



# TrueCall Inspections

825 Dorothy Houston Texas  
**(713) 870-8889**



*This Professional Inspection Report Has Been Prepared Exclusively For:*

*Traci Meloncon*

*526 Bienville Ln Houston TX 77015*

*Inspector: Kenneth Scott TREC #20728*

**TrueCall Inspections**  
825 Dorothy Houston Texas  
**(713) 870-8889**  
kenscott53@gmail.com

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**PROPERTY INSPECTION REPORT**

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**Prepared For:** Traci Meloncon 832-262-6641  
(Name of Client)

**Concerning:** 526 Bienville Ln, Houston, TX 77015  
(Address or Other Identification of Inspected Property)

**By:** Kenneth Scott TREC#20728 Jul 07, 2021  
(Name and License Number of Inspector) (Date)

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(Name, License Number and Signature of Sponsoring Inspector, if required)

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**PURPOSE, LIMITATIONS AND INSPECTOR / CLIENT RESPONSIBILITIES**

This property inspection report may include an inspection agreement (contract), addenda, and other information related to property conditions. If any item or comment is unclear, you should ask the inspector to clarify the findings. It is important that you carefully read ALL of this information.

This inspection is subject to the rules (“Rules”) of the Texas Real Estate Commission (“TREC”), which can be found at [www.trec.state.tx.us](http://www.trec.state.tx.us).

The TREC Standards of Practice (Sections 535.227-535.233 of the Rules) are the minimum standards for inspections by TREC-licensed inspectors. An inspection addresses only those components and conditions that are present, visible, and accessible at the time of the inspection. While there may be other parts, components or systems present, only those items specifically noted as being inspected were inspected. The inspector is NOT required turn on decommissioned equipment, systems, utility services or apply an open flame or light a pilot to operate any appliance. The inspector is NOT required to climb over obstacles, move furnishings or stored items. The inspection report may address issues that are code-based or may refer to a particular code; however, this is NOT a code compliance inspection and does NOT verify compliance with manufacturer’s installation instructions. The inspection does NOT imply insurability or warrantability of the structure or its components. Although some safety issues may be addressed in this report, this inspection is NOT a safety/code inspection, and the inspector is NOT required to identify all potential hazards.

In this report, the inspector shall indicate by checking the appropriate boxes on the form, whether each item was inspected, not inspected, not present or deficient and explain the findings in the corresponding section in the body of the report form. The inspector must check the Deficient (D) box if a condition exists that adversely and materially affects the performance of a system or component or constitutes a hazard to life, limb or property as specified by the TREC Standards of Practice. General deficiencies include inoperability, material distress, water penetration, damage, deterioration, missing components, and unsuitable installation. Comments may be provided by the inspector whether or not an item is deemed deficient. The inspector is not required to prioritize or emphasize the importance of one deficiency over another.

Some items reported may be considered life-safety upgrades to the property. For more information, refer to Texas Real Estate Consumer Notice Concerning Recognized Hazards or Deficiencies below.

THIS PROPERTY INSPECTION IS NOT A TECHNICALLY EXHAUSTIVE INSPECTION OF THE STRUCTURE, SYSTEMS OR COMPONENTS. The inspection may not reveal all deficiencies. A real estate inspection helps to reduce some of the risk involved in purchasing a home, but it cannot eliminate these risks, nor can the inspection anticipate future events or changes in performance due to changes in use or occupancy. It is recommended that you obtain as much information as is available about this property, including any seller’s disclosures, previous inspection reports, engineering reports, building/remodeling permits, and reports performed for or by relocation companies, municipal inspection departments, lenders, insurers, and appraisers. You should also attempt to determine whether repairs, renovation, remodeling, additions, or other such activities have taken place at this property. It is

not the inspector's responsibility to confirm that information obtained from these sources is complete or accurate or that this inspection is consistent with the opinions expressed in previous or future reports.

