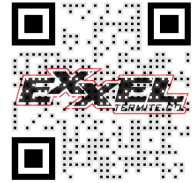


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**LICENSE NUMBER: 6411**  
**P.O. BOX 2435 Downey Ca. 90242**  
**Exxeltermite@yahoo.com**  
**(866) 787-6483 D: (562) 776-0992**



Ordered by: RAUL LOZANO-LISTIN AGENT BERKSHIRE HATHAWAY  PH.# 909-319-2293	Property Owner and/or Party of Interest	Report sent to:
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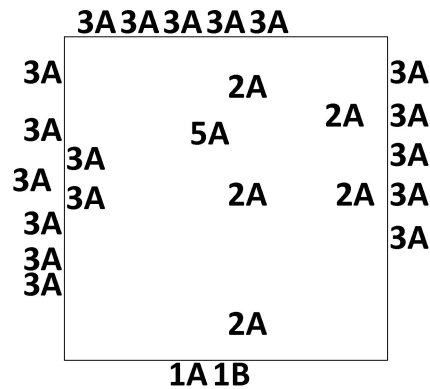
COMPLETE REPORT  LIMITED REPORT  SUPPLEMENTAL REPORT  REINSPECTION REPORT

GENERAL DESCRIPTION: This is a one story, stucco, single family residence. It has a composition roof and was occupied and furnished at the time of inspection.	Inspection Tag Posted: Garage.  Other Tags Posted:
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An inspection has been made of the structure(s) on the diagram in accordance with the 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 items

Key: 1 = Subterranean Termites 2 = Drywood Termites 3 = Fungus/Dryrot 4 = Other Findings 5 = Further Inspection



Inspected By JOHNNY MANUEL FLORES License No. FR 47406 Signature Johnny M. Flores

You are entitled to obtain copies of all reports and completion notices on this property report 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. (form t1a - 4/27/17) 43M-41 (Rev. 10/01)

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## NOTES, CAUTIONS AND DISCLAIMERS

(Information Only)

**NOTE:** DURING THE TIME OF INSPECTION THE FOLLOWING ITEMS WERE NOTED ON PROPERTY: OLD WATER STAINS NOTED AT BATHROOM, EXCESSIVE STORAGE NOTED AT INTERIOR

PLEASE READ THE FOLLOWING VERY CAREFULLY:

READ THIS DOCUMENT --- IT EXPLAINS THE SCOPE AND LIMITATIONS OF A STRUCTURAL PEST CONTROL INSPECTION AND A WOOD DESTROYING PEST & ORGANISMS REPORT. THE REPORT CONTAINS FINDINGS AS TO THE PRESENCE OR ABSENCE OF WOOD DESTROYING PESTS & ORGANISMS IN VISIBLE AND ACCESSIBLE AREAS, AND CONTAINS RECOMMENDATIONS FOR CORRECTING ANY INFESTATIONS OR INFECTIONS FOUND. THE CONTENTS OF WOOD DESTROYING PESTS & ORGANISMS REPORTS ARE GOVERNED BY THE STRUCTURAL PEST CONTROL ACT AND IT'S REGULATIONS. SOME STRUCTURES DO NOT COMPLY WITH BUILDING CODE REQUIREMENTS OR MAY HAVE STRUCTURAL, PLUMBING, ELECTRICAL, HEATING, AIR CONDITIONING OR OTHER DEFECTS WHICH DO NOT PERTAIN TO WOOD DESTROYING ORGANISMS. A WOOD DESTROYING PEST & ORGANISM REPORT DOES NOT CONTAIN INFORMATION ON SUCH DEFECTS, IF ANY, AS THEY ARE NOT WITHIN THE SCOPE OF THE LICENSEE, THE INSPECTOR, OR THE COMPANY ISSUING A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT.

THE STRUCTURAL PEST CONTROL ACT REQUIRES INSPECTION OF ONLY THE VISIBLE AND ACCESSIBLE AREAS AT THE TIME OF INSPECTION. SOME AREAS OF THE STRUCTURE ARE NOT ACCESSIBLE TO INSPECT, SUCH AS: THE INTERIOR OF HOLLOW WALLS, BEHIND BASEBOARDS, SPACES BETWEEN FLOORS, AREAS CONCEALED BY CARPETING, BUILT-IN APPLIANCES, PAINTED SHUT OR BOARDED WINDOWS AND DOORS OR CABINET WORK.

