

EXTERIOR & GARAGE

Rating System Definitions:

- A** Acceptable indicates item is functioning as originally intended but may show signs of normal wear and tear.
- B** Item is functioning less than originally intended. Maintenance repair or upgrading is advised.
- C** Item is not functioning as originally intended or it has reached its full life expectancy. Repair, replacement or consultation with a contractor who specializes or is licensed in this field is recommended.
- NA** Not Applicable. Item does not apply to this inspection.
- NV** Item or area was not accessible at time of inspection. Suggest follow-up inspection when accessible.
- *** Further consultation with a contractor who specializes in this field is advised.

	A	B	C	NA	NV	*	Comments:
19. Siding.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(19) Siding is original AND IS SHOWING AGE - SEVERAL AREAS HAVE MOISTURE ROT AND NEED REPAIR
<input checked="" type="checkbox"/> Wood <input type="checkbox"/> Vinyl <input type="checkbox"/> Hardboard <input type="checkbox"/> Brick <input type="checkbox"/> Aluminum <input type="checkbox"/> Asbestos Type <input type="checkbox"/> Stucco							
20. Exterior Window Trim.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	REAR NEEDS PAINTING - EXPECT REPAIRS DUE TO AGE + COND.
21. Attached Decks/Porches.....	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(20) A FEW WINDOWS ARE SHOWING SOME ROT AT TRIM + CASINGS - DUE TO AGE & LACK OF GUTTERS EXPECT REPAIRS DUE TO AGE + COND.
<input type="checkbox"/> Front <input type="checkbox"/> Side <input type="checkbox"/> Rear <input type="checkbox"/> Wood <input type="checkbox"/> Masonry <input type="checkbox"/> Brick <input type="checkbox"/> Pressure Treated Wood <input type="checkbox"/> Underside of porch or deck not accessible <input type="checkbox"/> Recommend lag bolts be installed to secure deck to house							
22. Retaining Walls.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(22) REAR WALL TEARDING - TIMBER ARE NOTED AT ENDS + OTHER AREAS EXPECT REPAIRS/REPLACEMENT
<input checked="" type="checkbox"/> Landscape Timbers <input type="checkbox"/> Stone <input type="checkbox"/> Poured Concrete <input type="checkbox"/> Masonry <input type="checkbox"/> Brick							STONE WALLS APPEAR ACCEPTABLE
23. Fences.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
24. Patios.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

Notes:

- Some regulations in local towns, cities or states require the presence of a flue liner when using certain fuels. We suggest you consult your local authorities.
- The underside or crawl space under decks and porches not accessible at time of the inspection should be made accessible to check for damage, rot or infestation.
- Exterior faucets should be drained during the winter months to prevent freezing.

GARAGE

	A	B	C	NA	NV	*	Comments:
1. Garage.....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Under <input checked="" type="checkbox"/> Attached <input type="checkbox"/> Detached <input type="checkbox"/> 1 Car <input checked="" type="checkbox"/> 2 Car <input type="checkbox"/> 3 Car							
2. Garage Doors. See Note #2.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(2) NO COVER ON DOOR MOTOR SAFETY RELEASE SET TOO HARD - NO SAFETY CABLES IN SPRINGS AND
<input checked="" type="checkbox"/> Electric Opener <input type="checkbox"/> Safety Release Satisfactory <input checked="" type="checkbox"/> Safety Release Needs Adjustment or Repair, consult a qualified technician <input type="checkbox"/> Locks <input type="checkbox"/> Tracks							
3. Foundation (If Applicable).....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(3) FRONT LEFT CORNER - HAS A LARGE CRACK - REPAIR AS NEEDED CONSULT A CONTRACTOR TO EVALUATE
4. Floor.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
5. Door(s) Entry/Exit.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(5) MISSING FIRE DOOR TO CELLAR / REPTURE
6. Walls.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
7. Sills.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
8. Windows.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
9. Fume Barrier.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
10. Fire Door.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	(6) CRACKS AT FRONT WALL LEFT CORNER REPAIR AS NEEDED CONSULT OWNER AS TO HISTORY
<input type="checkbox"/> Cannot be determined. See Note #1							
11. Fire Grade Sheet Rock. See Note #1.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Cannot be determined.							
12. Roof: Surface.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Asphalt Shingles <input type="checkbox"/> Other							
13. Other.....	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

Notes:

- All new construction requires fire-grade sheet rock, fire rated doors and fume barriers if garage is attached or under house. For safety you should consider adding them to your garage if they aren't there already. Also carbon monoxide detectors are inexpensive and we recommend you add them at your earliest convenience.
- Paint inside of garage door.

ADDITIONAL COMMENTS
