



10840 Eden Roc Dr. / Dallas, TX 75238
www.goodhomeinspection.com
214-215-4961

This report is prepared exclusively for my client. As a professional courtesy I may offer the client's agent(s) a copy of this report, unless the client indicates otherwise. **This is not a Wood Destroying Insect Report, Structural Engineers Report, Insurance Report, Warranty Report or a Municipal Inspection.** This report is intended to provide the client with a synopsis, in good faith, of the physical condition of the real estate improvements observed. This inspection can not identify all defects or problems. Only representative samples, of repetitive items, are inspected (for example; electric receptacles or ceiling joists). **Electronic combustible gas leak tests are only performed on appliances and appliance connections.** No warranties or guarantees expressed or implied. **This page is the invoice/receipt and payment is due upon completion of the inspection.** My fee is my only compensation for this inspection, nor do I provide any compensation for referrals. **This report is non-transferable.**

PROPERTY INSPECTION REPORT

Client: Informed Decider

Date: 02.07.10

Report ID: 020710AT

Agent: Savvy Realtor

Address: 2601 Newhome Lane / Dallas, Texas 75000-1100

Total Fee: \$436.60

Check # 700

Inspection: \$350.00

WDI Inspection: \$86.60 (8.25% Sales Tax)

Conditions: House is in disrepair and has much deferred maintenance; it is my opinion that it would be prudent to budget for a complete renovation • HUD Property • A 2 page SPCS WDI report should be included to this report • The weather was cool, cloudy and misting • Client was present • House estimated to be 13 years old • House faces west.

Inspected by Bud Rozell, TREC license 4088

This property inspection report may include an inspection agreement (contract), addenda, and other information related to property conditions. If any item or comment is unclear, you should ask the inspector to clarify the findings. It is important that you carefully read ALL of this information.

This inspection is subject to the rules ("Rules") of the Texas Real Estate Commission ("TREC"), which can be found at www.trec.state.tx.us.

The TREC Standards of Practice (Sections 535.227-535.233 of the Rules) are the minimum standards for inspections by TREC - licensed inspectors. An inspection addresses only those components and conditions that are present, visible, and accessible at the time of the inspection. While there may be other parts, components or systems present, only those items specifically noted as being inspected were inspected. The inspector is not required to move furnishings or stored items. The inspection report may address issues that are code-based or may refer to a particular code; however, this is NOT a code compliance inspection and does NOT verify compliance with manufacturer's installation instructions. The inspection does NOT imply insurability or warrantability of the structure or its components. Although some safety issues may be addressed in this report, this inspection is NOT a safety/code inspection, and the inspector is NOT required to identify all potential hazards.

In this report, the inspector will note which systems and components were inspected (I), Not Inspected (NI), Not Present (NP), and/or Deficient (D). General deficiencies include inoperability, material distress, water penetration, damage, deterioration, missing parts, and unsuitable installation. Comments may be provided by the inspector whether or not an item is deemed deficient. The inspector is not required to prioritize or emphasize the importance of one deficiency over another.

Some items reported as Deficient may be considered life-safety upgrades to the property. For more information, refer to Texas Real Estate Consumer Notice Concerning Recognized Hazards, form OP-1.

This property inspection is not an exhaustive inspection of the structure, systems, or components. The inspection may not reveal all deficiencies. A real estate inspection helps reduce some of the risk involved in purchasing a home, but it cannot eliminate these risk, nor can the inspection anticipate future events or changes in performance due to changes in use or occupancy. It is recommended that you obtain as much information as is available about this property, including any sellers disclosures, previous inspection reports, engineering reports, building/remodelling permits, and reports performed for or by relocation companies, municipal inspection departments, lenders, insurers, and appraisers. You should also attempt to determine whether repairs, renovation, remodeling, additions, or other such activities have taken place at this property. It is not the inspector's responsibility to confirm that information obtained from these sources is complete or accurate or that this inspection is consistent with the opinions expressed in previous or future reports.

ITEMS IDENTIFIED IN THE REPORT DO NOT OBLIGATE ANY PARTY TO MAKE REPAIRS OR TAKE OTHER ACTION, NOR IS THE PURCHASER REQUIRED TO ASK THAT THE SELLER TAKE ANY ACTION. When a deficiency is reported, it is the client's responsibility to obtain further evaluations and/or cost estimates from qualified service professionals. Any such follow-up should take place prior to the expiration of any time limitations such as option periods. Evaluations by qualified tradesmen may lead to discovery of additional deficiencies which may involve additional repair cost. Failure to address deficiencies or comments noted in this report may lead to further damage to the structure or systems and add to the original repair costs. The inspector is not required to provide follow-up services to verify that proper repairs have been made.

