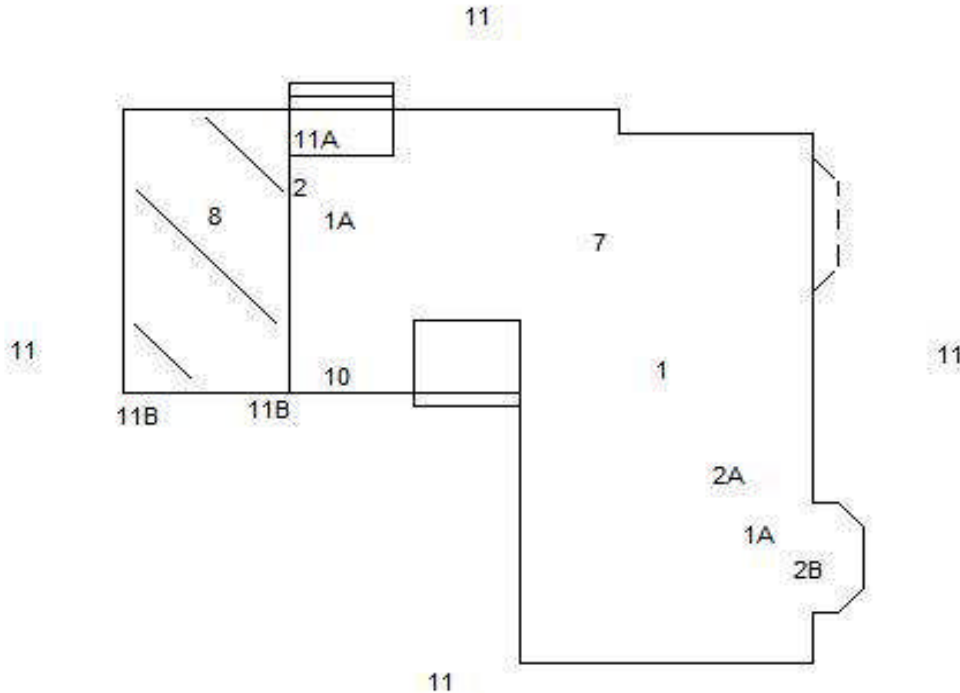


# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 3607	Street Wallace Road	City Santa Rosa	Zip 95409	Date of Inspection 7/29/2009	Number of Pages 4
<b>North Coast Termite Control</b> <b>8890 Starr Road</b> <b>Windsor CA 95492</b> <b>Tel (707) 837-2860 Alt (707) 328-4008</b> <b>northcoasttermite@sbcglobal.net</b>				Report # : 2573 Registration # : PR4280 Escrow # : <input type="checkbox"/> CORRECTED REPORT	
Ordered by: Doug Swanson Pacific Union Real Estate		Property Owner and/or Party of Interest:		Report sent to:	
COMPLETE REPORT <input checked="" type="checkbox"/> LIMITED REPORT <input type="checkbox"/> SUPPLEMENTAL REPORT <input type="checkbox"/> REINSPECTION REPORT <input type="checkbox"/>					
GENERAL DESCRIPTION: One story single family residence with attached garage.				Inspection Tag Posted: GARAGE Other Tags Posted: HITMEN 7/19/05	
An inspection has been made of the structure(s) shown on the diagram in accordance with the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.					
Subterranean Termites <input type="checkbox"/> Drywood Termites <input type="checkbox"/> Fungus / Dryrot <input checked="" type="checkbox"/> Other Findings <input type="checkbox"/> Further Inspection <input checked="" type="checkbox"/> If any of the above boxes are checked, it indicates that there were visible problems in accessible areas. Read the report for details on checked items.					

**Diagram Not To Scale**



Front

Inspected By: Jay Alvarez      State License No. FR32006      Signature: \_\_\_\_\_

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceding two years. To obtain copies contact: Structural Pest Control Board, 1418 Howe Avenue, Suite 18, Sacramento, California, 95825-3204.

NOTE: Questions or problems concerning the above report should be directed to the manager of the company. Unresolved questions or problems with services performed may be directed to the Structural Pest Control Board at (916) 561-8708, (800) 737-8188 or [www.pestboard.ca.gov](http://www.pestboard.ca.gov).      43M-41 (Rev. 10/01)

# North Coast Termite Control

Page 2 of inspection report

3607	Wallace Road	Santa Rosa	CA	95409
Address of Property Inspected		City	State	Zip
7/29/2009		2573		
Stamp No.	Date of Inspection	Co. Report No.	Escrow No.	

