

## INSPECTION OBSERVATIONS/HIGHLIGHTS

- A. The dwelling inspected is an older house and the construction of this home is consistent with other homes similar in age and nature. This home is not compared to newer homes or today's construction standards. It is compared to older homes in this area and evaluated with that in mind. It is obvious that repairs, maintenance and upgrades will be necessary on a regular basis considering the basic nature of this dwelling. The inspector's evaluation is not to delineate or determine all these items, but rather to detect major structural or mechanical flaws. Some items will be listed within this report.
  
- B. The buyer intends to use this building as a multi-family or income type dwelling. The buyer should be aware of all regulations, regulatory requirements, safety conditions for tenants such as railings, GFCI outlets, any condition or requirement that may be considered by the landlord as a result of using this dwelling as a multi-family or income type dwelling as opposed to a primary dwelling, etc. Recommend buyer have this building evaluated to meet the needs for this purpose. The buyer should make all necessary upgrades to the dwelling such as, but not limited to, securing railings, installing smoke detectors, carbon monoxide detectors, maintaining safety requirements for tenants and comply with any regulatory agencies considering this will be a rental property.
  
- C. Smoke detectors should be re-evaluated to determine if they are placed in accordance with manufacturer's specifications and properly operating. They should be evaluated prior to occupancy and on a regular basis.
  
- D. The buyer should consider making all necessary upgrades to the dwelling such as, but not limited to, securing railings, installing smoke and carbon monoxide detectors, maintaining safety requirements and maintaining conditions within the property that will meet the requirement for the use intended and consistent with the occupants using the property.
  
- E. The porch and deck structures were not constructed with pressure treated lumber; therefore natural deterioration process will occur in these structures and will require maintenance as needed.
  
- F. The inspector observed a material that may be or appears to be an asbestos type material on some of the heat pipes. No laboratory tests or evaluation of this has been performed.

# ROOF / ATTIC

MATERIALS	CONSTRUCTION	SHEATHING	ACCESS	GUTTERS
<input checked="" type="checkbox"/> ASPHALT / FIBERGLASS <input type="checkbox"/> ROLL ROOF <input type="checkbox"/> CLAY <input type="checkbox"/> SLATE <input type="checkbox"/> WOOD <input type="checkbox"/> SINGLE MEMBRANE <input type="checkbox"/> BUILT UP <input type="checkbox"/> METAL <input type="checkbox"/> MINERAL FIBER	<input type="checkbox"/> TRUSS <input checked="" type="checkbox"/> RAFTER <input type="checkbox"/> FLAT  <input type="checkbox"/> <4/12 <input type="checkbox"/> 4/12 - 5/12 <input checked="" type="checkbox"/> 6/12 - 10/12	<input type="checkbox"/> PLYWOOD <input checked="" type="checkbox"/> PINE <input type="checkbox"/> PARTICLE BOARD <input type="checkbox"/> FLAKE BOARD  <input type="checkbox"/> 10/12 - 12/12 <input type="checkbox"/> >12/12	<input type="checkbox"/> HATCH <input checked="" type="checkbox"/> WALK UP <input type="checkbox"/> PULL DOWN <input type="checkbox"/> PARTIAL <input type="checkbox"/> NONE FOUND	<input checked="" type="checkbox"/> ALUMINUM <input type="checkbox"/> COPPER <input type="checkbox"/> GALVANIZED <input type="checkbox"/> CTR DRAIN <input type="checkbox"/> PLASTIC <input type="checkbox"/> WOOD <input type="checkbox"/> NONE
ESTIMATED PITCH				