**ITEMS IDENTIFIED IN THE REPORT DO NOT OBLIGATE ANY PARTY TO MAKE REPAIRS OR TAKE OTHER ACTIONS, NOR IS THE PURCHASER REQUIRED TO REQUEST THAT THE SELLER TAKE ANY ACTION.** When a deficiency is reported, it is the client's responsibility to obtain further evaluations and/or cost estimates from qualified service professionals. Any such follow-up should take place prior to the expiration of any time limitations such as option periods.

Evaluations by qualified tradesmen may lead to the discovery of additional deficiencies which may involve additional repair costs. Failure to address deficiencies or comments noted in this report may lead to further damage of the structure or systems and add to the original repair costs. The inspector is not required to provide follow-up services to verify that proper repairs have been made.

Property conditions change with time and use. For example, mechanical devices can fail at any time, plumbing gaskets and seals may crack if the appliance or plumbing fixture is not used often, roof leaks can occur at any time regardless of the apparent condition of the roof, and the performance of the structure and the systems may change due to changes in use or occupancy, effects of weather, etc. These changes or repairs made to the structure after the inspection may render information contained herein obsolete or invalid. This report is provided for the specific benefit of the client named above and is based on observations at the time of the inspection. If you did not hire the inspector yourself, reliance on this report may provide incomplete or outdated information. Repairs, professional opinions or additional inspection reports may affect the meaning of the information in this report. It is recommended that you hire a licensed inspector to perform an inspection to meet your specific needs and to provide you with current information concerning this property.

#### **TEXAS REAL ESTATE CONSUMER NOTICE CONCERNING HAZARDS OR DEFICIENCIES**

Each year, Texans sustain property damage and are injured by accidents in the home. While some accidents may not be avoidable, many other accidents, injuries, and deaths may be avoided through the identification and repair of certain hazardous conditions. Examples of such hazards include:

- malfunctioning, improperly installed or missing ground fault circuit protection (GFCI) devices for electrical receptacles in garages, bathrooms, kitchens, and exterior areas;
- malfunctioning arc fault protection (AFCI) devices;
- ordinary glass in locations where modern construction techniques call for safety glass;
- malfunctioning or lack of fire safety features such as smoke alarms, fire-rated doors in certain locations, and functional emergency escape and rescue openings in bedrooms;
- malfunctioning carbon monoxide alarms;
- excessive spacing between balusters on stairways and porches;
- improperly installed appliances;
- improperly installed or defective safety devices; and
- lack of electrical bonding and grounding.

To ensure that consumers are informed of hazards such as these, the Texas Real Estate Commission (TREC) has adopted Standards of Practice requiring licensed inspectors to report these conditions as "Deficient" when performing an inspection for a buyer or seller, if they can be reasonably determined.

These conditions may not have violated building codes or common practices at the time of the construction of the home, or they may have been "grandfathered" because they were present prior to the adoption of codes prohibiting such conditions. While the TREC Standards of Practice do not require inspectors to perform a code compliance inspection, TREC considers the potential for injury or property loss from the hazards addressed in the Standards of Practice to be significant enough to warrant this notice.

Contract forms developed by TREC for use by its real estate licensees also inform the buyer of the right to have the home inspected and can provide an option clause permitting the buyer to terminate the contract within a specified time. Neither the Standards of

Practice nor the TREC contract forms require a seller to remedy conditions revealed by an inspection. The decision to correct a hazard or any deficiency identified in an inspection report is left to the parties to the contract for the sale or purchase of the home.

INFORMATION INCLUDED UNDER "ADDITIONAL INFORMATION PROVIDED BY INSPECTOR", OR PROVIDED AS AN ATTACHMENT WITH THE STANDARD FORM, IS NOT REQUIRED BY THE COMMISSION AND MAY CONTAIN CONTRACTUAL TERMS BETWEEN THE INSPECTOR AND YOU, AS THE CLIENT. THE COMMISSION DOES NOT REGULATE CONTRACTUAL TERMS BETWEEN PARTIES. IF YOU DO NOT UNDERSTAND THE EFFECT OF ANY CONTRACTUAL TERM CONTAINED IN THIS SECTION OR ANY ATTACHMENTS, CONSULT AN ATTORNEY.