## **WHAT IS A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT? READ THIS DOCUMENT. IT EXPLAINS THE SCOPE AND LIMITATIONS OF A STRUCTURAL PEST CONTROL INSPECTION AND A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT.**

A Wood Destroying Pest & Organism Inspection Report contains findings as to the presence or absence of evidence of wood destroying pests and organisms in visible and accessible areas and contains recommendations for correcting any infestations or infections found. The contents of Wood Destroying Pest & Organism Inspection Reports are governed by the Structural Pest Control Act and regulations.

Some structures do not comply with building code requirements or may have structural, plumbing, electrical, mechanical, heating, air conditioning or other defects that do not pertain to wood destroying organisms. A Wood Destroying Pest & Organism Inspection Report does not contain information on such defects, if any, as they are not within the scope of the licenses of either this company, or it's employees.

The Structural Pest Control Act requires inspection of only those areas which are visible and accessible at the time of inspection. Some areas of the structure are not accessible to inspection, such as the interior of hollow walls, spaces between floors, areas concealed by carpeting, appliances, furniture or cabinets. Infestations or infections may be active in these areas without visible and accessible evidence. If you desire information about areas that were not inspected, a further inspection may be performed at an additional cost. Carpets, furniture or appliances are not moved and windows are not opened during a routine inspection.

**The exterior Surface of the roof was not inspected. If you want the water tightness of the roof determined, you should contact a roofing contractor who is licensed by the Contractor's State License Board.**

This company does not certify or guarantee against any leakage, such as (but not limited to) plumbing, appliances, walls, doors, windows, any type of seepage, roof or deck coverings. This company renders no guarantee, whatsoever, against any infection, infestation or any other adverse condition which may exist in such areas or may become visibly evident in such area after this date. Upon request, further inspection of these areas would be performed at an additional charge.

In the event damage or infestation described herein is later found to extend further than anticipated, our bid will not include such repairs. **OWNER SHOULD BE AWARE OF THIS CLOSED BID WHEN CONTRACTING WITH OTHERS OR UNDERTAKING THE WORK HIMSELF/HERSELF.**

If requested by the person ordering this report, a re-inspection of the structure will be performed. Such requests must be within four (4) months of the date of this inspection. Every re-inspection fee amount shall not exceed the original inspection fee.

Wall paper, stain, or interior painting are excluded from our contract. New wood exposed to the weather will be prime painted, only upon request at an additional expense.

All pesticides and fungicides must be applied by a state certified applicator (sec. 8555 Business and Professions Code Division 3) and in accordance with the manufacturer's label requirements.

This company will reinspect repairs done by others within four months of the original inspection. A charge, if any, can be no greater than the original inspection fee for each reinspection. The reinspection must be done within ten (10) working days of request. The reinspection is a visual inspection and if inspection of concealed areas is desired, inspection of work in progress will be necessary. Any guarantees must be received from parties performing repairs.

**“NOTICE: Reports on this structure prepared by various registered companies should list the same findings (i.e. termite infestations, termite damage, fungus damage, etc.). However, recommendations to correct these findings may vary from company to company. You have a right to seek a second opinion from another company.”**

**This Wood Destroying Pest & Organisms Report DOES NOT INCLUDE MOLD or any mold like conditions. No reference will be made to mold or mold-like conditions. Mold is not a Wood Destroying Organism and is outside the scope of this report as defined by the Structural Pest Control Act. If you wish your property to be inspected for mold or mold like conditions, please contact the appropriate mold professional.**

# North Coast Termite Control

Page 3 of 4 of Standard Inspection Report

3607	Wallace Road	Santa Rosa	CA	95409
Address of Property Inspected		City	State	Zip
Stamp No.	7/29/2009	2573		
	Date of Inspection	Co. Report No.	Escrow No.	

SECTION I CONTAINS ITEMS WHERE THERE IS EVIDENCE OF ACTIVE INFESTATION, INFECTION OR CONDITIONS THAT HAVE RESULTED IN OR FROM INFESTATION OR INFECTION.

SECTION II ITEMS ARE CONDITIONS DEEMED LIKELY TO LEAD TO INFESTATION OR INFECTION BUT WHERE NO VISIBLE EVIDENCE OF SUCH WAS FOUND.