## SYSTEM SURVEY

CODE

<b>MATERIALS</b>	Worn Missing Brittle Leaking Degranulated Mold Moss	
<b>RENOVATING COVER</b>	Loose shingles Curling Cracked Expanding rain tabs Nail Pops	5
<b>VALLEYS - CRICKET FLASHING</b>	Blistered Worn Damaged Degranulated Patched / Tarred Nail Pops	—
<b>EAVES</b>	Rot Staining Unstable Damaged Holes Peeling paint No drip edge Unfinished MISSING: Fascia Drip edge Soffit LOOSE: Fascia Soffit	5
<b>INSULATION</b>	Fiberglass <sup>PARTIAL</sup> Blown Foam Sheet Other	—
<b>GUTTERING</b>	MISSING: Guttering Down spouts Extensions DAMAGED: Guttering Down spouts Extensions Leaky seams Corners Sag Repaired Pinholes None Needs cleaning Holes Partial Painted Rusted	5
<b>ROOF LEAK</b>	Active Not active Activity unknown	—
<b>OBSERVED FROM:</b>	Attic Roof Eave Interior	—
<b>SHEATHING</b>	Soft wood Uneven Belly Loose seam Tarred Moisture stains Delaminating	5
<b>FRAMING</b>	Cracked rafter Sag observed Springy NO: Ridge supports Collar ties Knee wall	5
<b>SKYLIGHT</b>	Staining observed Frosting Tarred Won't Operate	—
<b>INSPECTED FROM</b>	Roof Attic Ground Binoculars Window Edge Video zoom	—
<b>VENTILATION</b>	Ridge Eaves Mushroom Gable end Power vent Multi layer design Window None observed <input type="checkbox"/> Below average <input type="checkbox"/> No access to attic to confirm ventilation or moisture	5
<b>MAINTENANCE PROBABILITY</b>	1 2 3 4 5 6 7 8 9 10 1 = LEAST 10 = MOST	—
<b>MATERIAL LIFE SPAN</b>	<input checked="" type="checkbox"/> FIRST THIRD <input type="checkbox"/> SECOND THIRD <input type="checkbox"/> LAST PORTION	—

OPINIONS ON ROOF MATERIAL LIFE WILL VARY AND SHOULD BE VERIFIED BY 3 EXPERTS PRIOR TO SETTLEMENT

NO REPAIRS RECOMMENDED

## OBSTRUCTIONS/ LIMITATIONS

<input type="checkbox"/> SNOW COVER	<input checked="" type="checkbox"/> UNSAFE FOR ACCESS	<input type="checkbox"/> POOR VISIBILITY	<input checked="" type="checkbox"/> CONCEALED COMPONENTS
<input type="checkbox"/> LOCKED PASSAGE	<input checked="" type="checkbox"/> NOT ACCESSED	<input type="checkbox"/> CLUTTER	<input type="checkbox"/> LIMITED OR NO ACCESS

# EXTERIOR

COMPONENTS

**EXTERIOR COVER**

- VINYL
- ALUMINUM
- STUCCO
- WOOD
- BRICK - BLOCK

- EIFS
- T-111
- STONE
- ASBESTOS
- OTHER

**DOORS**

- WOOD
- METAL
- GLASS

**GRADING**

- SLOPED AWAY
- SLOPED IN
- FLAT
- MIXED

**PORCH**

- YES
- NO

**DECK**

- YES
- NO

**GARAGE**

- YES
- NO

All decks, porches, extensions, balconies, etc. should be properly flashed and properly secured (lagged)