THE PEST CONTROL INDUSTRY RECOGNIZES A STRUCTURE TO HAVE CERTAIN AREAS BOTH INACCESSIBLE AND NOT INSPECTED. THESE AREAS INCLUDE BUT ARE NOT LIMITED TO: INACCESSIBLE AND/OR INSULATED ATTICS OR PORTIONS THEREOF, ATTICS WITH LESS THAN 18" CLEAR CRAWL SPACE, THE INTERIOR OF HOLLOW WALLS; THE CRAWL SPACE UNDERNEATH A DECK LESS THAN 12"; COVERED CEILINGS; SPACES BETWEEN A FLOOR OR PORCH DECK AND THE CEILING BELOW; AREAS WHERE THERE IS NO ACCESS WITHOUT DEFACING OR TEARING LUMBER, MASONRY, OR FINISHED WORK; AREAS UNDERNEATH, BEHIND OR BELOW APPLIANCES OR BENEATH FLOOR COVERINGS OR FURNISHINGS OR STORAGE, LOCKED AREAS, AND AREAS REQUIRING AN EXTENSION LADDER; AREAS WHERE ENCUMBRANCES, STORAGE, CONDITIONS, OR LOCKS MAKE INSPECTION IMPRACTICAL; AND AREAS OR TIMBERS AROUND EAVES THAT WOULD REQUIRE USE OF AN EXTENSION LADDER.

SLAB FLOOR CONSTRUCTION HAS BECOME MORE PREVALENT IN RECENT YEARS. FLOOR COVERING MAY CONCEAL CRACKS IN THE SLAB THAT WILL ALLOW INFESTATIONS TO ENTER. INFESTATIONS MAY BE CONCEALED BY PLASTER, SHEETROCK OR OTHER WALL COVERINGS SO THAT A DILIGENT INSPECTION MAY NOT UNCOVER THE TRUE CONDITION. THE ROOF WAS NOT INSPECTED DUE TO LACK OF ACCESSIBILITY, QUALIFICATION AND LICENSING. THESE AREAS ARE NOT PRACTICAL TO INSPECT BECAUSE OF HEALTH HAZARDS, DAMAGE, OBSTRUCTION OR INCONVENIENCE AND UNLESS SPECIFIED OR DESCRIBED IN THIS WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT. THIS COMPANY SHALL EXERCISE DUE CARE DURING INSPECTIONS AND TREATMENTS BUT ASSUMES NO LIABILITY FOR ANY DAMAGE TO TILES, SLATES, SHINGLES OR OTHER ROOFING MATERIALS, INCLUDING PATIO COVERS, ALUMINUM AWNINGS, SOLAR HEATING, PLANTS, SHRUBBERY OR PAINT DURING ANY TYPE OF TREATMENT.

IN THE PERFORMANCE OF CORRECTIVE MEASURES, IT MAY BE NECESSARY TO DRILL INTO CONCEALED AREAS AND/OR TO CUT OR REMOVE PLANTS. THE TERMITE EXTERMINATOR WILL NOT BE LIABLE FOR PLUMBING, HEATING, ELECTRICAL, GAS LINES AND EQUIPMENT IN OR UNDER A SLAB, NOR TO PLANTS WHICH MAY BE DAMAGED DURING TREATMENTS AND/OR REPAIRS.

**GUARANTEE POLICY:**

THIS GUARANTEE EXCLUDES STRUCTURES WITH SUB SLAB HEATING/AIR CONDITIONING SYSTEMS, PLENUM CONSTRUCTION WITH AIR CONDITIONING AND HEATING DUCT IN USE, A WELL OR CISTERN WITHIN FIFTY FEET AND AREAS THAT ARE INACCESSIBLE FOR TREATMENT. ADDITIONAL EXCLUSIONS INCLUDE STRUCTURES WITH DAMAGE TO OR FROM EXCESSIVE MOISTURE, INADEQUATE CONSTRUCTION, AREAS OF INACCESSIBILITY, DETERIORATING MATERIALS, MASONRY FAILURE, GRADE ALTERATION, PIPES AND CONDUITS BENEATH CONCRETE SLAB, FURNISHINGS OR CONTENTS, ETC. NO GUARANTEE WILL BE ISSUED FOR ANY WORK THAT IS A SECONDARY RECOMMENDATION OR WORK COMPLETED BY OTHERS. GUARANTEED FOR THIRTY DAYS ARE ANY PLUMBING, GROUTING, CAULKING AND RESETTING OF COMMODOES, SINKS OR ENCLOSURES. ALL OTHER WORK PERFORMED BY THIS COMPANY SHALL BE GUARANTEED FOR THE DURATION OF ONE YEAR.

