


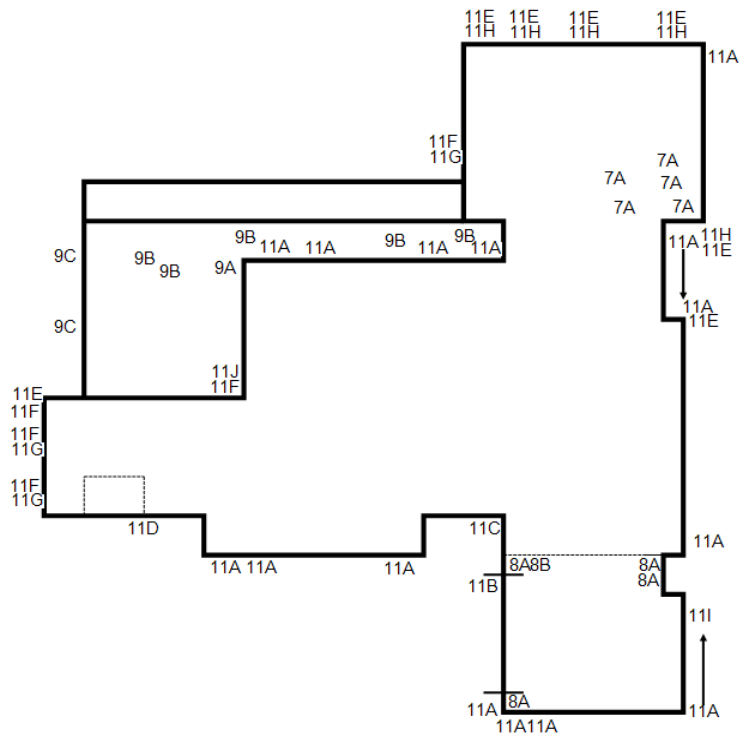


WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT - Reinspection

Building Address: 1106 E. 45th Wy., Long Beach, CA 90807		Date of Inspection 09/20/2024	Number of Pages 7
	9250 Glenville Ct. Riverside, CA 92508 (866) 329-3108 Voice (801) 681-8012 Fax WoodWerxTermite@Gmail.com		Report # W9103
	 		Lic. Registration # PR 7396
			Escrow #
Ordered by: NP Realty Baotuan Nguyenphuoc 1624 Briar Av. Ontario, CA 91762	Property Owner and/or Party of Interest: Vu Nguyen 1106 E. 45th Wy. Long Beach, CA 90807	Report Sent to: NP Realty Baotuan Nguyenphuoc 1624 Briar Av. Ontario, CA 91762	
COMPLETE REPORT <input checked="" type="checkbox"/> LIMITED REPORT <input type="checkbox"/> SUPPLEMENTAL REPORT <input type="checkbox"/> REINSPECTION REPORT <input type="checkbox"/>			
General Description: Single story stucco and wood sided home with composite roof and attached garage on a slab foundation.		Inspection Tag Posted:	
		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 <input type="checkbox"/> Drywood Termites <input checked="" type="checkbox"/> Fungus / Dryrot <input checked="" type="checkbox"/> Other Findings <input type="checkbox"/> Further Inspection <input type="checkbox"/>			
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: Dennis R Brooks State License No. OPR12782 Signature *Dennis R Brooks*

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, 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

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

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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. Second level wood members over tile roofs are only inspected at the discretion of the inspector and/or permission from the customer. WoodWerx Termite Management is not responsible for any broken roofing tiles that occur during inspection of these areas. Exterior yard fences are excluded from this inspection unless otherwise noted.

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 WoodWerx Termite Management'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, WoodWerx Termite Management 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 1106 E. 45th Wy., Long Beach, CA 90807

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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

Attic Spaces:

- 7A PRICE: \$550.00 (Section II)
FINDINGS: Old termite droppings noted at time of inspection at attic as indicated on the diagram.
RECOMMENDATION: Re-treat to ensure no active infestations exist. Remove or cover accessible pellets.

Garages:

- 8A PRICE: See 7A (Section II)
FINDINGS: Old termite droppings noted at time of inspection at garage framing as indicated on the diagram.
RECOMMENDATION: Re-treat to ensure no active infestations exist. Remove or cover accessible pellets.
- 8B PRICE: \$575.00 (Section I)
FINDINGS: Evidence of drywood termite damaged wood members noted at time of inspection at garage roof sheathing as indicated on the diagram
RECOMMENDATION: Reinforce 1"x3"x2' of termite damaged wood members as necessary.

