2026 10/8 自我费用$2150 (现金付)

STANDARD NOTICE OF WORK COMPLETED AND NOT COMPLETED

NOTICE - All recommendations may not have been completed - See Below - Recommendations not completed.
This form is prescribed by the Structural Pest Control Board.



Building No. Street City Zip	Date of Completion
10770 Grand Ave, Temple City, CA 91780	08/07/2026
A & Q Pest Solutions Inc 960 Calle Frondosa San Dimas, CA 91773 626-816-5588 aqpestsolutions2024@gmail.com	Report # W9461 Lic. Registration # PR9470 Escrow #

Ordered By:	Property Owner and/or Party of Interest:	Completion Sent To:
PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780	PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780	PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780

The following recommendations on the above designated property, as outline in Wood Destroying Pests and Organisms Inspection Report dated 07/31/2026 **have been and/or have not been completed.**

Recommendations completed by this firm that are in accordance with the Structural Pest Control Board's Rules and Regulations:

8A, 9A, 11A

Recommendations completed by this firm that are considered secondary and substandard measures under Section 1992 of the Structural Pest Control Board's Rules and Regulations including person requesting secondary measure:

Cost of work completed:

Cost :	$2,150.00
Inspection Fee :	
Other :	
Total :	$2,150.00

Recommendations not completed by this firm:

Estimated Cost :

9B, 9C, 11B By Owner

Remarks:

This is to certify that the property described herein is now free of evidence of active infestation or infection in the visible and accessible areas.

Signature Jouazhi Hu

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 upon payment of a search fee to: Structural Pest Control Board, 2005 Evergreen Street, Ste. 1500, Sacramento, California 95815.

NOTE: Questions or problems concerning the above report should be directed to the manager of this 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



A & Q Pest Solutions Inc
960 Calle Frondosa
San Dimas, CA 91773
626-816-5588
aqpestsolutions2024@gmail.com

STATEMENT

PRINTED	08/10/2026
PAGE NO	1 of 1
REPORT #	W9461

Bill To: PROPERTY OWNER
10770 Grand Ave
Temple City, CA 91780

Remit To: A & Q Pest Solutions Inc
960 Calle Frondosa
San Dimas, CA 91773

REFERENCE NO.	SERVICE ADDRESS
	10770 Grand Ave Temple City, CA 91780

INVOICE	DATE	ITEM	BILL DESCRIPTION	AMOUNT	PAYMENTS	BALANCE
12559	08/07/2026	1	Fumigation with two years warranty. Subterranean termites with one year warranty.	$2,150.00		
	08/10/2026		Payment: Paid		$2,150.00	$.00

PLEASE INCLUDE THE INVOICE NUMBER IN ALL CORRESPONDENCE

Balances that remain unpaid for 30 days may be subject to 1 1/2 % per month interest and/or lien fees.

GRAND TOTAL **$.00**

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building Address:	Date of Inspection	Number of Pages
10770 Grand Ave, Temple City, CA 91780	07/31/2026	6



A & Q Pest Solutions Inc
960 Calle Frondosa
San Dimas, CA 91773
626-816-5588
aqpestsolutions2024@gmail.com

Report # W9461
Lic. Registration # PR9470
Escrow #

Ordered by:	Property Owner and/or Party of Interest:	Report Sent to:
PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780	PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780	PROPERTY OWNER 10770 Grand Ave Temple City, CA 91780

COMPLETE REPORT ☑ LIMITED REPORT ☐ SUPPLEMENTAL REPORT ☐ REINSPECTION REPORT ☐

General Description:
ONE STORY FURNISHED SINGLE FAMILY HOUSE WITH COMPOSITE ROOF, STUCCO WALL, SLAB FOUNDATION AND ATTACHED GARAGE.

