



SCOTT HOME INSPECTION, LLC

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<https://scotthomeinspection.com>



RENTAL INSPECTION REPORT

345 Rental Ave
Denver CO 80123

ABC Property
OCTOBER 31, 2018



Inspector

Christopher Scott

ASHI Certified Inspector

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Table of Contents

Table of Contents	2
SUMMARY	4
1: INSPECTION DETAILS	5
2: EXTERIOR - ROOFING - GROUNDS	6
3: LIVING ROOM	11
4: LIVING ROOM 2	14
5: HALLWAY - STAIRS - ENTRY	16
6: BEDROOM 1	18
7: BEDROOM 2	20
8: BATHROOM 1	22
9: BATHROOM 2	23
10: LAUNDRY - UTILITY ROOM	26
11: KITCHEN AND APPLIANCES	29
12: MECHANICAL SYSTEMS	31
13: ELECTRICAL SYSTEM	33
14: UNFINISHED BASEMENT - CRAWLSPACE	34

RENTAL INSPECTION REPORT

SUMMARY



ITEMS INSPECTED



















MAINTENANCE ITEM



REPAIR RECOMMENDATION



SAFETY CONCERN

-  2.1.1 Exterior - Roofing - Grounds - WALL COVERING, SIDING, TRIM: Minor cracking of the brick veneer
-  2.4.1 Exterior - Roofing - Grounds - DOORS AND LOCKS: Scratches on door
- 
- 2.8.1 Exterior - Roofing - Grounds - DRIVEWAYS, WALKWAYS, AND PATIO SLAB: SideWalk Trip hazard - Mudjack or Replace
-  2.10.1 Exterior - Roofing - Grounds - FENCING: Fence Poor Condition
-  2.11.1 Exterior - Roofing - Grounds - GRADING AND DRAINAGE: Plastic sheeting exposed
-  2.15.1 Exterior - Roofing - Grounds - GUTTERS AND DOWNSPOUTS: Seam Leak On Gutter
-  3.2.1 Living Room - CEILINGS: Moisture stain
-  3.3.1 Living Room - WALLS: Minor crack
-  3.12.1 Living Room - FIREPLACES, SOLID-FUEL FIREPLACES, WOODSTOVE: Fireplace cleaning
-  4.8.1 Living Room 2 - ELECTRICAL OUTLETS: Cover plate missing
-  5.3.1 Hallway - Stairs - Entry - WALLS: Wall Scratches
-  6.9.1 Bedroom 1 - SMOKE DETECTORS: Add smoke alarm in bedroom
-  7.9.1 Bedroom 2 - SMOKE DETECTORS: Add smoke alarm in bedroom
-  9.9.1 Bathroom 2 - PLUMBING FIXTURES, FAUCETS, DRAINS: Supply Pipe Leak Under Sink
-  9.10.1 Bathroom 2 - TOILETS AND BIDETS: Toilet loose, investigate
-  10.11.1 Laundry - Utility Room - ELECTRICAL OUTLETS: no GCFI in Kitchen/Bath/Laundry

1: INSPECTION DETAILS

Information

Report Type

Move-In Rental Inspection

In Attendance

Tenant

Type of Home

Single Family

Home Faces

East

Weather

Recent Rain, Breezy

Outside Temperature

45 Fahrenheit (F)

Utility Status

All utilities on

Optional Services Ordered

None

Inspection Overview/Terms

RENTAL INSPECTION REPORT:

The Rental Inspection Report is intended as an assessment of the condition of the property on the day of the inspection. The report will document concerns related to overall property condition, maintenance concerns present, evidence of tenant damage or neglect, potential property code violations and visible evidence of insurance risks. The assessment is visual and non-invasive and is intended to document through notes, photos and videos the current property condition.

INSPECTION CATEGORIES:

- 1) **Maintenance Item** - These are repairs that, in the opinion of the inspector, are regular maintenance items typical for all homes. Repair to these items is not urgent, but should be performed in the near future.
- 2) **Repair Recommendation** - The item, component or unit was visually observed, and is not functioning as intended or needs further inspection by a qualified specialist. Items, components or units that can be repaired to satisfactory condition may not need replacement.
- 3) **Safety Concern** - The item, component or unit represents a safety concern to the occupants and should be immediately repaired.

LIMITATIONS

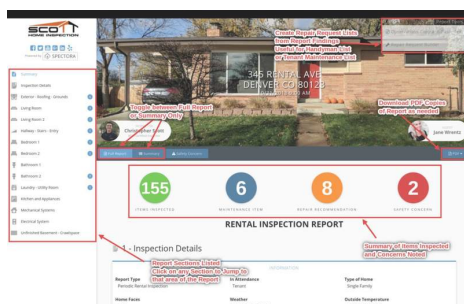
For occupied homes, tenant furniture and belongings can often present complete inspection of every room and area. We do our very best to identify every concern visible, but items can be hidden or blocked from view by tenant items.

