



## Twin Termite and Pest Control

3720 Madison Avenue #100

North Highlands, CA 95660

Phone: (916) 344-8946

Fax: (916) 344-8942

www.twintermite.com

Jackie Plata

## Property Billing Statement

**Statement Date:** 08/10/2021

**Report #:** 73100

**Service Address:** 160 Shepard Street, Hercules, CA 94547

**Escrow #:**

**Closing Date:** 11/30/-0001

Date	Description	Charge	Payment	Balance
08/04/2021	ORIGINAL	245.00	0.00	245.00
08/10/2021	PAID CC	0.00	245.00	0.00
				<b>Balance: 0.00</b>

**Make your check payable to:** Twin Termite and Pest Control

**Send to:** 3720 Madison Avenue, #100

North Highlands, CA 95660

**For billing questions, call:** (916) 344-8946

## Thank You

A LATE FEE CHARGE OF \$20.00 or 1.5% PER MONTH INTEREST (whichever is greater) WILL BE CHARGED ON UNPAID BALANCES THAT ARE THIRTY (30) DAYS PAST DUE (thirty days past the date of inspection or completion notice).

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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**Twin Termite and Pest Control**  
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 North Highlands, CA 95660  
 Phone: (916) 344-8946  
 Fax: (916) 344-8942  
 www.twintermite.com  
 Registration # PR5304



Report # 73100

Ordered by: Jackie Plata	Property Owner and/or Party of Interest: Oscar and Ceferina Posadas	Report Sent to:
COMPLETE REPORT <input checked="" type="checkbox"/> LIMITED REPORT <input type="checkbox"/> SUPPLEMENTAL REPORT <input type="checkbox"/> REINSPECTION REPORT <input type="checkbox"/>		
General Description: THIS PROPERTY CONSISTS OF A TWO STORY RESIDENCE WITH WOOD SIDING		Inspection Tag Posted: ATTIC
		Other Tags Posted:
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"/>		
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.		

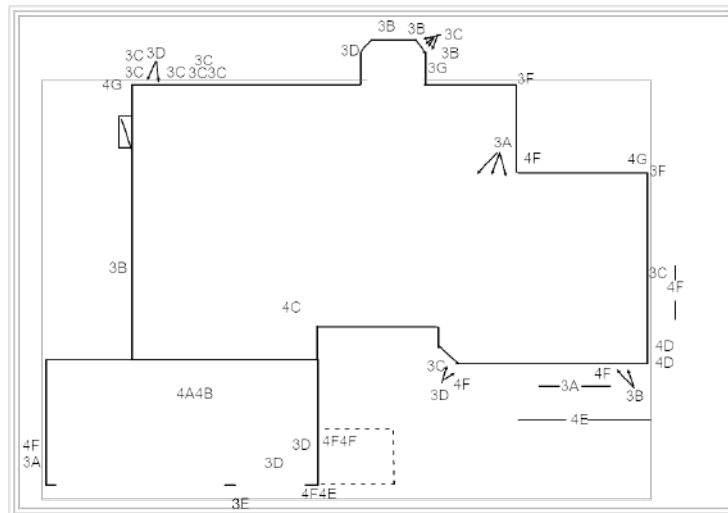


DIAGRAM NOT TO SCALE

*Nathan Trener*

**Inspected by:** Nathan Trener (707) 724-1789 State Lic. #: FR54068 **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, California, 95815.  
 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) 561-8798 or [www.pestboard.ca.gov](http://www.pestboard.ca.gov)

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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**WHAT IS A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT? READ THIS DOCUMENT. IT EXPLAINS THE SCOPE AND LIMITATIONS OF A STRUCTURAL PEST CONTROL INSPECTION AND A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT.**

A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT CONTAINS FINDINGS AS TO THE PRESENCE OR ABSENCE OF EVIDENCE OF WOOD DESTROYING ORGANISMS IN VISIBLE AND ACCESSIBLE AREAS AND CONTAINS RECOMMENDATIONS FOR CORRECTING ANY INFESTATIONS OR INFECTIONS FOUND. THE CONTENTS OF WOOD DESTROYING PEST & ORGANISM INSPECTION REPORTS ARE GOVERNED BY THE STRUCTURAL PEST CONTROL ACT AND REGULATIONS.

SOME STRUCTURES DO NOT COMPLY WITH BUILDING CODE REQUIREMENTS OR MAY HAVE STRUCTURAL, PLUMBING, ELECTRICAL, MECHANICAL, HEATING, AIR CONDITIONING OR OTHER DEFECTS THAT DO NOT PERTAIN TO WOOD DESTROYING ORGANISMS. A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT DOES NOT CONTAIN INFORMATION ON SUCH DEFECTS, IF ANY, AS THEY ARE NOT WITHIN THE SCOPE OF THE LICENSES OF EITHER THIS COMPANY, OR ITS EMPLOYEES.

