

# 10. INTERIOR



## CAHPI / ASHI Standards Of Practice...

### 10.1 The inspector shall:

#### A. inspect:

1. the walls, ceilings, and floors.
2. the steps, stairways, and railings.
3. the countertops and a representative number of installed cabinets.
4. a representative number of doors and windows.
5. garage doors and garage door operators.

### 10.2 The inspector is NOT required to:

#### A. inspect:

1. the paint, wallpaper, and other finish treatments.
2. the carpeting.
3. the window treatments.
4. the central vacuum systems.
5. the household appliances.
6. recreational facilities.

*The inspector checks a representative number of doors and windows. We are not required to inspect the paint, wallpaper, carpeting, the window treatments or screens. If the residence was occupied, in accordance with industry standards we only inspect those surfaces that were exposed and readily accessible. We do not move furniture, lift carpets or rugs, remove or rearrange items within closets or cabinets, and typically do not comment on cosmetic deficiencies or odors from pets and cigarette smoke. On your final walk through, or at some point after furniture and personal belongings have been removed, it is important that you inspect the interior portions of the residence that were concealed or otherwise inaccessible and contact us immediately if any adverse conditions are observed that were not reported in your inspection report.*

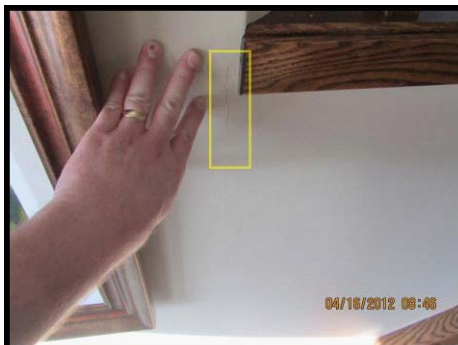
## Interior Observations and Recommendations

### Walls

- First floor: Minor cracking was observed in the wall / ceiling adjacent to the kitchen door to balcony. Appeared to be cosmetic, recommend monitoring over time and repairs at owners discretion.
- Stair landing between first / second floors: Minor cracking was observed in the wall. Appeared to be cosmetic, recommend monitoring over time and repairs at owners discretion.



Wall / ceiling cracking



Cracking in wall

### Ceilings

Second floor master bedroom: Deterioration was observed above the entry door, appeared to be cosmetic. Recommend monitoring over time and repairs at owners discretion.