Decks - Patios:

- 9A PRICE: \$5,395.00 (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at patio header as indicated on the diagram.
RECOMMENDATION: Replace 1"x4"x8' of dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 9B PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at patio trellis as indicated on the diagram.
RECOMMENDATION: Replace 2"x3"x6' (4) and 2"x3"x8' (5) of dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 9C PRICE: \$50.00 (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at patio rafter beam as indicated on the diagram.
RECOMMENDATION: Remove dry-rot damaged wood members as necessary.

Other Exterior:

- 11A PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at tongue and groove siding as indicated on the diagram.
RECOMMENDATION: Replace and/or repair 1"x8"x8' (44), 1"x8"x4' (4) and 1"x8"x1' (2) of dry-rot damaged wood members as necessary. Painting is included in this estimate.

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Date

Report #

- Findings and Recommendations continued from previous page -

- 11B PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at garage door frame as indicated on the diagram.
RECOMMENDATION: Replace or repair dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 11C PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at window trim as indicated on the diagram.
RECOMMENDATION: Replace 1"x8"x1' (5) of dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 11D PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at header as indicated on the diagram.
RECOMMENDATION: Repair dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 11E PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at fascia as indicated on the diagram.
RECOMMENDATION: Replace and/or repair 2"x6"x1' (4) and 2"x6"x3' dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 11F PRICE: See 7A (Section I)
FINDINGS: Evidence of drywood termite infestation at rafter, fascia and door jamb as indicated on the diagram.
RECOMMENDATION: Chemically treat visible and accessible infestations. Remove or cover accessible pellets.
- 11G PRICE: See 9A (Section I)
FINDINGS: Evidence of drywood termite damaged wood members noted at time of inspection at rafters as indicated on the diagram
RECOMMENDATION: Replace or repair 4"x4"x1' and 2"x4"x8' (2) of termite damaged wood members as necessary. Painting is included in this estimate.
- 11H PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at rafter beam as indicated on the diagram.
RECOMMENDATION: Repair (3) dry-rot damaged wood members as necessary. Painting is included in this estimate.
- 11I PRICE: See 9A (Section I)
FINDINGS: Dry-rot wood members found at time of inspection at pedestrian as indicated on the diagram.
RECOMMENDATION: Replace and repair dry-rot damaged door and door casing as necessary. Painting is included in this estimate.
- 11J PRICE: See 9A (Section I)
FINDINGS: Evidence of drywood termite damaged wood members noted at time of inspection at door jamb as indicated on the diagram
RECOMMENDATION: Repair termite damaged wood members as necessary. Painting is included in this estimate.

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

Address 1106 E. 45th Wy., Long Beach, CA 90807

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Date

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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:

WoodWerx Termite Management	(866) 329-3108
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	

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

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TERMITE AND FUNGUS CONTROL CHEMICALS

Masterline Bifenthrin 7.9 (EPA Reg. No. 73748-7)
Active Ingredients: Bifenthrin

Suspend SC (EPA Reg. No. 432-763-ZB)
Active Ingredients: Deltamethrin 4.75%

Tim-bor (EPA Reg. No. 64405-8-ZC)
Active Ingredients: Disodium Octaborate Tetrahydrate 98%

Vikane (EPA Reg. No. 62719-4-ZA)
Active Ingredients: Sulfuryl Floride 99.8%

Bora-Care (EPA Reg. No. 64405-1-AA)
Active Ingredients: Disodium OctaborateTetrahydrate (Na₂B₈O₁₃ • 4H₂O): 40%

Invader (EPA Reg. No. 279-3395-AA)
Active Ingredients: Propoxur: 2-(1-methylethoxy) phenylmethylcarbamate 1%

Premise Foam (EPA Reg. No. 432-1391-AA)
Active Ingredients: Imidacloprid .05%

Taurus SC (EPA Reg. No. 53883-279)
Active Ingredients: Fipronil

Termidor Foam (EPA Reg. No. 499-563)
Active Ingredients: Fipronil

Termidor SC (EPA Reg. No. 7969-210-AA)
Active Ingredients: Fipronil: 5-amino-l -(2,6-dichloro-4-(trifluoromethyl) phenyl)-4-((1, R,S)-(trifluoromethyl)sulfinyl) -1-H-pyrazole-3-carbonitrile 9.1%

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, WoodWerx Termite Management 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. Customer is financially responsible for contracts designated to be paid through escrow when escrow fails to close.