THE STRUCTURAL PEST CONTROL ACT REQUIRES INSPECTION OF ONLY THOSE AREAS WHICH ARE VISIBLE AND ACCESSIBLE AT THE TIME OF INSPECTION. SOME AREAS OF THE STRUCTURE ARE NOT ACCESSIBLE TO INSPECTION, SUCH AS INACCESSIBLE AND/OR INSULATED ATTICS OR PORTIONS THEREOF, ATTICS WITH LESS THAN 18 INCHES CLEAR CRAWL SPACE, THE INTERIOR OF HOLLOW WALLS, SPACES BETWEEN FLOORS, AREAS CONCEALED BY CARPETING, APPLIANCES, FURNITURE OR CABINETS. INFESTATIONS OR INFECTIONS MAY BE ACTIVE IN THESE AREAS WITHOUT VISIBLE AND ACCESSIBLE EVIDENCE. IF YOU DESIRE INFORMATION ABOUT AREAS THAT WERE NOT INSPECTED A FURTHER INSPECTION MAY BE PERFORMED AT AN ADDITIONAL COST. CARPETS, FURNITURE OR APPLIANCES ARE NOT MOVED AND WINDOWS ARE NOT OPENED DURING A ROUTINE INSPECTION. THIS IS AN INSPECTION FROM THE GROUND LEVEL. AREAS ABOVE 10 FEET WERE VISUALLY INSPECTED ONLY. TWIN HOME SERVICES ASSUMES NO LIABILITY FOR ANY CONDITIONS THAT WERE NOT EVIDENT FROM GROUND LEVEL.

**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 CONTRACTORS STATE LICENSE BOARD. AN INSPECTION IS PERFORMED FROM THE GROUND LEVEL ONLY TO VISIBLE AND ACCESSIBLE AREAS.**

THIS COMPANY DOES NOT CERTIFY OR GUARANTEE AGAINST ANY LEAKAGE, SUCH AS (BUT NOT LIMITED TO) PLUMBING, APPLIANCES, WALLS, DOORS, WINDOWS, ANY TYPE OF SEEPAGE, ROOF OR DECK COVERINGS. THIS COMPANY RENDERS NO GUARANTEE, WHATSOEVER, AGAINST ANY INFECTION, INFESTATION OR ANY OTHER ADVERSE CONDITION WHICH MAY EXIST IN SUCH AREAS OR MAY BECOME VISIBLY EVIDENT IN SUCH AREA AFTER THIS DATE. THIS COMPANY DOES NOT WATER TEST UPPER LEVEL SHOWER PANS DUE TO DAMAGE THAT MAY OCCUR FROM SUCH LEAKAGE TO THE CEILING BELOW. UPON REQUEST, FURTHER INSPECTION OF THESE AREAS WOULD BE PERFORMED AT AN ADDITIONAL CHARGE.

IN THE EVENT DAMAGE OR INFESTATION DESCRIBED HEREIN IS LATER FOUND TO EXTEND FURTHER THAN ANTICIPATED, ALL WORK WILL CEASE AND A SUPPLEMENTAL REPORT WILL BE ISSUED. OWNER SHOULD BE AWARE OF THIS CLOSED BID WHEN CONTRACTING WITH OTHERS OR UNDERTAKING THE WORK HIMSELF/HERSELF.

ALL PESTICIDES AND FUNGICIDES MUST BE APPLIED BY A STATE CERTIFIED APPLICATOR (SEC.8555 BUSINESS AND PROFESSIONS CODE DIVISION 3) AND IN ACCORDANCE WITH THE MANUFACTURERS LABEL REQUIREMENTS.

**\*\*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.\*\***

**THE WOOD DESTROYING PEST & ORGANISMS REPORT DOES NOT INCLUDE MOLD OR ANY MOLD LIKE CONDITIONS. NO REFERENCE WILL BE MADE TO MOLD OR MOLD-LIKE CONDITIONS. MOLD IS NOT A WOOD DESTROYING ORGANISM AND IS OUTSIDE THE SCOPE OF THIS REPORT AS DEFINED BY THE STRUCTURAL PEST CONTROL ACT. IF YOU WISH YOUR PROPERTY TO BE INSPECTED FOR MOLD OR MOLD LIKE CONDITIONS, PLEASE CONTACT A CERTIFIED INDUSTRIAL HYGIENIST.**

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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THERE MAY BE HEALTH RELATED ISSUES ASSOCIATED WITH THE FINDINGS REFLECTED IN THIS REPORT. WE ARE NOT QUALIFIED TO AND DO NOT RENDER AN OPINION CONCERNING ANY SUCH HEALTH ISSUES. THE INSPECTION REFLECTED BY THIS REPORT WAS LIMITED TO THE VISIBLE AND ACCESSIBLE AREAS ONLY. QUESTIONS CONCERNING HEALTH RELATED ISSUES, WHICH MAY BE ASSOCIATED WITH THE FINDINGS OR RECOMMENDATIONS REFLECTED IN THIS REPORT SHOULD BE DIRECTED TO A CERTIFIED INDUSTRIAL HYGIENIST.

