WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. / Street, City, Zip	Date of Inspection	No. of Pages
1595 Zephyr Ave, El Cajon, CA 92021-3565	08/31/2023	4

Kelly&Justin Termite & Pest Control,Inc. 625 El Monte Rd El Cajon, CA 92020 (619) 441-PEST (7378)		Ordered By: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021 619-889-6879
Firm Registration No. PR # 8682	Report No. 706-1	Escrow No.
Property Owner: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021 619-889-6879	Party of Interest: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021 619-889-6879	Report Sent To: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021

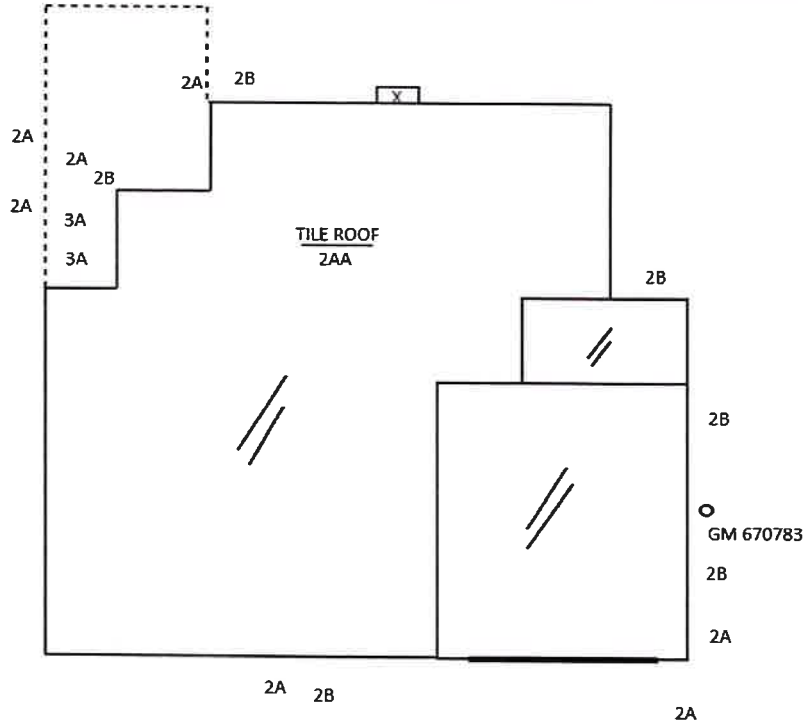
COMPLETE REPORT ☐ LIMITED REPORT ☑ SUPPLEMENTAL REPORT ☐ REINSPECTION REPORT ☐

General Description:	Inspection Tag Posted:
2 Story Single family residence Tile roof Frame and stucco construction Attached garage	Exterior
	Other Tags Posted:

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 / Dry rot ☑ 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.



Inspected By Hermann, Kelly **State License No** OPR11935 **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. To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Suite 1500, Sacramento, CA 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.

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DISCLAIMER

INSPECTION DISCLAIMERS

The following areas were NOT inspected, as indicated in section #1990 of the Structural Pest Control Act and Rules and Regulations:
Furnished interiors, inaccessible attics, insulated attics, and portions thereof; the interior of hollow walls, spaces between floor or porch deck and the ceiling or soffit below; stall showers over finished ceilings; such structural segments as porte cocheres, enclosed bay windows, buttresses and similar areas to which there is no access without defacing or tearing out lumber, masonry and finished work, or built in cabinet work. floor beneath coverings, areas where storage conditions or locks makes inspection impractical.
KELLY AND JUSTIN TERMITE AND PEST CONTROL, INC is not a licensed roofing firm, if any interested party desires further information, a licensed roofer should be consulted. 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.
Second story eaves and eaves requiring an extension ladder are considered inaccesible for inspection. If visual inspection indicates possible wood destroying evidence then further inspection will be performed or recommended. Any related findings and recommendations will be listed above.
All fences are excluded from this report unless noted below.
This inspection pertains to the specific address or addresses ind cated above and does not include any attached or adjacent units.
If the structure(s) has a slab floor and no visible signs of subterranean termites were found, there is no future guarantee. Floor coverings may conceal cracks in the slab that will allow subterranean termites to enter. Infestation in the walls may be concealed by plaster so that diligent inspections may not disclose the true condition. Those areas are not practicable to inspect because of damage to the structure, or inconvenience. They were not inspected unless described in this report. We recommend further inspection if there is any question about the noted areas.
This proposal does not include painting or decoration in the process of the work being performed. Items recommended will be replaced as close as possible to original but are not guaranteed to match.
Second story stall showers are inspected not water tested, unless there is evidence of leaks in the ceiling below. Sunken to below grade showers or tubs are not tested due to their construction.