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**ADDITIONAL INFORMATION PROVIDED BY INSPECTOR**

Property inspected was:  
**Real Estate Office:** \_

Parties present at inspection:  
**Selling Agent:**

**Weather Condition at Time of Inspection**

Weather Condition during inspection:  
Outside temperature at Arrival: 89°

Outside temperature at Departure: 89°

Cost of inspection services: \$325.00

paid at: **DUE**

Important Limitations and Disclaimers

This Property Inspection Report reports on only the items listed and only on the current condition of those items as of the date of inspection. This report reflects only if the items inspected are observed to be "operable" or "inoperable" at the time of inspection; that is whether such items are observed to serve the purpose for which they are ordinarily intended, at this time. This report reflects only those items that are reasonably observable at the time of inspection. NO REPRESENTATION OR COMMENT is made concerning any latent defect or defects not reasonably observable at the time of the inspection or of items which require the removal of major or permanent coverings. For example, but without limitation, recent repairs, painting or covering may conceal prior or present leak damage which is not reasonably observable by the inspector and no representation or comment can be made. NO REPRESENTATION IS MADE CONCERNING ANY OTHER CONDITION OR THE FUTURE PERFORMANCE OF ANY ITEM. NO REPRESENTATION IS MADE AS TO ITEMS NOT SPECIFICALLY COMMENTED UPON. ALL WARRANTIES, EXPRESSED OR IMPLIED, NOT SPECIFICALLY STATED HEREIN ARE EXCLUDED AND DISCLAIMED. If a comment is made concerning the condition of any item, the Client is URGED to contact a qualified SPECIALIST to make further inspections or evaluations of that item. Client must notify TrueCall Inspections in writing of any complaints within seven (7) days of the date of inspection and must thereafter allow prompt re-inspection of the item in question. Otherwise, all claims for damages arising out of such complaint are waived by Client. If Client institutes any legal action concerning this inspection, and fails to prevail on all causes of action alleged, Client shall be liable to TrueCall Inspections for all of its attorney's fees incurred in such action. Actual damages for any breach of contract or warranty, negligence or otherwise are limited to the amount of the inspection fee paid. The Client, by accepting this Report or relying upon it in any way, expressly agrees to these Limitations and Disclaimers.

For more information concerning your rights, contact the Consumer Protection Division of the Attorney General's Office, your local District or County Attorney, or the attorney of your choice.

**I FULLY and COMPLETELY understand that this inspection is not a warranty or guarantee.** This inspection is essentially visual, it is not technically exhaustive, and it does not imply that every defect will be discovered. It is only a statement of opinion and/or condition as of and on this date.

CLIENT SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

Report Identification: 526 Bienville Ln Houston TX 77015

INSPECTED BY: Kenneth Scott TREC#20728

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I=Inspected      NI=Not Inspected      NP=Not Present      D=Deficient

I	NI	NP	D
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## I. STRUCTURAL SYSTEMS

### A. Foundations

Type of Foundation(s): Slab on grade.

Comments: *There are multiple sticking doors and there appears to be minor sloping from front to back. Front and back doors are sticking and front bedroom closet door would not close properly. There is also sloping from master bedroom to living room.*

(If all crawl space areas are not inspected, provide an explanation.)

Crawl Space inspected from:

Performance Opinion:

- At this time, the foundation appears to be supporting the structure and immediate significant repair needs are not evident.
- Prior to closing, the foundation should be inspected by a qualified structural engineer, familiar with the soils and construction methods of the region, in order to determine if permanent repairs are required.

Additional Notes (An opinion on performance is mandatory):

### B. Grading and Drainage

Comments: *There is no sloping away from your slab, and multiple trees, and bushes are growing very close to your slab. There should be a 6 inch slope in the first 10 feet away from your slab.*

- No evidence of water penetration observed at this time
- Water spots evident     Appears to have been repaired

Drainage:

Additional Notes:

### C. Roof Covering Materials

Type(s) of Roof Covering: shingles

Viewed From: ground with zoom lens

Comments: *Multiple areas sloping. Decking appears to have gotten wet. Did not find an active leak, but decking underneath has water stains. See pic.*

Condition:

