

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 5275	Street Lynridge Drive	City Yorba Linda	Zip 92886	Date of Inspection	Number of Pages 5
----------------------	--------------------------	---------------------	--------------	--------------------	----------------------

	Exquisite Termite Control Inc. 5606 Rawlings Avenue South Gate CA 90280 Tel (562) 904-7378 Fax (562) 861-4544 xqtermite@yahoo.com	Report # : 10777 Registration # : PR 6408 Escrow # : ☐ CORRECTED REPORT
--	---	---

Ordered by: Tova Oren Oren Real Estate Group 18431 Yorba Linda Blvd Yorba Linda CA 92886	Property Owner and/or Party of Interest:	Report sent to: Tova Oren Oren Real Estate Group 18431 Yorba Linda Blvd Yorba Linda, CA 92886
--	--	---

COMPLETE REPORT ☒	LIMITED REPORT ☐	SUPPLEMENTAL REPORT ☐	REINSPECTION REPORT ☐
---	---	--	--

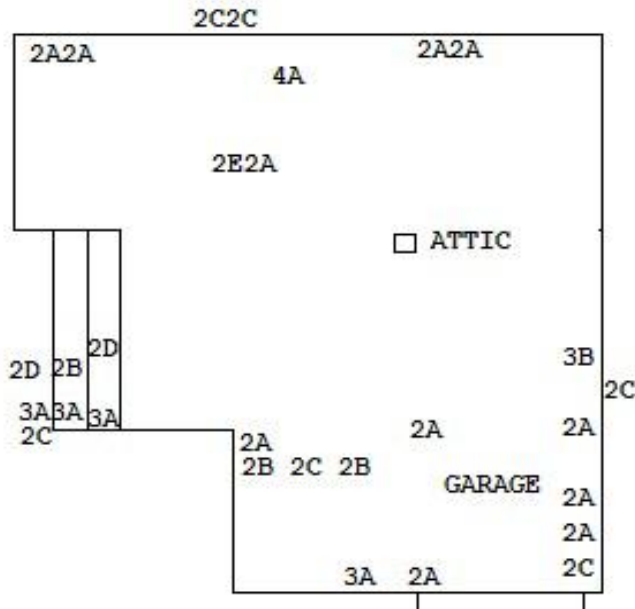
GENERAL DESCRIPTION: One story house with attached garage slab with composition roof.	Inspection Tag Posted: ATTIC
	Other Tags Posted:

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 ☐	Drywood Termites ☒	Fungus / Dryrot ☒	Other Findings ☐	Further Inspection ☐
--	--	---	---	---

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

Diagram Not To Scale



Inspected By: Rosa Calderon

State License No. FR 44695

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, 95815-3831.

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)

Exquisite Termite Control Inc.

Page 2 of inspection report

5275	Lynridge Drive	Yorba Linda	CA	92886
Address of Property Inspected		City	State	Zip
10777				
Stamp No.	Date of Inspection	Co. Report No.	Escrow No.	

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 pests and 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 it's 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 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.

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 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. 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, our bid will not include such repairs. **OWNER SHOULD BE AWARE OF THIS CLOSED BID WHEN CONTRACTING WITH OTHERS OR UNDERTAKING THE WORK HIMSELF/HERSELF.**

If requested by the person ordering this report, a re-inspection of the structure will be performed. Such requests must be within four (4) months of the date of this inspection. Every re-inspection fee amount shall not exceed the original inspection fee.

Wall paper, stain, or interior painting are excluded from our contract. New wood exposed to the weather will be prime painted, only upon request at an additional expense.

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 manufacturer's label requirements.

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 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.

“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 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 the appropriate mold professional.

Exquisite Termite Control Inc.

Page 3 of 5 of Standard Inspection Report

5275	Lynridge Drive	Yorba Linda	CA	92886
Address of Property Inspected		City	State	Zip
10777				
Stamp No.	Date of Inspection	Co. Report No.	Escrow No.	

FINDINGS AND RECOMMENDATIONS

DRYWOOD TERMITES

(2A) FINDING: Evidence of Drywood Termite infestation at **ATTIC, GARAGE, EXTERIOR, RAFTER TAILS, TRIMS PLYWOOD** as indicated on diagram.
RECOMMENDATION: Vacate the premises and seal the structure for fumigation with a registered lethal fumigant.
NOTE: An Occupants Fumigation Notice & Pesticide Disclosure will be issued containing specific instructions and information. Preparation for the fumigation must be completed by the homeowner and/or tenants.

