



### 2.2.1 Roof Drainage Systems

#### **MONITOR**

FRONT

Monitor for spillage during heavy or continuous rain

Recommendation

Recommend monitoring.



### 5.1.1 Equipment

#### **CORROSION**

2 FL UTILITY ROOM

Furnace was corroded in one or more areas. This appears to be condensate, dripping on the unit. Recommend a HVAC contractor evaluate and repair.

Recommendation

Contact a qualified HVAC professional.



### 5.1.2 Equipment

#### **NEEDS SERVICING/CLEANING**

Furnace should be cleaned and serviced annually. Recommend a qualified HVAC contractor clean, service and certify furnace.

[Here is a resource](#) on the importance of furnace maintenance.

Recommendation

Contact a qualified HVAC professional.

### 5.1.3 Equipment

#### **CLEARANCE**

2ND FLOOR UTILITY ROOM AND KITCHEN



Area around furnace and water heater should be kept clear.

Fire extinguisher should be mounted in a accessible location. . **For safety**..Advise a extinguisher mounted and accessible for the furnace area as well as the kitchen area.

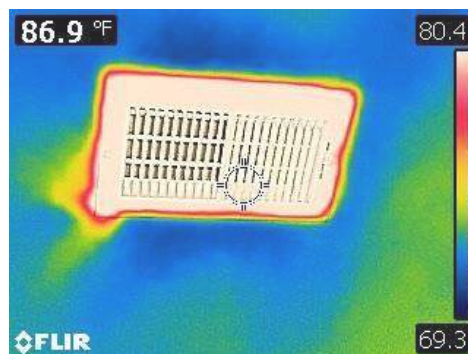
Recommendation  
Recommended DIY Project



5.4.1 Presence of Installed Heat Source in Each Room

### HEAT

Heat ducts seem to be working as designed 86 degree F at register.



6.5.1 air handler

### AIR HANDLER

2ND FL UTILITY ROOM

Further evaluation by a qualified HVAC tech is recommended.

Recommendation  
Contact a qualified HVAC professional.

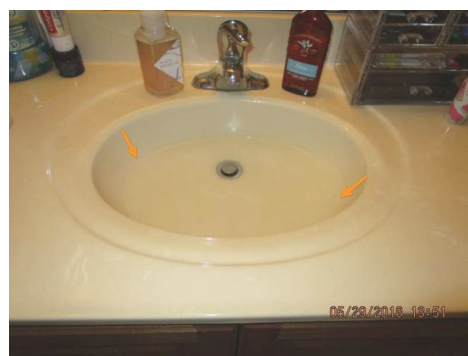
7.6.1 Bath sink

### SLOW DRAIN

2ND FLOOR BATHROOM AND MASTER BATH

Slow drains in master bathroom and 2nd fl hallway sinks. Recommend further evaluation by a licensed plumber. Appears drains to be need cleaned.

Recommendation  
Contact a qualified plumbing contractor.



8.2.1 Main & Subpanels, Service & Grounding, Main Overcurrent Device

### CLEARANCE

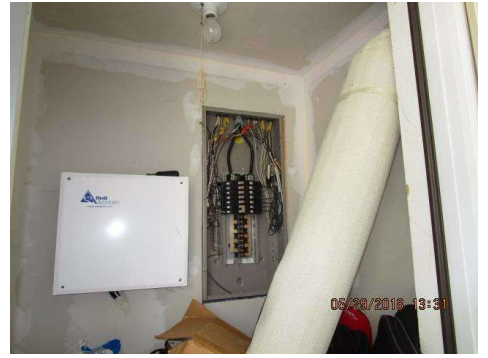
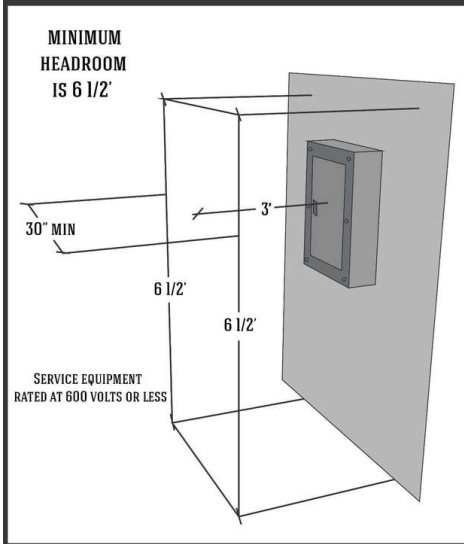
EXTERIOR CLOSET

Keep area clear in front of panel.