- Ridge shingles cracked / missing / loose
- Shingles cracked / missing / loose / damaged / worn / aged
- Valley in need of repair                       Starter strip missing / improperly installed
- Fasteners improperly installed     Fasteners not viewed     Nails or staples exposed
- Caulking needed                                       Small holes or openings

Gutters:                       Bent Sections     Debris

Downspouts:     Missing                       Extension/splash block missing

**Note:** This inspection does not warrant against future roof leaks.

Additional Notes: *(This inspector is not a roofing expert. Client should have a roofing company inspect the roof for further evaluation if the Client so chooses)*

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**D. Roof Structure and Attics**

Viewed From: Walked safe areas

Comments: Multiple areas could use thicker insulation. A lot of debris ( fan parts, cut up carpet)

**Approximate Average Thickness of Vertical Insulation:**

Attic Ventilation Type: soffit vents, and ridge vents

Attic

Attic Insulation: blown

Roof

Ventilation observed:    yes      Condition:    good

Ridge / Rafter sag noted       Water leaks noted       Previous repairs noted

Vermin activity noted

Additional Notes:

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**E. Walls (Interior and Exterior)**

Comments: Rotted wood on exterior, and a build up under kitchen sink. See pics.

Prevalent exterior siding: Brick

Interior Wall:

Water stains / damage       Small drywall cracks       Large drywall cracks  
 Mildew       Holes       Previous repairs noted

Exterior Wall

Water stains / damage       Small cracks       Large cracks  
 Weepholes missing / blocked       Rotted / exposed wood  
 Previous repairs noted  
 Paint chipping       Damage to trim, door, siding

Additional Notes:



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**F. Ceilings and Floors**

Comments: *Multiple cracked tile and grout missing see pics.*

- Water stains / damage
- Tiles – cracked / damaged / loose / missing
- Vinyl damage
- Holes and openings
- Slight sloping
- Rotting evident

Additional Notes:

**Ceilings:**

**Floors:**



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**G. Doors (Interior and Exterior)**

Comments: *Multiple doors sticking. Front and back doors.*

Interior:

- Damage Location(s): [ ]
- Holes and openings [ ]
- Rotting evident [ ]
- Not closing properly [ ]
- Hardware damage / inoperative [ ]
- Gaskets [ ]

Exterior:

- Damaged Location(s): [ ]
- Hollow [ ]
- Holes and openings [ ]
- Rotting evident [ ]
- Not closing properly [ ]
- Hardware damage/inoperative [ ]
- Weather-stripping [ ]

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Garage Door:  
 Damaged       Bent panel       Entry door damaged  
 Additional Notes: **no garage door opener.**

**H. Windows**

Comments: **Multiple screens torn or bent or missing.**  
 Evidence of water penetration:       Window inoperative       Cracked window        
 Broken window  
 Moisture between panes       Missing pane       Caulking/glazing needed  
 Locations: [   ]  
 Screens:  
 Torn       Bent       Holes       Missing  
 Additional Notes:

**I. Stairways (Interior and Exterior)**

Comments:  
 Excessive spacing between balusters on stairways and porches\_\_\_\_\_

**J. Fireplace and Chimneys**

Comments: **Brick surround cracked in multiple places.**  
 Type of fireplace gas logs      Fuel Source: gas  
 Damper: **Not staying in place**  
 Firebox:  
 Mortar missing behind face bricks       Mortar missing rear wall  
 Cracks/Lintel       Soot build-up  
 Poor draft evident       Hearth insufficient/damage  
**Chimney:**  
 Crumbling brick       Damaged/missing cap  
 Spark arrestor missing       Insufficient height/clearance  
 Additional Notes:



**K. Porches, Balconies, Decks, and Carports**

Comments: **Trip hazard on back deck.**  
 Rotting evident       Insect Damage       Wood/soil contact  
 Trip Hazard       Loose boards       Handrail/railing missing/damaged  
 Areas inaccessible

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- Excessive spacing between balusters on stairways and porches

Note: Structural load capabilities were not inspected

Additional Notes:



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**L. Other**

Comments:

- Improperly installed appliances

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I NI NP D

II. ELECTRICAL SYSTEMS

A. Service Entrance and Panels

Comments: No AFCI or GFCI breaker present. No panel labeling and no contact grease on entry cables.

