TEXAS REALTORS

SELLER'S DISCLOSURE NOTICE

Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Seller's Disclosure Notice to a buyer on or before the effective date of a contract. **This form complies with and contains additional disclosures which exceed the minimum disclosures required by the Code.**

CONCERNING THE PROPERTY AT **3707 Jardin Street Houston, TX 77005**

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.

Seller __ is ✓ is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupied the Property? __ August 2022 (approximate date) or __ never occupied the Property

Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).)

This notice does not establish the items to be conveyed. The contract will determine which items will & will not convey.

Item	Y	N	U
Cable TV Wiring	✓		
Carbon Monoxide Det.	✓		
Ceiling Fans	✓		
Cooktop	✓		
Dishwasher	✓		
Disposal	✓		
Emergency Escape Ladder(s)		✓	
Exhaust Fans	✓		
Fences	✓		
Fire Detection Equip.	✓		
French Drain			✓
Gas Fixtures	✓		
Natural Gas Lines	✓		

Item	Y	N	U
Liquid Propane Gas:		✓	
-LP Community (Captive)		✓	
-LP on Property		✓	
Hot Tub	✓		
Intercom System		✓	
Microwave	✓		
Outdoor Grill		✓	
Patio/Decking	✓		
Plumbing System	✓		
Pool	✓		
Pool Equipment	✓		
Pool Maint. Accessories	✓		
Pool Heater	✓		

Item	Y	N	U
Pump: __ sump __ grinder			
Rain Gutters	✓		
Range/Stove	✓		
Roof/Attic Vents	✓		
Sauna		✓	
Smoke Detector	✓		
Smoke Detector - Hearing Impaired		✓	
Spa	✓		
Trash Compactor		✓	
TV Antenna		✓	
Washer/Dryer Hookup	✓		
Window Screens	✓		
Public Sewer System	✓		

Item	Y	N	U	Additional Information
Central A/C	✓			__ electric __ gas number of units:
Evaporative Coolers		✓		number of units:
Wall/Window AC Units		✓		number of units:
Attic Fan(s)		✓		if yes, describe:
Central Heat	✓			__ electric __ gas number of units:
Other Heat		✓		if yes, describe:
Oven	✓			number of ovens: 2 __ electric ✓ gas __ other:
Fireplace & Chimney	✓			__ wood __ gas logs __ mock __ other:
Carport		✓		__ attached __ not attached
Garage	✓			__ attached __ not attached
Garage Door Openers	✓			number of units: number of remotes:
Satellite Dish & Controls	✓			__ owned __ leased from:
Security System	✓			__ owned __ leased from:
Solar Panels		✓		__ owned __ leased from:
Water Heater	✓			__ electric __ gas __ other: number of units:
Water Softener		✓		__ owned __ leased from:
Other Leased Items(s)		✓		if yes, describe:

Delux Real, LLC, 4265 San Felipe Drive, Suite 1100 Houston TX 77027 Phone: 8328755318 Fax: Amy & Rob
Shannon Thompson

Concerning the Property at 3707 Jardin Street Houston, TX 77005

Underground Lawn Sprinkler	✓			✓ automatic __ manual areas covered:
Septic / On-Site Sewer Facility		✓		if yes, attach Information About On-Site Sewer Facility (TXR-1407)

Water supply provided by: ✓ city __ well __ MUD __ co-op __ unknown __ other: _____
Was the Property built before 1978? __ yes ✓ no __ unknown
(If yes, complete, sign, and attach TXR-1906 concerning lead-based paint hazards).
Roof Type: _____ Age: _____ (approximate)
Is there an overlay roof covering on the Property (shingles or roof covering placed over existing shingles or roof covering)? __ yes ✓ no __ unknown

Are you (Seller) aware of any of the items listed in this Section 1 that are not in working condition, that have defects, or are need of repair? __ yes __ no If yes, describe (attach additional sheets if necessary): _____