SCOPE AND TERMS OF INSPECTION:

This confidential report is furnished for the use of the property-manager and property-owner only. It is not intended to be relied upon for any purpose by any other party not named on the report and Inspection Agreement. This inspection was performed in accordance with and under the terms of a Rental Inspection Agreement. The agreement was signed and agreed upon before the preparation of this individual report and a signed copy of the agreement is available upon request. The agreement may be part of a broader inspection contract between Scott Rental Inspections and the Property Management Company or Property Owner. Scott Rental Inspections conducts all inspections according to the procedures outlined by the American Society of Home Inspectors (ASHI) Standards of Practice and Code of Ethics. The complete standards can be reviewed at the following location; www.scotthomeinspection.com/ASHI_standards-ethics.pdf The ASHI Standards of Practice outline recommended procedures for performing general home inspections, which have been adapted for the specific scope of these Rental-Inspections. Scott Rental Inspections is a division of Scott Home Inspection, LLC.

READING YOUR INSPECTION REPORT

The inspection report from Scott Home Inspection is cloud based allowing for sharing of the report and easy navigation through sections. Click to expand the image below to give you tips and help on reading and navigating through this report.



2: EXTERIOR - ROOFING - GROUNDS

		IN	NI	NP	R
2.1	WALL COVERING, SIDING, TRIM	X			X
2.2	EAVES, SOFFITS AND FASCIAS	X			
2.3	WINDOWS AND SCREENS	X			
2.4	DOORS AND LOCKS	X			X
2.5	DOOR PEEPHOLE (Main Entry Door)	X			
2.6	EXTERIOR ELECTRICAL AND LIGHTING	X			
2.7	MAILBOX, ADDRESS	X			
2.8	DRIVEWAYS, WALKWAYS, AND PATIO SLAB	X			X
2.9	DECKS, BALCONIES, STEPS, PORCHES AND APPLICABLE RAILINGS	X			
2.10	FENCING	X			X
2.11	GRADING AND DRAINAGE	X			X
2.12	LANDSCAPING - YARD	X			
2.13	ROOF COVERINGS	X			
2.14	CHIMNEYS, FLASHINGS AND ROOF PENETRATIONS	X			
2.15	GUTTERS AND DOWNSPOUTS	X			X
2.16	OUTBUILDING / SHED			X	
2.17	EVIDENCE OF PETS	X			
2.18	LAWN SPRINKLER - EVIDENCE OF VISUAL CONCERNS	X			
2.19	OUTDOOR GRILL AND/OR FIRE PIT			X	

IN = Inspected

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NP = Not Present

R = Recommendations

Information

Exterior Photos

The following photos document the general condition of the exterior of the home. These photos reflect areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Front Right



Front Left



South



Back



Front driveway



Exterior outlet Left



Carport shed and gate



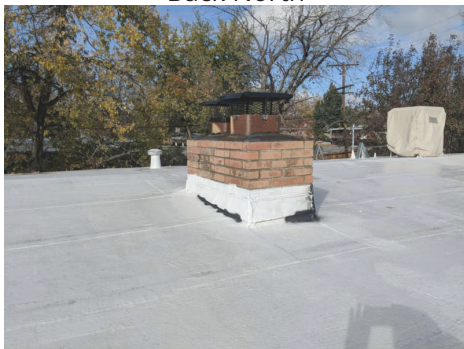
Deck



Back North



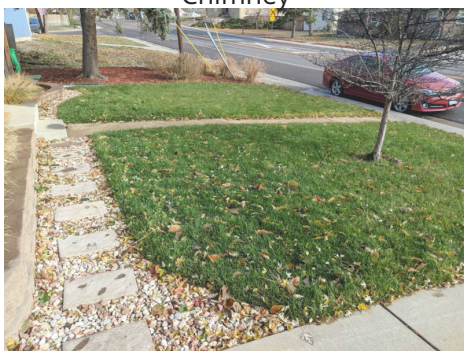
Back Electrical



Chimney



Roof



Front Yard

Limitations

Recommendations

2.1.1 WALL COVERING, SIDING, TRIM

MINOR CRACKING OF THE BRICK VENEER

LEFT

There is minor cracking in the brick veneer present around the chimney.

Recommendation

Recommend monitoring.



Maintenance Item



2.4.1 DOORS AND LOCKS

SCRATCHES ON DOOR

BACK

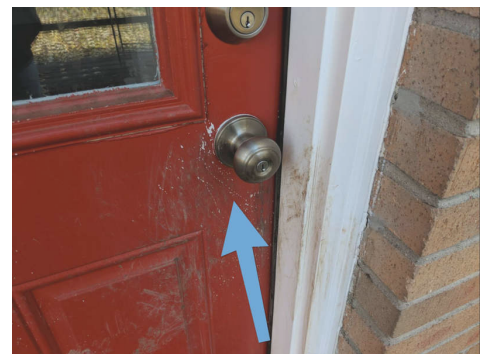
There are scratches on the paint of the rear door. The paint should be redone at this time by a qualified person.