- Main panel location: BR Improper panel location
Panel Condition: Good Inadequate panel labeling
Burned wires Double-lugging Defective breakers

- Type of wiring: Copper
ARC Fault (Refer to OP-I form)
ARC Outlet location(s): Missing Not tripping

- Grounding Electrode present: yes
Note: All systems in the house could not be verified for bonding.
Due to defects observed, recommend service and complete system check by licensed electrician
Due to aluminum wiring being found, recommend service and complete system check by licensed electrician
Lack of electrical bonding and grounding, and lack of bonding on gas piping, including corrugated stainless steel tubing (CTTS).

Additional Notes:

B. Branch Circuits, Connected Devices, and Fixtures

Type of Wiring: copper
Comments: There are 2 prong and 3 Prong outlets. Also there are multiple outlets with open grounds. Smoke detection not working.

- Receptacle Type: 2 prong 3 prong aluminum wiring observed
Ground Fault Circuit Interrupter (GFCI) (Refer to OP-I form)
GFCI Outlet location(s): Bathroom: Missing Not tripping
Kitchen: Missing Not tripping
Wet Bar: Missing Not tripping
Garage: Missing Not tripping
Exterior: Missing Not tripping

- GFCI Reset Location(s): Loose / broken / inoperative outlet
Loose / broken / inoperative switch
Loose / broken / inoperative light
Smoke detector inoperative Ceiling fan inoperative
Improper wiring Exposed wire Double-lugging
Reverse Polarity Open ground
Wire splices / open junction boxes Voltage drop detected
Malfunctioning carbon monoxide alarms.

Additional Notes:

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I NI NP D

### III. HEATING, VENTING, AND AIR-CONDITIONING SYSTEMS

#### A. Heating Equipment

Type of Systems: Split system

Energy Sources: Gas

Comments: **Missing gas drip loop, primary drain pan rusted out.** System did meet delta rating.

- Heat pumps were not inspected since outside temperature is above 70°F
  - Heating unit(s) were inspected but were not operated since the ambient temperature exceeds 70°F.
- Normal Δ range 30° - 50°**

Unit 1:

- |                      |   |  |   |
|----------------------|---|--|---|
| Thermostat Location: | Hall  |  |   |
| Condition:           | <input type="checkbox"/> Loose                      | <input type="checkbox"/> Not level                       | <input type="checkbox"/> Not registering properly |
| Filter Type:         | Condition:  | Size:  |   |
| Gas:                 | <input type="checkbox"/> Rust on burner             | <input type="checkbox"/> Flame inconsistent              | <input type="checkbox"/> Pilot not lit            |
|                      | <input type="checkbox"/> Improper venting           | <input type="checkbox"/> Copper gas line                 | <input type="checkbox"/> No gas shut-off          |
|                      | <input type="checkbox"/> Gas leak                   | <input type="checkbox"/> Air blowing in burner chamber   |   |
|                      | <input type="checkbox"/> Gas line not supported     |  |   |
| Electric:            | <input type="checkbox"/> Not on                     | <input type="checkbox"/> Inoperable                      |   |
| Blower:              | <input type="checkbox"/> Fan loose                  | <input type="checkbox"/> Limit switch missing/inoperable | <input type="checkbox"/> Noisy                    |
|                      | <input type="checkbox"/> Burned wires inside blower |  |   |

Additional Notes:

Due to defects observed, recommend service by qualified H.V.A.C Service Company  
 Note: Gas fired heat exchangers cannot be thoroughly inspected for deficiencies without disassembly. **RECOMMEND MAINTENANCE AND SERVICE PRIOR TO USE.**



#### B. Cooling Equipment

Type of System: Central

Comments: **A/C meets delta range, but primary drain pan rusted out.**

- Heat pumps are operated in one mode only
- Air conditioning unit(s) were inspected but were not operated since the ambient temperature is below 60°F

**Normal Δ range 15° - 21°**



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Unit 1:

- High/low differential (Temperature differential should fall between 15°F & 20°F for proper cooling)
- Compressor:     Not on                       Not level                       Not shutting off
- Improper clearance     Fin damage                       Inoperative
- Condenser:     Fan not on     Coils need cleaning     Noisy
- Condensate Drain:
- Primary:     Clogged             No trap                       Not insulated
- Tray debris / standing water / rust     Tray leak
- Secondary:  Does not exist             Not readily visible
- Location: [    ]
- Freon line:     Insulation missing / damaged     Refrigerant leak possible
- Location:

Additional Notes:

Due to defects observed, recommend service by qualified H.V.A.C Service Company  
 Note: RECOMMEND MAINTENANCE AND SERVICE PRIOR TO USE.



**C. Duct Systems, Chases and Vents**

Comments: Performing as intended.

- Openings evident (return)     Openings evident (supply)
- Covering(s) torn / missing

Additional Notes:



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### IV. PLUMBING SYSTEM

**A. Plumbing Supply, Distribution Systems and Fixtures**

Location of water meter: FL

Location of main water supply valve: FL of house

Static water pressure reading: 62psi

Comments: *Multiple fixtures broke are missing. See pics.*

**Note:** Water pressure reported was a cursory test, the pressure can vary throughout the day.

Type of supply lines: galvanized

Anti Siphon / Back Flow / Air Gap(s): **Missing**

Fixture Shut Off Valves:

- Kitchen Sink:  Faucet leak  Drain leak  Spray leak  
 Sink leak  Drain slow  Low / no pressure

Additional Notes:

- Bar/utility Sink:  Faucet leak  Drain leak  Spray leak  
 Sink leak  Drain slow  Low / no pressure

Additional Notes:

- Bar/utility Sink:  Faucet leak  Drain leak  Spray leak  
 Sink leak  Drain slow  Low / no pressure

Additional Notes:

Hall:

Bath Sinks:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Stopper missing/non-functioning

Bathtubs:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Stopper missing/non-functioning  
 Diverter leak  Diverter non-functioning  
 Grout/caulk missing  Water damage

Shower:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Head leak  Pan leak  
 Door not closing properly  Water damage  Grout/caulk missing

Commodes:

- Loose on floor  Fills slow  Not flushing properly  Leaking  
 Not turning off

Additional Notes:

Master

Bath Sinks:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Stopper missing/non-functioning

Bathtubs:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Stopper missing/non-functioning  
 Diverter leak  Diverter non-functioning  
 Grout/caulk missing  Water damage

Shower:

- Drain leak  Slow drain  Faucet leak  Faucet/knob missing  
 Faucet/knob damaged  Head leak  Pan leak  
 Door not closing properly  Water damage  Grout/caulk missing

Commodes:

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- Loose on floor
- Fills slow
- Not flushing properly
- Leaking
- Not turning off

Additional Notes:

3rd

Bath Sinks:

- Drain leak
- Slow drain
- Faucet leak
- Faucet/knob missing
- Faucet/knob damaged
- Stopper missing/non-functioning

Bathtubs:

- Drain leak
- Slow drain
- Faucet leak
- Faucet/knob missing
- Faucet/knob damaged
- Stopper missing/non-functioning
- Diverter leak
- Diverter non-functioning
- Grout/caulk missing
- Water damage

Shower:

- Drain leak
- Slow drain
- Faucet leak
- Faucet/knob missing
- Faucet/knob damaged
- Head leak
- Pan leak
- Door not closing properly
- Water damage
- Grout/caulk missing

Commodes:

- Loose on floor
- Fills slow
- Not flushing properly
- Leaking
- Not turning off

Additional Notes:

Outside Faucets:

- Leak
  - Inoperative
  - Missing/broken handle
  - Missing anti-siphon
- Location:
- Front
  - Rear
  - Side

Additional Notes:



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**B. Drain, Wastes and Vents**

Comments: *Partially inspected. Missing multiple fixtures.*

Type of waste lines: pvc

Additional Notes:

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**C. Water Heating Equipment**

Energy Source: gas

Capacity: 40 gal

Comments: *Temperature pressure valve stuck, did not force. No safety pan installed.*

(Refer to OP-I form)