## SYSTEM SURVEY

CODE

<b>EXTERIOR COVERING</b>	Cracked Missing Loose Holes Soft Unfinished Peeling Damaged Lifting Water stains MISSING CORNERS @ FRONT PORCH <input type="checkbox"/> Caulking needed <input type="checkbox"/> Needs maintenance <input type="checkbox"/> Mortar defect	S
<b>PORCH</b>	Soft wood Springy Tilting Failing footer Poor main support <input type="checkbox"/> Properly secure to structure and flash Adjust footer Adjust column Handyman construction	CM
<b>DECK</b>	Soft wood Springy Tilting Failing footer Poor main support <input type="checkbox"/> Properly secure to structure and flash Adjust footer Adjust column Handyman construction	—
<b>RAILS</b>	Unsafe Loose Secure rails Rot Partial Wide Spacing	S
<b>ATTACHED GARAGE</b>	Cracked slab Door not operating Roof sag Settling observed Limited access Add Sensors <input type="checkbox"/> Garage door safety mechanism inoperable / Adjust	—
<b>CARPORT</b>	Poor support Movement	—
<b>TRIM</b>	Missing Damaged Soft trim Needs caulking	S
<b>WALKS</b>	Cracked Heaving Movement <u>Uneven</u> Flaking Snow Cover	S
<b>DRIVE WAY</b>	Cracked Lifting Poor grade Surface Flaking Gravel Snow Cover	S
<b>FENCE</b>	Peeling Failing Loose post Bow Tipped Rot	—
<b>RETAINING WALLS</b>	Cracked Heaving Movement Rot	—
<b>GRADING</b>	Satisfactory <u>Needs work</u> Bellies against foundation Vent/ <u>Windows at grade level</u> Mixed <u>Flat</u> Other	M
<b>CHIMNEY FOR MAIN HEAT</b>	MATERIAL: Masonry Metal Other: _____ LOOSE: Parge / Block / Brick DETERIORATING: Mortar / Block / Brick * RECOMMEND: <u>Cleaning</u> <u>Re-evaluation</u> REPAIRS NEEDED: Smoke shelf Hearth Flue Tar on flashing Limited access Power vent Obstructed areas Check manufacturer specifications for installation <u>No cap</u>	M

NO REPAIRS RECOMMENDED

## OBSTRUCTIONS/ LIMITATIONS ETC.

- |  |  |  |
|--|--|--|
| <input type="checkbox"/> CLUTTER         | <input type="checkbox"/> ADJACENT BUILDING OBSTRUCTION           | <input type="checkbox"/> DOG                             |
| <input type="checkbox"/> SNOW            | <input type="checkbox"/> HEAVY VEGETATION                        | <input checked="" type="checkbox"/> CONCEALED COMPONENTS |
| <input type="checkbox"/> POOR VISIBILITY | <input type="checkbox"/> DECK/ PORCH/ STEPS LIMITED OR NO ACCESS | <input type="checkbox"/> UNSAFE CONDITIONS               |

# INTERIOR

	DOORS	FLOOR UNDERLAY	FLOOR COVER	CEILING	WALLS
S	<input checked="" type="checkbox"/> WOOD	<input checked="" type="checkbox"/> PINE	<input checked="" type="checkbox"/> CARPET	<input type="checkbox"/> SHEETROCK	<input type="checkbox"/> SHEETROCK
T	<input type="checkbox"/> METAL	<input type="checkbox"/> PLYWOOD	<input checked="" type="checkbox"/> VINYL	<input checked="" type="checkbox"/> PLASTER	<input checked="" type="checkbox"/> PLASTER
Z	<input type="checkbox"/> GLASS	<input type="checkbox"/> FLAKE BOARD	<input type="checkbox"/> TILE	<input type="checkbox"/> DROP	<input type="checkbox"/> PANEL
E	<b>WINDOWS</b>	<input type="checkbox"/> PARTICLE BOARD	<input type="checkbox"/> HARDWOOD	<input type="checkbox"/> BLOCK	<input type="checkbox"/> WOOD
Z	<input type="checkbox"/> THERMO	<input type="checkbox"/> OAK	<input type="checkbox"/> LAMINATE	<input type="checkbox"/> PANEL	<input type="checkbox"/> OTHER
O	<input checked="" type="checkbox"/> SINGLE PANE	<input type="checkbox"/> CONCRETE	<input type="checkbox"/> OTHER	<input type="checkbox"/> WOOD	
D	<input checked="" type="checkbox"/> STORMS	<input type="checkbox"/> UNKNOWN		<input type="checkbox"/> LINEAR PANELS	
N	<input type="checkbox"/> REPLACEMENT				
O					
C					