TREATMENT DISCLAIMERS:

When fumigation is recommended we will exercise all due care but assume no responsibility for damage to shrubbery, trees, plants, TV antennas or roof.
A fumigation notice will be left with or mailed to the owner of this property, or his designated agent that states among other things, that all food and medicine must be bagged or removed from the premise prior to the fumigation.
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 exercise care but assume no responsibility for cracks, chipping or other damage to floor coverings. We do not re-lat carpet.
We assume no responsibility for damage to any plumbing, gas or electrical lines, etc., in the process of pressure treatment under concrete slab areas.
If it is found that damage extends into previously inaccesible areas, or areas concealed by furniture, personal belongings, etc., a supplemental report will be issued as to finding and additional costs.

MOLD DISCLAIMERS:

This report is limited to building on diagram only. Other buildings on property are not included in this inspection report. 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 contractor's state license board. This property was not inspected for the presence or absence of health related molds or fungi. By California law we are neither qualified, authorized nor licensed for health related molds or fungi.If you desire information about the presence or absence of health related molds or fungi, you should contact an industrial hygienist.

Building No.	Street, City, Zip	Date of Inspection	Report No.
1595	Zephyr Ave, El Cajon, CA 92021-3565	08/31/2023	706-1

DRYWOOD TERMITES

Item2A

FINDING: EVIDENCE OF DRYWOOD TERMITES NOTED IN EAVES OF RESIDENCE, SEE DIAGRAM.
** This is a Section 1 Item **

$1,860.00

RECOMMENDATION:

Vacate premises and fumigate with Vikane gas for the extermination of drywood termite infestations and infections. Air out the structure to make available for occupancy. Remove or cover accessible evidence of infestation. The fumigation cannot be done in strong winds or rain and will be rescheduled if there is inclement weather. It is the responsibility of the property owner/agent to make sure all plant life around structure is properly cut back in order to facilitate tarps during fumigation.
Kelly & Justin Termite & Pest Control Inc will make arrangements with SDG&E to have gas turned off. It is the property owner/agent's responsibility to call SDG&E to make arrangements to have the gas turned back on. Please call SDG&E in advance to ensure gas is restored.
It is imperative that the electricity is on. If the electricity is off when the fumigation crew arrives, the fumigation will be rescheduled.
Kelly & Justin Termite & Pest Control Inc does not offer any reimbursement to the owner and/or tenant for any out of pocket expenses accrued during the fumigation process.
FUMIGATION GUARANTEE FOR TWO YEARS.
ALL FUMIGATIONS CANCELLED LESS THAN 3 BUSINESS DAYS PRIOR TO SCHEDULED FUMIGATION DATE WILL BE SUBJECT TO A CANCELLATION FEE OF 25%.

DRYWOOD TERMITES

Item2B

FINDING: EVIDENCE OF DRYWOOD TERMITE DAMAGE NOTED IN EAVES OF RESIDENCE, SEE DIAGRAM.
** This is a Section 1 Item **

RECOMMENDATION:

Remove and replace or repair drywood termite damaged wood as needed. Work completed by Kelly & Justin Termite & Pest Control Inc guaranteed for one year. If certification is required Kelly & Justin Termite & Pest Control Inc must re-inspect work completed by others. Kelly & Justin Termite & Pest Control Inc does not guarantee work completed by others. Kelly & Justin Termite & Pest Control Inc will apply primer coat, but cannot be responsible for match of color. If during the course of repair work, fungus and/or termite damage extends into inaccessible areas, there may be an additional charge for repairs. Kelly & Justin Termite & Pest Control Inc will contact you about additional charges if any CALL OFFICE FOR QUOTE.

DRYWOOD TERMITES

Item2AA

FINDING: STRUCTURE HAS TILE ROOF, SEE DIAGRAM.
** This is a Information/Note Item **

$350.00

RECOMMENDATION:

Kelly & Justin Termite & Pest Control Inc will agree to repair and/or replace the tile roof coverings broken during the course of fumigation.
Prior to fumigation a count of existing broken and/or cracked tiles will be made. Exact match of the color cannot be guaranteed. The existing tile has been bleached by the elements. Therefore, the new tile may differ slightly. If the manufacturer has discontinued the tile, we may replace it with tile that differs slightly.

FUNGUS/ DRYROT

Item3A

FINDING: FUNGUS DAMAGE NOTED IN BALCONY HEADER OF RESIDENCE, SEE DIAGRAM.
** This is a Section 1 Item **

RECOMMENDATION:

Building No.	Street, City, Zip	Date of Inspection	Report No.
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Remove and replace fungus damaged wood as needed. Work completed by Kelly & Justin Termite & Pest Control Inc guaranteed for one year. If certification is required Kelly & Justin Termite & Pest Control Inc must re-inspect work completed by others. Kelly & Justin Termite & Pest Control Inc does not guarantee work completed by others. Kelly & Justin Termite & Pest Control Inc will apply primer coat, but cannot be responsible for match of color. If during the course of repair work, fungus and/or termite damage extends into inaccessible areas, there may be an additional charge for repairs. Kelly & Justin Termite & Pest Control Inc will contact you about additional charges if any. CALL OFFICE FOR QUOTE.