WARNING: EFFECTIVE APRIL 22ND, 2010: IT IS MANDATORY THAT ANY AND ALL PERSONS THAT PERFORM REPAIRS, RENOVATION OR PAINTING MUST ADHERE TO THE NEW EPA REGULATION DETAILED IN 40 CFR 745, SUBPART E. THE REGULATION IS APPLICABLE TO ALL RESIDENTIAL HOUSES, APARTMENTS AND CHILD CARE FACILITIES BUILT PRIOR TO 1978. ALL TRADESPERSONS AND/OR PERSONS WORKING ON A PROPERTY WITH AN INTENT TO SELL MUST SUPPLY THE OWNER AND/OR INTERESTED PARTY THE DESIGNATED EPA PAMPHLET "RENOVATE RIGHT" LEAD HAZARD INFORMATION PAMPHLET. THE EPA REGULATION STIPULATES THAT IF MORE THAN 6 SQUARE FEET OF PAINT ON INTERIOR SURFACES OR MORE THAN 20 SQUARE FEET ON EXTERIOR SURFACES ARE DISTURBED, OR WINDOWS OR DOORS ARE REMOVED AND REPLACED, THAT THE WORK SURFACES ARE TESTED BY A CERTIFIED LEAD INSPECTOR. TWIN TERMITE PEST CONTROL & CONSTRUCTION, INC. WILL APPROACH ALL NECESSARY REPAIRS ON STRUCTURES BUILT PRIOR TO 1978 AS IF THEY CONTAIN LEAD AND WILL FOLLOW ALL THE RULES FOR RENOVATION AS OUTLINED IN 40 CFR PART 745. TWIN TERMITE PEST CONTROL & CONSTRUCTION, INC. HAS COMPLETED AN EPA-ACCREDITED RENOVATOR COURSE AND IS RECOGNIZED AS A CERTIFIED EPA RENOVATOR. ALSO EFFECTIVE IMMEDIATELY, HOMEOWNERS, OR REPRESENTATIVES OF PROPERTY MAY NOT "OPT-OUT" OF THE WORK PRACTICES AS DESCRIBED IN 40 CFR 745.

THIS SEPARATED REPORT HAS BEEN ISSUED WHICH IS DEFINED AS SECTION I SECTION II CONDITIONS EVIDENT ON THE DATE OF INSPECTION.

SECTION I CONTAINS ITEMS WHERE THERE IS 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 THEIR INSPECTION AND CANNOT BE DEFINED AS SECTION I OR II

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(SECTION 1 ITEM)

### **(3) FUNGUS / DRYROT**

3A. FINDING: THERE IS EVIDENCE OF WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE 1ST STORY PLYWOOD SHEATHING OF THE ROOF OVERHANG.

RECOMMENDATION: REMOVE THE ROOF COVERING TO EXPOSE THE DAMAGED AREAS IF NECESSARY. REMOVE ALL STRUCTURALLY DAMAGED WOOD MEMBERS AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT, DISODIUM OCTABORATE TETRAHYDRATE) ADJACENT TO THE INFECTED AREAS FOR THE CONTROL OF WOOD DECAY FUNGI AS NECESSARY. INSTALL ROOF COVERING TO THE EXPOSED AREAS ONLY. GUARANTEE APPLIES TO ROOF COVERING IN REPAIRED AREAS ONLY.

NOTES: DURING THE COURSE OF REPAIRS, IF ADDITIONAL LAYERS OF ROOFING AND/OR ROOF SHEATHING ARE DISCOVERED AT THE EXPOSED AREA, THEN THE HOMEOWNER WILL BE CONTACTED AND A SUPPLEMENTAL REPORT ISSUED REFLECTING ADDITIONAL FINDINGS/COSTS.

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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3A:

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(SECTION 1 ITEM)

**(3) FUNGUS / DRYROT**

3B. FINDING:

THERE IS WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE 2X4/2X6 TRIM .

RECOMMENDATION:

REMOVE ALL DAMAGED WOOD AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT, DISODIUM OCTABORATE TETRAHYDRATE) TO THE ADJACENT INFECTED AREAS AS NECESSARY FOR THE CONTROL OF WOOD DECAY FUNGI (DRY ROT).



3B:

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(SECTION 1 ITEM)

**(3) FUNGUS / DRYROT**

3C. FINDING:

THERE IS WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE PRESSBOARD SIDING .

RECOMMENDATION:

REMOVE ALL DAMAGED WOOD AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT, DISODIUM OCTABORATE TETRAHYDRATE) TO THE ADJACENT INFECTED AREAS AS NECESSARY FOR THE CONTROL OF WOOD DECAY FUNGI (DRY ROT).

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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3C:



3C:

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(SECTION 1 ITEM)

**(3) FUNGUS / DRYROT**

3D. FINDING:

THERE IS EVIDENCE OF WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE 2ND STORY PLYWOOD SHEATHING OF THE ROOF OVERHANG.

RECOMMENDATION:

REMOVE THE ROOF COVERING TO EXPOSE THE DAMAGED AREAS IF NECESSARY. REMOVE ALL STRUCTURALLY DAMAGED WOOD MEMBERS AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT, DISODIUM OCTABORATE TETRAHYDRATE) ADJACENT TO THE INFECTED AREAS FOR THE CONTROL OF WOOD DECAY FUNGI AS NECESSARY. INSTALL ROOF COVERING TO THE EXPOSED AREAS ONLY. GUARANTEE APPLIES TO ROOF COVERING IN REPAIRED AREAS ONLY.

NOTES:

DURING THE COURSE OF REPAIRS, IF ADDITIONAL LAYERS OF ROOFING AND/OR ROOF SHEATHING ARE DISCOVERED AT THE EXPOSED AREA, THEN THE HOMEOWNER WILL BE CONTACTED AND A SUPPLEMENTAL REPORT ISSUED REFLECTING ADDITIONAL FINDINGS/COSTS.