Unit 1:

Location: garage

Safety Pan and Drain Installed:

Garage Unit(s): Physically Protected: 18 inch Floor Clearance: Corrosion at supply connections:

Leak

Temperature & Relief Valve (TPR): not tested

Gas Unit:

Gas Shut Off Valve:

Branch Line:

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Improper venting:

Additional Notes:      Electric Unit: Improper wiring:      Inoperative heating element:

- 

**D. Hydro-Massage Therapy Equipment**

Comments:

GFCI condition:      GFCI Reset Location:

Underside of tub readily accessible:

- Leak       Switches loose       Unsafe location
- Debris in port openings

Additional Notes:

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**E. Other**

Comments:

- Improperly installed of defective safety devices.

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## V. APPLIANCES

### A. Dishwashers

Comments: *not working*

Checked and tested @ [##]°

- Inoperative       Leak       High loop missing       Noisy
- Soap tray defective       Rust       Rollers missing       Trays damaged
- Loose in cabinet       Door damage

Additional Notes:

### B. Food Waste Disposers

Comments: *hammers stuck, not working.*

- Inoperative       Leak       Stuck hammers       Poorly secured
- Vibration       Noisy       Damaged splash guard

Additional Notes:

### C. Range Hood and Exhaust Systems

Comments: *Blower works , but no light.*

- Filter Missing       Vents into attic       Inoperative
- Damaged switches       No Light       Noisy

Additional Notes:

### D. Ranges, Cooktops, and Ovens

Comments: *Performing as intended, but no emergency gas shut off. Oven not working*

Type of Range/ Cooktop: gas

Type of Oven: electric

Gas Shut Off Valve: none

Branch Line: galvanized

- No gas shut-off in room       Gas leak       Anti-tip missing

Cooktop:

- Not lighting off pilot       Right front       Left front       Right rear       Left rear
- Damaged/missing knobs       Right front       Left front       Right rear       Left rear
- Improper heating       Right front       Left front       Right rear       Left rear

- Oven:  Door damage       Inoperative door latch       Inadequate door seal
- Inoperative light       Clock inoperative       Broiler non-functioning

Thermostat set at 350°F      Achieved: Oven 1 [##]°F      Oven 2 [##]°F

- High/low differential

Additional Notes:

### E. Microwave Ovens

Comments:

- Light inoperative       Door seal damage       Microwave inoperable
- Does not heat properly       Door handle missing/damaged

Additional Notes:

### F. Mechanical Exhaust Vents and Bathroom Heaters

Comments: *No exhaust fans present.*

- Exhaust fan inoperative       Noisy       Exhaust fan light inoperative
- Cover missing       Damaged       Condensation / vent problems
- Heater inoperative       Improper heater location

Additional Notes:

I=Inspected      NI=Not Inspected      NP=Not Present      D=Deficient

I	NI	NP	D
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**G. Garage Door Operators**

*Comments: Not present.*

Auto reverse block test acceptable:

Electric eye reverse test acceptable:

Improper sensor height (more than six inches above garage floor)

Opener Inoperative       Opener Damaged

Additional Notes:

**H. Dryer Exhaust Systems**

*Comments: Not connected, But is free of debris and vented out properly.*

**I. Other**

*Comments:*

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I=Inspected      NI=Not Inspected      NP=Not Present      D=Deficient

I	NI	NP	D
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### VI. OPTIONAL SYSTEMS

- A. Landscape Irrigation (Sprinkler) Systems**  
*Comments:*
  
- B. Swimming Pools, Spas, Hot Tubs and Equipment**  
*Type of Construction:*  
*Comments:*
  
- C. Outbuildings**  
*Comments:*
  
- D. Private Water Wells**      (A coliform analysis recommended.)  
*Type of Pump:*  
*Type of Storage Equipment:*  
*Comments:*  
Location of Well:  
System tested: minutes  
Type of Well:  
Coliform test performed by [    ]
  
- E. Private Sewage Disposal (Septic) Systems**  
*Type of System:*  
*Location of Drain Field:*  
*Comments:*  
System presently in use:
  
- F. Other:**  
*Comments:*