

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 430	Street Cernon Street	City Vacaville	Zip 95688	Date of Inspection December 15, 2021	Number of Pages 4
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Sheppard Termite Services 707-208-2102 or 707-452-0422
 PR#4624
 SheppardTermite@sbcglobal.net

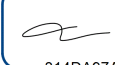
5278 Poplar Road
 Vacaville, CA. 95687

Company Report
 # R8857

Ordered By:
 Windy Rodriguez – Plata Realty

Property Owner and/or Party of Interest:

Report sent to:
 Same

DocuSigned by:

 314DA97A8111438...
 12/15/2021 | 5:46 PM PST

COMPLETE REPORT	<input checked="" type="checkbox"/>	LIMITED REPORT	<input type="checkbox"/>	SUPPLEMENTAL REPORT	<input type="checkbox"/>	REINSPECTION REPORT	<input type="checkbox"/>
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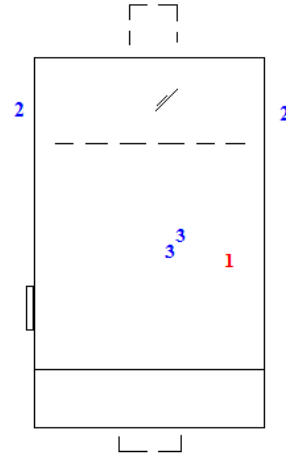
General Description:
 Commercial building.

Inspection Tag Posted: Basement
 Other Tags Posted: Yes

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.

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"/>
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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 _____

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceding two years. To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Suite 1500, Sacramento, CA. 95815-3831.

NOTE: Questions or problems concerning the above report should be directed to the manager of the company. Unresolved questions or problems with services performed may be directed to the Structural Pest Control Board at (916) 561-8708, (800) 737-8188 or www.pestboard.ca.gov. 43M-41 (REV. 10/01)

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, 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.

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: Women's bathroom toilet leaks at base. Minor fungi damage found at subfloor. Indicated on the diagram by "1", and some areas shown in Fig.1 images on the back pages of this report.

Recommendation: Reset toilet on new wax ring using new bolts. From subarea, cut out fungi damaged areas of subfloor as needed. Further inspect upon opening of enclosed areas.

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

2 Finding: Earth to wood contacts found at windowsills, casings and trim. Indicated on the diagram by "2", and some areas shown in Fig.2 images on the back pages of this report.





Recommendation: Lower soil level to eliminate earth to wood contacts.

3 Finding: Earth to wood contacts found at posts in subarea. Indicated on the diagram by "3", and some areas shown in Fig.3 images on the back pages of this report.

Recommendation: Install wood members on concrete above soil.

SECTION 3 - Items and notations that are not defined in either of the above sections.

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.

	<p>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.</p>	
<p>Fig.1</p>		<p>Fig.2a</p>
	<p>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.</p>	
<p>Fig.3b</p>		<p>Fig.3</p>
	<p>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.</p>	
<p>Fig.</p>		<p>Fig.</p>
	<p>A LICENSED PEST CONTROL OPERATOR IS AN EXPERT IN HIS/HER FIELD. ANY QUESTIONS RELATIVE TO THIS REPORT SHOULD BE REFERRED TO HIM/HER.</p>	
<p>Fig.</p>		<p>Fig.</p>