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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3D:



3D:

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(SECTION 1 ITEM)

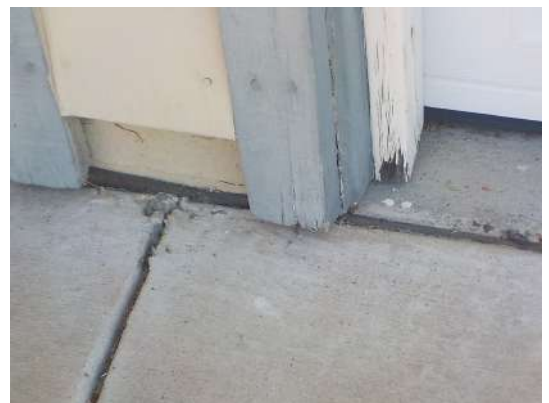
**(3) FUNGUS / DRYROT**

3E. FINDING:

THERE IS EVIDENCE OF WOOD DECAY FUNGI (DRY ROT) AT THE 2X4 TRIM .

RECOMMENDATION:

CUT BACK TO SOUND WOOD TO CORRECT THE CONDITION. APPLY TIMBOR (ACTIVE INGREDIENT, DISODIUM OCTABORATE TETRAHYDRATE) ADJACENT TO THE INFECTED AREAS FOR THE CONTROL OF WOOD DECAY FUNGI AS NECESSARY.



3E:

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(SECTION 1 ITEM)

**(3) FUNGUS / DRYROT**

3F. FINDING:

THERE IS WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE BARGE RAFTER .

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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RECOMMENDATION: REMOVE THE DAMAGED PORTIONS OF WOOD AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT: DISODIUM OCTABORATE TETRAHYDRATE) TO THE ADJACENT INFECTED AREAS AS NECESSARY FOR THE CONTROL OF WOOD DECAY FUNGI (DRY ROT).



3F:

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(SECTION 1 ITEM)

**(3) FUNGUS / DRYROT**

3G. FINDING: THERE IS WOOD DECAY FUNGI (DRY ROT) DAMAGE AT THE 2ND STORY BARGE RAFTER .

RECOMMENDATION: REMOVE THE DAMAGED PORTIONS OF WOOD AND REPLACE WITH NEW MATERIAL. APPLY TIMBOR (ACTIVE INGREDIENT: DISODIUM OCTABORATE TETRAHYDRATE) TO THE ADJACENT INFECTED AREAS AS NECESSARY FOR THE CONTROL OF WOOD DECAY FUNGI (DRY ROT).

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(SECTION 2 ITEM)

**(4) OTHER FINDINGS**

4A. FINDING: THERE IS DETERIORATION AT THE MASTER BATHROOM TUB

RECOMMENDATION: REPAIR THE TUB AS NECESSARY.



4A:

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(SECTION 2 ITEM)

**(4) OTHER FINDINGS**

4B. FINDING: THERE IS A PLUMBING LEAK AT THE LEFT SIDE MASTER BATHROOM SINK .

RECOMMENDATION: OWNER SHOULD CONTACT A LICENSED PLUMBER TO MAKE THE NECESSARY



# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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REPAIRS.



**4B:**

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(SECTION 2 ITEM)

**(4) OTHER FINDINGS**

4C. FINDING:

GROUT AND/OR CAULKING IS CRACKED, MISSING AND/OR LOOSE AT DOWNSTAIRS HALL BATHROOM TUB FAUCET .

RECOMMENDATION:

RE-GROUT AND/OR CAULK AS NECESSARY.

NOTES:

NO GUARANTEE CAN BE GIVEN AS GROUT AND/OR CAULKING REQUIRE PERIODIC MAINTENANCE. NO GUARANTEE CAN BE GIVEN ON COLOR MATCH ON GROUT.



**4C:**

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(SECTION 2 ITEM)

**(4) OTHER FINDINGS**

4D. FINDING:

THERE IS MOISTURE DAMAGE AT THE SIDING .

RECOMMENDATION:

REMOVE ALL DAMAGED WOOD AND REPLACE WITH NEW MATERIAL.

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4D:

(SECTION 2 ITEM)

## (4) OTHER FINDINGS

4E. FINDING:

THERE IS CONTACT BETWEEN THE TREES AND/OR FOLIAGE AND THE RESIDENCE CAUSING POSSIBLE MOISTURE INTRUSION.

RECOMMENDATION:

CUT BACK TREES/FOLIAGE TO CORRECT CONDITION. IF ADDITIONAL DAMAGE IS FOUND A SUPPLEMENTAL REPORT WILL BE ISSUED REFLECTING ALL FINDINGS.



4E:

(SECTION 2 ITEM)

## (4) OTHER FINDINGS

4F. FINDING:

THERE IS A VOID IN THE SIDING , WHICH COULD LEAD TO MOISTURE INTRUSION.

RECOMMENDATION:

FILL VOID WITH CAULKING TO CORRECT THIS CONDITION.

(SECTION 2 ITEM)

## (4) OTHER FINDINGS

4G. FINDING:

THERE IS A VOID IN THE SIDING DUE TO THE CORNER TRIM BEING UNINSTALLED , WHICH COULD LEAD TO MOISTURE INTRUSION.

