

## Summary Inspection Report

This summary report is intended to provide the client and those individuals directly involved in this transaction a convenient and cursory preview of some of the conditions and components that we have identified within our report as being in need of further evaluation or service by an appropriately qualified specialist or that pose a potential health and safety risk. It is not intended to be comprehensive, and should not be used as a substitute for reading the entire home inspection report, or be viewed as a tacit endorsement of the condition of components or features that do not appear in this summary report.

### Section 1.0 - Exterior

#### Building Features

##### Screens

DEFICIENT: Damaged window screening

### Section 2.0 - Roof

#### Primary Roof

##### Concrete Tile

DEFICIENT: Number of tiles not secured and have slipped

### Section 3.0 - Electrical

#### Wiring

##### Kitchen Wiring

DEFICIENT: Garbage disposal wiring unsafe

##### Lights and Switches

##### Interior

DEFICIENT: Missing light fixture

##### Receptacle Outlets

##### Kitchen Outlets

DEFICIENT: Uncovered outlet needs cover

### Section 4.0 - Plumbing

#### Water Supply System

##### Potential Cross Connections

SAFETY: Anti-siphon devices not provided at hose bibs

### Section 5.0 - Fireplace

#### Factory-Built

##### Damper

SAFETY: No safety clip installed on damper plate

**Log Grate**

DEFICIENT: Log grate at fireplace is damaged

**Section 6.0 - Interior**

**Walls and Ceilings**

**Walls**

DEFICIENT: Maintenance type repairs are needed

**Cabinet and Pantry**

**Cabinetry**

DEFICIENT: Cabinetry is damaged

DEFICIENT: Cabinet door handles missing

**Carbon Monoxide Detectors**

**Placement**

SAFETY: No carbon monoxide detectors installed

**Section 7.0 - Garage**

**Interior**

**Firewall**

SAFETY: Voids in firewall need patching or repair