(2B) FINDING: Drywood Termites have damaged wood members at **RAFTERS** as indicated on diagram.
RECOMMENDATION: Remove and replace and/or reinforce damaged wood members as necessary. Primer paint only.

(2C) FINDING: Drywood Termites have damaged wood members at **FASCIA, TRIM, SIDING, SHEATHING** as indicated on diagram.
RECOMMENDATION: Remove and replace and/or reinforce damaged wood members as necessary. Primer paint only.

(2D) FINDING: Drywood Termites have damaged wood members at **FASCIA** as indicated on diagram.
RECOMMENDATION: Remove and replace and/or reinforce damaged wood members as necessary. Primer paint only.

(2E) FINDING: Drywood Termites have damaged wood members at **INTERIOR MOLDING** as indicated on diagram.
RECOMMENDATION: Remove and replace and/or reinforce damaged wood members as necessary. Primer paint only.

FUNGUS / DRYROT

(3A) FINDING: Fungus and Dryrot caused damage to **FASCIA, SIDING** as designated on diagram.
RECOMMENDATION: Remove damaged wood members as necessary to correct. Seal wood components with paint and/or other moisture sealant that is resistant to weather.

(3B) FINDING: Fungus and Dryrot caused damage to **DOOR** as designated on diagram.
RECOMMENDATION: Remove damaged wood members as necessary to correct. Seal wood components with paint and/or other moisture sealant that is resistant to weather.

OTHER FINDINGS

(4A) FINDING: Found loose and leaking toilet at **AREA** as designated on diagram.
RECOMMENDATION: Remove and reset toilet using a new wax ring. NOTE: A supplemental report will be issued if any additional findings are found.

\$ 2,000.00...	(2A)FUMIGATION
\$ 2,500.00...	(2B,2C,2D,2E,3A,3B)REPAIRS
\$ 4,500.00	TOTAL

" THANK YOU FOR SELECTING OUR COMPANY TO PERFORM A STRUCTURAL PEST CONTROL INSPECTION ON YOUR PROPERTY. OUR INSPECTORS HAVE DETERMINED THAT YOUR PROPERTY WILL BENEFIT FROM THE SAFE APPLICATION OF A CHEMICAL COMMONLY USED FOR STRUCTURAL PEST CONTROL. IN ACCORDANCE WITH THE LAWS AND REGULATIONS OF THE STATE OF CALIFORNIA, WE ARE REQUIRED TO PROVIDE YOU AND YOUR OCCUPANTS WITH THE FOLLOWING INFORMATION PRIOR TO ANY APPLICATION OF CHEMICALS TO SUCH PROPERTY. PLEASE TAKE A FEW MOMENTS TO READ AND BECOME FAMILIAR WITH THE CONTENT. "

STATE LAW REQUIRES THAT YOU BE GIVEN THE FOLLOWING INFORMATION:

" CAUTION - PESTICIDES ARE TOXIC CHEMICALS. STRUCTURAL PEST CONTROL OPERATORS ARE LICENSED 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 OF FOOD AND AGRICULTURE AND THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY. REGISTRATION IS GRANTED WHEN THE STATE FINDS THAT BASED ON SCIENTIFIC EVIDENCE, THERE ARE NO APPRECIABLE RISKS WEIGHTED BY THE BENEFITS. THE DEGREE OF RISK DEPENDS ON THE DEGREE OF EXPOSURE, SO EXPOSURE

Exquisite Termite Control Inc.

Page 4 of 5 of Standard Inspection Report

5275	Lynridge Drive	Yorba Linda	CA	92886
Address of Property Inspected		City	State	Zip

10777

Stamp No.	Date of Inspection	Co. Report No.	Escrow No.
-----------	--------------------	----------------	------------

SHOULD BE MINIZED. ""

"" IF WITHIN 24HOURS FOLLOWING APPLICATION, YOU EXPERIENCE SYSTEMS SIMILIAR TO COMMON SEASONAL ILLNESS COMPARABLE TO THE FLU, CONTACT YOU PHYSICIAN OR POISON CONTROL CENTER AND YOU PEST CONTROL OPERATOR IMMEDIATELY. ""

EXQUISITE TERMITE CONTROL, INC.