RECOMMENDATION:

RE-SECURE TRIM TO CORRECT THIS CONDITION.

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4G:

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## Additional Notes

NOTES: THE ATTIC WAS VIEWED FROM THE ACCESS OPENING ONLY, SHOWING NO SIGNS OF ADVERSE CONDITIONS UNLESS OTHERWISE OUTLINED IN THIS REPORT. TWIN HOME SERVICES ASSUMES NO LIABILITY FOR ANY DAMAGE THAT WAS CONCEALED OR NOT VISIBLE AT THE TIME OF THIS INSPECTION.

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## Additional Notes

NOTES: THERE WAS A MINOR DETERIORATION NOTED AT THE FALSE BOTTOM BELOW THE BAR SINK . NO STRUCTURAL DAMAGE WAS NOTED. OWNER IS ADVISED TO MAINTAIN PLUMBING TO PREVENT FUTURE LEAKS FROM CREATING ANY STRUCTURAL DAMAGE.

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## Additional Notes

NOTES: THERE ARE PRIOR REPAIRS VISIBLE AT THE KITCHEN SINK PLUMBING . THIS COMPANY ASSUMES NO LIABILITY FOR WORK PERFORMED AND/OR DAMAGE THAT MAY BE CONCEALED BY OTHERS.

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## Additional Notes

NOTES: AREAS ABOVE 10 FEET FROM GROUND LEVEL WERE VISUALLY INSPECTED ONLY. TWIN HOME SERVICES ASSUMES NO LIABILITY FOR CONDITIONS NOT VISIBLY EVIDENT FROM GROUND LEVEL.

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## Additional Notes

NOTES: THE EXTERIOR OF THE STRUCTURE WAS NOTED TO BE WEATHERED. AS A PART OF NORMAL OWNER MAINTENANCE, THESE SURFACES SHOULD BE KEPT WELL PAINTED AND SEALED.

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## Additional Notes

NOTES: IF INTERESTED PARTIES DESIRE A GUARANTEE ON THE ROOF COVERING, THEY ARE ADVISED TO CONTACT A LICENSED ROOFING CONTRACTOR FOR FURTHER INSPECTION AND FOR ANY REPAIRS NEEDED TO OBTAIN AN ADEQUATE GUARANTEE.

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## Additional Notes

NOTES: PORTIONS OF THE BACK AND LEFT SIDE OF THE HOME WERE INACCESSIBLE FOR INSPECTION DUE TO STORAGE . NO CLAIMS ARE EXPRESSED REGARDING CONDITIONS IN THESE AREAS.

## Additional Notes

NOTES: AREAS OF THE EXTERIOR FOUNDATION ARE INACCESSIBLE FOR INSPECTION DUE TO THE CLOSE PROXIMITY OF THE EXTERIOR WOOD SIDING TO GRADE; HOWEVER, NO ADVERSE CONDITIONS WERE VISIBLE AT THE TIME OF THIS INSPECTION. THIS IS GENERAL INFORMATION ONLY.

## Additional Notes

NOTES: THERE ARE PRIOR REPAIRS VISIBLE AT THE BACK EAVES . THIS COMPANY ASSUMES NO LIABILITY FOR WORK PERFORMED AND/OR DAMAGE THAT MAY BE CONCEALED BY OTHERS.

## Additional Notes

NOTES: THERE IS A SLIGHT AMOUNT OF DETERIORATION IN THE SHEETROCK OF THE RIGHT SIDE FASCIA . THERE IS NO VISIBLE EVIDENCE OF INFECTION OR INFESTATION; THEREFORE, NO RECOMMENDATION IS MADE.

## Additional Notes

NOTES: DURING THE COURSE OF ANY REPAIRS IN THE ABOVE-MENTIONED AREAS, SHOULD ANY FINDINGS AND/OR ISSUES BE FOUND THAT WERE NOT VISIBLE AT THE TIME OF THE INSPECTION, THE OWNER OR OWNERS AGENT WILL BE CONTACTED FOR FURTHER DIRECTION AND A SUPPLEMENTAL REPORT ISSUED.

## Additional Notes

NOTES: THERE WILL BE AN ADDITIONAL COST IF PAINTING IS REQUESTED. HOMEOWNER IS TO SUPPLY ALL PAINT.

## Additional Notes

NOTES: ALL OR PORTIONS OF ITEMS ON THIS REPORT WILL BE PERFORMED AT THE SECOND STORY/UPPER LEVEL OF THE STRUCTURE. TWIN HOME SERVICES WILL ATTEMPT TO PERFORM THIS REPAIR USING AN EXTENSION LADDER AND PROPER SAFETY PROCEDURES. HOWEVER, IF IT IS DISCOVERED DURING THE COURSE OF REPAIRS THAT IT IS NOT POSSIBLE/SAFE TO PERFORM THE REPAIR IN THIS MANNER, THE HOMEOWNER WILL BE CONTACTED WITH ADDITIONAL COSTS NEEDED TO USE SCAFFOLDING.

## Additional Notes

NOTES: THIS JOB HAS BEEN BID AS IF ALL ITEMS ARE BEING PERFORMED. IF THE OWNER/AGENT WOULD LIKE TO CHOOSE INDIVIDUAL ITEMS, IT MAY REQUIRE TWIN HOME SERVICES TO PROVIDE A NEW BID FOR THESE ITEMS. THE MINIMUM JOB CHARGE IS \$800.00 REGARDLESS OF THE PRICE ON THE INDIVIDUAL ITEM.