Section 2. Are you (Seller) aware of any defects or malfunctions in any of the following? (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Item	Y	N
Basement		✓
Ceilings		✓
Doors		✓
Driveways		✓
Electrical Systems		✓
Exterior Walls		✓

Item	Y	N
Floors		✓
Foundation / Slab(s)		✓
Interior Walls		✓
Lighting Fixtures		✓
Plumbing Systems		✓
Roof		✓

Item	Y	N
Sidewalks		✓
Walls / Fences		✓
Windows		✓
Other Structural Components		✓

If the answer to any of the items in Section 2 is yes, explain (attach additional sheets if necessary): _____

Section 3. Are you (Seller) aware of any of the following conditions? (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Condition	Y	N
Aluminum Wiring		✓
Asbestos Components		✓
Diseased Trees: __ oak wilt		✓
Endangered Species/Habitat on Property		✓
Fault Lines		✓
Hazardous or Toxic Waste		✓
Improper Drainage		✓
Intermittent or Weather Springs		✓
Landfill		✓
Lead-Based Paint or Lead-Based Pt. Hazards		✓
Encroachments onto the Property		✓
Improvements encroaching on others' property		✓
Located in Historic District		✓
Historic Property Designation		✓
Previous Foundation Repairs		✓
Previous Roof Repairs Brand new 3/25		✓
Previous Other Structural Repairs		✓
Previous Use of Premises for Manufacture of Methamphetamine		✓

Condition	Y	N
Radon Gas		✓
Settling		✓
Soil Movement		✓
Subsurface Structure or Pits		✓
Underground Storage Tanks		✓
Unplatted Easements		✓
Unrecorded Easements		✓
Urea-formaldehyde Insulation		✓
Water Damage Not Due to a Flood Event		✓
Wetlands on Property		✓
Wood Rot		✓
Active infestation of termites or other wood destroying insects (WDI)		✓
Previous treatment for termites or WDI		✓
Previous termite or WDI damage repaired		✓
Previous Fires		✓
Termite or WDI damage needing repair		✓
Single Blockable Main Drain in Pool/Hot Tub/Spa*		✓

unknown dual drains

If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary): _____

*A single blockable main drain may cause a suction entrapment hazard for an individual.

Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair, which has not been previously disclosed in this notice? __ yes __ no If yes, explain (attach additional sheets if necessary): small crack in plaster of hot tub

Section 5. Are you (Seller) aware of any of the following conditions?* (Mark Yes (Y) if you are aware and check wholly or partly as applicable. Mark No (N) if you are not aware.)

Y	N	
__	✓	Present flood insurance coverage.
__	✓	Previous flooding due to a failure or breach of a reservoir or a controlled or emergency release of water from a reservoir.
__	✓	Previous flooding due to a natural flood event.
__	✓	Previous water penetration into a structure on the Property due to a natural flood.
✓	__	Located X wholly __ partly in a 100-year floodplain (Special Flood Hazard Area-Zone A, V, A99, AE, AO, AH, VE, or AR).
__	__	Located __ wholly __ partly in a 500-year floodplain (Moderate Flood Hazard Area-Zone X (shaded)).
__	__	Located __ wholly __ partly in a floodway.
__	__	Located __ wholly __ partly in a flood pool.
__	__	Located __ wholly __ partly in a reservoir.

If the answer to any of the above is yes, explain (attach additional sheets as necessary): we've never flooded

If Buyer is concerned about these matters, Buyer may consult Information About Flood Hazards (TXR 1414).

For purposes of this notice:

"100-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a special flood hazard area, which is designated as Zone A, V, A99, AE, AO, AH, VE, or AR on the map; (B) has a one percent annual chance of flooding, which is considered to be a high risk of flooding; and (C) may include a regulatory floodway, flood pool, or reservoir.

"500-year floodplain" means any area of land that: (A) is identified on the flood insurance rate map as a moderate flood hazard area, which is designated on the map as Zone X (shaded); and (B) has a two-tenths of one percent annual chance of flooding, which is considered to be a moderate risk of flooding.