Property conditions change with time and use. For example, mechanical devices can fail at any time, plumbing gaskets and seals may crack if the appliance or plumbing fixture is no used often, roof leaks can occur at any time regardless of the apparent condition of the roof, and the systems may change due to changes in use or occupancy, effects of weather, etc. These changes or repairs made to the structure after the inspection may render information contained herein obsolete or invalid. This report is provided for the specific benefit of the client named above and is based on observations made at the time of inspection. If you did not hire the inspector yourself, reliance on this report may provide incomplete or outdated information. Repairs, professional opinions or additional inspection reports may affect the meaning of the information in this report. It is recommended that you hire a licensed inspector to perform an inspection to meet your specific needs and to provide you with current information concerning this property.



ADDITIONAL INFORMATION PROVIDED BY INSPECTOR

Inspection Agreements, Provisions and Limitations

Reading the entire report will add value and understanding to your inspection

1. BY CONTRACTING THIS INSPECTION, ALLOWING THIS INSPECTION, OR RELYING ON THIS REPORT IN ANY WAY OR FASHION; YOU AGREE TO EACH AND EVERY PROVISION OF THIS REPORT AND THE RULES SET FORTH BY THE TEXAS REAL ESTATE COMMISSION'S STANDARDS OF PRACTICE FOR REAL ESTATE INSPECTORS.

THIS AGREEMENT IS PART OF THE INSPECTION REPORT AND DOES NOT REQUIRE A CLIENTS SIGNATURE.

2. WHAT I DO: To help my client make a more informed decision(s) about this property; I perform a limited visual inspection of, and render **opinions** about the readily accessible items that are listed in this report. I inspect accessible appliances in their normal and/or manual modes of operation. I note whether each item inspected is performing the function for which it was intended, if it has a deficiency, or is in need of repair. **If I report that an item is not performing its intended function, has a deficiency, or if it shows signs of prior damage or repair; I recommend that the item be inspected by a licensed / certified and reputable specialist before closing the sale.** I recommend that the buyer ask the seller about modifications, covered up items, previous problems, and repairs. **I advise that almost all homes experience termites and related damage.** I reserve the right to amend this report. I recommend that the door locks be changed. **I recommend semi-annual Heating, Venting and Air Conditioning service.** I am notifying you that the TREC has a Real Estate Recovery Fund which was established for the reimbursement of certain aggrieved persons.

3. WHAT I DO NOT DO: **I cannot remove uncertainty, nor can I guaranty against errors or omissions.** It should be understood that every deficient condition or problem cannot be identified within the limited time frame and scope of this inspection. I do not represent myself as an engineer or specialist for any particular item. I do not inspect for adequacy of design, capacity, value or habitability. This report does not represent or insure the operation or condition of any item after the time of inspection. I do not inspect any item that I cannot see in a normal/typical inspection. I do not move furniture, clothes or other storage and any such effort is only partial in context. **I do not activate electric, water or gas service to any house. I do not pressure test plumbing.** I do not guarantee the presence of safety glass. I do not dismantle equipment or inspect component parts. I do not give repair estimates or longevity predictions. I do not negotiate for repairs or qualify the order in which repairs should be done. **I do not operate cooling systems when the exterior ambient temperature is below sixty degrees Fahrenheit. I do not operate heat pumps in the heating mode when the exterior ambient temperature is above seventy degrees Fahrenheit.** I do not inspect for swimming pool or jacuzzi leaks. **I do not inspect any item not listed in this report,** for example; refrigerators, laundry equipment, septic tanks, water wells, alarm or intercom systems, humidifiers, solar devices, water conditioners, indoor sprinkler systems, telephone or entertainment systems, fiber optic systems, automatic blinds or retractable awnings, etc. I do not guaranty security. I only make cursory references to exterior or interior finishes, unless they relate to structural integrity or water penetration. I do not inspect for environmental or health issues. The presence or absence of mold and mildew is beyond the scope of this inspection.