**STATE LAW REQUIRES THAT YOU BE GIVEN THE FOLLOWING INFORMATION:**

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

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CAUTION: PESTICIDES ARE TOXIC CHEMICALS. STRUCTURAL PEST CONTROL COMPANIES ARE REGISTERED AND REGULATED BY THE STRUCTURAL PEST CONTROL BOARD, AND APPLY PESTICIDES WHICH ARE REGISTERED AND APPROVED FOR USE BY THE CALIFORNIA DEPARTMENT OF PESTICIDE REGULATION AND THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY. REGISTRATION IS GRANTED WHEN THE STATE FINDS THAT, BASED ON EXISTING SCIENTIFIC EVIDENCE, THERE ARE NO APPRECIABLE RISKS IF PROPER USE CONDITIONS ARE FOLLOWED OR THAT THE RISKS ARE OUTWEIGHED BY THE BENEFITS. THE DEGREE OF RISK DEPENDS UPON THE DEGREE OF EXPOSURE, SO EXPOSURE SHOULD BE MINIMIZED.

IF WITHIN TWENTY FOUR (24) HOURS FOLLOWING APPLICATION, YOU EXPERIENCE SYMPTOMS SIMILAR TO COMMON SEASONAL ILLNESS COMPARABLE TO THE FLU, CONTACT YOUR PHYSICIAN OR POISON CONTROL CENTER (1-800-876-4766) AND YOUR PEST CONTROL COMPANY IMMEDIATELY. (916-344-8946)

FURTHER INFORMATION: CONTACT ANY OF THE FOLLOWING: YOUR TERMITE AND PEST CONTROL COMPANY, TWIN TERMITE PEST CONTROL AND CONSTRUCTION, INC., (916-344-8946); FOR HEALTH QUESTIONS--THE SACRAMENTO COUNTY HEALTH DEPARTMENT (916-875-8440), EL DORADO COUNTY ENVIRONMENTAL MANAGEMENT DEPARTMENT (530-621-5300), PLACER COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH (530-889-4000), SAN JOAQUIN ENVIRONMENTAL HEALTH DEPARTMENT (209-468-3420), SOLANO COUNTY ENVIRONMENTAL HEALTH SERVICES DIVISION (707-421-6765), SUTTER COUNTY ENVIRONMENTAL HEALTH DIVISION (530-822-7327), YOLO COUNTY ENVIRONMENTAL HEALTH DIVISION (530-666-8646), YUBA COUNTY ENVIRONMENTAL HEALTH DEPARTMENT (530-741-6251), AMADOR COUNTY ENVIRONMENTAL HEALTH DEPARTMENT (209-223-6439), SAN DIEGO DEPARTMENT OF ENVIRONMENTAL HEALTH (858-505-6700), COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC HEALTH (888-700-9995), VENTURA COUNTY ENVIRONMENTAL HEALTH DIVISION (805-654-2813), ORANGE COUNTY ENVIRONMENTAL HEALTH DIVISION (714-433-6000), SANTA BARBARA ENVIRONMENTAL HEALTH SERVICES (805-681-4900); FOR APPLICATION INFORMATION-- THE SACRAMENTO COUNTY AGRICULTURAL COMMISSIONER (916-875-6603), EL DORADO COUNTY AGRICULTURE COMMISSION (530-621-5520), PLACER COUNTY AGRICULTURE COMMISSION (530-823-1698), SAN JOAQUIN COUNTY AGRICULTURE COMMISSION (209-468-3300), SOLANO COUNTY AGRICULTURE COMMISSION (707-421-7465), SUTTER COUNTY AGRICULTURE COMMISSION (530-822-7500), YOLO COUNTY AGRICULTURE COMMISSION (530-666-8140), YUBA COUNTY AGRICULTURE COMMISSION (530-749-5400), AMADOR COUNTY AGRICULTURE COMMISSION (209-223-6487), SAN DIEGO AGRICULTURE WEIGHTS AND MEASURES (858-694-2739), LOS ANGELES AGRICULTURAL COMMISSIONER (626-575-5471), COUNTY OF VENTURA AGRICULTURAL COMMISSIONER (805-654-5000), COUNTY OF SANTA BARBARA AGRICULTURAL COMMISSIONER (805-681-5600), ORANGE COUNTY AGRICULTURE COMMISSION (714-955-0100); AND FOR REGULATORY INFORMATION--THE STRUCTURAL PEST CONTROL BOARD, (800-737-8188) 2005 EVERGREEN STREET, SUITE 1500, SACRAMENTO, CA, 95815.