## SYSTEM SURVEY

## CODE

<b>FLOORS</b>	Warped Tipped Rot Unfinished Tearing vinyl Settled Uneven Springy Soft wood Cracked tiles <input type="checkbox"/> Covering in poor condition	3
<b>WINDOWS</b>	Cracked Missing Inoperative Vapor locked Older Missing hardware Need adjustment Painted shut Broken	3 E
<b>DOORS</b>	Warped Need adjustment Damaged Unfinished Holes Damaged jamb Frosted Missing <small>25 SMALL APPT.</small>	3
<b>COUNTER TOPS</b>	Delaminating Cracked Scratched Loose	3
<b>CABINETS</b>	Not secured Loose doors Sticking doors  Water damage below sinks	3
<b>STEPS / STAIRWAYS</b>	Different riser heights Crooked Steep Rise	3
<b>RAILINGS</b>	Loose Low Wide picket space Open Rails None Partial	3
<b>CEILING</b>	Damaged Falling Stained Unfinished Sag Loose Plaster Loose seam in drywall Cracked drywall Nail Pops	3
<b>WALLS</b>	Cracked Bulging Unfinished Stained Nail pops Loose Plaster Loose drywall seam Cracked drywall/Plaster Damaged	3
<b>VENTILATION</b>	Bathroom: Fan Window None observed Kitchen: Fan Window None observed	—

NO REPAIRS RECOMMENDED

## OBSTRUCTIONS/ LIMITATIONS ETC.

<input type="checkbox"/> STORAGE	<input checked="" type="checkbox"/> CONCEALED COMPONENTS	<input type="checkbox"/> POOR VISIBILITY
<input type="checkbox"/> FURNISHINGS	<input type="checkbox"/> PET / UNSAFE CONDITION	<input type="checkbox"/> LOCKED PASSAGE

# ELECTRICAL

S T R I C T I O N S	<b>SERVICE</b>		<b>GROUND</b>		<b>DROP</b>		<b>GFCI</b>			
	<input type="checkbox"/>	60 AMP	<input type="checkbox"/>	CIRCUIT TESTED OK	<input type="checkbox"/>	UNDERGROUND	<input type="checkbox"/>	NONE	<input type="checkbox"/>	KITCHEN
	<input checked="" type="checkbox"/>	100 AMP <i>X 2</i>	<input type="checkbox"/>	NOT OBSERVED	<input checked="" type="checkbox"/>	OVERHEAD	<input checked="" type="checkbox"/>	BATHROOM BASEMENT	<input type="checkbox"/>	GARAGE
	<input type="checkbox"/>	200 AMP	<input checked="" type="checkbox"/>	ROD DEPTH UNKNOWN			<input type="checkbox"/>	OUTSIDE	<input type="checkbox"/>	PANEL
	<input type="checkbox"/>	OTHER _____	<input checked="" type="checkbox"/>	STREET SIDE OF METER					<input type="checkbox"/>	ACCESSORY
	<b>TYPE</b>		<input checked="" type="checkbox"/>	WATER LINE					<input type="checkbox"/>	NOT EVALUATED
	<input type="checkbox"/>	KNOB AND TUBE	<b>BRANCH ENTRY CONDUCTORS</b>				<b>SERVICE ENTRY CONDUCTORS</b>			
	<input checked="" type="checkbox"/>	MIXTURE	<input checked="" type="checkbox"/>	COPPER	<input type="checkbox"/>	ALUMINUM	<input type="checkbox"/>	COPPER	<input checked="" type="checkbox"/>	ALUMINUM
	<input type="checkbox"/>	ROMEX	<input type="checkbox"/>	MIXTURE						
	<input type="checkbox"/>	BX								

## SYSTEM SURVEY

## CODE

<b>MAIN SERVICE LINE</b>	<input type="checkbox"/>	Inadequate clearance	<input type="checkbox"/>	Dry rot insulation	<input type="checkbox"/>	Excessive fraying	<i>3</i>
<b>MAST</b>	<input type="checkbox"/>	Loose	<input type="checkbox"/>	Poor location	<input type="checkbox"/>	Frayed	<i>3</i>
	<input type="checkbox"/>	Older	<input type="checkbox"/>	Taped or spliced	<input type="checkbox"/>	Inadequate clearance	