4. WHAT YOU DO: **YOU AGREE TO READ THIS ENTIRE REPORT,** and any other documents related to the physical condition of this property in a timely manner. If any item is listed as deficient, if you do not feel comfortable with the performance or appearance of something, or if you wish to have more detailed information about these matters; it is your responsibility to hire individual specialist to make independent inspections. **You understand that there is bound to be some additional discovery after taking possession of this property, when remodeling, or redecorating this property.** If you have a question about this inspection report or the condition of this property, you agree to contact me before closing the sale. You should research for transferable warranties applicable to this property. **You should do your own research about the safety and environmental issues related to this property because these issues are so personal.**

5. This agreement limits Bud Rozell's (dba Good Home Inspection) liability solely to the amount of the inspection fee paid. If there is a complaint about this inspection, the client must notify me in writing within ten (10) days after the problem is discovered and allow me to reinspect before changing the conditions (except in emergencies); otherwise all claims for damages arising out of such a complaint are waived. Any corrective action taken without my consultation relieves me of any and all liability. If you pursue any legal action against me based on this inspection but fail to prevail, you will be liable for my attorney's fees and all necessary cost related to such actions. You understand that; if any portion of this agreement is found to be invalid or unenforceable by any court or arbiter the remaining terms shall remain in force.

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I NI NP D

I. STRUCTURAL SYSTEMS



A. Foundations

Type of foundation(s): Post Tension type Cement slab on Grade.

Comments: My opinions are based largely on past performance of like foundations, under similar circumstances, in this region. A cursory relative foundation elevation of the main living space was measured with an electronic water level and no allowances were made for differences in the floor covering. No more than 2" of floor elevation differential was apparent. It is my opinion that the foundation appears to be functioning as intended at this time. However this opinion does not replace a structural engineers opinion. Some evidence of movement was observed, which is typical for a structure of this age, this construction and in this geographical area. Some movement evident at walls and fenestrations. Shrinkage cracks were observed at some foundation corners. Additional signs of movement may be documented elsewhere in this report. Soil types, vegetation, and the contours of the lot can cause some affect on a structure's behavior. Future performance of the foundation is unpredictable due to the influence of maintenance, drainage and unknown underground conditions. Continuous foundation movement may be kept to a minimum with proper maintenance. Some parging coat was observed around the foundation perimeter.

Some issues observed and noted as deficient include, but are not limited to;

- Some exposed post tension cable ends in the slab foundation are apparent on the east side of the garage exterior. The end of the cable should be sealed with some cement patch to help prevent it from rusting.



B. Grading and Drainage - Comments:

No rain gutters or downspouts are present, but they are recommended. French drains are not apparent. Sump pump is not present. Retaining wall is not present. Grading and drainage issues can have a significant impact on foundation performance.

Some issues observed and noted as deficient include, but are not limited to;

- Some improper or level drainage around the patio area at the back of the house.



I. STRUCTURAL SYSTEMS (continued)

C. Roof Covering Materials

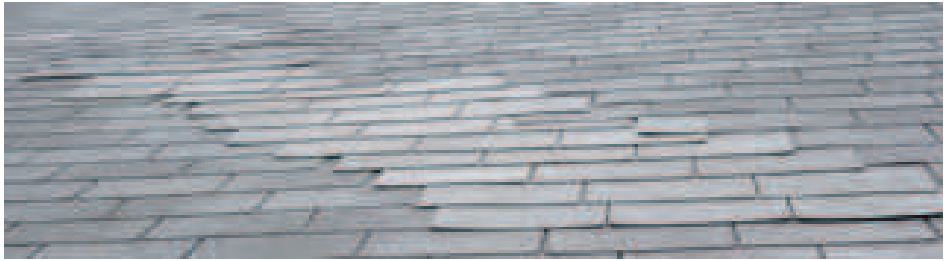
Types(s) of Roof Covering: Composition shingles.
Viewed From; Under foot.

Comments: My opinions are based largely on past performance of like roofs, under similar circumstances, in this region. It is my opinion that the roof covering has exceeded its economic life and that it would be prudent to budget for replacement.

Type of roof covering fasteners observed: Staples.

Some issues observed and noted as deficient include, but are not limited to;

- Roof covering may not be insurable because of its age and/or condition.
- Some advance ceramic granule loss. The granules would roll out from under my shoes.
- Some of the roof decking is swollen from moisture at the drip edge on the east of the front porch.
- Some of the underlayment is not properly installed over the drip edge flashing.
- The original shingles were improperly fastened with staples.
- The roof covering has numerous substandard or amateurish repairs. Numerous shingles are loose. Some of the shingle replacements are not properly aligned and create water traps. There are exposed nail heads in several areas around the roof where nails were driven directly on top of shingles in some misguided effort to hold them down. Considering that the roof covering is likely to be original to the house, it is my opinion that it would be prudent to replace it. The roof covering should not be kept without a second opinion.