**THANK YOU FOR SELECTING TWIN HOME SERVICES TO PERFORM A STRUCTURAL PEST CONTROL INSPECTION ON YOUR PROPERTY. WE LOOK FORWARD TO WORKING WITH YOU IN ANY REPAIR WORK OR TREATMENTS THAT MAY BE NECESSARY.**

FOR TWIN HOME SERVICES TO PERFORM REPAIRS, PLEASE SEE ATTACHED WORK AUTHORIZATION CONTRACT. THE ESTIMATES FOR REPAIRS INCLUDES ONE (1) COAT OF PRIMER PAINTING OF NEW EXTERIOR WOOD MEMBERS (IN THE EVENT THAT PRE-PRIMED WOOD IS NOT USED), WEATHER PERMITTING. UNLESS OTHERWISE NOTED, FINISH PAINTING IS NOT INCLUDED IN ESTIMATE. NO LIABILITY CAN BE ASSUMED FOR DAMAGE TO PERSONAL PROPERTY/WALL HANGINGS ON THE INTERIOR DURING EXTERIOR REPAIRS. TWIN HOME SERVICES DOES NO TEXTURING OR WALL PAPERING UNLESS OTHERWISE NOTED IN REPORT. NEW LINOLEUM WILL BENEUTRAL IN COLOR. IF DESIRED PARTIES WANT TO UPGRADE THE FLOOR COVERING, THERE WILL BE AN ADDITIONAL CHARGE. IF A BUILDING PERMIT IS REQUIRED TO COMPLETE THE WORK CONTRACTED, THE FEES WILL BE ADDED TO THE FINAL BILLING INVOICE. IF THERE ARE ANY ADDITIONAL REQUIREMENTS BY CITY OR COUNTY, THE OWNER OR OWNERS AGENT WILL BE CONTACTED FOR FURTHER DIRECTION. THERE WILL BE NO CHARGE FOR A REINSPECTION IF TWIN HOME SERVICES IS CONTRACTED TO MAKE THE REPAIRS.

THIS COMPANY WILL REINSPECT REPAIRS DONE BY OTHERS WITHIN FOUR (4) MONTHS OF THE ORIGINAL INSPECTION. A CHARGE CAN BE NO GREATER THAN THE ORIGINAL INSPECTION FEE FOR EACH REINSPECTION. THE REINSPECTION MUST BE DONE WITHIN TEN (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. THERE WILL BE NO GUARANTEE GIVEN BY TWIN HOME SERVICES ON WORK DONE BY OTHERS.


ALL WORK PERFORMED BY TWIN HOME SERVICES IS GUARANTEED FOR ONE (1) YEAR WITH THE EXCEPTION OF CAULKING AND SEALING WHICH IS GUARANTEED FOR THIRTY (30) DAYS, AND PLUMBING WHICH IS GUARANTEED

# WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No: 160	Street : Shepard Street	City : Hercules	Zip : 94547	Inspection Date : 08/04/2021	Page : 13/13
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FOR NINETY (90) DAYS, UNLESS OTHERWISE SPECIFIED IN THIS REPORT.

# WORK AUTHORIZATION CONTRACT

Building No: 160	Street: Shepard Street	City: Hercules	Zip: 94547	Inspection Date: 08/04/2021	Page: 1/3
		<b>Twin Termite and Pest Control</b> 3720 Madison Avenue , #100 North Highlands , CA 95660 PHONE: (916) 344-8946 FAX: (916) 344-8942 www.twintermite.com			<b>Report # 73100</b>

**ITEMIZED COST BREAKDOWN** (Refer to items on the report)

		Primary Work Bid	Secondary Work Bid
SECTION 1:	3A:	\$4436.64	NONE
	3B:	\$659.88	NONE
	3C:	\$2358.72	NONE
	3D:	\$5405.40	NONE
	3E:	\$23.17	NONE
	3F:	\$897.30	NONE
	3G:	\$547.56	NONE
	<b>Section 1 Total:</b>	\$14,328.67	\$0.00
<hr/>			
SECTION 2:	4A:	OTHER TRADE	NONE
	4B:	OTHER TRADE	NONE
	4C:	\$20.06	NONE
	4D:	\$228.42	NONE
	4E:	OTHER TRADE	NONE
	4F:	\$290.52	NONE
	4G:	\$196.56	NONE
	<b>Section 2 Total:</b>	\$735.56	\$0.00
<hr/>			
FURTHER INSPECTION:		NONE	NONE
	<b>Further Inspection Total:</b>	\$0.00	\$0.00
<hr/>			
	<b>Total:</b>	\$15,064.23	


THIS IS A BINDING CONTRACT between our company and the signing party below, and incorporates our termite report #73100 dated 08/04/2021 for real property located at Hercules CA 94547.

Items on the report may contain provisions for additional costs over and above the original estimate. Please read the report carefully and completely.

**CONDITIONS:**

1. This offer is limited to 4 months from the date of the report.
2. If further inspection is recommended, or if additional work is required, we will provide prices or recommendations for correction. All treatments have a one (1) year guarantee unless otherwise indicated in the report or if an Extended Termite Protection Service has been purchased for additional years. The estimates for repairs include one (1) coat of primer painting of new exterior wood members, in the event that pre-primed wood is not used, weather permitting.