INSPECTION FEE : $0.00
OTHERS TOTAL : $2,210.00

This report is **limited to the items shown on 1-11** Areas Inspected. No other items were inspected at this time. It is recommended that a full inspection be performed on the entire structure.

1-SUB AREAS (soil conditions, accessibility, etc) SLAB
2-STALL SHOWER (water tested? leaks? etc) NOT TESTED
3-FOUNDATIONS (type, relation to grade, etc) NOT INSPECTED
4-PORCHES/STEPS NOT INSPECTED
5-VENTILATION (type, relation to grade, etc) NOT INSPECTED
6-ABUTMENTS (stucco walls, columns, arches, etc) NOT INSPECTED
7-ATTICS (accessibility, insulation, etc) NOT INSPECTED
8-GARAGES (type, accessibility, etc) ATTACHED NOT INSPECTED
9-DECKS/PATIOS NOT INSPECTED
10-INTERIOR NOT INSPECTED
11-EXTERIOR LIIMITED INSPECTION

****NOTE**** Itemized cost estimates are valid only if ALL work is completed by Kelly & Justin Termite & Pest Control Inc. Prices may vary if partial items are requested. Call office for pricing. Prices may change without notice, unless scheduled within thirty days of report.

****NOTE**** Under the Mechanic's Lien Law, any structural pest control company which contracts to do work for you, any contractor, subcontractor, laborer, supplier or any other person who helps improve your property, but is not paid for his or her work or supplies, has the 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 indebtness. This can happen even if you have paid your own contractor in full, if the subcontractor, laborer, or supplier remains unpaid.

****NOTE**** The charge for service that this company subcontracts to another registered company may include the company's charges fr arranging and administering such services that are in addition to the direct costs associated with paying the subcontractor. You may accept Kelly & Justin Termite & Pest Control Inc bid or you can contract with another registered company licensed to perform the work.
If you choose to conrtact directly with another registered company, Kelly & Justin Termite & Pest Control Inc will not in any way be responsible for any act or omission in the performance of any work that you directly contract with them to perform.

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
1595	Zephyr Ave , El Cajon, CA 92021-3565	10/4/2023

Kelly&Justin Termite & Pest Control,Inc.
625 El Monte Rd
El Cajon, CA 92020

Ordered By:
Susan Hamilton
1595 Zephyr Ave
El Cajon, CA 92021
619-889-6879

Firm Registration No. PR # 8682	Report No. 706-	Escrow No.
Property Owner: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021 619-889-6879	Party of Interest: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021 619-889-6879	Completion Sent To: Susan Hamilton 1595 Zephyr Ave El Cajon, CA 92021

The following recommendations on the above designated property, as outlined in Wood Destroying Pests and Organisms Inspection Report dated 08/31/2023 **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:

2A.1, 2AA.1

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:

Requested By

Cost of work completed:

Cost: $2210.00
Inspection Fee: $0.00
Other: $0.00
Total: $2210.00
Other Fee Note:

Recommendations not completed by this firm:

3A.1, 2B.1

Estimated Cost: $ .00

Remarks:

Fumigation guarantee for three years.

Signature

You are entitled to obtain copies of all reports and completion notices on this property reported to the Board during the preceding two years upon payment of a search fee to: Structural Pest Control Board, 2005 Evergreen Street, Suite 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. 43M-44 (Rev.10/01)

MAKE CHECK PAYABLE TO:

Kelly Justin Termite & Pest Control Inc.
Let our bugs do the walking

625 El Monte Rd
El Cajon, CA 92020
(619) 441-PEST (7378)

PLEASE FILL OUT BELOW IF PAYING BY CREDIT CARD

VISA MasterCard

CARD NUMBER	EXP. DATE
SIGNATURE	AMOUNT PAID

ADDRESSEE

☐ *Please check if address below is incorrect and indicate change on reverse side*

Susan Hamilton
1595 Zephyr Ave
El Cajon, CA 92021-3565

ACCOUNT NUMBER	DATE	BALANCE
706	10/9/2023	$2,210.00

Kelly&Justin Termite & Pest Control,Inc.
625 El Monte Rd
El Cajon, CA 92020

00000000007063001000000000221300000022100045

Please Return this portion with your payment

Invoice 3378

Date	Description	Quantity	Amount	Tax	Total
1595 Zephyr Ave El Cajon, CA 92021-3565					
10/9/2023	Fumigation		$2210.00	$0.00	$2210.00

Discount $0.00

Adjustment $0.00

Account# 706

Lic#: PR 8682

AMOUNT DUE

$2210.00



SUSAN J BOTTICELLI
619-441-8473
5970 LA JOLLA CORONA DRIVE
LA JOLLA, CA 92037

90-7162/3222

4066

DATE 11-13-23

PAY TO THE ORDER OF Kelly and Justin Tomite $ 2210 -

twenty two hundred ten and no/100 DOLLARS

Security Features Included. Details on Back.

CHASE
JPMorgan Chase Bank, N.A.
www.Chase.com

MEMO 1595 Zephyr renting

Susan J. Hamilton

MP

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