D. Roof Structure and Attic

Viewed from: Attic was viewed from the mechanical equipment service platform. Observations were limited because of design and insulation.

Approximate Average Depth of Insulation: Loose fill fiberglass, estimated depth; 12".

Approximate Average thickness of Vertical Insulation: Fiberglass roll estimated thickness; 6".

Comments: The attic structure may not meet all of the current framing standards. Only a representative number of rafters, joist and other structural components were observed. No vapor retarders are apparent.

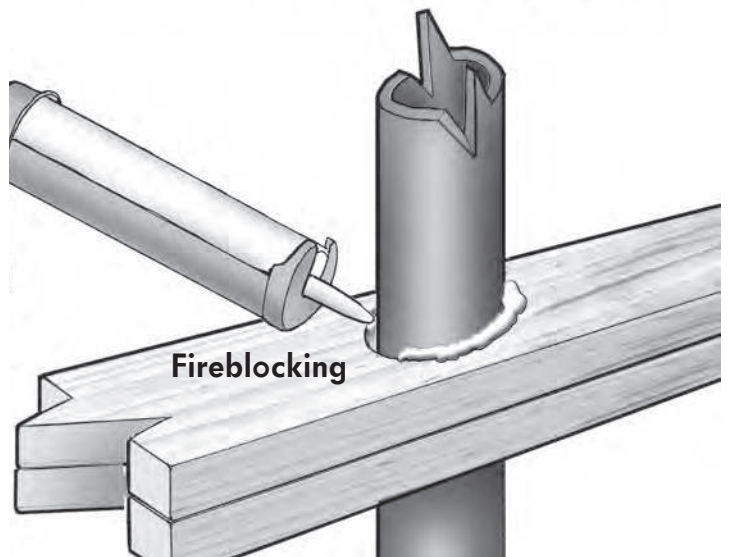
Type of roof framing observed: Joist and rafter, hip style.

Type of roof decking observed: OCB.

Type of ventilation observed: Soffit vents without baffles. Passive exhaust vent boxes.

Some issues observed and noted as deficient include, but are not limited to;

- Insulation or fire-blocking is not present on the pull down attic access ladder. The ladder has not been installed according to the posted instructions.
- The insulation is missing from over the ceiling repair in the den.
- There is a water leak apparent around the hall bathroom plumbing vent-stack.
- Some of the plumbing vent-stacks are not fireblocked where they penetrate the attic floor.
- Some of the rafters do not appear to have a minimum of three nails connecting them to the ridge board.
- The peeling paint on the soffit vent covers and the unidentified organic substance on the soffit over the master bedroom windows & along the west wall indicate that the attic may not have sufficient ventilation. This issue should be addressed when the roof covering is replaced.



E. Walls (exterior) - Comments:

All exterior wall systems require periodic maintenance. The eaves, soffits and fascia generally appear serviceable at this time. Fenestrations generally appear to be in fair condition at this time. Some typical movement observed. Some weep hole ventilation observed. Wood frame. Unable to observe wall insulation or hidden flashing.

Type of wall siding or cladding observed: Brick. Vinyl. Fabricated wall-board cladding. Wood.

Some issues observed and noted as deficient include, but are not limited to;

- There is a missing piece of wall trim over the patio door.
- The bottom edges of the siding is compromised around the patio and the east side of the garage.
- Some cracking and peeling paint on the fireplace chimney.

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I NI NP D



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II. ELECTRICAL SYSTEMS

✓ □ □ ✓ A. Service Entrance and Panels - Comments:

Power supply to the house is routed below ground, no service drop required.

Type of wiring observed: Copper service entrance conductors. Copper service feeds.

Type of overcurrent protection observed: Circuit breakers.

Power supply rating estimated: 120v / 240v, single phase • 200 amp service.

Meter location: Garage west exterior wall.

Main service panel and disconnect location: Garage.

Sub-Panel location(s): None observed.

Continuos grounding observed: Bare copper wire at water heater cold water supply.

Some issues observed and noted as deficient include , but are not limited to;

- Meter box should be sealed where it is attached to the wall to help prevent moisture penetration.
- Insufficient circuit breaker labeling. Each breaker should be labeled and the index should be filled out with specific information.
- Improper bundling of cables entering the main service panel.
- Some neutral wires are double lugged in the main service panel, multiple wires held in place on the bus bar with one set screw.
- Some of the wires in the service panel are bent or routed so that they come into contact with the panel cover.
- Arc Fault Circuit Interrupter (AFCI) protection was not apparent in any/all of the appropriate locations. TREC has determined that AFCI protection should be present on almost very circuit that is not required to have GFCI protection.