OFFICE.....(562) 404-2600

OFFICE MANAGER.....(562) 552-1725

POISON CENTER (ALL COUNTIES).....(800) 876-4766

STRUCTURAL PEST CONTROL BOARD.....(916) 561-8704

FOR FURTHER INFORMATION CONTACT ANY OF THE FOLLOWING:

LOS ANGELES COUNTY

HEATH DEPARTMENT (213) 250-8055

AGRICULTURE COMMISSIONER (626) 575-5465

ORANGE COUNTY

HEATH DEPARTMENT (714) 834-7700

AGRICULTRUE COMMISSIONER (714) 955-0100

RIVERSIDE COUNTY

HEATH DEPARTMENT (951) 358-5000

AGRICULTURE COMMISSIONER (951) 951-3045

SAN BERNARDINO COUNTY

HEATH DEPARTMENT (909) 387-6280

AGRICULTURE COMMISSIONER (909) 387-2105

VENTURA COUNTY

HEALTH DEPARTMENT (805) 564-9639

AGRICULTURE COMMISSIONER (805) 564-9639

_____TERMITE AND FUNGUS CONTROL CHEMICALS_____

CY-KICK (EPA Reg. No. 499-470)

Active Ingredients: Cyfluthrin 0.1%

DRAGNET SFR (EPA Reg. No. 279-3062)

Active Ingredients: Permethrin 36.8%

PREMISE 75 (EPA Reg. No. 432-1332)

Active Ingredients: Imidacloprid, 1-(6-chloro-3-pyridinyl) metryl) N-nitro-2-imidazo75.0%

TIMBOR (EPA No. 64405-TN-1)

Active Ingredients: Disodium Octaborate tetrahydrate 98%, inert ingredient 2%

DISCLOSURES AND NOTES:

* PAINT IS NOT INCLUDED WITH ANY ESTIMATE PROVIDED BY OUR COMPANY.

* ONLY ONE COAT OF PRIMER PAINT IS INCLUDED WITH OUR ESTIMATES.

* ANY ESTIMATE OR BID PROVIDED BY OUR COMPANY IS VALID FOR (4)FOUR MONTHS FROM THE DATE OF INSPECTION. AFTER (4)FOUR MONTHS A RE-INSPECTION FEE WILL BE ADDED.

* IF ANY ADDITIONAL WORK IS DEEMED NECESSARY AND/OR RECOMMENDED BY THE LOCAL BUILDING AND/OR INSPECTOR, SAID WORK IS NOT INCLUDED WITH THIS ESTIMATE. IT'S THE HOME OWNER'S RESPONSIBILITY TO PROVIDE CONSTRUCTION PERMITS AND WORK MAY NEED TO BE COMPLETED BY A LICENSED CONTRACTOR OTHER THAN OUR COMPANY'S AT THE HOME OWNERS EXPENSE.

* MATERIALS TO BE USED FOR WOOD REPAIRS WILL BE SIMILIAR TO THE EXISTING ONES AT THE TIME OF INSPECTION. UNLESS SUCH MATERIAL ARE NO LONGER AVAILABLE FOR PURCHASE. IF HOMEOWNER REQUEST DIFFERENT TYPE OF MATERIAL EXQUISITE TERMITE CONTROL, INC. SHOULD BE NOTIFIED IN WRITING (48)FORTY EIGHT HOURS BEFORE OUR COMPANY BEGINS THE WORK.

* FENCES AND/OR GATES ARE NOT INCLUDED IN THIS INSPECTION REPORT. OUR COMPANY MAKES NO REPRESENTATION REGARDING THE PRESENCE OF ABSENSE OF ANY WOOD DESTROYING ORGANISMS IN THESE AREAS.

* EXQUISITE TERMITE CONTROL, INC. INSPECTORS WILL NOT PROBE INTO FINISHED SURFACES WINDOWS, DOORS FINISH FLOORS

Exquisite Termite Control Inc.

Page 5 of 5 of Standard Inspection Report

5275 Lynridge Drive

Yorba Linda

CA

92886

Address of Property Inspected

City

State

Zip

10777

Stamp No.

Date of Inspection

Co. Report No.

Escrow No.