<b>PANEL</b>	<b>DISCONNECT LOCATION:</b>		<input checked="" type="checkbox"/>	BREAKER	<input type="checkbox"/>	FUSE	<i>3</i>
<input type="checkbox"/>	Undersized wires to breakers	<input checked="" type="checkbox"/>	PANEL	<input type="checkbox"/>	METER		
<input type="checkbox"/>	Consistent with age and nature	<input type="checkbox"/>	Obstructed access	<input type="checkbox"/>	Install knockout blanks		
<input type="checkbox"/>	Missing Romex connectors	<input type="checkbox"/>	Breaker or panel removed from market	<input type="checkbox"/>	Different panel / breaker		
<input type="checkbox"/>	Moisture in box	<input type="checkbox"/>	Piggy back wiring	<input type="checkbox"/>	Poor location	<i>*Bonding not checked</i>	
<input type="checkbox"/>	Hot or buzzing breakers	<input type="checkbox"/>	No cover				
<input type="checkbox"/>	Rusted						

<b>CIRCUITRY / OUTLETS / CABLE / RACEWAY</b>							<i>C</i>
<input checked="" type="checkbox"/>	Overloading may exist	<input type="checkbox"/>	Extension cords	<input type="checkbox"/>	Not visible		
<input type="checkbox"/>	Hot on neutral with hot open	<input type="checkbox"/>	Inadequate number	<input type="checkbox"/>	Missing covers		
<input type="checkbox"/>	Hot and neutral reversed	<input type="checkbox"/>	Poor location	<input type="checkbox"/>	Loose		
<input type="checkbox"/>	Cable against sharp edges	<input type="checkbox"/>	Inoperative	<input type="checkbox"/>	Damaged		
<input type="checkbox"/>	Improperly installed cables	<input type="checkbox"/>	Mixed breakers	<input type="checkbox"/>	Open hot		
<input type="checkbox"/>	Wires with missing insulation	<input type="checkbox"/>	Not grounded	<input type="checkbox"/>	Open neutral		
<input type="checkbox"/>	Connections without boxes	<input type="checkbox"/>	Hot exposed wires	<input checked="" type="checkbox"/>	Open grounds		
<input type="checkbox"/>	Inoperative ground fault interrupter (s)	<input type="checkbox"/>	Reverse polarity	<input type="checkbox"/>	Dry rot insulation		

<b>SWITCHES</b>	Arcing	Loose	Damaged	Outdated	Missing cover	<i>3</i>
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<b>METER</b>	Loose	Cracked	Locked			<i>3</i>
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<b>SYSTEM</b>	<i>(BX)</i>	Knob and tube	<i>(Older)</i>	<i>(Conventional)</i>	Mixed	Aluminum	<i>3</i>
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<b>SMOKE DETECTORS</b>	Tested	Not tested	No detectors observed			<i>C</i>
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Over 20 Years Old: See Section S under Conditions of Inspection in Agreement  
 NO REPAIRS RECOMMENDED

## OBSTRUCTIONS/ LIMITATIONS

<input type="checkbox"/>	LOCKED PASSAGE	<input type="checkbox"/>	LIMITED/ NO ACCESS TO PANEL BOX	<input type="checkbox"/>	CLUTTER
<input type="checkbox"/>	POOR VISIBILITY	<input type="checkbox"/>	LIMITED/ NO ACCESS TO BASEMENT	<input type="checkbox"/>	UNSAFE CONDITIONS / DOG
<input checked="" type="checkbox"/>	STORAGE/ FURNISHED	<input type="checkbox"/>	LIMITED/ NO ACCESS TO METER	<input checked="" type="checkbox"/>	CONCEALED COMPONENTS



