



*A Straight Flush
Beats A Full House*

El Dorado Septic Service, Inc.

PO Box 488, Soulsbyville, CA 95372

Phone (209) 536-1925 / Fax (209) 536-1910

inspections@edssi.net / Contractors License A-856356

Conclusions of the Septic System Inspection

This inspection was to determine the condition of the septic system for the purpose of change of ownership. This report is **non-transferable**.

Address: 22848 Middle Camp Rd., Twain Harte, Ca. 95383

Date of Inspection: 3/28/2022

Date of Pumping: 3/28/2022

Seller:
Steven and Sheila Pierce

Buyer:
Denis Squeri and Roni Carlier

Seller's Agent: Carmie Sanchez
Office: Better Altitude Properties

Buyer's Agent: Judy Austin
Office: Keller Williams Sierra Foothills

Findings

- Inlet Line:
 - Size: 4", Type: ABS
 - The inlet line from the house to the septic tank was free flowing and functioning properly.
- Septic Tank:
 - Location: On the front of the garage in the blacktop driveway. The lids are 12 inches deep with two risers.
 - Specifications: 1000 gallon, concrete, two-lid tank in good condition.
 - The septic tank was pumped at the time of the inspection.
- Outlet Line:
 - Size: Unknown, Type: Unknown. There is a cast-in terra cotta downspout on the end of the line inside the tank.
 - The outlet line from the septic tank to the distribution box or leach field was free flowing and functioning properly.
- The leach field accepted water without backing up or surfacing.
 - The leach field was tested with approximately 180 gallons of water at the rate of 4 gallons per minute for 45 minutes.¹

¹ The leach field's ability to accept water merely indicates that the lines are open and free flowing at this time; however, a leach line is an underground item, and the size and condition of the lines are unknown. The average life span of a leach field is 15 to 20 years.

- The house was occupied at the time of the inspection.
- Previous Service History:
 - 12/11/1996: Inspection and pumping for change of ownership.
 - 8/18/2010: Pumped tank.
 - 6/13/2014: Service call. Pumped out the sludge in the bottom of the tank to verify there are no cracks in the bottom of the tank.
 - 6/26/2014: Sealed the seam of the tank. Confined space entry.
 - 6/8/2016: Pumped tank.
 - 12/15/2017: Service call. Located and marked two leach lines for contractor.
 - 8/3/2021: Pumped tank.

Septic System as a Whole

Corrections Needed:

- None.

Additional Recommendations:

- The septic tank should be pumped every 2-1/2 years with full-time usage.

The septic system as a whole was functioning properly at the time of the septic inspection.²



Please see attached invoice for billing.

Dated 3/30/22

² This report only describes the way the system worked at the time of the inspection. Septic systems are an underground item, therefore their condition is difficult to determine, and no prediction can be made as to if or when a system might fail. No warranty or guarantee for trouble-free operation is implied. Variables such as the age of the system, number of occupants and their habits, whether the house is vacant, used full or part time, maintenance, neglect or abuse, lot size, slope, soil type, grading, trees and vegetation, faulty plumbing, physical damage, etc. are all factors that affect how a septic system can and will function. All tanks require pumping maintenance.