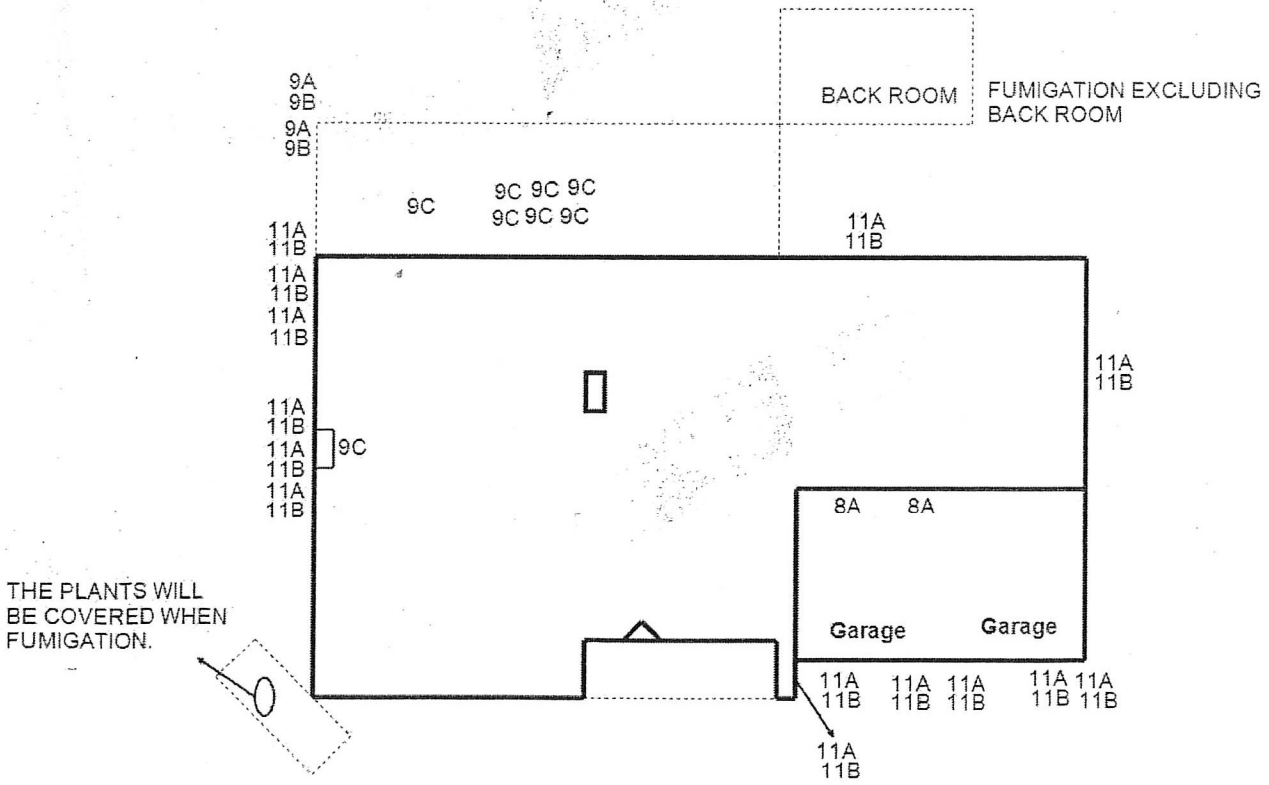
Inspection Tag Posted: Attic

Other Tags Posted: None

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 the details on checked items.



This Diagram is not to scale

Inspected by: JINGZHI HU **State License No.** FR55383 **Signature** Jingzhi Hu

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceeding two years.
To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Ste. 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 the services performed may be directed to the Structural Pest Control Board at (916) 561-8708, (800) 737-8188 or www. pestboard.ca.gov

SECOND PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

Address 10770 Grand Ave, Temple City, CA 91780 07/31/2026 W9461

Date Report #

What Is a Wood Destroying Pest and Organism Inspection Report?

The following 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 wood destroying insects or organisms in visible and accessible areas on the date of inspection and contains our recommendations for correcting any infestations, infections, or conditions found. The contents of the wood destroying pest & organism inspection report are governed by the structural pest control act and its rules and regulations.

Some structures may not comply with building code requirements or may have structural, plumbing, electrical, heating and air conditioning, or other defects that do not pertain to this report. This report does not address any such defects as they are not within the scope of the license of the inspector or the company issuing this report.

