

PROPERTY INSPECTION REPORT DISCLOSURE

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Property Info

309 RIDGE AVENUE
HAGERSTOWN, MD 21740

Inspection Details

Insp Type:	Foreclosure	Req By:	aspenwebhook				
Requested:	08/26/2023	Inspected:	09/05/2023	Billed:	09/06/2023		
Uploaded:	09/06/2023	Cancelled:		Int Photos:	4	Ext Photos:	21
Photo Amt:	[NI]	Insp Price:		Total:	[NI]		
Occupancy:	Vacant	Prop Type:	Single	Color:	Beige/Tan	Value:	
Occ Units:	0	Lawn Type:	Grass Height 3-4 in	Roof Type:	Asphalt Shingle		
Verification: Debris Present, Visual, and Yard Not Maintained see above							
Secure:	Secured	Neighborhood:	Stable	Condition:	Poor		
Reason for Poor Ext Condition: severe neglect				Garage:	No Garage		
Construction:	Frame	Pers Prop:	Interior	Hazards:	Interior		
LockBox:		Keys Fit:		For Sale:	No	Seller:	
Broker:		Phone:		Sign In Yard:	No	Hot Water:	Not Available
Walk Thru:	Yes	Int Condition:	Poor	Results Confirmed:	YES	Tank:	
Tarped Roof:	No	Sump Pump:	No	Usar Symbol:	No		
AC/HVAC:	No	Window AC:	Yes	Furnace:	Not Available		
Damaged Foundation:	No	Damaged Beyond Repair:	No	Damaged Affects Safety:	None	Maybe Habitable:	No
				Hazard:	rotting trash filth		
Card Left At Property:	False	Vacancy Posting Left At Property:	False	Letter Delivered to Property:	No		

Observed On Site

Personal Property

Maintenance Needed

Cut Grass:	Yes	Height:	4-6 inches	Winterize:	No	Locks:	No
Boarding:	No			Debris:	Both	Windows:	No
Remove Snow:	No	Depth:	2 inches or less	Tarp Roof:	No	Walkway:	No
Walls:	None	Bees / Wasps:	No	Other Infestation:	No	Interior Standing Water:	No

Utilities

Electric On:	No	Verified By:	Other	Water Shut off Location:	Unknown
Water On:	No	Verified By:	Other		
Gas On:	No	Verified By:	Other	Shared:	No
Electric Provider:	vacant	Water Provider:	vacant	Gas Provider:	vacant

Vacant Data:

Full Bath:	0	Half Bath:	0	Bedrooms:	0	Pool Secure:	Unknown	Pool Type:	
Pool:	No	Security Method:	Not Secured	Pool Drained:	No				
Spa:	No	Security Method:	Not Secured	More than 2" of Water:	No				
Hot Tub:	No	Security Method:	Not Secured	More than 2" of Water:	No				
Fountain:	No	Security Method:	Not Secured	More than 2" of Water:	No				
Water Feature:	No	Security Method:	Not Secured	More than 2" of Water:	No				
Lawn Being Maintained:	Yes	HOA Mainted:	No	Violations Present:	No				

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Windows Boarded: 0	Locks Changed: Yes	int. Debris: everything filth decaying trash	
Doors Boarded: 0		Ext. Debris: trash junk misc	
Previously Winterized: Yes	Prev. wint by: mcs	Hazard Location:	
Dehumidifier: Not Prese	Dehumidifier Self-draining: No	Water Heater: Not Present	Water Heater Straped: No
Well Equipment: Not Present	Personal Property Description: everything decaying trash		
Property Unsecured Upon Arrival: No	Property Connected to Sewer/Septic: Yes		
Poor Int. Condition:No	Broom Swept:No	Flooring Cond. Issue:Yes	Deck Hand Rails Present:No
Neighbor Confirms Vacant:Unknow	Missing Electric Meter:Unknown	Missing Window Coverings: Unkn	Missing Interior Furniture:Unkno

Unsecured Areas

Appliances/Fixtures that are missing/damaged

Dishwasher, Dryer, Garbage Disposal, Kitchen Vent, Built-in Microwave, Oven Range, Refrigerator, Stove, Washer, Smoke Detector, CO2 Detector, HVAC components, Toilets, Tubs/Showers, Plumbing/Fixtures, Breaker Panel

Vacant Property Factors (Exterior)
, Building Exterior Surfaces Intact: Yes

Vacant Property Factors (Interior)

Vacant Property Factors (Landscape)
Lawn needs edging, Overgrown Weeds/invasive plants, Shrubs Need Trimmed, Weeds Overgrown

Vacant Property Factors (Outbuildings)

Vacant Property Factors (Pool/Hot Tub)

Escalation

Are any of the following visual from the property?

Airport:	No	Commercial Buildings:	No	Other Non-Residential Facilities:	No	Highway:	No
Industrial Plants:	No	Railroad Tracks:	Yes	Vacant (Boarded) Homes:	No	Portential Haz Material:	No
Drug Activity:	No						
Other:							

Exterior Condition Data

Conforms to neighborhood:	Yes	Commercial Activity:	No	Parking - Driveway:	No
Zoning affects marketability:	No	Damage affects safety:	No	Parking - Street:	Yes
Adverse easements:	No	Visible signs of constr. or remodeling:	No	Parking - Other:	No

No damages for this inspection.

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Vacancy CheckList Details			
ICC:		Vacancy Date:	
Reason Not ICC:			
Locks/Damage/Winterization			
Locks Changed:		Keycode 1:	
Lockbox Code:		Keycode 2: 0	
Damage: No		Wint Damage: No	
Are These Items Still in the House?			
Refrigerator: No		Heater: No	
Stove: No		A/C: Yes	
		Dishwasher: No	
		Breaker Box: No	
Boarding/Neighborhood			
Boarded: No		High Vandal: No	
Reason: NOTPROVIDED		All Doors/Windows/Locks In Place/Operable: Yes	
Yard/Debris			
Grass Cut: Yes		Grass Length: 4-6 inches	
Int Debris: Yes		Violations: No	
Raw Garbage: Yes		Ext Debris: Yes	
Explain:		Int Swept: No	
		Hazardous Wast No	

No violations for this inspection.

No comments for this inspection.

Comments	
Electric Company: vacant . Gas Company: vacant . Water Company: vacant . Occupancy Verified by Yard Not maintained, Debris Present, and Visual. Aspen Grove ID: - Property is vacant and secured, debris need to be removed, yard needs maintenance ,severe neglect did not enter last doorway due to smell and trash Occupancy Verification by Visual, Debris Present, and Yard Not Maintained.	

No notes for this inspection.

Not any No Access info for this inspection.

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Postings and Notices	
<u>PostingType</u>	<u>PostingDate</u>
Winterization Sticker	11/01/2021
Post Secure	11/01/2021

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Inspection Images

Vacancy Certification



Lockbox on Door Visible



Lockbox Access Code Us



Damage Photo



Damage Photo



Damage Photo



Front View

Front View

Front View

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Side View



Kitchen



Exterior Photo



Address Number View

Rear View

Street Sign

Street Sign

Inspection Detail Report

Property Info

309 RIDGE AVENUE
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Front View

Front View

Front View

Key Inside Lockbox (upor



Damage Photo

Damage Photo

Exterior Photo

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Neighborhood



Neighborhood



Common Areas



Street Sign



Bedroom



Bathroom