Recommendation

Contact a handyman or DIY project



Maintenance Item



2.8.1 DRIVEWAYS, WALKWAYS, AND PATIO SLAB

SIDEWALK TRIP HAZARD - MUDJACK OR REPLACE

The concrete walkway at the front of the home has settled or heaved in areas. This appears to have created possible tripping hazards, where the concrete is raised in areas. Consider replacement or mud-jacking at this time, to repair. Consult with a concrete professional for repair options and costs.

Recommendation

Contact a qualified concrete contractor.



Repair Recommendation



2.10.1 FENCING

FENCE POOR CONDITION

SOUTH FENCE ONLY

The fence is in poor overall condition, and significant repairs or replacement will likely be needed. Consult with a fence professional for repair/replacement options and costs.

Recommendation

Contact a qualified fencing contractor



Repair Recommendation



2.11.1 GRADING AND DRAINAGE

PLASTIC SHEETING EXPOSED

NORTH

There's plastic sheeting around the edge of the north side of the home. This is likely to keep water from sitting near the foundation. I recommend covering the plastic to protect it with landscaping material.

Recommendation

Contact a qualified landscaping contractor



Repair Recommendation



2.15.1 GUTTERS AND DOWNSPOUTS

SEAM LEAK ON GUTTER

FRONT

The gutter appears to leak at the seam. I recommend cleaning and apply gutter sealant or epoxy.

Recommendation

Contact a qualified handyman.



Maintenance Item



3: LIVING ROOM

		IN	NI	NP	R
3.1	General Photos and Information	X			
3.2	CEILINGS	X			X
3.3	WALLS	X			X
3.4	FLOORS	X			
3.5	DOORS	X			
3.6	WINDOWS	X			
3.7	LIGHT FIXTURES-CEILING FANS	X			
3.8	ELECTRICAL OUTLETS	X			
3.9	SMOKE DETECTORS	X			
3.10	CARBON MONOXIDE ALARMS	X			
3.11	GAS/LP FIREPLACES			X	
3.12	FIREPLACES, SOLID-FUEL FIREPLACES, WOODSTOVE	X			X
3.13	EVIDENCE OF PETS	X			

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Information

SMOKE DETECTORS: Smoke Detectors

SMOKE DETECTORS INSTALLED
(HARDWIRED)

CARBON MONOXIDE ALARMS: Carbon Monoxide Detectors

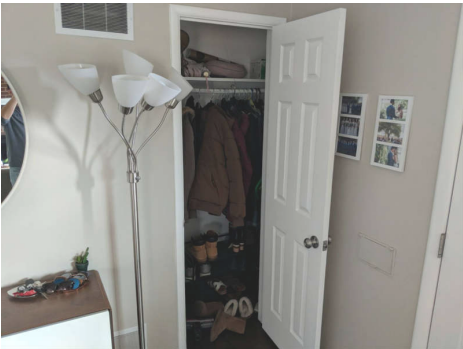
CO DETECTOR(S) PROPERLY
INSTALLED

General Photos and Information: Interior Photos

The following photos document the general condition of this room/area. These photos reflects areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Fireplace



Living Room Closet



Mailbox



Smoke and CO detector

Limitations

Recommendations

3.2.1 CEILINGS

MOISTURE STAIN

LIVING ROOM FRONT

Moisture staining was present at the ceiling. No moisture was currently present or evident in this area, and it may be that whatever leak had occurred has since been repaired. Inquire with occupant for more information on this item. Otherwise, monitor these areas for further moisture concerns, and repair as desired.

Recommendation
Recommend monitoring.

Maintenance Item



3.3.1 WALLS

MINOR CRACK

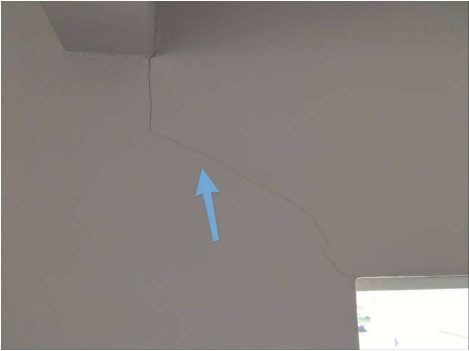
SOUTH WALL

Minor cracking was noted at the wall. These types of cracks are somewhat typical of minor settling, and should be monitored for further movement, and patched and repaired as desired.

Recommendation

Recommend monitoring.

 Maintenance Item



3.12.1 FIREPLACES, SOLID-FUEL FIREPLACES, WOODSTOVE

FIREPLACE CLEANING

LIVING ROOM

The fireplace was inspected and appears to be in good working condition at this time. The damper was functioning and the visible portion of the flue appears to be free of obstructions. However, the fire box and flue are dirty with soot and ash. Cleaning by a professional chimney sweep is recommended before using.

Recommendation

Contact a qualified chimney sweep.