THE PURPOSE OF THIS REPORT IS TO DOCUMENT FINDINGS AND RECOMMENDATIONS WHICH PERTAIN TO THE ABSENCE OR PRESENCE OF WOOD DESTROYING ORGANISMS AND OR CONDUCIVE CONDITION[S] AT THE TIME OF INSPECTION. THIS REPORT SHOULD BE READ CAREFULLY AND IS NOT TO BE CONFUSED WITH A HOME MAINTENANCE SURVEY. THE CLIENT'S COOPERATION AND COMPLIANCE TO CORRECT AND OR COMPLETE THE RECOMMENDATIONS DOCUMENTED IN THIS REPORT ARE OBLIGATORY. WITHOUT A MUTUAL EFFORT THIS COMPANY CAN NOT ASSURE EFFECTIVE OR SATISFACTORY RESULTS.

THE OWNER OF THIS STRUCTURE HAS CERTAIN OBLIGATIONS REGARDING MAINTENANCE AND PERTAINING TO THE DETERRENCE OF WOOD DESTROYING ORGANISMS. MAINTENANCE PROCEDURES INCLUDE; BUT ARE NOT LIMITED TO: REASONABLE CLEANING, UPKEEP OF ROOFS, GUTTERS AND DOWNSPOUTS; PAINTING AND SEALING OF EXPOSED SURFACES; CAULKING ABOUT DOORS AND WINDOWS OR GROUTING ABOUT COMMODOES, TUB AND SHOWER ENCLOSURES; STORING MATERIALS ONE FOOT AWAY THE STRUCTURE'S FOUNDATIONS; PROVIDING ADEQUATE VENTILATION, MAINTAINING PROPER DRAINAGE AWAY FROM STRUCTURE (INCLUDING SPRINKLER SYSTEMS); KEEPING SOIL LEVELS BELOW THE TOP OF FOUNDATIONS AND PROHIBITING EARTH CONTACT WITH WOOD COMPONENTS OF THE STRUCTURE(S).

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IT IS THE OWNER'S RESPONSIBILITY TO DISCLOSE ANY KNOWLEDGE OF CONDITIONS WHICH ARE NOT VISIBLE DURING THE COURSE OF A NORMAL INSPECTION.

**MOLD POLICY STATEMENT:**

Molds, sometimes called mildew, are not wood destroying organisms. Branch 3 licenses do not have a duty under the Structural Pest Control Act and related regulations to classify molds as harmful to human health or not harmful to human health. If you wish your property to be inspected for mold or mold like conditions please contact the appropriate mold professional. Executing and/ or accepting this inspection report or work authorization interesting parties agree that they have been advised of the forgoing and have had the opportunity to consult with a qualified professional if desired.

*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.*

*\*\*\*SHOULD ANY PARTY IN INTEREST DESIRE FUTHER INFORMATION PERTAINING TO THE CONDITION OF THE PLUMBING OR THE ROOF , WE RECOMMEND THE EMPLOYMENT OF A LICENSED CONTRACTOR, AS THIS IS NOT WITHIN THE SCOPEOF OUR LICENSE.*

**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 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.**

**SECTIONED REPORTING:**

THIS IS A SEPARATED REPORT WHICH IS DEFINED AS SECTION 1 OR SECTION 2 CONDITIONS EVIDENT ON THE DATE OF THIS INSPECTION. SECTION 1 CONTAINS ITEMS WHERE THERE IS EVIDENCE OF ACTIVE INFESTATION, INFECTION OR CONDITIONS THAT HAVE RESULTED IN OR FROM INFESTATION OR INFECTION ON THE DATE OF INSPECTION. SECTION 2 ITEMS ARE CONDITIONS DEEMED LIKELY TO LEAD TO INFESTATION OR INFECTION BUT WHERE NO VISIBLE EVIDENCE OF SUCH WAS FOUND ON THE DATE OF INSPECTION. FURTHER INSPECTION ITEMS ARE DEFINED AS RECOMMENDATIONS TO INSPECT AREA(S) WHICH DURING THE ORIGINAL INSPECTION DID NOT ALLOW THE INSPECTOR ACCESS TO COMPLETE HIS INSPECTION AND CANNOT BE DEFINED AS SECTION 1 OR SECTION 2.

A \$75.00 REINSPECTION FEE WILL BE CHARGED ON ALL REPAIR WORK NOT PERFORMED BY EXXEL TERMITE CO.