✓ □ □ ✓ B. Branch Circuits, Connected Devices and Fixtures

Type of Wiring: Copper circuits, NM (plastic sheathed) cable.

Comments: Older smoke and carbon monoxide alarms should be recycled and replaced. Some additional information about the electric system may be found in other sections of this report. Some light switches or receptacles may not be in all of the locations required by current building codes. Only a representative sample of receptacle outlets are tested. Receptacle outlets and circuits are tested with a variety of equipment which includes some combination of; Greenlee® GT-11 Voltage Detector, Ideal® Sure Test 61-059 Arc Tester, Greenlee® DVC 6, and an ARC SMART - AS2000. Voltage drops and circuit capacity is beyond the scope of this inspection.

Some Smoke Alarm issues observed and noted as deficient include, but are not limited to;

- Smoke alarms were not present at most of the appropriate locations. There was only a single smoke alarm present in the front hall. There were no smoke alarms present in the bedrooms, outside of the master bedroom door, nor was there an alarm in the main living area. The absence of smoke alarms has left open electric junction boxes on the ceilings.

Some Ground Fault Circuit Interrupter issues observed and noted as deficient include, but are not limited to;

- Garage; Not apparent at all of the receptacle outlets, including the ceiling.
- Kitchen: Not apparent at all of the counter-top receptacle outlets. There is no GFCI protection at the counter-tops on the south side of the kitchen.
- Laundry; Not present.

Some issues observed and noted as deficient include, but are not limited to;

- Several lamps or light bulbs appear to be inoperable.
- The ceiling fan in the middle bedroom is out of balance.
- the first bedroom ceiling fan makes a droning or humming noise when in operation.
- Some missing junction box covers are apparent on the ceilings where smoke alarms used to have been located.
- Several loose or non-secure receptacle outlets.
- Dishwasher does not appear to have an appropriate service disconnect.
- Exterior light fixtures should be sealed around their bases or mounting plates to help prevent moisture penetration into the walls.
- Attic insulation is too close to the ceiling canister light in front of the fireplace. A box should be built around white canister lights so that the attic insulation cannot get closer than 3" to them.
- There isn't a light switch present for the dining room at the front entry.

III. HEATING, VENTING AND AIR CONDITIONING SYSTEMS (HVAC)

(Semi-annual service recommended for all systems. Service by a licensed, reputable technician is recommended if this maintenance schedule has lapsed.)

✓ □ □ ✓ A. Heating Equipment, Air Handler and Thermostat

Type of System: Central, 1 zone. Forced air furnace.

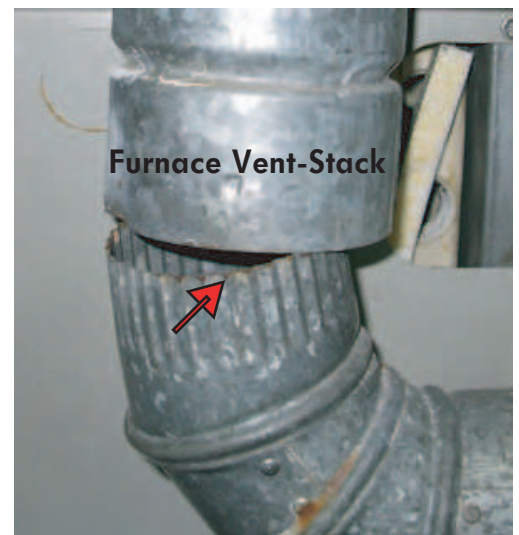
Energy Source: Natural gas energy.

Comments: Service and further evaluation is recommended to help insure that the system meets home warranty requirements. Heat Exchanger analysis is beyond the scope of a TREC inspection. The indoor air-handler appears as if it may be near the end of an estimated 14 year service life average (13 years). A Kane-May® SGA91 Analyzer was used to detect for the possible presence of carbon monoxide. Single thermostat observed.

Indoor Air Handler(s) (furnace) location: Attic.

