

TEXAS OFFICIAL WOOD DESTROYING INSECT REPORT

30410 Beyette Rd.
Inspected Address

Magnolia
City

77355
Zip Code

SCOPE OF INSPECTION

- A. This inspection covers only the multi-family structure, primary dwelling or place of business. Sheds, detached garages, lean-tos, fences, guest houses or any other structure will not be included in this inspection report unless specifically noted in Section 5 of this report.
B. This inspection is limited to those parts of the structure(s) that are visible and accessible at the time of the inspection. Examples of inaccessible areas include but are not limited to (1) areas concealed by wall coverings, furniture, equipment and stored articles and (2) any portion of the structure in which inspection would necessitate removing or defacing any part of the structure(s) (including the surface appearance of the structure). Inspection does not cover any condition or damage which was not visible in or on the structure(s) at time of inspection but which may be revealed in the course of repair or replacement work.
C. Due to the characteristics and behavior of various wood destroying insects, it may not always be possible to determine the presence of infestation without defacing or removing parts of the structure being inspected. Previous damage to trim, wall surface, etc., is frequently repaired prior to the inspection with putty, spackling, tape or other decorative devices. Damage that has been concealed or repaired may not be visible except by defacing the surface appearance. The WDI inspecting company cannot guarantee or determine that work performed by a previous pest control company, as indicated by visual evidence of previous treatment, has rendered the pest(s) inactive.
D. If visible evidence of active or previous infestation of listed wood destroying insects is reported, it should be assumed that some degree of damage is present.
E. If visible evidence is reported, it does not imply that damage should be repaired or replaced. Inspectors of the inspection company usually are not engineers or builders qualified to give an opinion regarding the degree of structural damage. Evaluation of damage and any corrective action should be performed by a qualified expert.
F. THIS IS NOT A STRUCTURAL DAMAGE REPORT OR A WARRANTY AS TO THE ABSENCE OF WOOD DESTROYING INSECTS.
G. If termite treatment (including pesticides, baits or other methods) has been recommended, the treating company must provide a diagram of the structure(s) inspected and proposed for treatment, label of pesticides to be used and complete details of warranty (if any). At a minimum, the warranty must specify which areas of the structure(s) are covered by warranty, renewal options and approval by a certified applicator in the termite category. Information regarding treatment and any warranties should be provided by the party contracting for such services to any prospective buyers of the property. The inspecting company has no duty to provide such information to any person other than the contracting party.
H. There are a variety of termite control options offered by pest control companies. These options will vary in cost, efficacy, areas treated, warranties, treatment techniques and renewal options.
I. There are some specific guidelines as to when it is appropriate for corrective treatment to be recommended. Corrective treatment may only be recommended if (1) there is visible evidence of an active infestation in or on the structure, (2) there is visible evidence of a previous infestation with no evidence of a prior treatment.
J. If treatment is recommended based solely on the presence of conducive conditions, a preventive treatment or correction of conducive conditions may be recommended. The buyer and seller should be aware that there may be a variety of different strategies to correct the conducive condition(s). These corrective measures can vary greatly in cost and effectiveness and may or may not require the services of a licensed pest control operator. There may be instances where the inspector will recommend correction of the conducive conditions by either mechanical alteration or cultural changes. Mechanical alteration may be in some instances the most economical method to correct conducive conditions. If this inspection report recommends any type of treatment and you have any questions about this, you may contact the inspector involved, another licensed pest control operator for a second opinion, and/or the Structural Pest Control Service of the Texas Department of Agriculture..

1A. Stull Pest Control chris@stullpestcontrol.com 1B. TPCL # 0788415
Name of Inspection Company SPCS Business License Number

1C. 11461 Lake Oak Drive Montgomery, TX 77356 (936) 445-9986
Address of Inspection Company City State Zip Telephone No.

1D. Chris Stull License # 0782600 (936) 445-9986
Name of Inspector (Please Print) 1E. Certified Applicator [checked] (check one )
Technician [ ]

2. NA Case Number (VA/FHA/Other) 3. August 12, 2020 Inspection Date

4A. Arleen Wise
Name of Person Purchasing Inspection Seller [ ] Agent [ ] Buyer [checked] Management Co. [ ] Other [ ]

4B. Unknown
Owner/Seller

4C. REPORT FORWARDED TO: Title Company or Mortgagee [ ] Purchaser of Service [checked] Seller [ ] Agent [checked] Buyer [ ]
(Under the Structural Pest Control regulations only the purchaser of the service is required to receive a copy)

The structure(s) listed below were inspected in accordance with the official inspection procedures adopted by the Texas Structural Pest Control Service. This report is made subject to the conditions listed under the Scope of Inspection. A diagram must be attached including all structures inspected.

