

EXHIBIT: SELLER REPAIR ITEMIZATION

2988 DEL RIO LANE, MINDEN, NV 89423

The here within repairs are made to specific defects discovered per the Home Inspection Report by Clear Choice Thermal & Home Inspection, dated 4/27/2026.

REPAIRS IN PROCESS

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COMPLETED REPAIRS

5.5 PLUMBING FIXTURES—The toilet is loose at floor at the Guest Bathroom. Repairs may involve re-setting the toilet on a new wax seal.

Repair completed by Summit Plumbing on 5/4/26. Invoice will be provided once received.