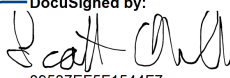
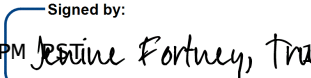
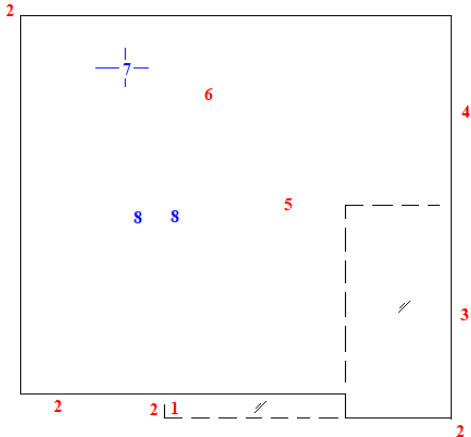



WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 350	Street Walnut Avenue	City Vacaville	Zip 95688	Date of Inspection November 25, 2024	Number of Pages 5
Sheppard Termite Services 707-208-2102 or 707-452-0422 PR#4624 SheppardTermite@sbcglobal.net				Company Report # S0080	
Ordered By: Jacki Plata		Property Owner and/or Party of Interest:		Report sent to: Same	
DocuSigned by:  12/12/2024 5:39 PM PST		Signed by:  12/12/2024 5:23 PM PST			
COMPLETE REPORT	<input checked="" type="checkbox"/>	LIMITED REPORT	<input type="checkbox"/>	SUPPLEMENTAL REPORT	<input type="checkbox"/>
General Description: Single story home on raised foundation with converted garage.				Inspection Tag Posted: Subarea	
An inspection has been made of the structure(s) shown on the diagram in accordance with the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.				Other Tags Posted:	
Subterranean Termites	<input type="checkbox"/>	Drywood Termites	<input type="checkbox"/>	Fungus / Dryrot	<input checked="" type="checkbox"/>
Other Findings		<input checked="" type="checkbox"/>	Further Inspection	<input type="checkbox"/>	<input type="checkbox"/>
If any of the above boxes are checked, it indicates that there were visible problems in accessible areas. Read the report for details on checked items.					



NOTE: DIAGRAMS ARE NOT TO SCALE

Inspected by: Richard Sheppard State License No. OPR10979 Signature 

NOTICE: Reports on this structure prepared by various registered companies should list the same findings (i.e. termite infestations, termite damage, fungus damage, etc.) However, recommendations to correct these findings may vary from company to company. You have a right to seek a second opinion from another company.

This company will reinspect repairs done by others within four months of the original inspection. A charge, if any, can be no greater than the original inspection fee for each reinspection. The reinspection must be done within (10) working days of request. The reinspection is a visual inspection and if inspection of concealed areas is desired, inspection of work in progress will be necessary. Any guarantees must be received from parties performing repairs.

Note: The inspection was made of the structure as described, and indicated by diagram on page 1 of this report. Photo on front page is not a diagram. Inspections of fences, and/or detached structures that may exist on the property were not made unless otherwise stated in this report.

Note: This property was not inspected for the presence or absence of health related molds or fungi. By California law we are neither qualified, authorized nor licensed to inspect for health related molds or fungi.

Note: The inspection was made of accessible and visible areas only, and is limited to visible evidence only.

No opinion is made or implied of inaccessible areas, and no guarantee is made that infestations/infections, or other conditions, which are not visibly evident, do not exist.

Some commonly inaccessible areas include, but are not limited to, interiors of hollow walls, areas concealed by floor covering, wall covering, cabinetry, masonry, vegetation, insulation, appliances, furnishings, storage, areas of low construction, areas of space limitations, and any other area that inspection access is obstructed, either wholly or partially by any objects and/or materials.

Areas that access can only be made from the rooftop, or any other area that in order to gain access, would cause damage to, or where the threat of damage to property exists, are also considered inaccessible areas.

Note: All areas of plumbing are not tested. Some plumbing areas are tested briefly. Plumbing leaks may develop at any time for numerous reasons. Items, such as leaking valves, toilets that continually run, or other areas where moisture does not make contact with, or threaten wood members, may not be noted in this report. Sheppard Termite Services offers no warranty or guarantee regarding plumbing. Stall showers over finished ceilings and concrete slabs are not tested. If an in depth inspection/test of plumbing is desired, a licensed plumbing contractor should be consulted.

The exterior surface of the roof was not inspected. If you want the water tightness of the roof determined, you should contact a roofing contractor who is licensed by the Contractor's State License Board.

This is a separated report which is defined as Section I/Section II conditions evident on the date of inspection. Section I contains items where there is visible evidence of active infestation, infection or conditions that have resulted in or from infestation or infection. Section II items are conditions deemed likely to lead to infestation or infection but where no visible evidence of such was found. Further inspection items are defined as recommendations to inspect area(s) which during the original inspection did not allow the inspector access to complete the inspection and cannot be defined as Section I or Section II.

Section III includes items that cannot be defined as Section I or Section II.

SECTION 1 - Visible evidence of infestation/infection or conditions resulting from infestation/infection.

1 Finding: Fungi (wood-rot) damage found at post. Indicated on the diagram by “1”, and some areas shown in Fig.1 images on the back pages of this report.

Recommendation: Replace post.