CONDITIONAL GUARANTEE: WoodWerx Termite Management guarantees all work performed by this company for one year. Fumigations are warranted for two years. This company is not responsible for any future infestation, dry rot, or adverse conditions beyond the time of inspection. WoodWerx Termite Management provides no warranty for work performed by customer or contractors hired by others, even if a clearance is provided by WoodWerx Termite Management. If a fumigation is performed, WoodWerx Termite Management is not liable for any damage to shrubs, vines, trees, etc., or any damage to roofs or roof members at the time of fumigation. In the event that a re-treatment, re-fumigation, or any other repair work is to be performed to honor a guarantee issued by WoodWerx Termite Management, the home owner is responsible to make the property available for any work to be performed. WoodWerx Termite Management will not be liable for any cost of vacating or preparing the residence for re-treatment and/or repairs. NOTE: A new and/or extension of guarantee is never given for re-treatments done under original guarantee.

NOTE: The bid below includes Standard Readily Available Lumber. Old or custom sized materials will be replaced with an available alternative. Custom order or special milled items will only be used when the person(s) ordering the corrective work makes a special request. All custom ordered or special milled items will be ordered only after the approval of additional costs.

This company has fulfilled the requirements of the Toxic Substances Control Act (TSCA) Section 402, and has received certification to conduct lead-based paint renovation, repair, and painting activities pursuant to 40 CFR Part 745.89.

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

Address 1106 E. 45th Wy., Long Beach, CA 90807

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Findings and Recommendations estimated by this Company:

Item	Approval	Primary Estimate	Section
7A	<input type="checkbox"/>	\$550.00	II
8A	<input type="checkbox"/>	Included in 7A	II
8B	<input type="checkbox"/>	\$575.00	I
9A	<input type="checkbox"/>	\$5,395.00	I
9B	<input type="checkbox"/>	Included in 9A	I
9C	<input type="checkbox"/>	\$50.00	I
11A	<input type="checkbox"/>	Included in 9A	I
11B	<input type="checkbox"/>	Included in 9A	I
11C	<input type="checkbox"/>	Included in 9A	I
11D	<input type="checkbox"/>	Included in 9A	I
11E	<input type="checkbox"/>	Included in 9A	I
11F	<input type="checkbox"/>	Included in 7A	I
11G	<input type="checkbox"/>	Included in 9A	I
11H	<input type="checkbox"/>	Included in 9A	I
11I	<input type="checkbox"/>	Included in 9A	I
11J	<input type="checkbox"/>	Included in 9A	I

Complete all of the items quoted above with Primary Estimate.

Total Estimate \$6,570.00

Complete only the above Items checked.
Total \$ _____

This price estimate is good for 90 days from the date of inspection. Significant increases in the price of materials during the 90-day period will be negotiated between WoodWerx and the customer.

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 _____

Initials

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
1106 E. 45th Wy., Long Beach, CA 90807				09/23/2024
	9250 Glenville Ct. Riverside, CA 92508 (866) 329-3108 Voice (801) 681-8012 Fax WoodWerxTermite@Gmail.com			Report # W9103
	 			Lic. Registration # PR 7396
				Escrow #
Ordered By:		Property Owner and/or Party of Interest:		Completion Sent To:
NP Realty Baotuan Nguyenphuoc 1624 Briar Av. Ontario, CA 91762		Vu Nguyen 1106 E. 45th Wy. Long Beach, CA 90807		NP Realty Baotuan Nguyenphuoc 1624 Briar Av. Ontario, CA 91762

The following recommendations on the above designated property, as outline in Wood Destroying Pests and Organisms Inspection Report dated 09/20/2024 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: 7A, 8A, 8B, 9A, 9B, 9C, 11A, 11B, 11C, 11D, 11E, 11F, 11G, 11H, 11I, 11J

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 : <u> \$6,570.00 </u> Inspection Fee : _____ Other : _____ Total : <u> \$6,570.00 </u>
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Recommendations not completed by this firm:	Estimated Cost : _____
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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 _____ 

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



9250 Glenville Ct.
 Riverside, CA 92508
 (866) 329-3108 Voice
 (801) 681-8012 Fax
 WoodWerxTermite@Gmail.com



INVOICE	
12574	
PAGE	1 of 1
JOB NUMBER	W9103

Bill To: Vu Nguyen
 1106 E. 45th Wy.
 Long Beach, CA 90807

Remit To: WoodWerx Termite Management
 9250 Glenville Ct.
 Riverside, CA 92508

REFERENCE NO.	SERVICE ADDRESS 1106 E. 45th Wy. Long Beach, CA 90807
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ITEM	DATE	QTY	DESCRIPTION	AMOUNT	TAX AMT	TOTAL
1	09/23/2024		Completion of Recommendations	\$6,570.00		\$6,570.00

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 \$6,570.00
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