* EXQUISITE TERMITE CONTROL, INC. INSPECTORS WILL NOT PROVE INTO FINISHED SURFACES WINDOWS, DOORS FINISH FLOORS ETC. WE MAKE NO REPRESENTATION REGARDING ANY DAMAGE IN THIS FINISH AREA.
* MANY AREAS IN ANY PROPERTY ARE CONSIDERED INACCESSIBLE THIS NOTE REFERS BUT IS NOT LIMITED TO BOXED EAVES, EAVES COVERED BY PATIOS HEAVY VEGETATION, ETC. WE MAKE NOT REPRESENTATION REGARDING THE PRESENCE OR ABSENCE IF ANY WOOD DESTROYING ORGANISM IN THIS ACCESSIBLE AREAS. IF INTERESTED PARTIES ARE CONCERNED THEY SHOULD MAKE AREAS ACCESSIBLE AND CALL FOR FURTHER INSPECTION. A SUPPLEMENTAL REPORT WITH ANY FURTHER FINDINGS AND RECOMMENDATION MAY APPLY.

NOTICE TO OWNER:

UNDER THE CALIFORNIA MECHANICS LEIN LAW ANY STRUCTURAL PEST CONTROL COMPANY WHICH CONTRACTS TO DO WORK FOR YOU, ANY CONTRACTOR, SUB CONTRACTOR, LABORER, SUPPLIER OR OTHER PERSON WHO HELPS TO IMPROVE YOUR PROPERTY, BUT IS NOT PAID FOR HIS OR HER 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 INDEBTNESS. THIS CAN HAPPEN EVEN IF YOU HAVE PAID YOUR STRUCTURAL PEST CONTROL IN FULL AND SUB CONTRACTOR, LABORERS OR SUPPLIERS REMAIN UNPAID. TO PRESERVE THEIR RIGHT TO FILE A CLAIM OR LEIN AGAINST YOUR PROPERTY, CERTAIN CLAIMANTS SUCH AS SUB CONTRACTORS OR MATERIAL SUPPLIERS ARE REQUIRED TO PROVIDE YOU WITH A DOCUCMENT ENTITLED "PRELIMINARY NOTICE" PRIME 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 THERE ARE NOT PAID. NOTE: IF THE HOME OWNER FAILS TO PAY BILLING IN FULL, EXQUISITE TERMITE CONTROL, INC. WILL HAVE THE RIGHT TO BE PAID BACK FOR ALL ITS COSTS AND EXPENSES TO THE EXTENT NOT PROHIBITED BY APPLICABLE LAW. THOSE EXPENSES INCLUDE, FOR EXAMPLE (BUT NOT LIMITED TO), REASONABLE ATTORNEY'S FEES. IF FOR ANY REASON THIS ACCOUNT IS TO BE TURNED OVER TO OUR COLLECTION AGENCY, YOU WILL BE RESPONSIBLE FOR ALL COST OF COLLECTING.

WARRANTIES.....

- (2)TWO YEARS WARRANTY FUMIGATION
- (1)ONE YEAR WARRANT LOCAL CHEMICAL TREATMENTS
- (1)ONE YEAR ON REPAIRS

WE THANK YOU FOR ALLOWING US TO BE OF SERVICE TO YOU.....EXQUISITE TERMITE CONTROL, INC.



Exquisite Termite Control Inc.

5606 Rawlings Avenue

South Gate CA 90280

Tel (562) 904-7378 Fax (562) 861-4544

xqtermite@yahoo.com

AGREEMENT

Report #: 10777

No work will be performed until a signed copy of this agreement has been received.

Address of Property: 5275 Lynridge Drive

City: Yorba Linda

State/Zip: CA 92886

Complete all items quoted.

Items:

☐ Total \$

Complete only

Items:

☐ Total \$

I have read and understand the terms of the report referenced above and agree to the terms and conditions set forth.

It is agreed that payment shall be made as follows:

☐ At close of Escrow. (processes from seller or buyer)

Escrow NO: _____

Escrow Company: _____ Escrow Officer: _____

Escrow Address: _____

Phone: _____ Fax: _____ Email: _____

☐ At Completion of work performed. \$ _____ Deposit \$ _____ on Completion

ITEMS

\$ 2,000.00... (2A) FUMIGATION

\$ 2,500.00... (2B, 2C, 2D, 2E, 3A, 3B) REPAIRS

\$ 4,500.00 TOTAL

Authorized Representative and/or Homeowner:

Print Name/ Title	Signature	Date
-------------------	-----------	------

