



HOME SEAL SERVICES, INC.

Professional Property Inspections

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DISCLAIMER & LIMITATIONS

This inspection report reflects the visual conditions of the property at the time of inspection ONLY. No warranty or guaranty is either expressed or implied. This report is not an insurance policy, nor a warranty service.

This inspection report is intended ONLY as a general guide to help the client make their own evaluation of the overall condition of the home, and is not intended to reflect the value of the premises, nor make any representation as to the advisability of purchase.

The inspection does not include: lifting of carpets, removing ceiling panels, insulation, or vapor barriers; moving appliances, clothing, furniture, and heavy, delicate or personal items; and checking mechanical equipment during inappropriate weather. Therefore, hidden or concealed defects cannot be included in this report.

The ages of equipment are approximated based on visual appearance. Installations are not checked against manufacturers recommendations. Only those utilities actually listed on the inspection report are presumed to exist. The following items are not included in the standard home inspection: Swimming pools and spas; smoke alarms without accessible test buttons; solar, security, intercom, antenna and telephone systems and roofs not readily & safely accessible from a 13-foot ladder.

The standard home inspection will not reveal/report:

Intermittent occurrences, the inner-workings of mechanical devices, the integrity of underground or hidden piping, the accuracy of timers or thermostats over a range, small cracks or breaks in chimney flue liners, leakage or seepage occurring intermittently or under unusual weather conditions, the integrity of wire connections in unexposed locations, the presence of pests or chemicals, adequate performance of mechanical systems during extreme weather conditions, etc.

Acceptance of this report constitutes acceptance of all contractual terms herein.

Client waives all rights to this inspection report if payment is not received from client for services rendered, unless fee is otherwise waived by Homes Seal Services.