"Flood pool" means the area adjacent to a reservoir that lies above the normal maximum operating level of the reservoir and that is subject to controlled inundation under the management of the United States Army Corps of Engineers.

"Flood insurance rate map" means the most recent flood hazard map published by the Federal Emergency Management Agency under the National Flood Insurance Act of 1968 (42 U.S.C. Section 4001 et seq.).

"Floodway" means an area that is identified on the flood insurance rate map as a regulatory floodway, which includes the channel of a river or other watercourse and the adjacent land areas that must be reserved for the discharge of a base flood, also referred to as a 100-year flood, without cumulatively increasing the water surface elevation more than a designated height.

"Reservoir" means a water impoundment project operated by the United States Army Corps of Engineers that is intended to retain water or delay the runoff of water in a designated surface area of land.

Concerning the Property at 3707 Jardin Street Houston, TX 77005

Section 6. Have you (Seller) ever filed a claim for flood damage to the Property with any insurance provider, including the National Flood Insurance Program (NFIP)?* __ yes ✓ no If yes, explain (attach additional sheets as necessary): _____

*Homes in high risk flood zones with mortgages from federally regulated or insured lenders are required to have flood insurance. Even when not required, the Federal Emergency Management Agency (FEMA) encourages homeowners in high risk, moderate risk, and low risk flood zones to purchase flood insurance that covers the structure(s) and the personal property within the structure(s).

Section 7. Have you (Seller) ever received assistance from FEMA or the U.S. Small Business Administration (SBA) for flood damage to the Property? __ yes ✓ no If yes, explain (attach additional sheets as necessary): _____

Section 8. Are you (Seller) aware of any of the following? (Mark Yes (Y) if you are aware. Mark No (N) if you are not aware.)

Y	N	
__	✓	Room additions, structural modifications, or other alterations or repairs made without necessary permits, with unresolved permits, or not in compliance with building codes in effect at the time.
__	✓	Homeowners' associations or maintenance fees or assessments. If yes, complete the following: Name of association: _____ Manager's name: _____ Phone: _____ Fees or assessments are: $ _____ per _____ and are: __ mandatory __ voluntary Any unpaid fees or assessment for the Property? __ yes ($ _____) __ no If the Property is in more than one association, provide information about the other associations below or attach information to this notice.
✓		Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following: Any optional user fees for common facilities charged? ✓ yes __ no If yes, describe: tennis/swimming/ clubhouse. $550 per family for park membership annually
__	✓	Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.
__	✓	Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
__	✓	Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
__	✓	Any condition on the Property which materially affects the health or safety of an individual.
✓	__	Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold. See attached reports If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).
__	✓	Any rainwater harvesting system located on the Property that is larger than 500 gallons and that uses a public water supply as an auxiliary water source.
__	✓	The Property is located in a propane gas system service area owned by a propane distribution system retailer.
__	✓	Any portion of the Property that is located in a groundwater conservation district or a subsidence district.

If the answer to any of the items in Section 8 is yes, explain (attach additional sheets if necessary): _____

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Shannon Thompson

Concerning the Property at 3707 Jardin Street Houston, TX 77005

Section 9. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? ✓ yes __ no If yes, attach copies and complete the following:

Inspection Date	Type	Name of Inspector	No. of Pages
10/ 2022	Mold	IMS laboratory	15

Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer.

Section 10. Check any tax exemption(s) which you (Seller) currently claim for the Property:

✓ Homestead __ Senior Citizen __ Disabled
__ Wildlife Management __ Agricultural __ Disabled Veteran
__ Other: _____ __ Unknown

Section 11. Have you (Seller) ever filed a claim for damage, other than flood damage, to the Property with any insurance provider? __ yes ✓ no

Section 12. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, an insurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs for which the claim was made? __ yes ✓ no If yes, explain: _____

Section 13. Does the Property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code?* __ unknown __ no ✓ yes. If no or unknown, explain. (Attach additional sheets if necessary): _____

**Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information.*

A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke detectors and which brand of smoke detectors to install.

Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, including the broker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information.

