



Move Out Inventory & Condition Form

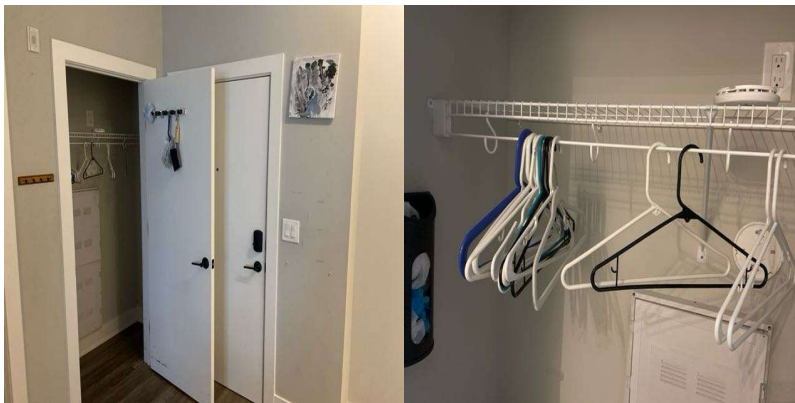
Inspection Date	Technician	Property	Units
04-15-2025	Joseph Cooper	The Diamond at Phoenixville	135

Approved By	Travis Poston
Resident Name	Parzival Supports
Forwarding Mailing Address	142 Railroad St, Phoenixville, PA 19460
Date Resident Turned in Keys (For evictions - date all belongings were removed)	04-15-2025

Damage Summary				
Main Category	Sub Category	Charges Type	Note	Charges
Refrigerator (Freezer)	Cleaning Refrigerator	Clean		\$60
LIVING ROOM	Walls / Outlets	Repair	Removal of large amount of screws, nails, items on walls Nail/screws - 21 Wall brackets - 25 Items/shelves - 4	\$50
KITCHEN	Garbage Disposal	Clean		\$0
KITCHEN	Rubber Stopper	Replace		\$5
BEDROOMS	Walls / Outlets	Repair	Remove 2 - shelves 1 - mirror Curtain rod holder	\$50
BEDROOMS	Window coverings	Replace	replace blinds	\$135
BATHROOM	Complete Toilet	Repair	Removal of self added sprayer Remove and replace toilet connection Remove sprayer and patch wall	\$30
LOCKS	Mail-Box Lock	Replace		\$20

KEYS	Failure To Return Mailbox Key	Replace	Replace mailbox key	\$50
MISCELLANEOUS	Removal Of Bulk Items	Clean		\$0
MISCELLANEOUS	Remove Debris (Per Bag)	Clean	4 bags of items to be removed	\$100
MISCELLANEOUS	Was personal property left behind?		left mattress, box spring, 2 shelves, wall mirror	\$140
MISCELLANEOUS	Was the resident locked out?			\$0
Additional Damage Charges				
Total Charges				\$640.00

LIVING ROOM:	
Ceilings / Lights:	Ok
Door / Closet:	Ok
Other:	Ok
Walls / Outlets:	Not Ok
Charges Type	Repair
Charges	
Comment	Removal of large amount of screws, nails, items on walls Nail/screws - 21 Wall brackets - 25 Items/shelves - 4



Window:	Ok
Window coverings:	Ok

DINING ROOM:	
Ceilings / Lights:	Ok
Walls / Outlets:	Ok
Window:	Ok

Window coverings:	Ok
KITCHEN:	
Backsplash:	Ok
Cabinets:	
Cabinet Door:	Ok
Cabinets:	
Cabinet Handle:	Ok
Cabinets:	
Cabinet Shelf:	Ok
Ceiling Fan:	Ok
Ceiling Light Fixture:	Ok
Ceiling Lights:	Ok
Cleaning of Stove:	Ok
Counter Top:	Ok
Dishwasher:	
Dishwasher Knob:	Ok
Dishwasher:	
Dishwasher Rack:	Ok
Dishwasher:	
Dishwasher Silverware Holder:	Ok
Drip Pan:	Ok
Electric Meter:	Ok
Faucet:	Ok
Faucet Knobs:	Ok
Floors:	Ok
Formica/Tiles:	Ok
Garbage Disposal:	Not Ok
Charges Type	Clean
Charges	
Comment	Clogged