*THIS COMPANY IS NOT RESPONSIBLE FOR DAMAGE FOUND DURING THE COURSE OF REPAIRS NOR DAMAGE IN AREAS THAT WERE INACCESSIBLE AT THE TIME OF INSPECTION.*

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## 1. SUBTERRANEAN TERMITES

**ITEM NO. 1A** (Section 1)

FINDING AND  
RECOMMENDATION: 1A

FINDING:  
NOTED ON THE DIAGRAM AS 1A THERE IS EVIDENCE OF  
SUBTERRANEAN TERMITES.

RECOMMENDATION:  
TRENCH SOIL AND CHEMICALLY TREAT SOIL AT EXTERIOR WITH A  
STATE APPROVED CHEMICAL FOR THE CONTROL OF SUBTERRANEAN  
TERMITES. SUBTERRANEAN TERMITE TUBES SHALL BE REMOVED  
WHERE ACCESSIBLE. A ONE (1) YEAR WARRANTY ON TREATMENT WILL  
BE PROVIDED, STARTING FROM THE DATE OF COMPLETION  
CERTIFICATE.

**ITEM NO. 1B** (Section 1)

FINDING AND  
RECOMMENDATION: 1B

FINDING:  
NOTED ON THE DIAGRAM AS 1B THERE IS EVIDENCE OF  
SUBTERRANEAN TERMITE DAMAGE.

RECOMMENDATION:  
REPAIR TERMITE DAMAGE AT DOOR SILL 2X6X3. IF DAMAGE IS  
FOUND TO EXTEND INTO AREAS NORMALLY CONSIDERED INACCESSIBLE  
, AN ADDITIONAL CHARGE MAY BE MADE. SUBTERRANEAN TERMITE  
TUBES SHALL BE REMOVED WHERE ACCESSIBLE. A (1) YEAR WARRANTY  
ON REPAIRS WILL BE PROVIDED, STARTING FROM THE DATE OF  
COMPLETION CERTIFICATE. ALL REPAIRS INCLUDE A COAT OF PRIMER.

## 2. DRYWOOD TERMITES

**ITEM NO. 2A** (Section 1)

FINDING AND  
RECOMMENDATION: 2A

FINDING:  
NOTED ON THE DIAGRAM AS 2A THERE IS EVIDENCE OF  
DRYWOOD TERMITES.

RECOMMENDATION:  
CHEMICALLY TREAT INFESTED TIMBERS AT  
ATTIC/BEDROOM/INTERIOR WALLS WITH A STATE APPROVED CHEMICAL  
FOR THE CONTROL OF DRYWOOD TERMITES. REMOVE OR COVER ALL  
ACCESSIBLE PELLETS AND FRASS. NOTE IT IS COMMON FOR ADDITIONAL  
PELLETS TO SIFT DOWN OVER A PERIOD OF TIME DUE TO NORMAL  
HOUSEHOLD VIBRATIONS. THIS ESTIMATE IS TO COVER THE PELLETS  
ONE TIME ONLY. A ONE (1) YEAR WARRANTY ON TREATMENT WILL BE  
PROVIDED, STARTING FROM THE DATE OF COMPLETION CERTIFICATE.

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### 3. FUNGUS OR DRYROT

**ITEM NO. 3A** (Section 1)

FINDING AND  
RECOMMENDATION: 3A

FINDING:

NOTED ON THE DIAGRAM AS 3A THERE IS EVIDENCE OF DRYROT  
RECOMMENDATION:

REMOVE, REPLACE, AND/OR REPAIR ROT AT FASCIA 1X4X10-100FT, REPAIR SINK PANEL, REPAIR PLYWOOD FLOORING , RAFTER TAILS 2X4. IF DAMAGE IS FOUND TO EXTEND INTO AREAS NORMALLY CONSIDERED INACCESSIBLE , AN ADDITIONAL CHARGE MAY BE MADE. A (1) YEAR WARRANTY IS PROVIDED STARTING FROM THE DATE OF COMPLETION CERTIFICATE. PRIMER IS INCLUDED IN ALL REPAIRS.

### 5. FURTHER INSPECTION

**ITEM NO. 5A** (Section Not Determined)

FINDING AND  
RECOMMENDATION: 5A

FINDING:

NOTED ON THE DIAGRAM AS 5A THERE IS EVIDENCE OF AN  
INACCESSIBLE AREA AT SUBAREA DUE TO LIVE ANIMAL.

RECOMMENDATION:

OWNER TO MAKE SUBAREA ACCESSIBLE FOR FURTHER  
INSPECTION. A SUPPLEMENTAL REPORT WILL OUTLINE OUR FINDINGS,  
RECOMMENDATIONS, AND ANY COSTS, IF APPLICABLE.