The following areas are considered inaccessible for purposes of inspection or are not included in a normal inspection report and therefore are excluded in this report: the interior of hollow walls; spaces between an upstairs floor and the ceiling below or a porch deck and soffit below; stall showers over finished ceilings; such structural segments as areas enclosed by bay windows, buttresses, built-in cabinet work, areas under floor covering; any areas requiring the removal of storage, furnishings or appliances; and any areas to which there is no access without defacing or removing lumber, masonry or finished workmanship.

Certain areas are recognized by the industry as inaccessible and/or for other reasons not inspected. These areas include, but are not limited to: inaccessible and/or insulated attics or portions thereof, attics with less than an 18" clear crawl space, the interior of hollow walls, spaces between a floor or porch deck and the ceiling below, areas where there is no access without defacing or tearing out lumber, masonry or finished work that make inspection impractical, and areas or timbers around eaves that would require use of an extension ladder.

Certain areas may be inaccessible for inspection due to construction or storage. We recommend further inspection of areas where inspection was impractical. Re: Structural Pest Control Act, Business and Professions Code Article 1, 8516(b)(9). Stall shower, if any, is water tested in compliance with Title 16 Professional and Vocational Regulations Article 5, §1991.1(12) of the Structural Pest Control Act. The absence or presence of leaks through sub-floor, adjacent floors or walls will be reported. This is a report of the condition of the stall shower at the time of inspection only, and should not be confused as a guarantee. Although we make a visual examination, we do not deface or probe into window or door frames, decorative trim, roof members, etc., in search of wood destroying pests or organisms.

"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."

NOTE: We do not inspect or certify plumbing, plumbing fixtures, etc.

NOTE: "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."

"NOTICE: The charge for service that this company subcontracts to another registered company may include the company's charges for arranging and administering such services that are in addition to the direct costs associated with paying the subcontractor. You may accept A & Q Pest Solutions Inc's bid or you may contract directly with another registered company licensed to perform the work.
If you choose to contract directly with another registered company, A & Q Pest Solutions Inc will not in any way be responsible for any act or omission in the performance of work that you directly contract with another to perform."

"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.

"Local treatment is not intended to be an entire structure treatment method. If infestations of wood-destroying pests extend or exist beyond the area(s) of local treatment, they may not be exterminated."

THIRD PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

Address 10770 Grand Ave, Temple City, CA 91780 07/31/2026 W9461

Date Report #

This is a separated report which is defined as Section I/Section II conditions evident on the date of the inspection. Section I contains items where there is visible evidence of active infestation, infection or conditions that have resulted in or from infestation of 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 the inspection and cannot be defined as Section I or Section II.

FINDINGS AND RECOMMENDATIONS

Garages:

8A PRICE: $450.00 (Section I)
FINDINGS: Evidence of subterranean termite infestation as indicated on the diagram.
RECOMMENDATION: Pressure "Rod" treat, trench application or low pressure spot spay as necessary. Break accessible sub tubes.

Decks - Patios:

