

INTERIOR ROOMS

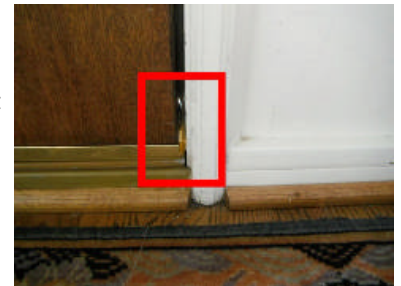
Our inspection of living space includes the visually accessible areas of walls, floors, cabinets and closets, and the testing of a representative number of windows and doors, switches and outlets. We do not evaluate window treatments, move furnishings or possessions, lift carpets or rugs, empty closets or cabinets, nor comment on cosmetic deficiencies. We may not comment on cracks that appear around windows and doors, along lines of framing members or along seams of drywall and plasterboard. These are typically caused by minor movement, such as wood shrinkage, common settling, and seismic activity, and will often reappear if they are not correctly repaired. Such cracks can become the subject of disputes, and are therefore best evaluated by a specialist. Floor covering damage or stains may be hidden by furniture, and the condition of floors underlying floor coverings is not inspected. Determining the condition of insulated glass windows is not always possible due to temperature, weather and lighting conditions. Check with owners for further information. All fireplaces should be cleaned and inspected on a regular basis to make sure that no cracks have developed. Large fires in the firebox can overheat the firebox and flue liners, sometimes resulting in internal damage. Testing, identifying, or identifying the source of environmental pollutants or odors (including but not limited to lead, mold, allergens, odors from household pets and cigarette smoke) is beyond the scope of our service, but can become equally contentious or difficult to eradicate. We recommend you carefully determine and schedule whatever remedial services may be deemed advisable or necessary before the close of escrow.

Doors:

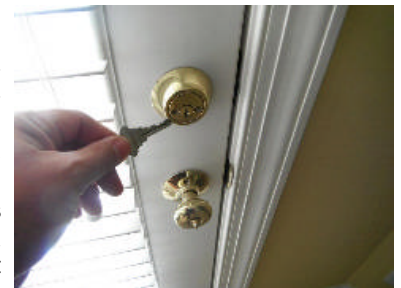
7.1 Main Entry Door:

The following item(s) are in need of repair at the front main entry door:

- (a) More weather stripping is needed so that daylight can not be seen when the door is closed.



FYI - The dead bolts in this home can only be opened from the interior with a key when locked. Though there is no code against this I consider them a fire safety hazard. If there is a fire or emergency in the home and you need to get out, if you do not have a set of keys you will not be able to exit the home if the dead bolt is locked. I recommend that you either replace the dead bolts with one which has an interior handle or place a copy of the key hanging somewhere near each exit door in case of an emergency.



7.2 Rear Door type/conditions:

Rear door type: Standard side/rear door from the living room to the deck - The following item(s) are in needed of repair at the rear exit door:

- (a) More weather stripping is needed so that daylight can not be seen when the door is closed.

7.3 Overall Interior Door Condition:

Location: Upper, front, middle bedroom - entry door, The following item(s) are in need of repair:

- (a) The upper hinge screws are stripped out and the door does not close properly. Adjustments/repairs are needed
- (b,c) There were two holes in the rear side of the door.