Kitchen Sink:	Ok
Microwave:	Ok
Other:	Ok
Oven / Range:	
Oven Cleaning:	Ok
Oven / Range:	
Oven door handle:	Ok
Oven / Range:	
Oven drip pan:	Ok
Oven / Range:	
Oven knobs:	Ok
Oven / Range:	
Oven Racks:	Ok
Oven / Range:	
Range burners:	Ok
Oven / Range:	
Range Hood:	Ok
Oven Door Handle:	Ok
Oven Racks:	Ok
Range Top:	Ok

Refrigerator (Freezer):	
Cleaning Refrigerator:	Not Ok
Charges Type	Clean
Charges	
Comment	Trash out and clean



Refrigerator (Freezer):	
Refrigerator (Drawers):	Ok

Refrigerator (Freezer):	
Refrigerator (Shelf and Bars):	Ok

Refrigerator (Freezer):	
Refrigerator Crisper Glass/Plastic:	Ok

Rubber Stopper:	Not Ok
Charges Type	Replace
Charges	
Comment	Missing



Stove Knob:	Ok
Verify that either a Fire Stop (under the microwave) or FireAvert (behind the stove) exists.:	Ok

Wall Outlets:	Ok
Washer/Dryer:	Ok
Window Coverings:	Ok

BEDROOMS:	
Ceilings / Lights:	Ok
Door / Closet:	Ok
Floors / Carpet:	Ok
Other:	Ok
Walls / Outlets:	Not Ok
Charges Type	Repair
Charges	
Comment	Remove 2 - shelves 1 - mirror Curtain rod holder



Window:	Ok
Window coverings:	Not Ok
Charges Type	Replace
Charges	
Comment	Replace blinds



BATHROOM:	
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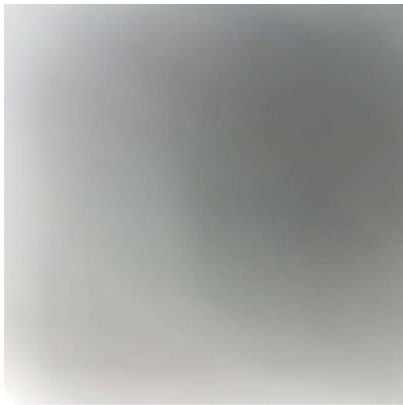
Cabinets / Mirror:	Ok
Ceiling Lights:	Ok
Cleaning Bathroom:	Ok
Complete Toilet:	Not Ok
Charges Type	Repair
Charges	
Comment	Removal of self added sprayer Remove and replace toilet connection Remove sprayer and patch wall



Counter Top:	Ok
Floors:	Ok
Formica /Tile:	Ok
Is there signs of moisture from outside in the apartment?:	Ok
Medicine Cabinet:	Ok
Mirror Cabinet:	Ok
Other:	Ok
Remove Mildew on Tiles:	Ok
Shower Curtain Bar:	Ok
Shower Head:	Ok
Sink:	Ok
Soad Dish (Tub):	Ok
Soap Dish (Sink):	Ok
Toilet Paper Holder:	Ok
Toilet Tank:	Ok
Towel Bar:	Ok
Tub Knob(s):	Ok
Tub Reglazing:	Ok
Vanity Cabinet:	Ok

Wall Outlets:	Ok
Window:	Ok

LOCKS:	
Door Knob:	Ok
Door Lock:	Ok
Ensure the apartment door has an automatic closure and closes properly. :	Ok
Fix Door when extra lock is removed:	Ok
Mail-Box Lock:	Not Ok
Charges Type	Replace
Charges	
Comment	Replace mail lock



