



Your Inspection Report

137 Spruce
Toronto, ON

PREPARED FOR:

KIM KEHOE
LISTING AGENT

INSPECTION DATE:

Friday, April 29, 2016

PREPARED BY:

Scott Aitken

Aitken Home Inspections
49 Riverdale Ave
Toronto, ON m4k1c2

416 407-4663
scottaitken@live.ca

April 30, 2016

Dear Kim Kehoe and Listing Agent,

RE: Report No. 1805
137 Spruce
Toronto, ON

Thanks very much for choosing us to perform your home inspection. The inspection itself and the attached report comply with the requirements of the Standards of Practice of our national Association. This document defines the scope of a home inspection.

Clients sometimes assume that a home inspection will include many things that are beyond the scope. We encourage you to read the Standards of Practice so that you clearly understand what things are included in the home inspection and report.

The report has been prepared for the exclusive use of our client. No use by third parties is intended. We will not be responsible to any parties for the contents of the report, other than the party named herein .

The report is effectively a snapshot of the house, recording the conditions on a given date and time. Home inspectors cannot predict future behavior, and as such, we cannot be responsible for things that occur after the inspection. If conditions change, we are available to revisit the property and update our report.

The report itself is copyrighted, and may not be used in whole or in part without our express written permission.

Again, thanks very much for choosing us to perform your home inspection.

Sincerely,

Scott Aitken
on behalf of
Aitken Home Inspections

Aitken Home Inspections
49 Riverdale Ave
Toronto, ON m4k1c2
416 407-4663

scottaitken@live.ca

AGREEMENT

137 Spruce, Toronto, ON April 29, 2016

Report No. 1805

PARTIES TO THE AGREEMENT

Company

Aitken Home Inspections
49 Riverdale Ave
Toronto, ON m4k1c2

Client

Kim Kehoe

Client

Listing Agent

This is an agreement between Kim Kehoe, Listing Agent and Aitken Home Inspections.

THIS CONTRACT LIMITS THE LIABILITY OF THE HOME INSPECTION COMPANY.
PLEASE READ CAREFULLY BEFORE SIGNING.

In addition to the limitations in the Standards of Practice, the Inspection of this property is subject to the Limitations and Conditions set out in this Agreement. The Inspection is performed in accordance with the Standards of Practice of our national association.

LIMITATIONS AND CONDITIONS OF THE HOME INSPECTION

There are limitations to the scope of this Inspection. It provides a general overview of the more obvious repairs that may be needed. It is not intended to be an exhaustive list. The ultimate decision of what to repair or replace is yours. One homeowner may decide that certain conditions require repair or replacement, while another will not.

1) THE INSPECTION IS NOT TECHNICALLY EXHAUSTIVE.

The Home Inspection provides you with a basic overview of the condition of the property. Because your Home Inspector has only a limited amount of time to go through the property, the Inspection is not technically exhaustive.

Some conditions noted, such as foundation cracks or other signs of settling in a house, may either be cosmetic or may indicate a potential problem that is beyond the scope of the Home Inspection.

If you are concerned about any conditions noted in the Home Inspection Report, we strongly recommend that you consult a qualified Licensed Contractor or Consulting Engineer. These professionals can provide a more detailed analysis of any conditions noted in the Report at an additional cost

2) THE INSPECTION IS AN OPINION OF THE PRESENT CONDITION OF THE VISIBLE COMPONENTS.

The Home Inspector's Report is an opinion of the present condition of the property. It is based on a visual examination of the readily accessible features of the building.

A Home Inspection does not include identifying defects that are hidden behind walls, floors or ceilings. This includes wiring, heating, cooling, structure, plumbing and insulation that are hidden or inaccessible.

Some intermittent problems may not be obvious on a Home Inspection because they only happen under certain circumstances. As an example, your Home Inspector may not discover leaks that occur only during certain weather conditions or when a specific tap or appliance is being used in everyday life.

AGREEMENT

137 Spruce, Toronto, ON April 29, 2016

Report No. 1805

Home Inspectors will not find conditions that may only be visible when storage or furniture is moved. They do not remove wall coverings (including wallpaper) or lift flooring (including carpet) or move storage to look underneath or behind.

3) THE INSPECTION DOES NOT INCLUDE HAZARDOUS MATERIALS.

This includes building materials that are now suspected of posing a risk to health such as phenol-formaldehyde and urea-formaldehyde based insulation, fiberglass insulation and vermiculite insulation. The Inspector does not identify asbestos roofing, siding, wall, ceiling or floor finishes, insulation or fireproofing. We do not look for lead or other toxic metals in such things as pipes, paint or window coverings.

The Inspection does not deal with environmental hazards such as the past use of insecticides, fungicides, herbicides or pesticides. The Home Inspector does not look for, or comment on, the past use of chemical termite treatments in or around the property.

4) WE DO NOT COMMENT ON THE QUALITY OF AIR IN A BUILDING.

The Inspector does not try to determine if there are irritants, pollutants, contaminants, or toxic materials in or around the building.

The Inspection does not include spores, fungus, mold or mildew that may be present. You should note that whenever there is water damage noted in the report, there is a possibility that mold or mildew may be present, unseen behind a wall, floor or ceiling.

If anyone in your home suffers from allergies or heightened sensitivity to quality of air, we strongly recommend that you consult a qualified Environmental Consultant who can test for toxic materials, mold and allergens at additional cost.

5) WE DON'T LOOK FOR BURIED TANKS.

Your Home Inspector does not look for and is not responsible for fuel oil, septic or gasoline tanks that may be buried on the property. If the building had its heating system converted from oil, there will always be the possibility that a tank may remain buried on the property.

If fuel oil or other storage tanks remain on the property, you may be responsible for their removal and the safe disposal of any contaminated soil. If you suspect there is a buried tank, we strongly recommend that you retain a qualified Environmental Consultant to determine whether this is a potential problem.