# PLUMBING

S T R U C T U R E C O M P L E T E	<b>WATER MAIN</b>		<b>MAIN MATERIAL</b>		<b>WASTE LINES</b>		<b>SERVICE LINES</b>	
	<input checked="" type="checkbox"/>	3/4 INCH	<input type="checkbox"/>	GALVANIZED	<input checked="" type="checkbox"/>	CAST	<input checked="" type="checkbox"/>	COPPER / BRASS
	<input type="checkbox"/>	1 INCH	<input type="checkbox"/>	STEEL	<input checked="" type="checkbox"/>	PLASTIC	<input type="checkbox"/>	STEEL
	<input type="checkbox"/>	OTHER	<input checked="" type="checkbox"/>	COPPER / BRASS	<input type="checkbox"/>	COPPER / BRASS	<input type="checkbox"/>	PLASTIC / ASTM / PVC
	<input type="checkbox"/>	NOT VISIBLE	<input type="checkbox"/>	PLASTIC	<input type="checkbox"/>	GALVANIZED	<input type="checkbox"/>	QUEST
	<b>SUMP PUMP</b>		<input type="checkbox"/>	NOT VISIBLE	<input type="checkbox"/>	STEEL	<input type="checkbox"/>	GALVANIZED
	<input type="checkbox"/>	ONE	<input checked="" type="checkbox"/>	LEAD	<input type="checkbox"/>	NOT VISIBLE	<input type="checkbox"/>	NOT VISIBLE
	<input type="checkbox"/>	TWO OR MORE						
	<input checked="" type="checkbox"/>	NONE OBSERVED OR VISUALLY OBSTRUCTED						

## SYSTEM SURVEY

		CODE
<b>WATER MAIN</b>	Leaking <del>Corroded</del> Mineral deposits Kinked Limited access Low pressure Rusted well storage tank No shut off No shut off observed Shut Off Won't Turn <input type="checkbox"/> Main shut off not tested	S
<b>SHUT OFF LOCATION:</b>	<u>BASEMENT: FRONT WALL</u>	
<b>SERVICE LINES</b>	Leaking Pinholes Kinked Mineral deposits Limited visibility Low pressure Hangers loose Frozen Corroded Leaky shut offs Not visible	S
<b>WASTE LINES</b>	Leaking Corroded Clogged Frozen Obstructed Damaged Rusted Failing support Not visible Limited visibility Poor Pitch	S
<b>TOILET</b>	Leaking supply Poor seal Tippy Poor flush Slow fill Running Cracked Rotted floor Needs mechanical repairs	S
<b>FAUCETS</b>	Not tested Leaking Corroded Broken Missing Loose	S
<b>VENTING</b>	Slow Gurgle Not tested Consistent with age and nature	S
<b>TRAPS</b>	Corroded Leaking Loose Obstructed	R

Oil or any type of storage tank (underground or above) are not considered in this inspection report **1ST FL. VANITY**

Exterior lines of any type are not considered in this inspection or report

NO REPAIRS RECOMMENDED

## OBSTRUCTIONS/ LIMITATIONS ETC.

<input type="checkbox"/> CLUTTER	<input type="checkbox"/> LIMITED / NO ACCESS	<input checked="" type="checkbox"/> CONCEALED COMPONENTS
<input type="checkbox"/> LOCKED PASSAGE	<input type="checkbox"/> STORAGE	<input type="checkbox"/> UNSAFE CONDITIONS
<input type="checkbox"/> OBSTRUCTED VIEW	<input type="checkbox"/> FURNISHINGS / APPLIANCES	<input type="checkbox"/> NOT FUNCTION TESTED