KEYS:	
Failure To Return Apartment Key:	Ok
Failure To Return Mailbox Key:	Not Ok
Charges Type	Replace
Charges	
Comment	No key returned

DOORS:	
Apartment Door:	Ok
Apartment Door closes automatically:	Ok
Frame:	Ok
Hollow:	Ok
Solid Core & Steel:	Ok

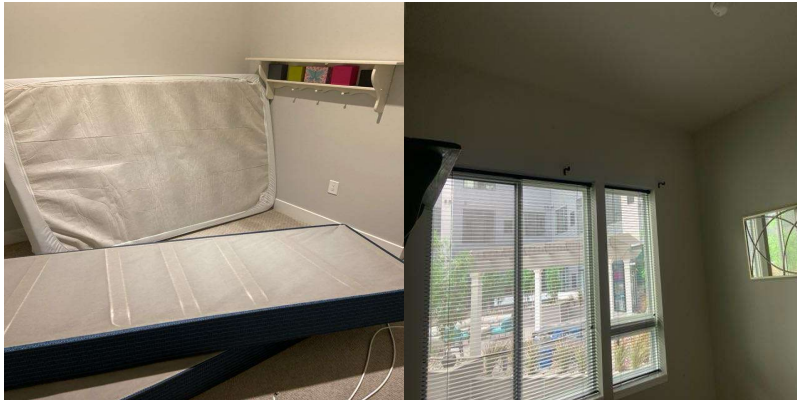
PAINTING:	
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Border Removal (Per Room):	Ok
Holes in Walls (Each Hole):	Ok
Over Dark Colors (Per Room):	Ok
Wallpaper Removal (Per Room):	Ok

CARPET:	
Burns:	Ok
Deodorize:	Ok
Pet Treatment (Odor):	Ok
Replace Carpet 1 Bedroom:	Ok
Replace Carpet 2 Bedroom:	Ok
Shampoo 1 Bedroom:	Ok
Shampoo 2 Bedroom:	Ok
Stain Removal:	Ok

MISCELLANEOUS:	
Broken Window Glass (Per Pane):	Ok
Cabinet Equipment:	Ok
Carbon Monoxide Detector:	Ok
Cleaning of Apartment:	Ok
Clear Storage Locker:	Ok
Closet Shelves:	Ok
Common Area damaged during moveout:	Ok
Door Intercom System:	Ok
Exhaust Fan:	Ok
Fan Blades:	Ok
If fire stops have been installed throughout the property, ensure fire stops are installed.:	Ok
Date of Installation	2025-04-15
Light Globes:	Ok
Mini Blind(s) each:	Ok
Outside Lights:	Ok
Phone Jack:	Ok
Rallings:	Ok
Removal Of Bulk Items:	Not Ok

Charges Type	Clean
Charges	
Comment	Mattress, bed frame, 2 shelves, wall mirror



Remove Debris (Per Bag):	Not Ok
Charges Type	Clean
Charges	
Comment	Trash out 4 bags worth



Sliding Mirror/Glass Door (2):	Ok
Smoke Detector Alarm:	Ok
Stoppage by foreign object in any drain:	Ok
Switch Plate Covers:	Ok
Thermostat Cover:	Ok
Vertical Blinds:	Ok
Vinly Tile Bathroom:	Ok
Vinly Tile Kitchen:	Ok
Was personal property left behind?:	No
Charges Type	
Charges	0
Was the resident locked out?:	Not Ok

Charges Type	
Charges	0
Window Screen(s) each:	Ok
Window Sills:	Ok

OVERALL:	
Signs of Moisture inside the apartment:	Ok
Signs of Moisture outside the apartment:	Ok

Resident	
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Lindy Community Representative Name	Joseph Cooper
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Technician	Joseph Cooper
Resident not available for signature	YES