Some issues observed and noted as deficient include, but are not limited to;

- The peeling paint on the soffit vent covers and the unidentified organic substance on the soffit over the master bedroom windows & along the west wall indicate that the attic may not have sufficient ventilation. This issue should be addressed when the roof covering is replaced.
- Flexible gas line connector improperly enters the furnace.
- Furnace vent stack is misaligned. The furnace vents directly into the attic.
- The gas supply to the furnace does not have a sediment trap.



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I NI NP D

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III. HEATING, VENTING AND AIR CONDITIONING SYSTEMS (HVAC) (continued)

C. Duct System, Chases, and Vents - Comments: _____

Observations limited due to wall space and attic access. Duct is not pressure tested. Air ducts should be routinely cleaned as an investment in environmental hygiene.

Air filter(s) location: Indoor air handler.

Some issues observed and noted as deficient include, but are not limited to;

- Dirty air filter.
- Air leak apparent at filter access.
- Some of the duct is laying on the floor in the attic. Some of the air duct is not properly supported and it has more than .5" of sag in it's runs.
- Some air supply duct is leaking air where it is attached to the indoor air handler plenum.
- Some of the air duct transition or connection joints are not properly sealed.



IV. PLUMBING SYSTEM

A. Water Supply System and Fixtures _____

Location of water meter: Front Street curb.

Location of main water supply valve: Front flower bed.

Static water pressure reading: 88 psi, at the front exterior bib faucet.

Water Supply Line Check Valve: Is at the meter This appears to be an Closed Water System.

Comments: The kitchen sink could not be inspected because the drain under it is disconnected.

Additional information about the plumbing system may be found in other sections of this report. Operating main, branch or service valves is beyond the scope of this inspection. Meter observations do not indicate the presence of possible water supply leaks. The water service to the house was off when I left the inspection.

Type of supply line observed; Copper.

Some issues observed and noted as deficient include, but are not limited to;

- There is too much water pressure to the house. This can cause premature or common failures at the pipe fittings, fixtures and/or water heater.
- Main water supply or shut off valve to the house could not be located. It is not accessible.
- The hot and cold water controls at the hall bathtub appear to be reversed.
- The hall bathtub faucet leaks or runs. It leaks quit a bit. It will not turn completely off.
- The hall bathtub water spigot leaks back onto the wall.
- The hall bathroom commode is located too close to the bathtub.
- The master bathroom commode appears to be inoperable. There is no water service to the commode at the time of inspection and the service valve was in the open position.
- The master bathroom shower head is missing.
- Some cracked or chipped porcelain on the surface of the master bathtub, near the drain.
- There are some loose wall tiles near the master bathroom shower pan.
- The front exterior bib faucet valve stem leaks when the faucet valve is in the open position.
- Laundry clothes washer supply valves are not labeled.
- The kitchen sink was improperly installed into the counter-top so that a Foul-Line was created. The ledge can harbor bacteria.
- The master bathtub and all of the bathroom lavatory basin faucet handles are not labeled or identified as hot or cold.

C. Water Heating Equipment _____

Energy Source: Natural gas.

Capacity: Tank. Estimated size; 50 gallons. Estimated age; 5 years.

Comments: Water temperature should not be higher than 120°. Temperature & pressure relief valve was not opened during inspection, they have an estimated 3 year life expectancy and it would be prudent to replace an older one. Water heater appears as if it may be in the middle of an estimated 10 year service life average. Electronic ignition restricts the burner compartment observation(s).

Water Heater location(s): Garage.

Some issues observed and noted as deficient include, but are not limited to;

- A Use and Care Manual does not appear to be present at the water heater.
- There is not a Thermal Expansion Tank present for the water heater. These tanks are required for closed Water Supply Systems and/or when the water pressure to the house exceeds 80 psi.
- The water supply lines and the gas supply line are missing their wall escutcheon plates.
- The gas supply does not have a sediment trap.
- Insulation on the water lines and Temperature & Pressure Relief Valve is not present.
- The Temperature Pressure Relief Valve is improperly positioned so that it's release valve is restricted from opening because of the wall.
- Temperature & Pressure Relief Valve drain line improperly terminated higher from the ground than 12". It should have a 90° fitting pointing towards the ground attached to the drain line discharge point.

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I NI NP D

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V. APPLIANCES

A. Dishwasher - Comments: _____

Dishwasher could not be inspected because the kitchen sink drain was disconnected. Kick plates are not removed for inspection. Some local interpretations of the codes may allow an electric receptacle outlet placed behind a dishwasher to be considered as an electric service disconnect.

Some issues observed and noted as deficient include, but are not limited to;

- Electric service disconnect is not apparent.
- Waste water anti-siphon device is not apparent.

