alarm ☐ Yes ☐ No Tested ☐ Working ☐ Not Working _____

Other _____

Bathroom 1

☒ Full ☐ Half ☐ None

Ceiling/Walls/Paint Good

Flooring Good

Light Fixtures/Bulbs Good

Fan Good

Windows/Screens Good

Window Coverings Good

Plugs/Switches Good

Doorknob & Lock Good

Doorstop ☐ Yes ☒ No

Closet Tun stains from old nonslip mat, venter bathroom tube stopper damaged.

Cabinets/Drawers Good

Countertop Good

Sinks & Faucets Good

Tub/Shower & Faucet Good

Toilet Good

Towel and Toilet Paper Fixtures Good

Other Nothing

Bathroom 2

☐ Full ☐ Half ☒ None

Ceiling/Walls/Paint _____

Flooring _____

Light Fixtures/Bulbs _____

Fan _____

Windows/Screens _____

Window Coverings _____

Plugs/Switches _____

Doorknob & Lock _____

Doorstop ☐ Yes ☐ No

Closet _____

Cabinets/Drawers _____

Countertop _____

Sinks & Faucets _____

Tub/Shower & Faucet _____

Toilet _____

Towel and Toilet Paper Fixtures _____

Other _____

Utility Room

Ceiling/Walls/Paint Good

Flooring Good

Light Fixtures/Bulbs Good

Windows/Screens Good

Window Coverings Good

Plugs/Switches Good

Cabinets/Drawers Good

Doorknob Good

Doorstop ☐ Yes ☒ No

Washer/Dryer Connections Good

Other Nothing

Other

HVAC

Thermostat Good

Filter/Size Good, not sure what size

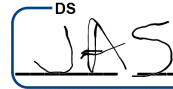
Water Heater Good

Alarm System Yes

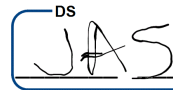
HomeRock does not maintain alarm systems. If there is an alarm system in the property, you are able to activate services if you chose. Resident(s) may also have alarm systems installed at their own expense. System must be left at move-out or removed and any changes to the property resulting from that installation must be restored to original or like new appearance.

Exterior Door Locks Tested ☒ Yes ☒ Working? _____**Rolling Garage Door Acknowledgement:**

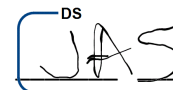
By signing below, the Resident(s) of the property address stated above agree the rolling garage door is in good repair and working order at this time. Resident(s) understand Resident(s) may be responsible for repair or replacement of rolling garage doors after move-in. Please list any existing damage to the rolling garage door below.

No damageNo damageNo damage

HVAC Condition and Maintenance Acknowledgement Statement:

By signing below, the Resident(s) of the property address stated above agree the HVAC (Heating, Ventilation, and Air Conditioning) system is in good repair and working order at this time. Resident(s) understand Resident(s) are responsible for changing the HVAC filter every 30 days for the duration of the lease and any renewal periods thereafter. Resident(s) understand Resident(s) may be responsible for repair or replacement of the HVAC system after move-in.


Landscape Condition and Maintenance Acknowledgement Statement:

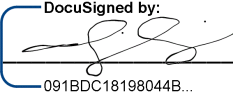
By signing below, the Resident(s) of the property address stated above agree the landscape of the property is in the listed condition. Resident(s) understand Resident(s) are responsible for watering, mowing, weed eating, blowing, trimming bushes and trees, picking up trash, etc.

okayokayokay

Acknowledgement Statement:

By signing below, the Resident(s) of the property address stated above agree to what has been observed. This acknowledgement does not signify that HomeRock has agreed to any additional repairs other than initially agreed upon but provides a mutual understanding as to what has been observed.

Resident Signature _____

DocuSigned by:



091BDC18198044B...

Date 2023-06-18

Resident Signature _____

Date _____

Resident Signature _____

Date _____

Resident Signature _____

Date _____

You will be contacted by maintenance to schedule a time to have this work completed. **Only the items listed below will be addressed.** Any other items listed on this form are noted for move-out condition.

Items Approved for Repair After Move-In

You will be contacted by maintenance to schedule a time to have this work completed. **Only the items listed below will be addressed.** Any other items listed on this form are noted for move-out condition.

Roof inspection needed
weatherstrip from front door leaks water in
window screen will not stay up and has a hole
Kitchen faucet leaks

HomeRock Representative Signature

DocuSigned by:
Barbara Urbina
781AAD59DF02407...

Date 2023-06-30