



DEALBREAKERS

What to watch for during home tours.

Expensive repairs

These items should not be ignored:

- Foundation issues
- Lack of seller disclosure
- Old / Outdated Electrical
- Old / Outdated Plumbing
- Unpermitted/unlicensed work or repairs
- Mold
- Wood post beetles
- Water intrusion
- Busy road nearby

Required for Insurance

Insurance will require useable life left on:

- water heater
- roof

Required for Loan

Depending on the loan type:

- Clear Wood Destroying Organism report
- Working appliances
- Clean drinking water

Caution!

There are some things that can (or should) be remedied prior to or immediately after closing. These items can be negotiated in Tallahassee.

- Radon
- Termites
- Significant deferred maintenance
- Neglected landscaping
- Stormwater run-off
- Buried oil tanks



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