 Repair Recommendation



4: LIVING ROOM 2

		IN	NI	NP	R
4.1	General Photos and Information	X			
4.2	CEILINGS	X			
4.3	WALLS	X			
4.4	FLOORS	X			
4.5	DOORS	X			
4.6	WINDOWS	X			
4.7	LIGHT FIXTURES-CEILING FANS	X			
4.8	ELECTRICAL OUTLETS	X			X
4.9	SMOKE DETECTORS	X			
4.10	CARBON MONOXIDE ALARMS	X			
4.11	GAS/LP FIREPLACES			X	
4.12	FIREPLACES, SOLID-FUEL FIREPLACES, WOODSTOVE	X			
4.13	EVIDENCE OF PETS	X			

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Information

SMOKE DETECTORS: Smoke Detectors

SMOKE DETECTORS INSTALLED
(HARDWIRED)

CARBON MONOXIDE ALARMS: Carbon Monoxide Detectors

CO DETECTOR(S) PROPERLY
INSTALLED

General Photos and Information: Interior Photos

The following photos document the general condition of this room/area. These photos reflects areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Basement Living Room



Basement Living Room 2



Basement Living Room 3



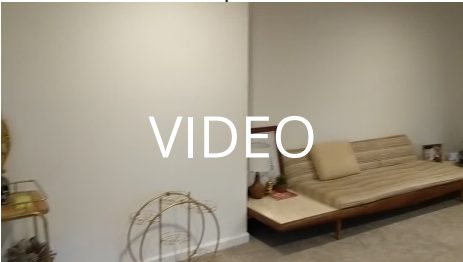
Fireplace



Fireplace



Basement Living Room ceiling



Limitations

Recommendations

4.8.1 ELECTRICAL OUTLETS

COVER PLATE MISSING

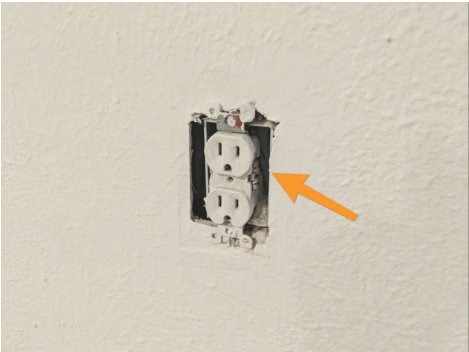
BASEMENT LIVING ROOM WEST

One outlet is missing a cover plate. A cover plate should be installed for safety. This is a minor repair item.

Recommendation

Contact a qualified electrical contractor.

Repair Recommendation



5: HALLWAY - STAIRS - ENTRY

		IN	NI	NP	R
5.1	STEPS, STAIRWAYS, BALCONIES AND RAILINGS	X			
5.2	CEILINGS	X			
5.3	WALLS	X			X
5.4	FLOORS	X			
5.5	DOORS	X			
5.6	WINDOWS	X			
5.7	LIGHT FIXTURES-CEILING FANS	X			
5.8	ELECTRICAL OUTLETS	X			
5.9	SMOKE DETECTORS			X	
5.10	CARBON MONOXIDE ALARMS			X	

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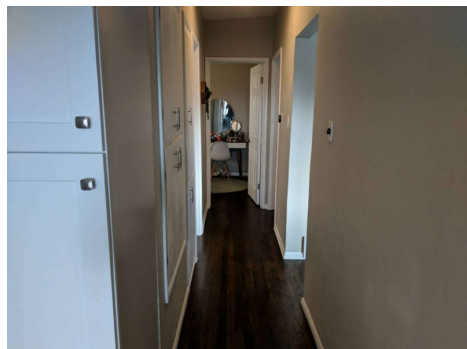
NP = Not Present

R = Recommendations

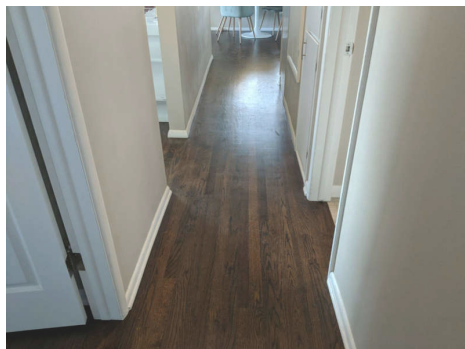
Information

Interior Photos

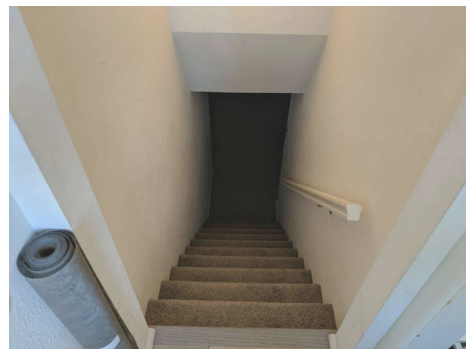
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1st Floor Hall