9A PRICE: $1,850.00 (Section I)
FINDINGS: Evidence of drywood termite infestation as indicated on the diagram.
RECOMMENDATION: Vacate the premises and seal the structure for fumigation with Vikane Gas. Remove or cover accessible evidence of infestation. Fumigation warranteed for two years. Fumigation awareness notice must be signed prior to fumigation. See fumigation notice for terms and liabilities.PLEASE REMOVE ALL FOODS AND MEDICINE FROM THE STRUCTURE BEFORE FUMIGATION. FUMIGATOR WILL ABANDON THE FOOD/MEDICINE TO THE OUTSIDE AND CHARGE$150 SERVICE FEE.
NOTE: TRIP FEE WILL BE CHARGED FOR ONSITE CANCELLATION IF OWNER DO NOT PREPARE PROPERLY BEFORE THE FUMIGATION FEE AMOUNT DEPEND ON THE DISTANCE.
NOTE: WHILE WE ARE CONCERNED ABOUT YOUR PROPERTY,SOME OF THE FOLLOWING MAY BE UNAVOIDABLE DUE TO THE NATURE OF THE JOB THAT MUST BE PERFORMED.THE ROOF SURFACE AND PERIMETER AREAS OF THE BUILDING MUST BE WALKED UPON AND DAMAGE MAY OCCUR.NEITHER THE CONTRACTOR NOR ITS FUMIGATOR WILL ASSUME ANY LIABILITY FOR SUCH DAMAGE OR CONSEQUENTIAL DAMAGE THAT MAY OCCUR TO ROOF OR ROOF COVERING AND AREAS BELOW THE SAME;GUTTERS,ELECTRICAL WIRING,PATIO AND AWNING COVERS,SOLAR HEATING PANELS OR RELATED PLUMBING AND LIVING PLANTS OR LANDSCAPING AT OR ADJACENT TO THE PROPERTY.DUE TO THE FRAGILE NATURE IN WHICH MOBILE HOMES ARE CONSTRUCTED,SOME DAMAGE MAY OCCUR TO CARPORTS,ROOF RAILS,ROOFS,SIDING,SKIRTING,AWNINGS,TRIMS,VENTS AND CHIMNEYS,WE DO NOT PROVIDE TILE PURCHASE AND REPLACEMENTSERVICE.TERMINATOR/FUMIGATION COMPANY ASSUME NO RESPONSIBILITY OR LIABILITY FORTHE DAMAGE.
NOTE: DURING THE FUMIGATION PROCESS,NO ONE WILL BE IN THE BUILDING,OWNER NEED TO REMOVE ALL VALUABLE ITEMS AND/OR HIRE SECURITY COMPANY TO PROTECT THE HOUSE.EXTERMINATOR/FUMIGATION COMPANY ARE NOT RESPONSIBLE FOR ANY LOSS YOU INCUR.

9B PRICE: $.00 (Section I)
FINDINGS: Evidence of termite damaged wood members noted at time of inspection as indicated on the diagram.
RECOMMENDATION: Owner Replace/Patch/Reinforce termite damaged wood members as necessary.

- Findings and Recommendations continued on next page -

FOURTH PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

Address 10770 Grand Ave, Temple City, CA 91780 07/31/2026 W9461
Date Report #

- Findings and Recommendations continued from previous page -

9C PRICE: $.00 (Section I)
FINDINGS: Dry-rot wood members found at time of inspection as indicated on the diagram.
RECOMMENDATION: Owner Repair/Reinforce/Replace damaged wood members as necessary.

Other Exterior:

11A PRICE: See 9A (Section I)
FINDINGS: Evidence of drywood termite infestation as indicated on the diagram.
RECOMMENDATION: Vacate the premises and seal the structure for fumigation with Vikane Gas. Remove or cover accessible evidence of infestation. Fumigation warranteed for two years. Fumigation awareness notice must be signed prior to fumigation. See fumigation notice for terms and liabilities.PLEASE REMOVE ALL FOODS AND MEDICINE FROM THE STRUCTURE BEFORE FUMIGATION. FUMIGATOR WILL ABANDON THE FOOD/MEDICINE TO THE OUTSIDE AND CHARGE$150 SERVICE FEE.
NOTE: TRIP FEE WILL BE CHARGED FOR ONSITE CANCELLATION IF OWNER DO NOT PREPARE PROPERLY BEFORE THE FUMIGATION FEE AMOUNT DEPEND ON THE DISTANCE.
NOTE: WHILE WE ARE CONCERNED ABOUT YOUR PROPERTY,SOME OF THE FOLLOWING MAY BE UNAVOIDABLE DUE TO THE NATURE OF THE JOB THAT MUST BE PERFORMED.THE ROOF SURFACE AND PERIMETER AREAS OF THE BUILDING MUST BE WALKED UPON AND DAMAGE MAY OCCUR.NEITHER THE CONTRACTOR NOR ITS FUMIGATOR WILL ASSUME ANY LIABILITY FOR SUCH DAMAGE OR CONSEQUENTIAL DAMAGE THAT MAY OCCUR TO ROOF OR ROOF COVERING AND AREAS BELOW THE SAME;GUTTERS,ELECTRICAL WIRING,PATIO AND AWNING COVERS,SOLAR HEATING PANELS OR RELATED PLUMBING AND LIVING PLANTS OR LANDSCAPING AT OR ADJACENT TO THE PROPERTY.DUE TO THE FRAGILE NATURE IN WHICH MOBILE HOMES ARE CONSTRUCTED,SOME DAMAGE MAY OCCUR TO CARPORTS,ROOF RAILS,ROOFS,SIDING,SKIRTING,AWNINGS,TRIMS,VENTS AND CHIMNEYS,WE DO NOT PROVIDE TILE PURCHASE AND REPLACEMENTSERVICE.TERMINATOR/FUMIGATION COMPANY ASSUME NO RESPONSIBILITY OR LIABILITY FORTHE DAMAGE.
NOTE: DURING THE FUMIGATION PROCESS,NO ONE WILL BE IN THE BUILDING,OWNER NEED TO REMOVE ALL VALUABLE ITEMS AND/OR HIRE SECURITY COMPANY TO PROTECT THE HOUSE.EXTERMINATOR/FUMIGATION COMPANY ARE NOT RESPONSIBLE FOR ANY LOSS YOU INCUR.