2 Finding: Fungi (wood-rot) damage found in the roof eave areas. Indicated on the diagram by “2”, and some areas shown in Fig.2 images on the back pages of this report.

Recommendation: Remove roof covering as needed. Remove and replace damaged wood members as needed. Reinstall roof covering.

3 Finding: Fungi (wood-rot) damage found at exterior door and door casing. Indicated on the diagram by “3”, and some areas shown in Fig.3 images on the back pages of this report.

Recommendation: Install new door and door casing.

4 Finding: Fungi (wood-rot) damage found in the water heater closet door. Indicated on the diagram by “4”, and some areas shown in Fig.4 images on the back pages of this report.

Recommendation: Replace plywood door.

5 Finding: Kitchen faucet was damaged. Moisture damage found at the inner cabinet floor. Indicated on the diagram by “5”, and some areas shown in Fig.5 images on the back pages of this report.

Recommendation: Install new faucet. Repair/replace inner cabinet floor as needed.

6 Finding: Evidence of moisture damage to the underlayment found at the bathroom floor of addition. Indicated on the diagram by “6”, and some areas shown in Fig.6 images on the back pages of this report.

Recommendation: Remove floor covering and damaged underlayment as needed. Install new underlayment and floor covering, reset toilet.

SECTION 2 - Conditions that are conducive to infestation/infection.

7 Finding: Cellulose debris (scrap wood, paper, etc.) found in the subarea. Indicated on the diagram by “7”, and some areas shown in Fig.7 images on the back pages of this report.

Recommendation: Remove all cellulose debris of size that can be raked.

8 Finding: A plumbing leak was found at galvanized waste pipe in subarea. Indicated on the diagram by “8”, and some areas shown in Fig.8 images on the back pages of this report.

Recommendation: Owner should employ others to repair plumbing as needed to eliminate leakage.

Items and notations that are not defined in either of the above sections.

Note: The wood deck did not appear to be attached to the structure and was not inspected, and therefore, is not included in this report. Sheppard Termite Services will not be responsible for infestation and/or infection, or any conditions that may be obstructed by or that may exist in areas not inspected and/or included in this report.

Note: Exterior areas appeared weathered. Some voids were noted at siding/trim areas. The owner should eliminate voids, caulk seal and paint exterior areas as part of routine maintenance.

Note: The structure contained furnishings and/or storage at the time of inspection. Sheppard Termite Services does not move furnishings, storage or any objects that obstruct access for inspection, and will not be responsible for conditions that may be concealed by furnishings, storage or any other objects.



Fig.1

The images are provided as tools to assist in locating the area of items found in this report. They are provided for reference purposes only.



Fig.2a



Fig.2b

The images are subject to availability, and some findings in this report may not have an image available to include, or an image of all areas where a condition was found. Refer to the report for all findings.

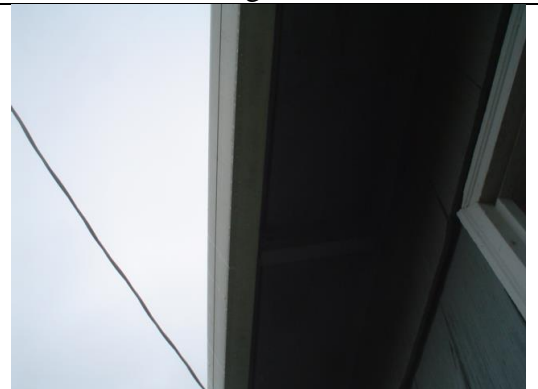


Fig.2c



Fig.2d

Some findings may be located in various areas, and have one or more images included as a reference only. Please refer to the diagram on the front page for the location of all areas where conditions were found.



Fig.3



Fig.4

A LICENSED PEST CONTROL OPERATOR IS AN EXPERT IN HIS/HER FIELD. ANY QUESTIONS RELATIVE TO THIS REPORT SHOULD BE REFERRED TO HIM/HER.

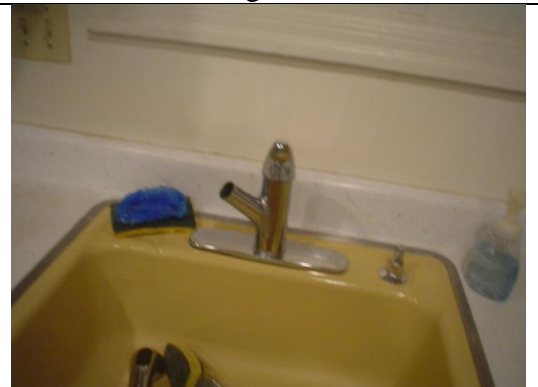


Fig.5a



Fig.5b

The images are provided as tools to assist in locating the area of items found in this report. They are provided for reference purposes only.



Fig.6



Fig.7

The images are subject to availability, and some findings in this report may not have an image available to include, or an image of all areas where a condition was found. Refer to the report for all findings.



Fig.8a



Fig.8b

Some findings may be located in various areas, and have one or more images included as a reference only. Please refer to the diagram on the front page for the location of all areas where conditions were found.

Fig.

A LICENSED PEST CONTROL OPERATOR IS AN EXPERT IN HIS/HER FIELD. ANY QUESTIONS RELATIVE TO THIS REPORT SHOULD BE REFERRED TO HIM/HER.

Fig.

Fig.