# STRUCTURE / FOUNDATION

S T R U C T U R E	<b>FOUNDATION TYPE</b>	<b>COLUMN SUPPORT</b>	<b>BASEMENT FLOOR</b>	<b>JOISTS</b>	<b>BEAMS</b>
	<input checked="" type="checkbox"/> FULL <input checked="" type="checkbox"/> CRAWL <input type="checkbox"/> SLAB <b>FOUNDATION WALLS</b> <input type="checkbox"/> BLOCK <input type="checkbox"/> STONE <input type="checkbox"/> WOOD <input type="checkbox"/> POURED CONCRETE <input checked="" type="checkbox"/> POURED CINDER	<input checked="" type="checkbox"/> WOOD <input type="checkbox"/> SUPPORT WALL <input type="checkbox"/> MASONRY <input type="checkbox"/> STEEL <input type="checkbox"/> NOT VISIBLE  <b>STRUCTURE TYPE</b> <input checked="" type="checkbox"/> WOOD <input type="checkbox"/> MASONRY	<input checked="" type="checkbox"/> CONCRETE <input type="checkbox"/> STONE <input type="checkbox"/> DIRT <input type="checkbox"/> WOOD  <input type="checkbox"/> METAL <input type="checkbox"/> OTHER: COMMENT	<input type="checkbox"/> 2 X 8 <input checked="" type="checkbox"/> 2 X 10 <input type="checkbox"/> 2 X 12 <input type="checkbox"/> 16" ON CENTER <input type="checkbox"/> 24" ON CENTER <input type="checkbox"/> 2 X 6 <input type="checkbox"/> LOGS <input type="checkbox"/> Floor Truss - TGI's	<input checked="" type="checkbox"/> WOOD <input type="checkbox"/> STEEL <input type="checkbox"/> LAMINATED <input type="checkbox"/> NONE <input type="checkbox"/> UNKNOWN

SYSTEM SURVEY					CODE
<b>FOOTERS</b>	Settled	Cracked	Bowed	Damaged	N
	The above will be identified if visible or partially visible				
<b>FOUNDATION WALLS</b>	Settled	Heaving	Prior repairs	Loose parge	S
	Step crack	Vertical crack	Horizontal crack	Deteriorated	
	Limited Access Insulation obstructed				
<b>SLAB</b>	Cracked	Flaking	Uneven	Modified Limited access	N
	None	Not visible			
<b>MAIN SUPPORT BEAM</b>	Re-Supported	Cracked	Bowed	Rotted Tipped Altered	S
	Poorly secured Not visible Soft wood High moisture affected				
<b>COLUMNS</b>	Out of plumb	Rusted	Rot	Not visible	S
<b>JOISTS / BOX / SILL</b>	Cracked	Springy	Damaged	Insulation obstructed Rot	S
	Limited visibility	Affected by high moisture <i>SOME VISIBLE TERMITE DAMAGE</i>			
<input checked="" type="checkbox"/> <b>BASEMENT</b>	<b>ACCESS</b>	Vertical door	Bilco door	Small door	
<input checked="" type="checkbox"/> <b>CRAWL SPACE</b>	Good	Fair	Poor	Limited Inaccessible	
	Obstructions		Height Access Restricted		
<b>VENTING</b>	Windows	Doors	Vents	None Below average	S
<b>MOISTURE</b>	Low	Moderate	Heavy	Use a dehumidifier	E
<b>WATER INFILTRATE</b>	None	Minimal	Some	Heavy	B
<b>SUMP PUMP</b>	None observed		Yes	Visibility obstructed Not functioning	-
<b>WOOD TO DIRT</b>	None found		Some	Uncertain	-
<b>INSULATION</b>	Moist	Foam	Blown	Fiber Sheetgoods	-
	None observed				
<b>VAPOR RETARDER</b>	Plastic	Other	See comments		
<input type="checkbox"/>	The buyer may wish to consider a vapor barrier as an upgrade to reduce moisture				
<input type="checkbox"/>	<b>NO REPAIRS RECOMMENDED</b>				

## OBSTRUCTIONS/ LIMITATIONS

<input type="checkbox"/> CLUTTER / STORAGE	<input type="checkbox"/> POOR VISIBLTY	<input type="checkbox"/> REMODELED	<input checked="" type="checkbox"/> CONCEALED COMPONENTS
<input type="checkbox"/> LOCKED PASSAGE	<input type="checkbox"/> INSULATION	<input type="checkbox"/> UNSAFE CONDITIONS	<input type="checkbox"/> HEIGHT RESTRICTION

*Often restrictions or inaccessible components or areas will exist and not necessarily be noted in this report.*