### COMMENTS AND OTHER INFORMATION

THIS INSPECTION PERTAINS ONLY TO THE SPECIFIC ADDRESS(ES) INDICATED ABOVE AND DOES NOT INCLUDE ANY ATTACHED OR ADJACENT STRUCTURES, UNIT(S)

THIS COMPANAY IS NOT RESPONSIBLE FOR WORK COMPLETED BY OTHERS, RECOMENDED OR NOT INCLUDING BY THE OWNER. CONTRACTORS BILLS SHOULD BE SUBMITTED TO ESCROW AS CERTIFICATION OF WORK COMPLETED BY OTHERS.

THIS PROPOSAL DOES NOT INCLUDE PAINTING OR DECORATING (UNLESS STATED IN WRITTING) IN THE PROCESSOF WORK PERFORMED. ITEMS RECOMMENDED WILL REPLACED AS CLOSE AS POSSIBLETO ORIGINAL BUT ARE NOT GUARANTEED TO MATCH.

THIS COMPANY IS NOT RESPONSIBLE FOR DAMAGE FOUND DURING THE COURSE OF REPAIRS NOR DAMAGE IN AREAS THAT WERE INACCESSIBLE AT THE TIME OF INSPECTION.

FUMIGATION PERFORMED BY THIS COMPANY CARRIES (2) TWO YEAR GUARANTEE. REPAIRS, SUBTERRANEAN TERMITES AND LOCALIZED TREATMENT CARRIES A (1) ONE YEAR GUARANTEE, ON AREAS TREATED ONLY. SECONDARY RECOMMENDATIONS ARE CONSIDERED BELOW STANDARD MEASURES AS PER STRUCTURAL PEST CONTROL ACT AND RULES AND REGULATION AND CARRIES NO GUARANTEE. HOWEVER PROTECTION MAYBE EXTENDED TO ENTIRE STRUCTURE BY PLACING IT ON A YEARLY CONTROL SERVICE WITHIN 30 DAYS AFTER THE COMPLETION OF WORK.

THE EXTERIOR AREAS OF THIS STRUCTURE WERE VISUALLY INSPECTED FROM THE GROUND LEVEL AND NOT PROBED IN ANYWAY.

OUR INSPECTION IS LIMITED TO THE CONDITIONS WHICH ARE VISIBLE AND ACCESSIBLE AT THE TIME OF THIS INSPECTION. NO GUARANTEE IS IMPLIED OR EXPRESSED FOR CONDITIONS WHICH MAY BECOME APPARENT AFTER THE DATE OF THIS INSPECTION.

THIS COMPANY IS NOT RESPONSIBLE FOR WATER STAINS, DETERIORATED PLASTER, AND LOOSE STUCCO. CONCERNS ABOUT THESE CONDITIONS SHOULD BE DIRECTED TO THE APPROPRIATE TRADESMAN.

ALL REPAIRS WILL BE DONE WITH MATERIALS AVAILABLE IN TODAY'S WIDTHS AND GRADES.

HIDDEN DAMAGE IS POSSIBLE ANY TIME EVEDINCE OF SUBTERRANEAN TERMITES, DRYWOOD TERMITE, FUNGUS DAMAGE(DRY-ROT), BETTELES, FAULTY GRADE, EARTH TO WOOD CONTACT , DAMPWOOD TERMITES, SHOWER LEAKES OR EXCESSIVE MOISTUREIS NOTED ON THIS REPORT. THIS COMPANY IS NOT RESPONSIBLE FOR HIDDEN DAMAGES.

ALTHOUGH SOME PLUMING MAY HAVE BEEN INSPECTED IN SOME AREAS FOR LEAKS , WE ARE NOT LICENSED PLUMBERS. APLUMBING LEAK MAY OCCUR AT ANY TIME. OWNER / BUYER TO CONTACT THE PROPER CONTRACTOR.

IT IS COMMON FOR ADDITIONAL PELLETS TO SIFT DOWN OVER A PERIOD OF TIME DUE TO NORMAL HOUSEHOLD VIBRATONS. THIS ESTIMATE IS TO COVER THE PELLETS ONE TIME ONLY.

SECOND STORY STALL SHOWERS ARE INSPECTED BUT NOT WATER TESTED UNLESS THERE IS EVIDENCE OF LEAKS IN CEILINGS BELOW .