FURTHER INSPECTION ITEMS ARE DEFINED AS RECOMMENDATIONS TO INSPECT AREA(s) WHICH DURING THE ORIGINAL INSPECTION DID NOT ALLOW THE INSPECTOR ACCESS TO COMPLETE HIS INSPECTION AND CANNOT BE DEFINED AS SECTION I OR II.

#1 The sub floor and framing is fully insulated, limiting our inspection to the visible and accessible areas only. The insulation is loose and has fallen in areas, making our inspection difficult. The substructure soil is dry at the present time. There is cellulose debris on the substructure soil.

RECOMMENDATION: Secure the loose insulation. Remove and dispose of all cellulose debris of a size large enough to be raked from the substructure area.  
(SECTION II)

#1A Old water stains on the substructure framing under the bathrooms show evidence of past plumbing leaks. We could not detect any active leaks at the time of this inspection. RECOMMENDATION: Perform periodic inspections to this area.

(SECTION II)

#2 This bathroom was water tested for leaks. There were no indications of leaks at the time of this inspection. No active infestations or infections were noted in the visible and accessible areas.

RECOMMENDATION: Perform periodic inspections to this bathroom.  
(INFORMATION ITEM)

#2A The toilet in this bathroom is slightly loose. There is a leak stemming from the toilet tank. Water has penetrated between the tile floor and base border. Hidden damage may be present to the inaccessible floor area behind the toilet.

RECOMMENDATION: Secure and tighten the toilet. Refer the leak to a licensed plumbing contractor for repair. Expose the inaccessible floor, further inspect and issue a supplemental report.  
(SECTION II)

#2B The toilet in this bathroom is loose. We noted worn and missing grout surrounding the bathroom sinks and the back splash behind the sinks. We also noted worn and cracked tile grout in the shower.

RECOMMENDATION: Secure this toilet to the floor, if necessary replace the toilet seal. Grout and seal the tile as necessary to prevent water intrusion.  
(SECTION II)

#8 We noted settlement cracks in the concrete slab at the interior of the garage. This condition may be conducive to subterranean termite infestation. Water marks at the bottom of the garage door and the front corners of the garage show evidence of water entry to the garage.

RECOMMENDATION: Seal the cracks in the slab as necessary to help prevent possible infestations. Prevent water from entering the front of the garage.  
(SECTION II)

#9 The rear wood decks are detached and or flashed with metal. These decks are excluded from this inspection report and were not inspected.  
(INFORMATION ITEM)

# North Coast Termite Control

Page 4 of 4 of Standard Inspection Report

3607	Wallace Road	Santa Rosa	CA	95409
Address of Property Inspected		City	State	Zip
Stamp No.	7/29/2009	2573		
	Date of Inspection	Co. Report No.	Escrow No.	

#10 There is a plumbing leak under the kitchen sink at the right side. The plumbing leak appears to stem from where the drain line enters the wall.

RECOMMENDATION: Refer this leak to a licensed plumbing contractor for repair.  
(SECTION II)

#11 The exterior of the residence was visually inspected from the ground level only. General weathering and deterioration was noted. A portion of the eaves are covered by a soffit. The areas behind the soffit are inaccessible. The bottom of the batten boards are weathered and deteriorated in areas. We also noted chipped and cracked siding in areas. The foundation vents extend below the soil in areas. This is a faulty grade condition.

RECOMMENDATION: Maintain the exterior as part of ongoing maintenance. During the course of maintenance one may discover damages not normally noted on a visual inspection such as ours. Perform repairs to any and all discovered damages. Repair the deteriorated siding and batten boards, paint and seal these areas. Install concrete wells around the vents and excavate the soil below the vent placement. we also recommend install a perimeter drain system to help divert water away from the structure.  
(SECTION II)

#11A The rear garage service door is damaged.

RECOMMENDATION: Replace this door with a new weather proof exterior grade door.  
(SECTION II)

#11B We noted dry rot at the bottom of the garage door casings and trims.

RECOMMENDATION: Remove and replace the damaged wood.  
(SECTION I)

## ESTIMATED COSTS FOR SECTION I STRUCTURAL REPAIRS:

#11B.....\$625.00

### \*\*\* NOTICE \*\*\*

This firm does not perform any structural repairs. The costs for the repairs are approximate figures and are for informational purpose only. We advise the owners or the interested parties to obtain a firm bid from a licensed general contractor as prices are likely to vary.