C. Range Exhaust Vent - Comments: _____

Type of fan observed; Circulating.

Some issues observed and noted as deficient include, but are not limited to;

- Filthy and torn filter.

D. Ranges, Cooktops, and Ovens - Comments: _____

Type of energy source: Gas. Electric (3 prong 220v).

E. Microwave Oven - Comments: _____

F. Trash Compactor - Comments: _____

G. Mechanical Exhaust Fans - Comments: _____

Vent fans are not required in bathrooms with operable windows.

Some issues observed and noted as deficient include, but are not limited to:

- The fans are improperly venting directly into the attic.

H. Bathroom Heaters - Comments: _____

J. Garage Door Operator(s) - Comments _____

Inspect safety reverse operation monthly. Metal door.

Some issues observed and noted as deficient include, but are not limited to;

- The door does not close properly. The control button has to b held the entire time the door closes or it will open back up.
- Manual door lock has not been disabled to help prevent accidental damage to the door.

K. Doorbells and Chimes - Comments: _____

Some issues observed and noted as deficient include, but are not limited to;

- System appears to be inoperable. The door button is missing. There is a chime box in the hall.

L. Dryer Vents - Comments; _____

Clean clothes dryer vents every six months. Observations were limited because laundry equipment was in place.

Type of energy source observed: Electric (220v), **3 prong** • Gas.

Some issue observed and noted as deficient include, but are not limited to;

- Back draft vent flap is sprung open and the vent is clogged with lint.
- The vent hood should be sealed where it is attached to the wall to help prevent moisture penetration.

VI. OPTIONAL SYSTEMS

A. Gas Supply Systems - Comments: _____

Natural gas appliances and connections are monitored with a tiff® 8800 Permissible Gas Detector. Additional information about the gas service can be in the main body of the report.

Meter and main disconnect location: Southeast corner of the house.

Type of pipe observed: Iron.

End of TREC Inspection Report. Thank You.



8" TO SCALE PAGES

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The conditions conducive to insect infestation reported in 7A & 7B:

9. Will be or has been mechanically corrected by the inspecting company:

Yes []

No [x]

If "Yes", specify corrections:

9A. Corrective treatment recommended for active infestation or evidence of previous infestation with no prior treatment as identified in Section 8. (Refer to part g, H, and I, Scope of Inspection):

Yes []

No [x]

9B. A preventative treatment and/or correction of conducive conditions as identified in 7A & 7B is recommended as follows:

Yes []

No [x]

Specify reason: Conditions by design, prior treatment, no activity observed, no additional action recommended at this time.

Refer to Scope of Inspection Part J

10.A. This company has treated or is treating the structure for the following insects: N/A Good Home Inspection does not treat.

If treating for subterranean termites, the treatment was: Full [] Partial [] Spot [] Bait [] Other []

If treating for drywood termites or related insects, the treatment was: Full [] Limited []

10B. N/A Good Home Inspection does not treat.

Date of Treatment by Inspecting Company Common Name of Insect Name of Pesticide, Bait or Other Method

This company has a contract or warranty in effect for control of the following wood destroying insects:

Yes [] No [x] List Insects: No Warranty / No Guarantee.