DURING THE PROCESS OF TREATMENT OR REPLACEMENT IT MAY BE NECESSARY TO DRILL HOLES THROUGH CERAMIC TILES OR OTHER FLOOR COVERINGS; THESE HOLES WILL BE SEALED WITH CONCRETE.WE WILL EXCERCISE DUE CARE BUT ASSUME NO

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**RESPONSIBILITY FOR CRACKS, CHIPPING OR OTHER DAMAGE TO FLOOR COVERINGS**

**FENCES NOT INCLUDED ON THIS INSPECTION REPORT.**

**OWNER / BUYER SHOULD CONSULT THE THE HOME OWNERS ASSOCIATION FOR REPAIRS NEEDED ON THE EXTERIOR OF PROPERTY (CONDO, TOWNHOME, SINGLE FAMILY RESIDENCE ETC..)**

**PAYMENT IS THE RESPONSIBILITY OF HOMEOWNER OR AGENT ORDERING THE WORK IF NOT PAID THROUGH ESCROW**

**ATTENTION: PLEASE BE ADVISED THAT YOUR LENDER MAY REQUIRE ALL ITEMS (SECTION 1 AND 2 ITEMS) BE COMPLETED BEFORE THE CLOSE OF ESCROW. CONSULT YOUR LENDER BEFORE ORDERING WORK.**

**IF THE INSPECTION REPORT IS USED FOR ESCROW PURPOSES, THEN IT IS AGREED THAT THE INSPECTION REPORT AND COMPLETION, IF ANY, IS PART OF THE ESCROW TRANSACTION.**

**YOUR TERMITE REPORT AND CLEARANCE WILL COVER ANY EXISTING OR INFECTION WHICH IS OUTLINED IN THIS REPORT.**

**WE ASSUME NO RESPONSIBILITY FOR DAMAGE TO ANY PLUMBING, GAS OR ELECTRICAL LINES, ETC., IN THE PROCESS OF PRESSURE TREATMENT OF CONCRETE SLAB AREAS OR REPLACEMENT OF CONCRETE OR STRUCTURAL TIMBERS.**

**ANY AND/OR ALL FINISHED WORK: EXTERIOR DOORS, WINDOWS, TRIM, MOULDINGS, ETC., SHOULD BE SEALED AND PAINTED IMMEDIATELY AFTER INSTALLATION BY A PAINT CONTRACTOR. EXCEL TERMITE CANNOT GUARANTEE AGAINST DELAMINATION OR WARPAGE.**

**EXCEL TERMITE GIVES NO WARRANTY FOR DAMAGES FOUND DURING REMODELING, DURING CONSTRUCTION, DAMAGES FOUND BEHIND DRYWALL, STUCCO, BOXED EAVES, COVERED FLOORING OR RAIN GUTTER REMOVAL. AFTER COMPLETION HAS BEEN SUBMITTED, SINCE ITS ONLY A VISIBLE INSPECTION AND WE CANNOT SEE THROUGH WALLS, FLOORING ETC., A SUPPLEMENTAL REPORT WILL HAVE TO CONDUCTED IF OWNER WISHES AND A 75 DOLLAR RE-INSPECTION FEE WILL APPLIED.**

**ESTIMATES DO NOT INCLUDE PRIMER AND PAINTING UNLESS OTHERWISE STATED IN THIS REPORT.**

*THE STRUCTURAL PEST CONTROL BOARD ENCOURAGES COMPETITIVE BUSINESS PRACTICES AMONG REGISTERED COMPANIES. REPORTS ON THIS STRUCTURE PREPARED BY VARIOUS REGISTERED COMPANIES SHOULD LIST THE SAME FINDINGS (IE. TERMITE INFESTATIONS, TERMITE DAMAGE, FUNGUS DAMAGE, ETC.). HOWEVER, RECOMMENDATIONS TO CORRECT THESE FINDINGS MAY VARY FROM COMPANY TO COMPANY. THEREFORE, YOU MAY WISH TO SEEK A SECOND OPINION SINCE THERE MAY BE ALTERNATIVE METHODS OF CORRECTING THE FINDINGS LISTED ON THIS REPORT THAT MAY BE LESS COSTLY.*

*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: Your Pest Control Company (562-776-0992); for Health Questions—the County Health Department (213-240-7785r); for Application Information—the County Agricultural Commissioner (626-575-5451), and for Regulatory Information—the Structural Pest Control Board (916-561-8700; 2005 Evergreen St Ste 1500, Sacramento, CA 95815).*

*IN ACCORDANCE WITH LAWS AND REGULATION OF THE STATE OF CALIFORNIA, WE ARE REQUIRED TO PROVIDE YOU WITH THE FOLLOWING INFORMATION PRIOR TO APPLICATION OF TERMITICIDES / FUNGICIDES TO YOUR PROPERTY FOR TREATMENT PROCESS, THE FOLLOWING CHEMICALS WILL BE USED:*

