



# Informed Inspection, Inc.

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## Summary

Client(s): **Jane Q Public3**







Property address: **13432 Anywhere Court  
My town, FL 32777**

Inspection date: **Thursday, March 10, 2016**

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Concerns are shown and sorted according to these types:

	<b>Safety</b>	Poses a safety hazard
	<b>Major Defect</b>	Correction likely involves a significant expense
	<b>Repair/Replace</b>	Recommend repairing or replacing
	<b>Repair/Maintain</b>	Recommend repair and/or maintenance
	<b>Minor Defect</b>	Correction likely involves only a minor expense
	<b>Evaluate</b>	Recommend evaluation by a specialist


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## Grounds

1   - Driveway has severe cracking. Recommend replacement. Driveway concrete has been damaged by heavy vehicle. Owner says it will be repaired within a month.

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## Heating, Ventilation and Air Condition (HVAC)

2  - Natural gas supply meter is unprotected from damage on side of the house and is in close proximity to AC compressor unit. Recommend this situation be reviewed by the gas company and a barrier erected to prevent impact damage to the gas meter and supply.

3  - Heater/air handler information label was covered at time of installation. This information should be available for service personnel. Recommend the information be located in units documentation and made readily accessible for service personnel to use.


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## Kitchen

4  - Outlets in the kitchen area should be protected by GFCI breaker or the outlets themselves could be replaced with GFCI outlets. This is a safety issue. Replacement by qualified electrician is recommended.


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## Bathrooms, Laundry and Sinks

5  - Outlet in the Master bathroom should be GFCI protected. Replacement of outlet by qualified electrician is recommended.

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## Exterior and Foundation

6  - On front elevation of home natural shrinkage has opened minor cracks between siding and trim. Recommend caulking and touch up painting to prevent water intrusion. Rear and side paneling also show minor shrinkage leaving open joints. If contractor applied sealant to overlap of panels this is not an issue. Caulking and touch up is recommended if this status is unknown as a precaution against future water intrusion.

7  - Hole where telephone wire enters home is not caulked. recommend sealing to prevent water intrusion.

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## Attic and Roof Structure

8  - Insulation missing over garage ceiling


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## Garage or Carport

9  - Outlet in garage near washer S/B GFCI protected. Recommend review by qualified electrician.



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## Electric

10  - Cover missing on LB which houses service entry wires. This should be replaced to prevent rain water entry.

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## Water Heater

12   - Water heater vent ducting has a slight negative pitch. This disturbs natural convection of combustion exhaust gases. Repairs would be easily performed it is recommended that this be corrected by qualified personnel.