1st Floor Hall 2



Basement stairs

Limitations

Recommendations

5.3.1 WALLS

WALL SCRATCHES

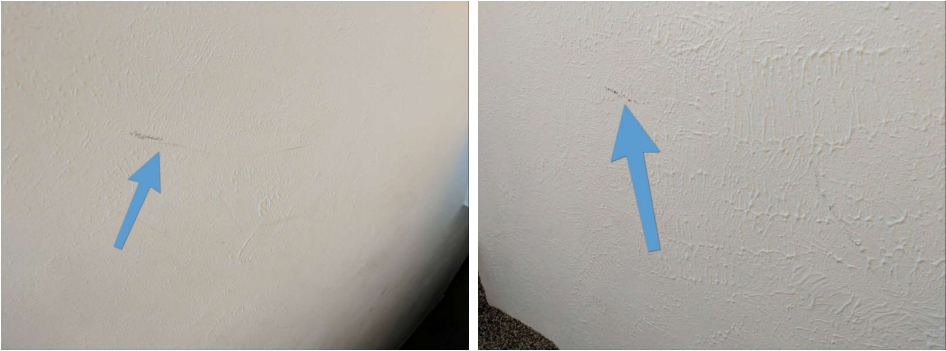
BASEMENT STAIR WELL

There are multiple minor scratches and scuffs on the drywall. These areas should be painted over as needed by a qualified person.

Recommendation

Contact a handyman or DIY project





6: BEDROOM 1

		IN	NI	NP	R
6.1	General Photos and Information	X			
6.2	CEILINGS	X			
6.3	WALLS	X			
6.4	FLOORS	X			
6.5	DOORS	X			
6.6	WINDOWS	X			
6.7	LIGHT FIXTURES-CEILING FANS	X			
6.8	ELECTRICAL OUTLETS	X			
6.9	SMOKE DETECTORS	X			X
6.10	CARBON MONOXIDE ALARMS	X			
6.11	GAS/LP FIREPLACES			X	
6.12	EVIDENCE OF PETS	X			

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NI = Not Inspected

NP = Not Present

R = Recommendations

Information

SMOKE DETECTORS: Smoke Detectors

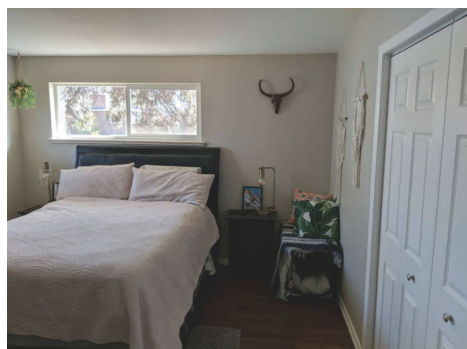
ADDITIONAL SMOKE DETECTORS
RECOMMENDED

CARBON MONOXIDE ALARMS: Carbon Monoxide Detectors

CO DETECTOR(S) PROPERLY
INSTALLED

General Photos and Information: Interior Photos

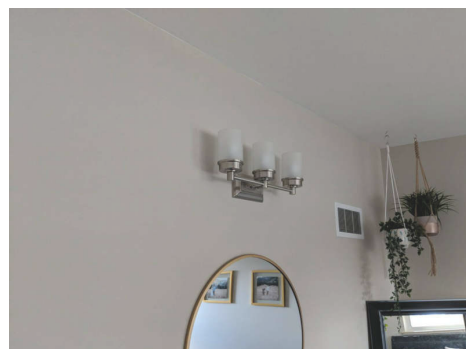
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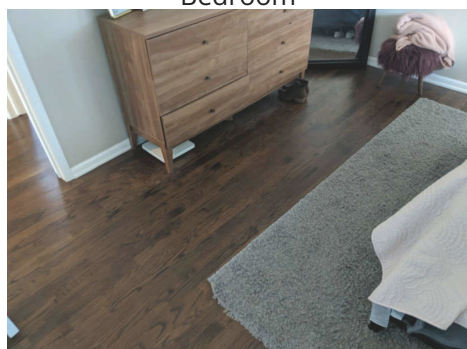
Bedroom



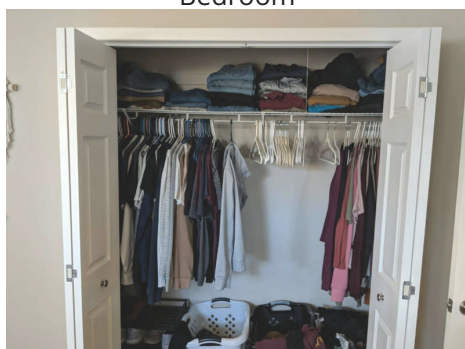
Bedroom



Bedroom



Bedroom floor



Bedroom closet

Limitations

Recommendations

6.9.1 SMOKE DETECTORS

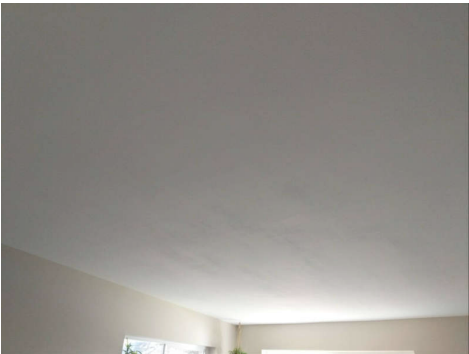
 Safety Concern

ADD SMOKE ALARM IN BEDROOM

Some smoke alarms are present at the hallways, but additional units are recommended at the bedrooms at this time. By today's standards, units should be present on each floor of the home and within each sleeping room/area. Additional units should be installed where needed. Annual battery replacement is recommended. Units older than 10 years should be replaced at this time, according to the National Fire Protection Association.

Recommendation

Contact a qualified handyman.



7: BEDROOM 2

		IN	NI	NP	R
7.1	General Photos and Information	X			
7.2	CEILINGS	X			
7.3	WALLS	X			
7.4	FLOORS	X			
7.5	DOORS	X			
7.6	WINDOWS	X			
7.7	LIGHT FIXTURES-CEILING FANS	X			
7.8	ELECTRICAL OUTLETS	X			
7.9	SMOKE DETECTORS	X			X
7.10	CARBON MONOXIDE ALARMS	X			
7.11	GAS/LP FIREPLACES			X	
7.12	EVIDENCE OF PETS	X			

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NP = Not Present

R = Recommendations

Information

SMOKE DETECTORS: Smoke Detectors

ADDITIONAL SMOKE DETECTORS
RECOMMENDED

CARBON MONOXIDE ALARMS: Carbon Monoxide Detectors

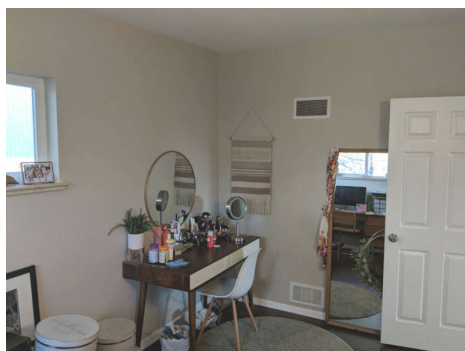
CO DETECTOR(S) PROPERLY
INSTALLED

General Photos and Information: Interior Photos

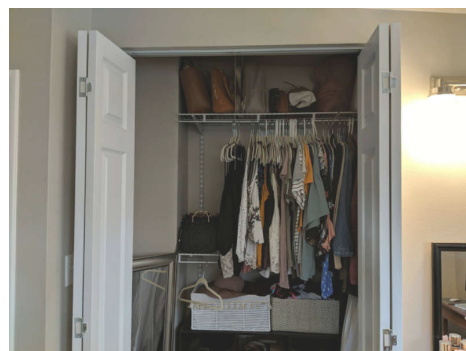
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2nd Bedroom 1st Floor



2nd Bedroom 1st Floor



2nd Bedroom Closet



Light fixture

Limitations

Recommendations

7.9.1 SMOKE DETECTORS

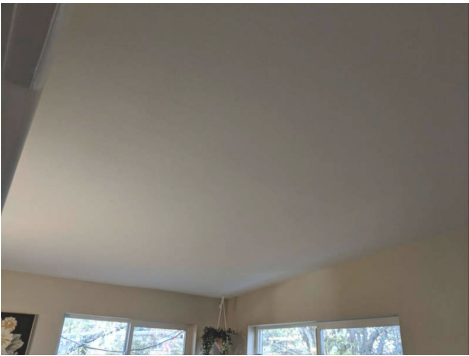
 Safety Concern

ADD SMOKE ALARM IN BEDROOM

Some smoke alarms are present in the home, but additional units are recommended at this time. Units should be present on each floor of the home and within each sleeping room/area. Add more units as needed. Annual battery replacement is recommended. Units older than 10 years should be replaced at this time, according to the National Fire Protection Association.

Recommendation

Contact a qualified handyman.



8: BATHROOM 1

		IN	NI	NP	R
8.1	General Photos and Information	X			
8.2	CEILINGS	X			
8.3	WALLS	X			
8.4	FLOORS	X			
8.5	DOORS	X			
8.6	WINDOWS	X			
8.7	COUNTERS AND CABINETS	X			
8.8	VENTING SYSTEMS (BATHS AND LAUNDRY)	X			
8.9	PLUMBING FIXTURES, FAUCETS, DRAINS	X			
8.10	TOILETS AND BIDETS	X			
8.11	BATHROOM TUB / SHOWER SURROUND	X			
8.12	LIGHT FIXTURES-CEILING FANS	X			
8.13	ELECTRICAL OUTLETS	X			

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NI = Not Inspected

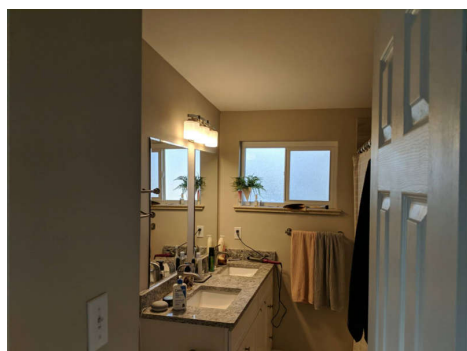
NP = Not Present

R = Recommendations

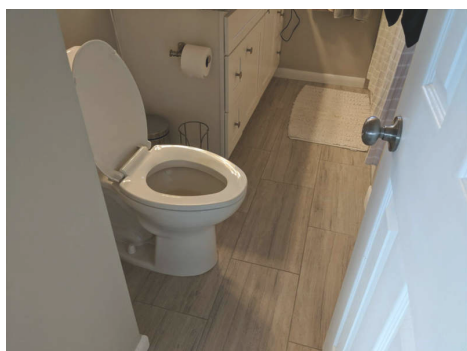
Information

General Photos and Information: Interior Photos

The following photos document the general condition of this room/area. These photos reflect areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Bathroom



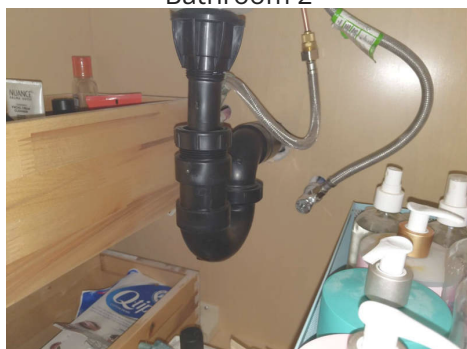
Bathroom 2



Toilet



Sinks



Under Sink 1



Tub

9: BATHROOM 2

		IN	NI	NP	R
9.1	General Photos and Information	X			
9.2	CEILINGS	X			
9.3	WALLS	X			
9.4	FLOORS	X			
9.5	DOORS	X			
9.6	WINDOWS	X			
9.7	COUNTERS AND CABINETS	X			
9.8	VENTING SYSTEMS (BATHS AND LAUNDRY)	X			
9.9	PLUMBING FIXTURES, FAUCETS, DRAINS	X			X
9.10	TOILETS AND BIDETS	X			X
9.11	BATHROOM TUB / SHOWER SURROUND	X			
9.12	LIGHT FIXTURES-CEILING FANS	X			
9.13	ELECTRICAL OUTLETS	X			

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NI = Not Inspected

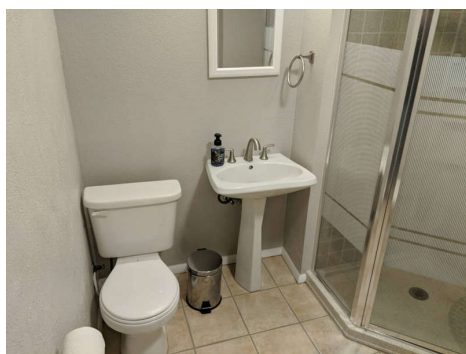
NP = Not Present

R = Recommendations

Information

General Photos and Information: Interior Photos

The following photos document the general condition of this room/area. These photos reflect areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Bathroom Vanity



Shower



Bathroom



Shower surround



Bathroom Door

Recommendations

9.9.1 PLUMBING FIXTURES, FAUCETS, DRAINS

SUPPLY PIPE LEAK UNDER SINK

BASEMENT BATHROOM

There appears to be a leak and/or water staining around the supply piping below the sink. A plumber should evaluate and repair the supply piping at this time.

Recommendation

Contact a qualified plumbing contractor.





9.10.1 TOILETS AND BIDETS

TOILET LOOSE, INVESTIGATE

Repair Recommendation

The toilet is loose at floor. Repair is needed to secure the toilet to the floor properly, and may also involve re-setting the toilet on a new wax seal. It is unknown if any moisture damage or leaking is occurring around the toilet, and if any damage is present to the sub-flooring, framing, or surrounding materials, or whether any mold is present from this leaking. When the toilet is removed to replace the wax seal, the surrounding area should be evaluated and investigated for any moisture damage or potential mold.

Recommendation

Contact a qualified plumbing contractor.



10: LAUNDRY - UTILITY ROOM

		IN	NI	NP	R
10.1	General Photos and Information	X			
10.2	CEILINGS	X			
10.3	WALLS	X			
10.4	FLOORS	X			
10.5	DOORS	X			
10.6	WINDOWS	X			
10.7	COUNTERS AND CABINETS	X			
10.8	VENTING SYSTEMS (BATHS AND LAUNDRY)	X			
10.9	PLUMBING FIXTURES, FAUCETS, DRAINS	X			
10.10	LIGHT FIXTURES-CEILING FANS	X			
10.11	ELECTRICAL OUTLETS	X			X

IN = Inspected

NI = Not Inspected

NP = Not Present

R = Recommendations

Information

General Photos and Information: Interior Photos

The following photos document the general condition of this room/area. These photos reflects areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Laundry Room Door



Laundry Room



Laundry Room



Hook ups

Recommendations

10.11.1 ELECTRICAL OUTLETS

NO GCFI IN KITCHEN/BATH/LAUNDRY

LAUNDRY ROOM

The electrical outlets are not protected by a GFCI outlet. While this may not have been required when the home was built, GFCI outlets provide protection from electric shock and are now required to be installed near sources of water, such as at kitchens, bathrooms, laundry rooms, and outdoors. I recommend that an electrician install GFCI outlets where needed for safety protection.

Recommendation

Contact a qualified electrical contractor.

 Repair Recommendation



Not GFCI protected



11: KITCHEN AND APPLIANCES

		IN	NI	NP	R
11.1	CEILINGS	X			
11.2	WALLS	X			
11.3	FLOORS	X			
11.4	DOORS	X			
11.5	WINDOWS	X			
11.6	COUNTERS AND CABINETS	X			
11.7	PLUMBING FIXTURES, FAUCETS, DRAINS	X			
11.8	LIGHT FIXTURES-CEILING FANS	X			
11.9	ELECTRICAL OUTLETS	X			
11.10	DISHWASHER	X			
11.11	RANGES / OVENS / COOKTOPS	X			
11.12	RANGE HOOD	X			
11.13	FOOD WASTE DISPOSER	X			
11.14	MICROWAVE COOKING EQUIPMENT	X			
11.15	REFRIGERATOR	X			
11.16	CLOTHES WASHER/DRYER	X			

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Information

Dishwasher Brand

SAMSUNG

Disposer Brand

IN SINK ERATOR

Exhaust / Range hood

BUILT INTO MICROWAVE

Range / Oven

SAMSUNG

Built In Microwave

SAMSUNG

Refrigerator

SAMSUNG

Washer / Dryer

SAMSUNG

Trash Compactors

NONE

Kitchen Photos

The following photos document the general condition of the kitchen. These photos reflect areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Kitchen



Kitchen 2



Kitchen 3



Oven



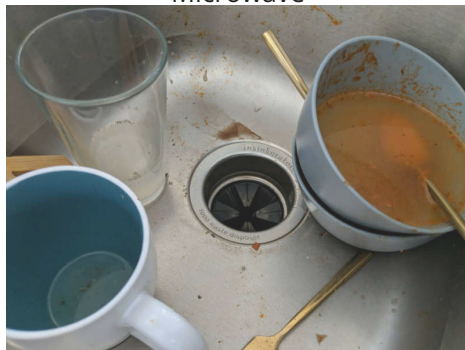
Microwave



Under Kitchen Sink



Kitchen GFCI



Disposal



Dishwasher



Refrigerator

12: MECHANICAL SYSTEMS

		IN	NI	NP	R
12.1	HEATING EQUIPMENT	X			
12.2	COOLING EQUIPMENT	X			
12.3	THERMOSTAT	X			
12.4	FURNACE/AC FILTER	X			X
12.5	CHIMNEYS, FLUES, AND VENTS (FOR HEATING SYSTEM)	X			
12.6	AUTOMATIC SAFETY CONTROLS	X			
12.7	CONDENSATE DRAIN SYSTEMS			X	
12.8	HOT WATER SYSTEM	X			X
12.9	PLUMBING SUPPLY AND DISTRIBUTION SYSTEMS	X			
12.10	DRAIN, WASTE AND VENT SYSTEMS	X			
12.11	DRAINAGE SUMP AND SUMP PUMP			X	

IN = Inspected

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R = Recommendations

Information

Heat System Brand

TRANE

Heat System - Approximate Age

6 YEARS OLD

Central Air Manufacturer

UNKNOWN

Cooling System - Approximate Age

UNKNOWN

Filter Type

DISPOSABLE

Filter Size

14 X 25

Water Heater Manufacturer

GENERAL ELECTRIC

Water Heater Approximate Age

6-10 YEARS OLD

Mechanical System Photos

The following photos document the general condition of the mechanical systems, including the furnace, boiler, AC unit, water heater and any other systems present. These photos reflect areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Winterized Swamp Cooler



Water Heater



Water Heater Tag



Thermostat

Limitations

13: ELECTRICAL SYSTEM

		IN	NI	NP	R
13.1	SERVICE ENTRANCE CONDUCTORS	X			
13.2	ELECTRIC PANEL	X			

IN = Inspected NI = Not Inspected NP = Not Present R = Recommendations

Information

Electrical System Photos

The following photos document the general condition of the electric panel of the home. These photos reflects areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern.



Meter and Main Shut Off Rear



Main Panel

14: UNFINISHED BASEMENT - CRAWLSPACE

		IN	NI	NP	R
14.1	UNFINISHED BASEMENTS AND CRAWLSPACES	X			
14.2	RADON MITIGATION SYSTEM - VISUAL INSPECTION			X	
14.3	EVIDENCE OF PESTS			X	

IN = Inspected NI = Not Inspected NP = Not Present R = Recommendations

Information

Basement-Crawlspace Photos

The following photos document the general condition of the unfinished portions of the basement and crawlspace of the home, if present. These photos reflects areas that have no existing concerns at this time. Areas with a specific concern or defect are noted separately, referencing the specific issue and area of concern. If a crawlspace is present, observation was done from the hatch or entry way only.



Fresh air intake



Closet under stairs



Closet under stairs

Limitations