5. Single Family Residence
List structure(s) inspected that may include residence, detached garages and other structures on the property. (Refer to Part A, Scope of Inspection)

6A. Were any areas of the property obstructed or inaccessible? Yes  No

6B. The obstructed or inaccessible areas include but are not limited to the following:

- Attic  Insulated area of attic  Plumbing Areas  Planter box abutting structure 
Deck  Sub Floors  Slab Joints  Crawl Space 
Soil Grade Too High  Heavy Foliage  Eaves  Weepholes 
Other  Specify: \_\_\_\_\_

7A. Conditions conducive to wood destroying insect infestation? Yes  No

7B. Conducive Conditions include but are not limited to:

- Wood to Ground Contact (G)  Formboards left in place (I)  Excessive Moisture (J) 
Debris under or around structure (K)  Footing too low or soil line too high (L)  Wood Rot (M)  Heavy Foliage (N) 
Planter box abutting structure (O)  Wood Pile in Contact with Structure (Q)  Wooden Fence in Contact with the Structure (R) 
Insufficient ventilation (T)  Other (C)  Specify: Obstructed View

8. Inspection Reveals Visible Evidence in or on the structure:

Table with 4 columns: Insect Type, Active Infestation, Previous Infestation, Previous Treatment. Rows include Subterranean Termites, Drywood Termites, Formosan Termites, Carpenter Ants, and Other Wood Destroying Insects.

8F. Explanation of signs of previous treatment (including pesticides, baits, existing treatment stickers or other methods) identified: NA

8G. Visible evidence of: Subterranean Termites has been observed in the following areas: Laundry Area ceiling

The conditions conducive to insect infestation reported in 7A & 7B:

9. Will be or has been mechanically corrected by inspecting company: Yes  No

If "Yes", specify corrections: \_\_\_\_\_

9A. Corrective treatment recommended for active infestation or evidence of previous infestation with no prior treatment as identified in Section 8. (Refer to Part G, H and I, Scope of Inspection) Yes  No

9B. A preventive treatment and/or correction of conducive conditions as identified in 7A & 7B is recommended as follows: Yes  No

Specify reason: Conducive conditions exist

10A. This company has treated or is treating the structure for the following wood destroying insects: NA

If treating for subterranean termites, the treatment was: Partial  Spot  Bait  Other

If treating for drywood termites or related insets, the treatment was: Full  Limited

10B. NA NA NA

Date of Treatment by Inspecting Company \_\_\_\_\_ Common Name of Insect \_\_\_\_\_ Name of Pesticide, Bait or Other Method \_\_\_\_\_

This company has a contract or warranty in effect for control of the following wood destroying insects:

Yes  No  List Insects: NA

If "Yes", copy(ies) of warranty and treatment diagram must be attached.



Neither I nor the company for which I am acting have had, presently have, or contemplate having any interest in the property. I do further state that neither I nor the company which I am acting is associated in any way with any party to the transaction.

Signatures:

11A. Chris Stull  
Inspector

Notice of Inspection Was Posted At or Near

- 12A. Electric Breaker Box
- Water Heater Closet
- Bath Trap Access
- Beneath the Kitchen Sink

Approved:

11B. Chris Stull CA# 0782600  
Certified Applicator and Certified Applicator License Number

12B. Date Posted August 12, 2020  
Date

**Statement of Purchaser**

I have received the original or a legible copy of this form. I have read and understand any recommendations made. I have also read and understand the "Scope of Inspection." I understand that my inspector may provide additional information as an addendum to this report.

If additional information is attached, list number of pages: \_\_\_\_\_

Signature of Purchaser of Property or their Designee

Date

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
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# CORONADO ENVIRONMENTAL

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August 13, 2020

Stull Inspections  
30410 Beyette Road  
Magnolia, Texas

On August 12, 2020 I performed an inspection of the on-site sewage facilities and water well for this property located at 30410 Beyette Road in Magnolia Texas.

***This home is comprised of three conventional, absorption septic systems. None of these septic systems received a permit from Montgomery County and none meets any current or previous State or County standards. One tank is located on the north side of the house. This absorption disposal field extends from the tank, under the driveway into the yard on the north side. The second system tank is located on the east side of the house, outside the kitchen window. This absorption field extends east from the tank to the rear toward the fence. The third system has two septic tanks located on the east side of the addition at the garage area. The disposal field for these tanks extends east toward the fence and then south toward the shop. Although the home was occupied at the time of inspection, after the introduction of approximately 150 gallons of water into the systems, there was no evidence of current or previous septic discharge and the systems were functioning properly under the current load. Understand that if these septic systems fail to perform properly, for any reason or at any time in the future, you will be required to install a new on-site sewage facility that meets current construction standards set by the TCEQ and Montgomery County. I recommend pumping all septic tanks.***

***The water well is a submersible pump with a pressure tank for storage and delivery. All components of the water well system appear to be functioning properly at the time of inspection.***

This evaluation is based upon an on-site inspection of the septic system as found. Since there is no way to verify the size and/or condition of the tankage or lines without excavating, this is an estimation based upon information given and probing. There are no guarantees, expressed or implied, that accompany this opinion. I am an environmentalist, certified as a Registered Sanitarian and trained to the Inspector level through the State of Texas, in on-site sewage disposal.

If there are any questions concerning this system, please call.

Regards,

*Jay Churchwell*

Jay Churchwell, R.S.