*IF WE HAVE RECOMMENDED THE TREATMENT OF DRYWOOD / SUBTERRANEAN TERMITES WE WILL USE:*

*\* TERMIDOR SC (A/I) FIPRONIL : 9.1%*

*IF WE HAVE RECOMMENDED THE USE OF A FUNGICIDE WE WILL USE:*

*\* TIM-BOR - (A/I) DISODIUM OCTABORATE TETRAHYDRATE: 98%*

*IF WE HAVE RECOMMENDED THE TREATMENT OF SUBTERRANEAN TERMITES WE WILL USE:*

*\* DRAGNET - (A/I) PERMETHRIN: 36.8%*

*IF WE HAVE RECOMMENDED THE TREATMENT OF DRYWOOD TERMITES WE WILL USE:*

*\* CY-KICK - (A/I) CYFLUTHRIN: 0.1%*

*IN ACCORDANCE WITH THE LAWS AND REGULATION OF THE STATE OF CALIFORNIA, WE ARE REQUIRED TO PROVIDE YOU WITH THE FOLLOWING INFORMATION PRIOR TO APPLICATION OF TERMITICIDES TO YOUR PROPERTY.*

*IF WE HAVE RECOMMENDED A FUMIGATION FOR DRYWOOD TERMITES WE WILL USE:*

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\* VIKANE: (SULFURYL FLUORIDE-99%, INERT INGREDIENTS-1%) --- (3 DAYS & 2 NIGHTS)

FOR FURTHER INFORMATION CONTACT ANY OF THE FOLLOWING: Spcb. AT (800) 737-8188 OR

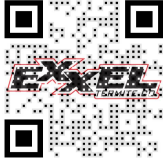
PH#:	COUNTY HEALTH	AG. DEPT..	POISON CONTROL
LA CO	(626)-430-5450	(626) 575-5465	(800) 523-2222
OR CO	(714) 567-2906	(714) 995-0100	(800) 523-2222
RIV. CO	(951) 358-5000	(951) 975-3000	(800) 523-2222
SB CO	(800) 787-4264	(909) 387-2105	(800) 523-2222

ARBITRATION OF DISPUTES: PLEASE READ AND APPROVE

BY RELYING, SIGNING AND /OR INITIALLING ON THIS WOOD DESTROYING ORGANISMS REPORT PRIOR TO CLOSING ESCROW AND OR PURCHASE OF SAID OUTLINED SERVICES IF YOU CURRENTLY OCCUPY PROPERTY, YOU AGREE THAT ANY CONTROVERSY OR CLAIM ARISING OUT OF OR RELATING TO EXXEL TERMITE CO. INSPECTION, REPAIRS AND/OR THIS REPORT SHALL BE SETTLED BY ARBITRATION IN ACCORDANCE WITH THE CONSTRUCTION INDUSTRY ARBITRATION RULES OF THE AMERICAN ARBITRATION ASSOCIATION, AND JUDGMENT UPON THE AWARD RENDERED BY THE ARBITRATORS(S). PLEASE BE ADVISED AND/OR SPEAK TO COUNCIL PRIOR TO SIGNING OR APPROVING THIS DOCUMENT AND/OR REPORT.

IF DAMAGE EXTENDS INTO INACCESSIBLE AREAS A SUPPLEMENT REPORT WILL BE REQUIRED AFTER AREA IS OPENED. A NEW BID WILL BE ISSUED FOR ANY ADDITIONAL WORK THAT IS REQUIRED.

**THANK YOU FOR CHOOSING EXXEL TERMITE COMPANY.**  
**If you have any questions concerning this report or**  
**If we can be of any additional service, please call**  
**us at 1-866-7TR-MITE (1-866-787-6483)**



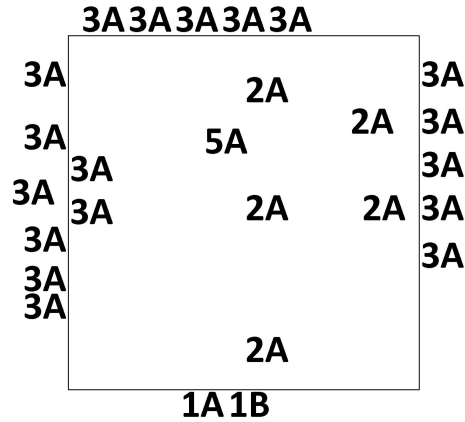
### ADDRESS OF PROPERTY INSPECTED

BUILDING NO.	STREET	CITY	ZIP	COUNTY CODE	DATE OF INSPECTION
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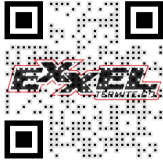
Ordered by: RAUL LOZANO-LISTIN AGENT BERKSHIRE HATHAWAY	Property Owner and/or Party of Interest	Report sent to:
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An inspection has been made of the structure(s) on the diagram in accordance with the the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.