# WORK AUTHORIZATION CONTRACT

Building No: 160	Street: Shepard Street	City: Hercules	Zip: 94547	Inspection Date: 08/04/2021	Page: <b>2/3</b>
		<b>Twin Termite and Pest Control</b> 3720 Madison Avenue , #100 North Highlands , CA 95660 PHONE: (916) 344-8946 FAX: (916) 344-8942 www.twintermite.com		<b>Report # 73100</b>	

3. Notice to owner of Mechanic's Lien as required by the Structural Pest Control Board: Under the California Mechanics Lien Law, any structural pest control operator who contracts to do work for you, any contractor, subcontractor, laborer, supplier or other person who helps to improve your property, but is not paid for his work or supplies, has a right to enforce a claim against your property. This means that after a court hearing, your property could be sold by a court officer and the proceeds of the sale used to satisfy the indebtedness. This can happen even if you have paid your contractor in full if the subcontractor, laborers or suppliers remain unpaid. To preserve their right to file a claim or lien against your property, certain claimants such as subcontractors or material suppliers are required to provide you with a document entitled "Preliminary Notice". General contractors and laborers for wages do not have to provide this notice. A Preliminary Notice is not a lien against your property. Its purpose is to notify you of persons who may have a right to file a lien against your property if they are not paid.

4. ATTORNEY FEES: The prevailing party shall have the right to collect from the other party its reasonable costs and necessary disbursements and attorneys' fees incurred in enforcing this Agreement.

5. Twin will use due caution and diligence in our operations and care will always be taken to minimize any damage, but assumes no responsibility for matching existing colors and styles, or for incidental damage to roof coverings, TV antennas, solar panels, rain gutters, plant life, paint or wall coverings. We are not responsible for personal property. There may be health related issues associated with the structural repairs reflected in the inspection report referenced by this work authorization contract. These health issues include but are not limited to the possible release of mold spores during the course of repairs. We are not qualified to and do not render any opinion concerning such health issues or any special precautions. Any questions concerning health issues or any special precautions to be taken prior to or during the course of such repairs should be directed to a Certified Industrial Hygienist before any such repairs are undertaken. By executing this work authorization contract, customer acknowledges that he or she has been advised of the foregoing and has had the opportunity to consult with a qualified professional.

6. This report is limited to the accessible areas of the structure shown on the diagram. Please refer to the report for areas not inspected and further information.

7. TERMS OF PAYMENT (please choose an option below as applicable).

Twin Home Services requires a backup payment method to be placed on file to secure the appointment, regardless of the billing option chosen below. Please read through all terms carefully regarding payment requirements. **In the event that a credit or debit card is charged for repairs there is a 3% processing fee.** This fee does not apply if we receive a check from escrow or from the client. This fee does not apply when an eCheck used for payment.


If the amount of the total job exceeds \$3,500.00, regardless of invoicing through escrow or to the client directly, a required 10% deposit will be charged on the day the job begins to the backup payment method provided. The 10% deposit can be refunded upon receipt of the full amount from escrow. If escrow pays the remaining balance only, the 10% deposit will not be refunded. The 3% processing fee for credit or debit card payment is not refundable.

We agree to pay the sum of \_\_\_\_\_ upon completion of repairs. Note: The card provided as backup can be charged upon completion of the work or shredded upon collection of a check at the property. Please indicate preference with the office when scheduling. Credit and/or debit cards are subject to a 3% processing fee. There is no additional fee for payment by eCheck or collection of payment on-site.

We instruct \_\_\_\_\_, holder of escrow number \_\_\_\_\_ to pay the sum of \_\_\_\_\_ upon close of escrow. Close of escrow date \_\_\_\_\_, Phone \_\_\_\_\_, Escrow Officer \_\_\_\_\_ Email \_\_\_\_\_.



# WORK AUTHORIZATION CONTRACT

Building No: 160	Street: Shepard Street	City: Hercules	Zip: 94547	Inspection Date: 08/04/2021	Page: 3/3
		<b>Twin Termite and Pest Control</b> 3720 Madison Avenue , #100 North Highlands , CA 95660 PHONE: (916) 344-8946 FAX: (916) 344-8942 www.twintermite.com		<b>Report # 73100</b>	

8. We authorize this company to perform items

\_\_\_\_\_

for a contract price of \_\_\_\_\_ (**Job minimum is \$350.00**).

NAME OF PERSON TO CONTACT FOR ACCESS: \_\_\_\_\_ PHONE # \_\_\_\_\_

9. We authorize finish painting to be performed for an additional cost (Select Option Below):

- Yes, please finish paint the repaired areas for \$85.00/hour. Paint will be located on-site at: \_\_\_\_\_.
- Yes, please finish paint the repaired areas for \$85.00/hour. I understand the cost for paint/materials will be an additional charge since I am not providing the necessary paint.
- No, finish painting at an additional cost is not requested.

**We understand that we are responsible for payment, and if escrow does not close within 30 days of completion of work we will be charged the amount due in full. If payment method is not approved, late fees may apply.**

SIGNED \_\_\_\_\_ (Owner or Owner's Agent) DATE \_\_\_\_\_

Owner Name (Please Print) \_\_\_\_\_

Owner Mailing Address (Please Print) \_\_\_\_\_

It is assumed that if an agent orders work on the owner's behalf, and that they were notified prior by said agent, that if payment is not made by the agent or escrow company it will be the responsibility of the owner to produce payment. The credit card to be used as a backup can be called into the office or filled out below and faxed/emailed into service@twinhomeservices.com.

NAME ON CARD \_\_\_\_\_ CARD TYPE \_\_\_\_\_

CARD NUMBER \_\_\_\_\_ EXPIRATION DATE: \_\_\_\_\_

SECURITY CODE: \_\_\_\_ BILLING ADDRESS: \_\_\_\_\_

COMPANY: \_\_\_\_\_