6) TIME TO INVESTIGATE

We will have no liability for any claim or complaint if conditions have been disturbed, altered, repaired, replaced or otherwise changed before we have had a reasonable period of time to investigate.

7) REPORT IS FOR OUR CLIENT ONLY

AGREEMENT

137 Spruce, Toronto, ON April 29, 2016

Report No. 1805

The inspection report is for the exclusive use of the client named herein. No use of the information by any other party is intended.

8) CANCELLATION FEE

If the inspection is cancelled within 24 hours of the appointment time, a cancellation fee of 50% of the inspection fee will apply.

9) NOT A GUARANTEE, WARRANTY OR INSURANCE POLICY.

The inspection is not a guarantee, warranty or an insurance policy with regard to the fitness of the property.

10) LIMIT OF LIABILITY / LIQUIDATED DAMAGES

The liability of the Home Inspector and the Home Inspection Company arising out of this Inspection and Report, for any cause of action whatsoever, whether in contract or in negligence, is limited to a refund of the fees that you have been charged for this inspection.

I, Kim Kehoe (Signature) _____, (Date) _____, have read, understood and accepted the terms of this agreement.

I, Listing Agent (Signature) _____, (Date) _____, have read, understood and accepted the terms of this agreement.

SUMMARY

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Note: For the purpose of this report the building is considered to be facing **North**.

This Summary outlines potentially significant issues from a cost or safety standpoint. This section is provided as a courtesy and cannot be considered a substitute for reading the entire report. Please read the complete document.

[Priority Maintenance Items](#)

Roofing

SLOPED ROOFING \ Asphalt shingles

Condition: • [Old, worn out](#)

Strip and reshingle southwest section.

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Southwest section

Task: Replace

Time: Immediate

Cost: \$2000

Exterior

WALLS \ Wood siding

Condition: • [Cracked, split or broken](#)

Some sections of wood siding in poor condition, consider replacing with more durable siding when asphalt shingles at south siding are replaced.

Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure

Location: East Exterior

Task: Repair or replace

Time: Immediate

Cost: Depends on approach

WALLS \ Insulbrick and asphalt shingles

Condition: • [Aging](#)

Recommend residing at lower asphalt shingle.

Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure

Location: Southeast Exterior Wall

Task: Replace

Time: Unpredictable

Cost: Depends on approach

PORCHES, DECKS, STEPS, PATIOS AND BALCONIES \ Patios

Condition: • [Slope toward building](#)

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Various Exterior

Task: Improve

Cost: Depends on approach

SUMMARY

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Structure

FLOORS \ Sills

Condition: • [At or below grade level](#)

As is typical with this era and type of construction, wood frame walls and sill beams they sit on, are at or below grade level. This wood/soil contact has caused rot and the resulting settlement evident in slope of floors. Ideally wood sill beams are replaced with concrete. This eliminates wood to soil contact, gives joists solid end bearing and stops settlement. This can be done from the exterior, siding repairs would be done after structural repairs. Note interior photo show dryer ducting above wood structure while exterior photo shows soil above same wood.

Implication(s): Weakened structure | Chance of structural movement

Location: Throughout Basement

Task: Improve

Time: Unpredictable

Cost: Consult contractor for cost

Interior

BASEMENT \ Wet basement - evidence

Condition: • [Dampness on floor or walls](#)

Leakage evident at s/w and east basement. Extend downspout and reslope patio and further evaluate for need for further action.

Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure | Material deterioration

Location: Various

Task: See EXTERIOR

This concludes the Summary section.

The remainder of the report describes each of the home's systems and also details any recommendations we have for improvements. Limitations that restricted our inspection are included as well.

The suggested time frames for completing recommendations are based on the limited information available during a pre-purchase home inspection. These may have to be adjusted based on the findings of specialists.

[Home Improvement - ballpark costs](#)

ROOFING

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Description

Sloped roofing material:

- [Asphalt shingles](#)



1. *Asphalt shingles*

Flat roofing material:

- [Modified bitumen](#)



2. *Modified bitumen*

Probability of leakage: • High

ROOFING

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Limitations

Inspection performed: • By walking on roof

Recommendations

SLOPED ROOFING \ Asphalt shingles

1. Condition: • [Old, worn out](#)

Strip and reshingle southwest section.

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Southwest section

Task: Replace

Time: Immediate

Cost: \$2000



3. Old, worn out

2. Condition: • [Damage](#)

Small area of newer roof needs repair, preferably with sheet metal to prevent further pest entry.

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Northwest

Task: Repair

Time: Immediate

Cost: Minor

ROOFING

Report No. 1805

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE



4. *Damage*

EXTERIOR

137 Spruce, Toronto, ON April 29, 2016

- SUMMARY
 - ROOFING
 - EXTERIOR**
 - STRUCTURE
 - ELECTRICAL
 - HEATING
 - COOLING
 - INSULATION
 - PLUMBING
 - INTERIOR
- REFERENCE

Description

Gutter & downspout material: • [Aluminum](#)
Downspout discharge: • [Above grade](#)
Lot slope: • [Flat](#)
Wall surfaces - masonry: • [Brick](#)
Wall surfaces and trim: • [EIFS](#) • [Slate](#) • [Asphalt shingles](#)
Soffit and fascia: • [Wood](#) • [Aluminum](#)
Driveway: • Interlocking brick
Deck: • Ground level • Pressure-treated wood
Patio: • Interlocking brick

Limitations

Exterior inspected from: • Ground level

Recommendations

ROOF DRAINAGE \ Downspouts

3. Condition: • [Downspouts end too close to building](#)

Evidence of dampness in basement where s/w downspouts discharges next to wall. Extend well away from foundation.

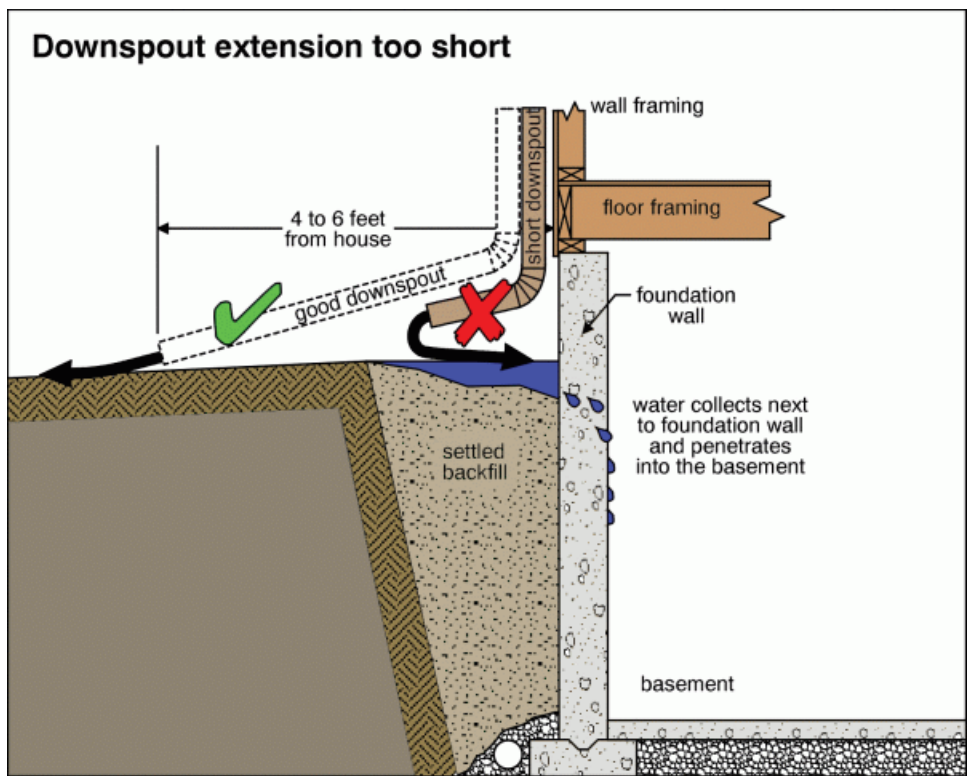
Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Southwest Exterior

Task: Improve

Time: Immediate

Cost: Minor



WALLS \ Trim

4. Condition: • Paint or stain needed

Wood trim needs prep and paint.

Implication(s): Chance of water damage to contents, finishes and/or structure | Material deterioration

Location: Throughout Exterior

Task: Improve

Time: Immediate

Cost: \$1500



5. *Paint or stain needed*

WALLS \ Wood siding

5. Condition: • [Cracked, split or broken](#)

EXTERIOR

137 Spruce, Toronto, ON April 29, 2016

- SUMMARY
 - ROOFING
 - EXTERIOR**
 - STRUCTURE
 - ELECTRICAL
 - HEATING
 - COOLING
 - INSULATION
 - PLUMBING
 - INTERIOR
- REFERENCE

Some sections of wood siding in poor condition, consider replacing with more durable siding when asphalt shingles at south siding are replaced.

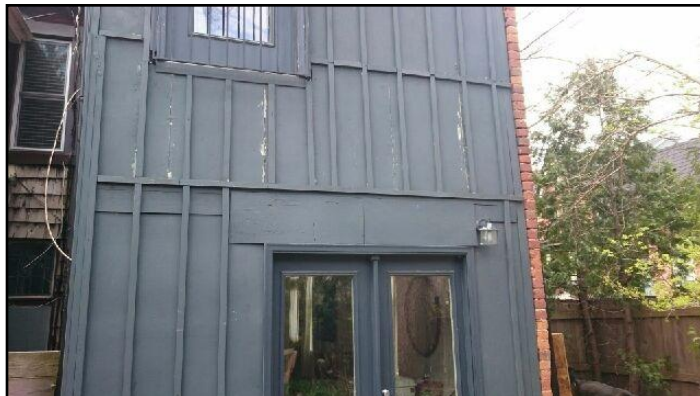
Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure

Location: East Exterior

Task: Repair or replace

Time: Immediate

Cost: Depends on approach



6. Cracked, split or broken

WALLS \ Insulbrick and asphalt shingles

6. **Condition:** • [Aging](#)

Recommend residing at lower asphalt shingle.

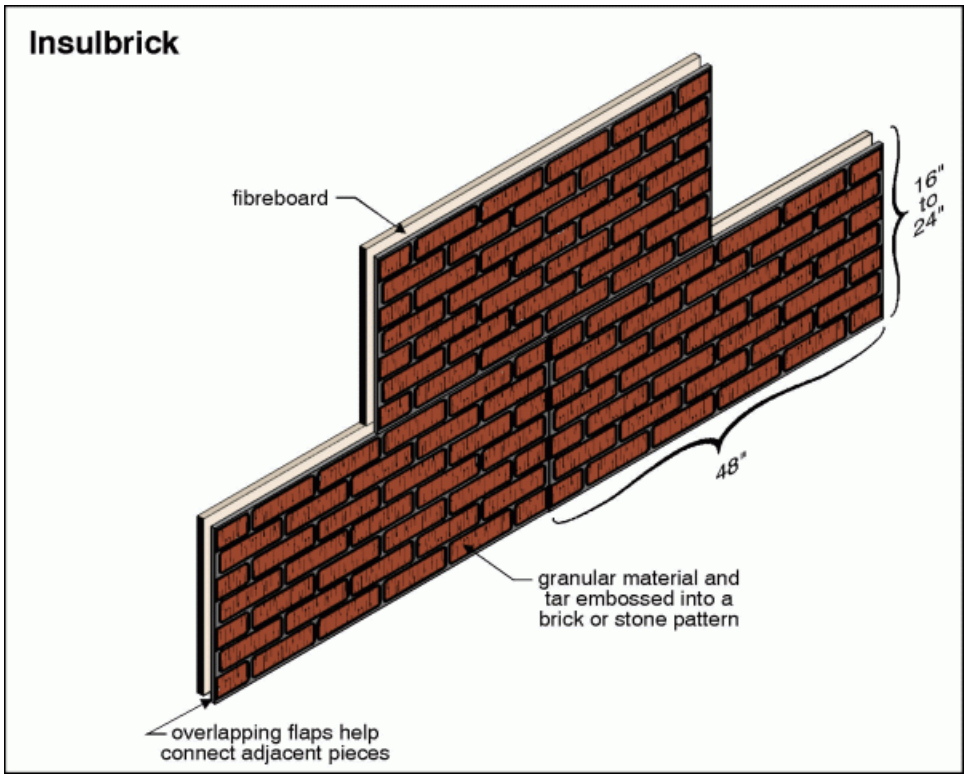
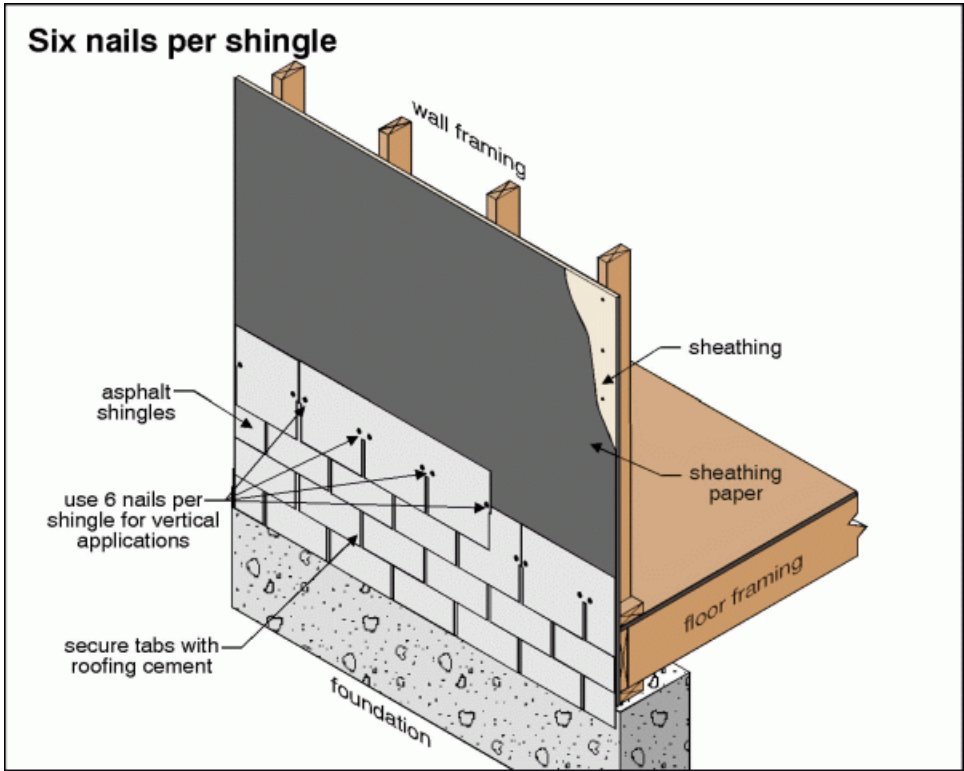
Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure

Location: Southeast Exterior Wall

Task: Replace

Time: Unpredictable

Cost: Depends on approach



EXTERIOR

137 Spruce, Toronto, ON April 29, 2016

- SUMMARY
 - ROOFING
 - EXTERIOR**
 - STRUCTURE
 - ELECTRICAL
 - HEATING
 - COOLING
 - INSULATION
 - PLUMBING
 - INTERIOR
- REFERENCE



7. Damaged section



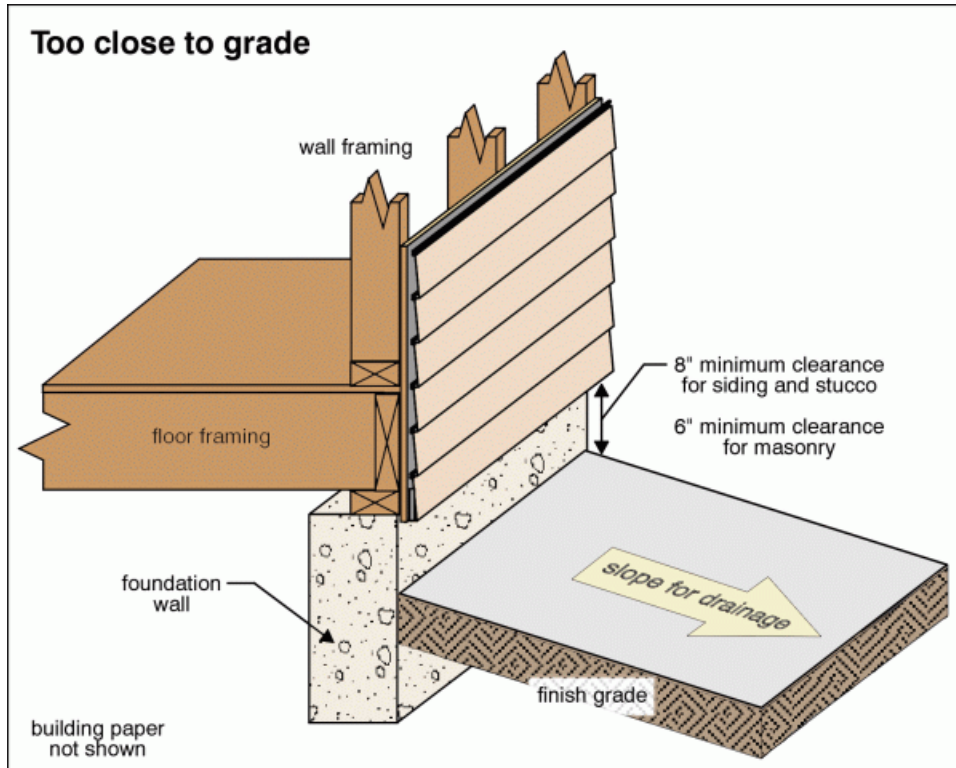
8. Aging siding

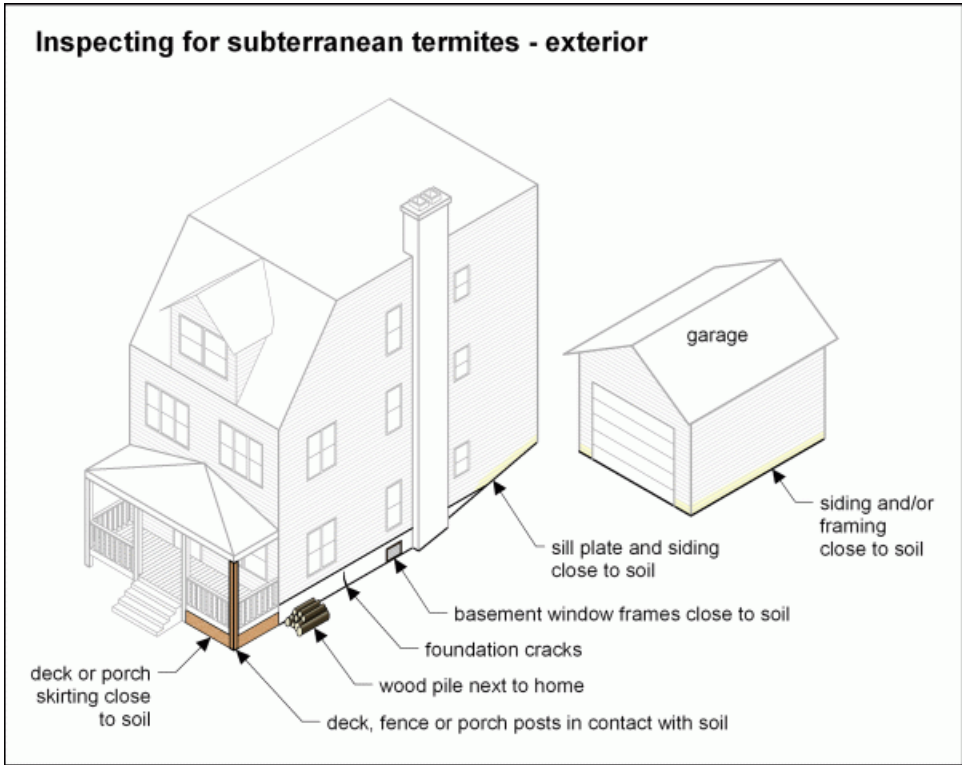
7. Condition: • [Too close to grade](#)

See STRUCTURE before replacing siding.

Implication(s): Chance of water damage to contents, finishes and/or structure | Rot

Location: Various Exterior Wall





PORCHES, DECKS, STEPS, PATIOS AND BALCONIES \ Roof structure

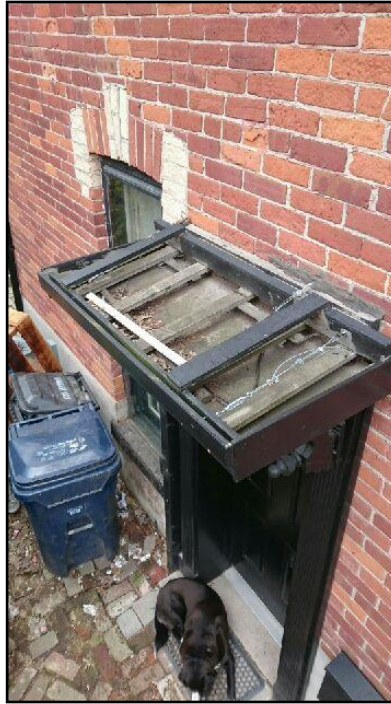
8. Condition: • Remove poor roof structure at north door.

Location: North Exterior

Task: Replace or remove

Time: Immediate

Cost: Depends on approach



9. Poor roof structure

PORCHES, DECKS, STEPS, PATIOS AND BALCONIES \ Patios

9. Condition: • [Slope toward building](#)

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Various Exterior

Task: Improve

Cost: Depends on approach

EXTERIOR

137 Spruce, Toronto, ON April 29, 2016

- SUMMARY
 - ROOFING
 - EXTERIOR**
 - STRUCTURE
 - ELECTRICAL
 - HEATING
 - COOLING
 - INSULATION
 - PLUMBING
 - INTERIOR
- REFERENCE



10. Poor drainage



11. Poor drainage

Description

Configuration: • [Basement](#)

Foundation material: • [Brick](#)

Floor construction: • [Joists](#)

Exterior wall construction: • [Wood frame, brick veneer](#)

Roof and ceiling framing: • [Rafters/roof joists](#) • Not visible

Party walls: • [Wood frame](#)

Limitations

Inspection limited/prevented by: • Storage

Attic/roof space: • No access

Percent of foundation not visible: • 75 %

Recommendations

FLOORS \ Sills

10. Condition: • [At or below grade level](#)

As is typical with this era and type of construction, wood frame walls and sill beams they sit on, are at or below grade level. This wood/soil contact has caused rot and the resulting settlement evident in slope of floors. Ideally wood sill beams are replaced with concrete. This eliminates wood to soil contact, gives joists solid end bearing and stops settlement. This can be done from the exterior, siding repairs would be done after structural repairs. Note interior photo show dryer ducting above wood structure while exterior photo shows soil above same wood.

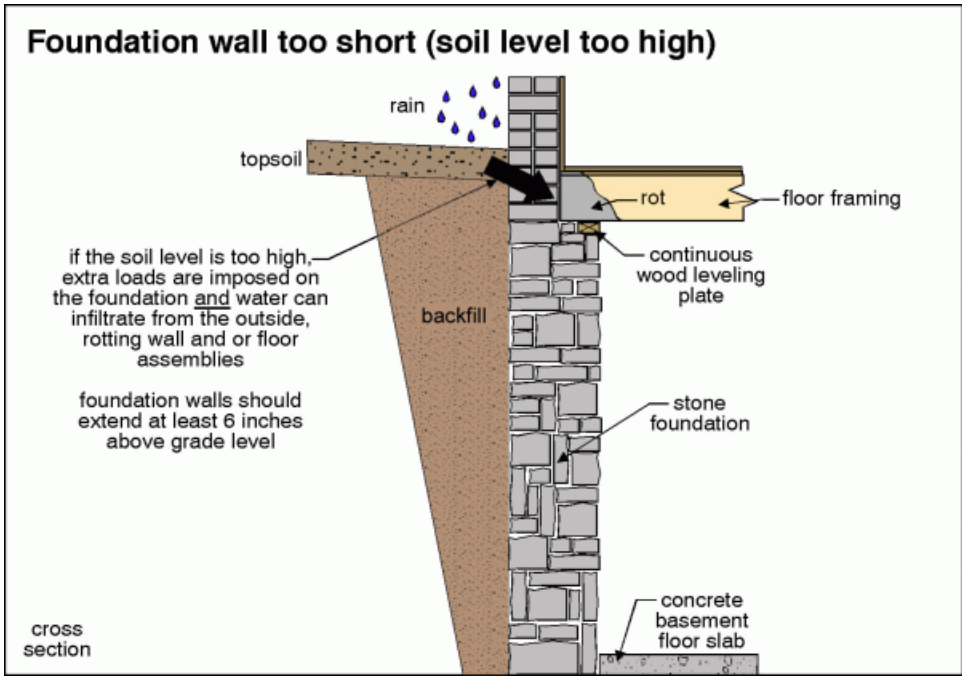
Implication(s): Weakened structure | Chance of structural movement

Location: Throughout Basement

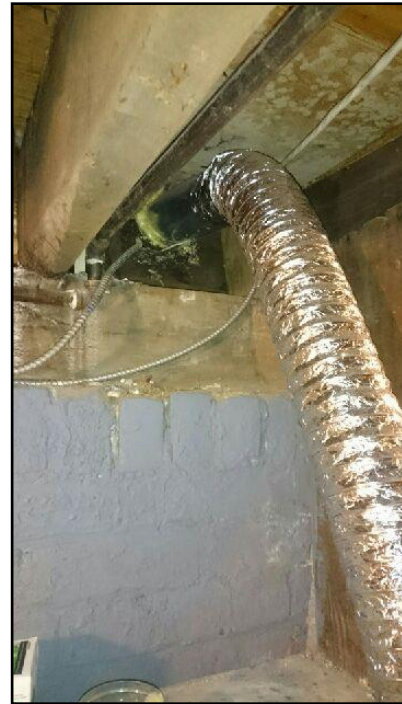
Task: Improve

Time: Unpredictable

Cost: Consult contractor for cost



12. Rotted sill



13. Interior view



14. Exterior view



15. Rotted sill

WALLS \ Party walls

11. **Condition:** • FYI party walls at basement are wood not masonry.

Location: South Basement



16. Wood party wall

Description

Service entrance cable and location: • [Overhead copper](#)

Service size: • [100 Amps \(240 Volts\)](#)

Main disconnect/service box rating: • [100 Amps](#)

Main disconnect/service box type and location: • [Breakers - basement](#)

System grounding material and type: • [Copper - water pipe](#)

Distribution panel rating: • [100 Amps](#)

Distribution panel type and location: • [Breakers - basement](#)

Distribution wire material and type: • [Copper - non-metallic sheathed](#)

Type and number of outlets (receptacles): • [Grounded - minimal](#)

Circuit interrupters: Ground Fault (GFCI) & Arc Fault (AFCI): • GFCI 3rd floor

Circuit interrupters: Ground Fault (GFCI) & Arc Fault (AFCI): • [GFCI - bathroom](#) • [GFCI - panel](#) • [GFCI - kitchen](#)

Smoke detectors: • [Present](#)

Carbon monoxide (CO) detectors: • Present

Recommendations

General

12. • Some rooms without overhead lights, switches, some poorly located outlets, more outlets desirable in some locations.

Location: Various

Task: Improve

Time: Discretionary

DISTRIBUTION SYSTEM \ Wiring - installation

13. Condition: • [Too close to duct, pipe, vent or chimney](#)

Isolate wiring from ducting with insulation.

Implication(s): Electric shock | Fire hazard

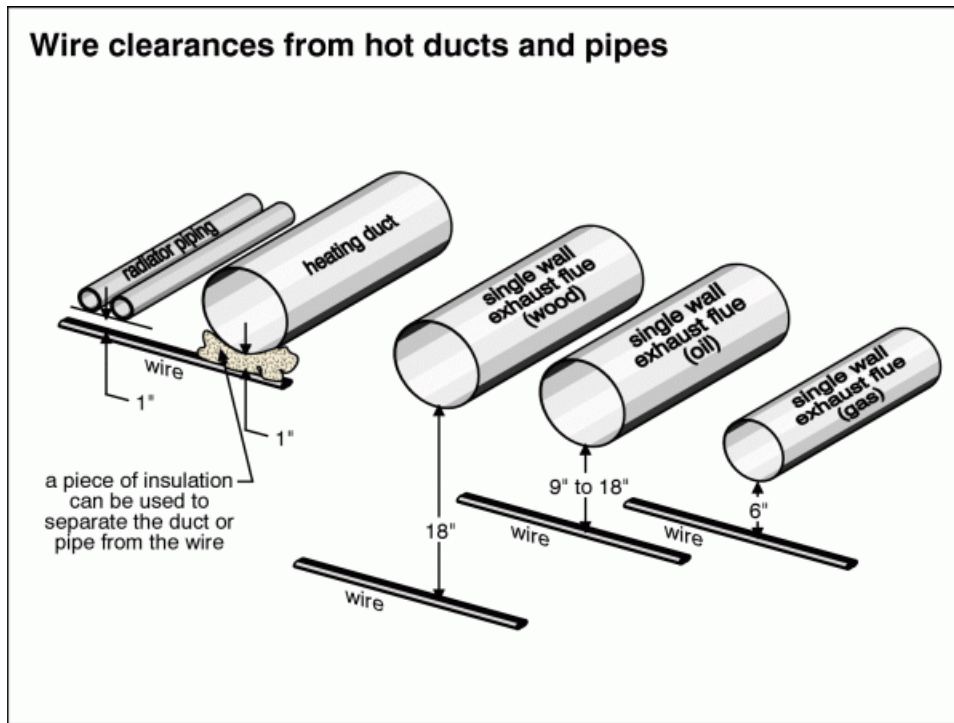
Location: Northwest Basement

Task: Improve

Time: Immediate

Cost: Minor

Wire clearances from hot ducts and pipes



17. Too close to duct

HEATING

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Description

Fuel/energy source: • [Gas](#)

System type: • [Furnace](#)

Heat distribution: • [Ducts and registers](#)

Approximate capacity: • [80,000 BTU/hr](#)

Efficiency: • [High-efficiency](#)

Approximate age: • [2 years](#)

Main fuel shut off at: • Meter

Failure probability: • [Low](#)

Chimney/vent: • High temperature plastic • Sidewall venting

Combustion air source: • Outside

Limitations

Heat loss calculations: • Not done as part of a building inspection

Recommendations

GAS FURNACE \ Ducts, registers and grilles

14. Condition: • Missing

Ducting does not serve third floor.

Implication(s): Increased heating costs | Reduced comfort

Location: Third Floor

Time: If necessary

Cost: Depends on approach

COOLING & HEAT PUMP

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Description

Air conditioning type: • [Air cooled](#)
Cooling capacity: • [24,000 BTU/hr](#)
Compressor approximate age: • 11 years
Failure probability: • [Low](#)

Limitations

Inspection limited/prevented by: • Low outdoor temperature

Recommendations

AIR CONDITIONING \ Duct system

15. Condition: • [Missing](#)

See HEATING

Implication(s): Reduced comfort

INSULATION AND VENTILATION

Report No. 1805

137 Spruce, Toronto, ON April 29, 2016

SUMMARY

ROOFING

EXTERIOR

STRUCTURE

ELECTRICAL

HEATING

COOLING

INSULATION

PLUMBING

INTERIOR

REFERENCE

Description

Attic/roof insulation amount/value: • Not determined

Attic/roof air/vapor barrier: • Not determined

Wall insulation material: • [Glass fiber](#)

Wall insulation amount/value:

• [R-12](#)

Where present, most areas have none.

• Spot checked only

Wall air/vapor barrier: • Plastic

Foundation wall insulation amount/value: • [None found](#)

Limitations

Inspection prevented by no access to: • Roof space

Recommendations

RECOMMENDATIONS \ Overview

16. Condition: • Increased insulation is an improvement and not an essential repair.

Description

Water supply source: • Public

Service piping into building: • [Copper](#)

Supply piping in building: • [Copper](#)

Main water shut off valve at the: • South • West • Basement

Water flow and pressure: • [Functional](#)

Water heater fuel/energy source: • [Gas](#)

Water heater type: • [Induced draft](#) • Rental

Tank capacity: • 189 liters

Water heater approximate age: • 11 years

Water heater failure probability: • [Medium](#)

Waste and vent piping in building: • [ABS plastic](#)

Floor drain location: • Near laundry area

Backwater valve: • Not present

Limitations

Items excluded from a building inspection: • Concealed plumbing

Recommendations

FIXTURES AND FAUCETS \ Faucet

17. Condition: • [Drip, leak](#)

Replace laundry faucet.

Implication(s): Chance of water damage to contents, finishes and/or structure

Location: Basement Laundry Area

Task: Replace

Time: Immediate

Cost: Minor

- SUMMARY
 - ROOFING
 - EXTERIOR
 - STRUCTURE
 - ELECTRICAL
 - HEATING
 - COOLING
 - INSULATION
 - PLUMBING
 - INTERIOR**
- REFERENCE

Description

Major floor finishes: • [Hardwood](#) • [Laminate](#)
Major wall finishes: • [Plaster/drywall](#)
Major ceiling finishes: • [Plaster/drywall](#)
Windows: • [Fixed](#) • [Single/double hung](#)
Glazing: • [Primary plus storm](#)
Exterior doors - type/material: • Hinged • [Metal](#)
Party walls: • [Wood frame](#)
Evidence of basement leakage: • Dampness

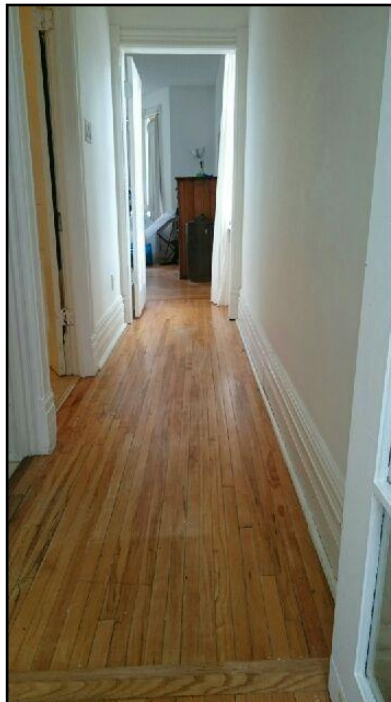
Limitations

Not included as part of a building inspection: • Appliances
Percent of foundation not visible: • 75 %

Recommendations

FLOORS \ General

18. Condition: • Sloped
Slope to floors created by settlement at sill beams in basement. See STRUCTURE
Location: Throughout



18. Sloped

FLOORS \ Concrete floors

19. Condition: • [Hollow below](#)

Fill void in concrete floor

Location: Basement Laundry Area

Task: Repair

Time: Discretionary

Cost: Minor



19. *Hollow below*

STAIRS \ Guardrails

20. Condition: • [Missing](#)

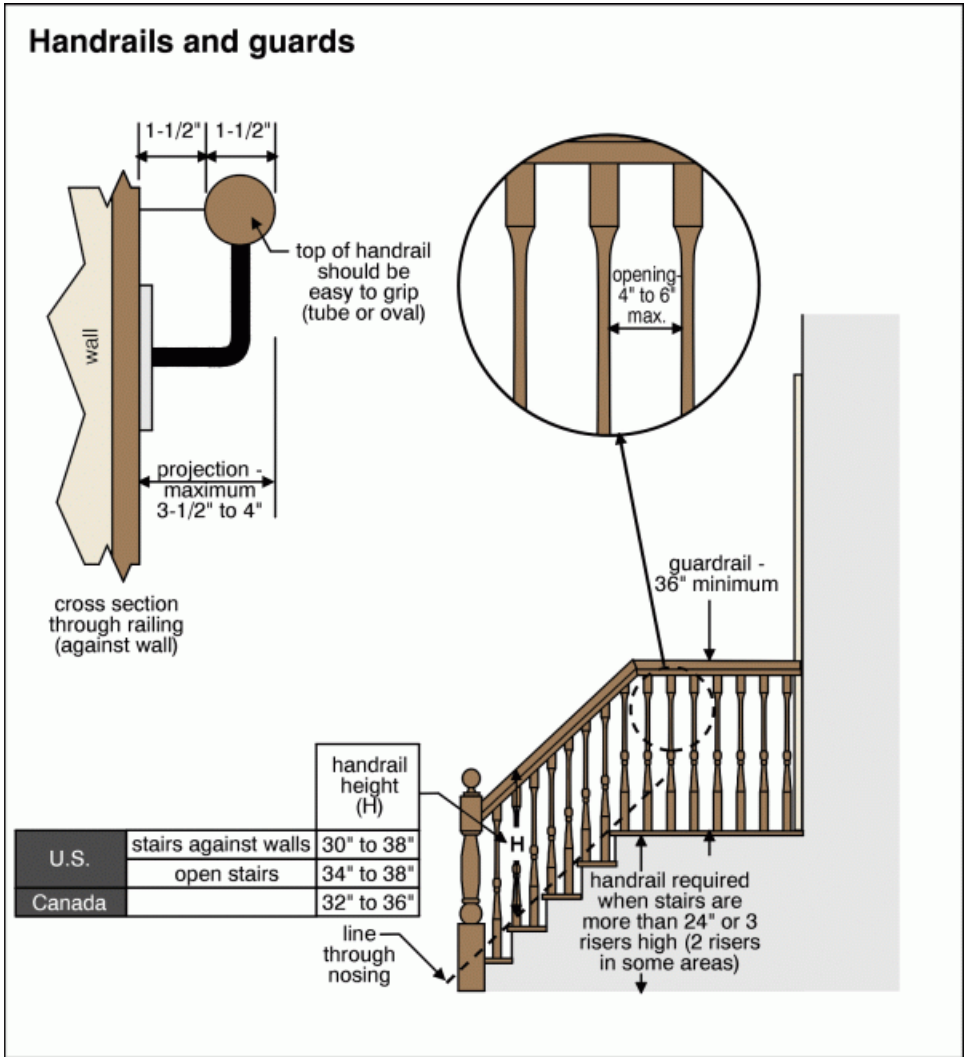
Implication(s): Fall hazard

Location: Second Floor Staircase

Task: Provide

Time: Immediate

Cost: Depends on approach





20. Missing guardrail

BASEMENT \ Leakage

21. Condition: • [Leakage - See EXTERIOR section for relevant recommendations](#)

Implication(s): Chance of water damage to contents, finishes and/or structure

BASEMENT \ Wet basement - evidence

22. Condition: • [Dampness on floor or walls](#)

Leakage evident at s/w and east basement. Extend downspout and reslope patio and further evaluate for need for further action.

Implication(s): Cosmetic defects | Chance of water damage to contents, finishes and/or structure | Material deterioration

Location: Various

Task: See EXTERIOR



21. Dampness on floor or walls



22. Dampness on floor or walls

END OF REPORT

The links below connect you to a series of documents that will help you understand your home and how it works. These are in addition to links attached to specific items in the report.

Click on any link to read about that system.

» 01. ROOFING, FLASHINGS AND CHIMNEYS

» 02. EXTERIOR

» 03. STRUCTURE

» 04. ELECTRICAL

» 05. HEATING

» 06. COOLING/HEAT PUMPS

» 07. INSULATION

» 08. PLUMBING

» 09. INTERIOR

» 10. APPLIANCES

» 11. LIFE CYCLES AND COSTS

» 12. SUPPLEMENTARY

Asbestos

Radon

Urea Formaldehyde Foam Insulation (UFFI)

Lead

Carbon Monoxide

Mold

Household Pests

Termites and Carpenter Ants

» 13. HOME SET-UP AND MAINTENANCE

» 14. MORE ABOUT HOME INSPECTIONS