**NOTE:** If diagram is not displayed here, please see the report.







ADDRESS OF PROPERTY INSPECTED

BUILDING NO.	STREET	CITY	ZIP	COUNTY CODE	DATE OF INSPECTION
7923	HOOPER AVE	LOS ANGELES	90001	19	04/06/2024

**Section 1**

- 1A = 3850.00 P
- 1B = Cost included in 1A
- 2A = Cost included in 1A
- 3A = Cost included in 1A

Section 1 Totals		
Total using primary recs	\$	3850.00

**Further Inspection**

- 5A = INACCESSIBLE

Further Inspection Totals		
Total using primary recs	\$	0.00

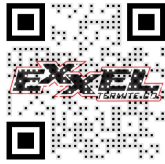
Cost of all Primary Recommendations \$ 3850.00

**NOTE: Damage found in Inaccessible Areas may require a Supplemental report and/or Work Authorization, or may require amendments to this Work Authorization.**

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.



### ADDRESS OF PROPERTY INSPECTED

BUILDING NO.	STREET	CITY	ZIP	COUNTY CODE	DATE OF INSPECTION
7923	HOOPER AVE	LOS ANGELES	90001	19	04/06/2024

Cost of all Primary Recommendations \$ 3850.00

**NOTE: Damage found in Inaccessible Areas may require a Supplemental report and/or Work Authorization, or may require amendments to this Work Authorization.**

If FURTHER INSPECTION is recommended, if additional work is required by any government agency, or if additional damage is discovered while performing the repairs, this company reserves the right to increase prices. In the event that legal action is necessary to enforce the terms of this contract, reasonable attorney's fees may be awarded to the prevailing party. This company will use due caution and diligence in their operations but assume no responsibility for matching existing colors and styles BUT NOT GUARANTEED, or for incidental damage to roof coverings, Tv. Antennas, solar panels, rain gutters, plant life, or paint. This report is limited to the accessible areas shown on the diagram. Please refer to the report for the areas not inspected. If this contract is to be paid out of escrow impound the buyers and sellers agree to provide this company with all escrow billing information required to collect the amount due. The persons signing this contract are responsible for payment, and if the escrow does not close within 30 days after the date of completion of the work agree to pay in full the amount specified in this work authorization agreement. If this agreement includes a charge for opening an area for FURTHER INSPECTION, it is for opening the area only and does not include making additional repairs, if needed, nor does it include replacing removed or damaged floor coverings, wall coverings, or painted exposed surfaces unless specifically stated IN WRITTING.

Buyers / New Owners Please read and sign:

Exxel Termite Co. Gives no warranty for damages found during construction repairs, Damages found behind drywall, stucco, boxed eaves, covered patios/ flooring or rain gutter removal after completion has been submitted or after the close of escrow, since this report is limited to visible areas and we cannot see through walls, flooring etc., A supplemental report will have to be conducted if new owner wishes and 75 dollar Re-inspection fee of exposed areas will be applied.

Buyer Signature / New Owner: \_\_\_\_\_ Date: \_\_\_\_\_

Arbitration of Disputes / Please read and sign:

By relying, signing this report prior to the close of escrow and or purchase of said outlined services if you currently occupy property, You agree that any controversy or claim arising out of or relating to Exxel Termite Co. inspection, repairs and/or this report shall be settled by arbitration in accordance with american arbitration association industry standards. Please speak to council prior to signing or approving this document and or report.

Owner: \_\_\_\_\_ Buyer: \_\_\_\_\_

I have read and understand all the terms of this report referenced above and agree to all the terms and conditions set forth. we understand we are responsible for payment if escrow does not close within 30 days of completion we will pay the amount in full. Exxel Termite Co. is hereby authorized to complete the items selected and its agreed that payment shall be made as follows:

Escrow company \_\_\_\_\_ Escrow officer \_\_\_\_\_

Phone ( ) \_\_\_\_\_ Email: \_\_\_\_\_

This company is authorized to perform items: \_\_\_\_\_

Cost of work authorized: \$

OWNER or OWNER's AGENT:	DATE:
X _____	_____
X _____	_____

LICENSE NUMBER: 6411
BY: _____
ESCROW CO: _____
ESCROW NO: _____