11B PRICE: $.00 (Section I)
FINDINGS: Evidence of termite damaged wood members noted at time of inspection as indicated on the diagram.
RECOMMENDATION: Owner Replace/Patch/Reinforce termite damaged wood members as necessary.

FIFTH PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

Address 10770 Grand Ave, Temple City, CA 91780 07/31/2026 W9461

Date Report #

In accordance with the laws and regulations of the State of California, we are required to provide you with the following information prior to application of pesticides to your property.

"State law requires that you be given the following information: 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 24 hours following application you experience symptoms similar to common seasonal illness comparable to the flu, contact your physician or poison control center (800) 222-1222 and your pest control company immediately."

For further information, contact any of the following:

A & Q Pest Solutions Inc	(626) 816-5588
Poison Control Center	(800) 222-1222
(Health Questions) County Health Dept.	
Orange County	(714) 834-3155
Los Angeles County	(213) 240-8117
San Bernardino County	(800) 782-4264
Riverside County	(951) 358-5000
San Diego County	(619) 229-5400
(Application Info.) County Agriculture Commission	
Orange County	(714) 955-0100
Los Angeles County	(626) 575-5471
San Bernardino County	(909) 387-2105
Riverside County	(951) 955-3045
San Diego County	(858) 694-2739

Structural Pest Control Board (Regulatory Info.) (916) 561-8704
2005 Evergreen Street, Ste. 1500 Sacramento, CA 95815

TERMITE AND FUNGUS CONTROL CHEMICALS

Vikane (EPA Reg. No. 1015-78-AA)
Active Ingredients: Sulfuryl Floride 99.8%

NOTICE TO OWNER
Under the California Mechanics Lien Law any structural pest control company which 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 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 indebtedness. This can happen even if you have paid your structural pest control company 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." 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 they are not paid.

NOTE: If the Home Owner fails to pay billing in full, A & Q Pest Solutions Inc will have the right to be paid back for all of 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 costs of collecting.

SIXTH PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

Address 10770 Grand Ave, Temple City, CA 91780 07/31/2026 W9461
Date Report #

Findings and Recommendations estimated by this Company:

Item	Approval	Primary Estimate	Section
8A	☐	$450.00	I
9A	☐	$1,850.00	I
9B	☐	$.00	I
9C	☐	$.00	I
11A	☐	Included in 9A	I
11B	☐	$.00	I

FUMIGATION----------$1,850.00 GUARANTEE 2 YEAR
SUBTERRANEAN TERMITES----------$450.00 GUARANTEE 1 YEAR
ALL WOOD BY OWNER

TOTAL----------$2,300.00
AFTER DISCOUNT----------$2,150.00

I have read and understand the terms of the Report referenced above and agree to the terms and conditions set forth. A & Q Pest Solutions Inc is hereby authorized to complete the Items selected above and it is agreed that payment shall be made as follows:

Payment shall be made as follows: ☐ *With close of Escrow* ☐ $_____ *Deposit* ☐ $_____ *on Completion*

Escrow Number:_____ Escrow Company:_____ Escrow Officer: _____

Phone ( ) _____ - _____ Email: _____ Address: _____

Owner or Authorized Representative: ☐ Owner ☐ Representative's Title:_____

Print Name:_____ X_____ Date_____

Owner or Authorized Representative: ☐ Owner ☐ Representative's Title:_____

Print Name:_____ X_____ Date_____