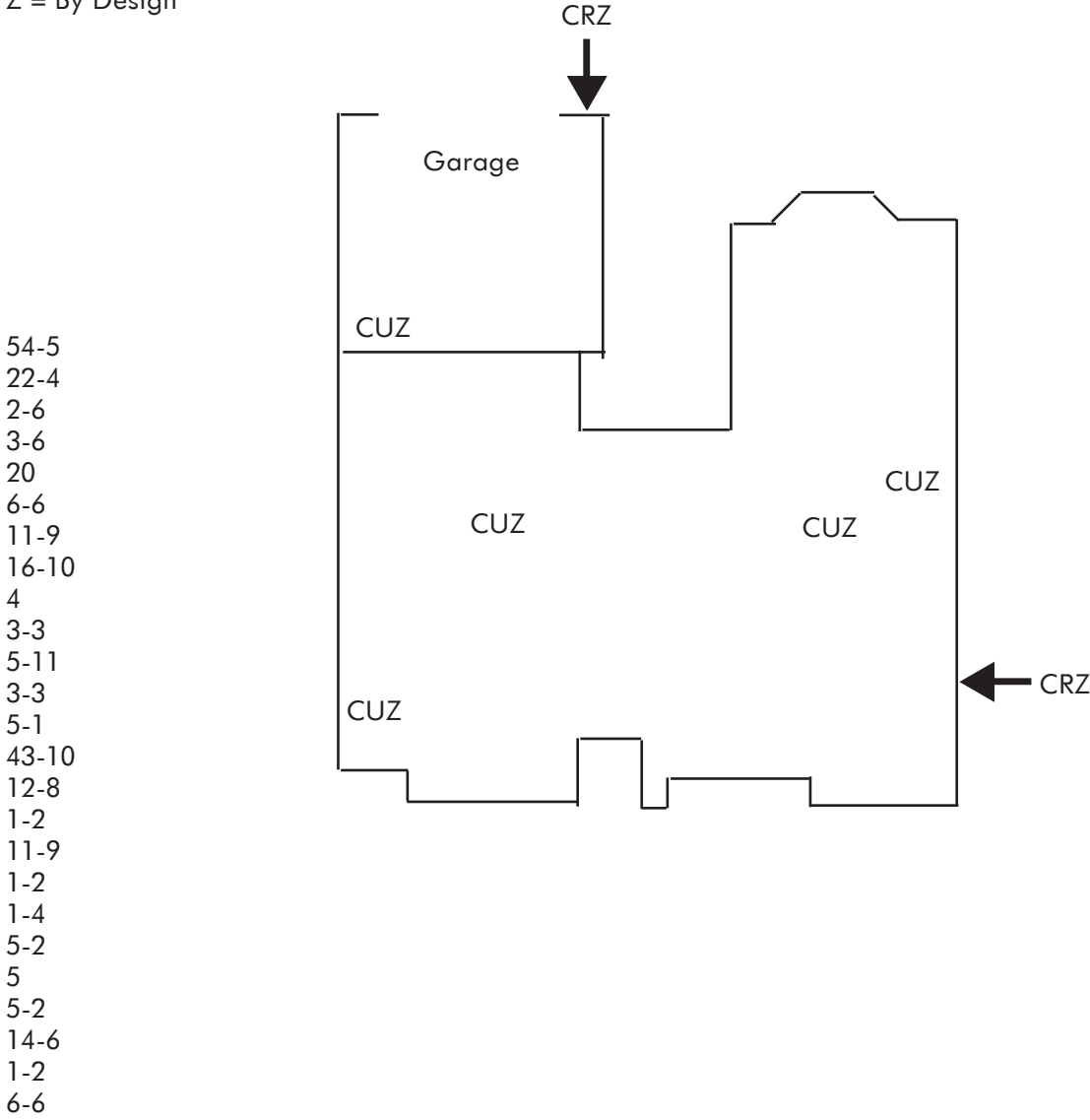
If "Yes", copy(ies) of warranty and treatment diagram must be attached.

Diagram of Structure(s) Inspected

The inspector must draw a diagram including approximate perimeter measurements and indicate active or previous infestation and type of insect by using the following codes: E = Evidence of Infestation, A = Active, P= Previous, D = Drywood Termites, S = Subterranean Termites, F = Formosan Termites, C = Conducive Conditions, B = Wood Boring Beetles, H = Carpenter Ants, and Other(s); Specify

Because this house has been treated; it would be reasonable to assume that there may be some undetermined or latent wood damage that has not been identified in this report.

- C = Conducive Conditions
R = Fence
U = Plumbing
Z = By Design



269' 7" *
Additional Comments Not to scale / 1" = apx. 16' / Regular monitoring of all structures is recommended.

Estimated 270* linear feet.

Cement slab on grade structure.

No Warranty / No Guarantee

Neither I nor the company for which I am acting have had, presently have, or contemplate having any interest in the property. I do further state that neither I nor the company for which I am acting is associated in any way with any party to this transaction.

Signatures: Bud Rorell
Inspector Bud Rorell 42035 T
Approved: Bud Rorell
Certified Applicator and Certified Applicator License Number

12A. Notice of Inspection Was Posted At or Near: 020710AT @ 2601 Newhouse
Electric Breaker Box []
Water Heater Closet []
Bath Trap Access []
Beneath the Kitchen Sink [x]
12B. Date Posted 02 / 07 / 2010
Date

Statement of Purchaser

I have received the original or a legible copy of this form. I have read and understand any recommendations made. I have also read and understand the "Scope of Inspection." I understand that my inspector may provide additional information as an addendum to this report.

If additional information is attached, list number of pages: 8 page TREC Report

Signature of Purchaser of Property or their Designee:

Date: