



**KEY:** ① Recommend evaluation by a structural/geo-technical engineer ④ This item is a safety hazard - correction is needed  
 ② Recommend evaluation and repairs by a licensed contractor ⑤ Upgrades are recommended for safety enhancement  
 ③ Refer to qualified termite report for further information \* This item warrants attention/repair or monitoring

GARAGE / CARPORT     ATTACHED     DETACHED     CARPORT   

**53 Floor**     N/A     Not fully visible\*     Possible flammable material on floor ④

Appears serviceable     Damage / deterioration / defects\*  
 No cracks found     Common cracks     Major cracks ①     Floor raised / settled\*     Poor drainage\*

COMMENTS: \_\_\_\_\_

**54 Walls/Ceiling**     N/A     Not fully visible\*     Wall / ceiling / attic access cover / ladder does not appear fire rated ④

Appears serviceable     Moisture stains / damage on: ceiling / wall / floor / post\*     Holes / damage / missing covering\*  
 Framing: Sagging / bowed / damaged / altered ②     Exterior walls / soffit / fascia / trim: damaged / deteriorated ②

COMMENTS: \_\_\_\_\_

**55 Ventilation**     N/A     Appears serviceable     Blocked / none\*     Window / screens: damaged / inoperative\*

COMMENTS: \_\_\_\_\_

**56 Door To Living Space**     N/A     SOLID     RATED DOOR     HOLLOW CORE (NON-FIRE RESISTIVE)\*   

Appears serviceable     Damage / deterioration\*     Glass / pet door installed in fire door ②④     Does not latch / seal / enters bedroom\* ④  
 Self closer operational \_\_\_ N/A     Closer non-operational / missing / needs adjustment\*     Door lacks threshold / weatherstrip\*

COMMENTS: \_\_\_\_\_

**57 Exterior Door**     N/A     Appears serviceable     Damaged / delaminated\*     Needs adjustment\*

Lock inoperative\*     Jamb / threshold: damaged\*     Not tested / blocked / locked / rubs jamb\*

COMMENTS: \_\_\_\_\_

**58 Vehicle Door**     N/A     ROLL UP     TILT-UP     SLIDING     SWINGING   

Appears serviceable     Damage / deterioration / defects\*     Door / jambs: Moisture stained / damaged\*  
 Tension rods loose\*     Door warped\*     Door needs adjustment / balancing\*     Hinges loose / damaged\*  
 Safety springs installed     Not safety type springs\* ④⑤     Broken springs / safety wire ②④  
 Vehicle door(s) are locked - could not test\*     Rollers / tracks damaged ②

COMMENTS: \_\_\_\_\_

**59 Automatic Opener**     N/A     Appears serviceable- # of units \_\_\_     Non-operational\*     Opener / auto-reverse was not tested\*

Unit needs securing\*     Unit is disconnected\*     Unit needs adjustment / lubrication\*  
 Automatic reverse operated     Automatic reverse not functional ②④⑤     Electronic sensor: none / not functional\* ②④⑤

COMMENTS: \_\_\_\_\_

**60 Electrical**     N/A     Appears serviceable     Damage / deterioration / defects\*     Not fully visible

Improper wiring ②④     Exposed wiring subject to damage\* ④     Extension cords used as permanent wiring ②④  
 Open splices ②④     Junction boxes missing covers\* ④     'GFCI' recommended ⑤ / defective ②④  
 Outlets serviceable     Open ground / Reverse polarity ②④     Improper light fixture wiring ②④  
 Some outlet(s) are inaccessible\*     Outlet(s) not functional ②     Loose / damaged outlet ② / cover\*

COMMENTS: \_\_\_\_\_

**61 Comments**     N/A     Occupants' belongings block view of entire garage - unable to fully inspect\*

\_\_\_\_\_

\_\_\_\_\_

Notice: Determining the rating of firewalls is beyond the scope of this inspection.\* Framing, wiring and piping covered with drywall cannot be inspected.

**62 Laundry**     N/A     GARAGE     BASEMENT     SERVICE AREA   

Piping (water & waste) serviceable     Unable to view / not tested\*     Damage / deterioration / defects\*  
 Electrical outlet grounded (120 volt)     Unable to test\*     Ungrounded\*     Not operational / miswired ②  
 240 volt outlet operational \_\_\_ N/A     Inoperative\*     No 240 outlet     Not viewed / tested\*  
 Gas piping appears serviceable \_\_\_ N/A     No gas provided     Unable to view\*     No / improper gas valve / line ②  
 Dryer venting provided     Dryer venting not provided\*     Dryer vents into attic / crawlspace\*  
 Laundry sink serviceable \_\_\_ N/A     Damage / deterioration to sink\*     Sink is loose / slow draining\*  
 Plumbing below sink serviceable     Corrosion / deterioration\*     Improper piping ②     Leaks ②  
 Faucet operational     Corrosion / deterioration\*     Faucet leaks ②     Hot/cold reversed ④

COMMENTS: \_\_\_\_\_

Notice: Washing machines and dryers are not tested or moved during this inspection -- condition of walls or flooring under cannot be judged. The inspector does not test washing machine drains or supply valves. Water supply valves if turned may be subject to leaking.