Recommendation  
Recommended DIY Project



## WORKING SPACE DEPTH



### 8.4.1 Lighting Fixtures, Switches & Receptacles

#### LIGHT INOPERABLE

##### KITCHEN

Ceiling light in the kitchen is not operating as intended. New ballast or light bulb possibly needed. Further evaluation needed by a qualified electrical contractor

##### Recommendation

Contact a qualified electrical contractor.



one side not working

### 9.1.1 Attic Insulation

#### MISSING INSULATION

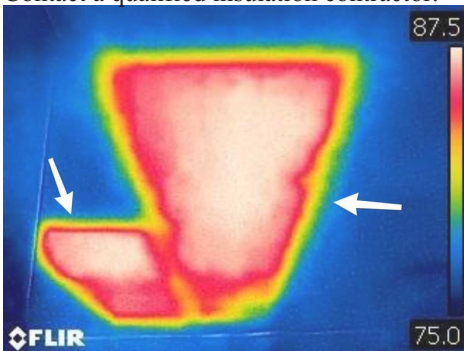
##### ATTIC

Insulation missing in the attic above the master bedroom. Recommend a qualified attic insulation contractor replace insulation.

The insulation appears to still be in the attic, just tossed aside

##### Recommendation

Contact a qualified insulation contractor.



Thermal view from the master bedroom looking at the ceiling



Area in the attic above the master bedroom. Insulation appears to just be tossed aside.

### 9.4.1 Attic Pulldown Stairs

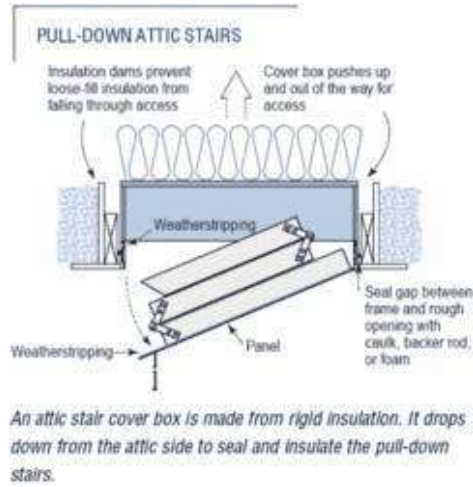
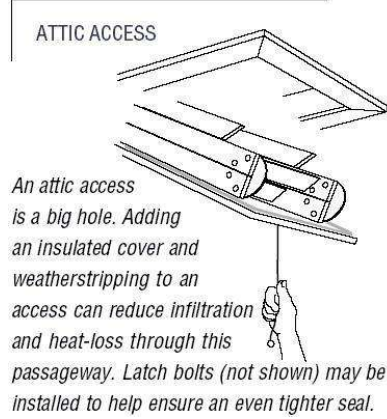
## ATTIC STAIRS

Attic stairs need repair/replace

Also for energy conservation weather stripping and a insulated cover is recommended

Recommendation

Contact a qualified professional.



### 10.5.1 Ceilings

## MINOR DAMAGE

HALL CLOSET 2ND FLOOR

Minor damage or deterioration to the ceiling was visible at the time of the inspection. Appears to be damaged from a old leak in the roof.

Monitor area for moisture. repair sheetrock as desired

Recommendation

Recommend monitoring.



upper corner in closet

### 10.9.1 Stove

## TILT BRACKET

KITCHEN

Tilt bracket should be installed for safety Can be purchased at most home improvement stores such as Lowes.

Recommendation

Contact a handyman or DIY project