Signature of Seller _____ Date

Printed Name: _____

Signature of Seller _____ 5/22/25 Date

Printed Name: _____

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Shannon Thompson

Concerning the Property at 3707 Jardin Street Houston, TX 77005

ADDITIONAL NOTICES TO BUYER:

(1) The Texas Department of Public Safety maintains a database that the public may search, at no cost, to determine if registered sex offenders are located in certain zip code areas. To search the database, visit https://www.dps.texas.gov/. For information concerning past criminal activity in certain areas or neighborhoods, contact the local police department.

(2) If the Property is located in a coastal area that is seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the Property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit may be required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.

(3) If the Property is located in a seacoast territory of this state designated as a catastrophe area by the Commissioner of the Texas Department of Insurance, the Property may be subject to additional requirements to obtain or continue windstorm and hail insurance. A certificate of compliance may be required for repairs or improvements to the Property. For more information, please review *Information Regarding Windstorm and Hail Insurance for Certain Properties* (TXR 2518) and contact the Texas Department of Insurance or the Texas Windstorm Insurance Association.

(4) This Property may be located near a military installation and may be affected by high noise or air installation compatible use zones or other operations. Information relating to high noise and compatible use zones is available in the most recent Air Installation Compatible Use Zone Study or Joint Land Use Study prepared for a military installation and may be accessed on the Internet website of the military installation and of the county and any municipality in which the military installation is located.

(5) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.

(6) The following providers currently provide service to the Property:

Electric:		phone #:	
Sewer:	City of Southside Place	phone #:	
Water:	City of Southside Place	phone #:	
Cable:		phone #:	
Trash:	City of Southside Place	phone #:	
Natural Gas:	Centerpoint	phone #:	
Phone Company:		phone #:	
Propane:		phone #:	
Internet:		phone #:	

(7) This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice.

Signature of Buyer	**Date**	**Signature of Buyer**	**Date**
Printed Name:		**Printed Name:**	

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Shannon Thompson

IMS Laboratory

3130 Old Farm Lane, Suite 1
Commerce Twp., MI 48390

877-665-3373

Laboratory Report

Prepared Exclusively For:

HTX Consulting Services LLC
Justin Soliz
3203 Manor Tree Ln
Houston, TX 77068
832-889-9489
justin@htxconsultingservices.com

Project: 3707 Jardin St., Houston, TX **Project # 2022-1074 Lab # E177360**

Report Date: 06/29/2022 **Sampled: 06/27/2022** **Received: 06/28/2022** **Analyzed: 06/29/2022**

Table of Contents

1 - Laboratory Report Summary

Were elevated mold level(s) found in the indoor air?

NO

Generally, mold spores are present everywhere. As a general rule, "normal" air mycoflora is qualitatively similar and quantitatively lower than that of outdoor air. When the converse is true, it is likely that an indoor source of mold may exist. However, even this most basic rule may produce misleading results. Airborne mold spores levels vary widely due to factors such as weather conditions and activity levels. For example, in a "normal" home, indoor mold spore levels may be elevated above outdoor spore levels after vacuuming (when airborne indoor levels could be unusually high) or after a heavy snow (when outdoor levels could be unusually low).

IMS Laboratory used the above general rule to reach the Laboratory Report Summary conclusion without physically inspecting the property. **This conclusion did not take into account surface mold samples analyzed (lift tape, bulk or swab samples) and non-living space air samples (e.g. samples from crawl spaces, attics, HVAC systems, or garages).** Please consult with the indoor air quality professional who inspected the property and collected the samples to help determine whether the conclusion presented above is accurate and to provide a complete and better understanding of the results in this report as they relate to the property inspected.

2 - IMS Laboratory, LLC

IMS Laboratory, LLC operates a state-of-the-art environmental laboratory, specializing in full service microbial, asbestos and radon analyses. We maintain the highest levels of quality and personalized service in the industry. Our analytical staff includes only Certified Indoor Air Quality Professionals, Ph.D. Microbiologists, Mycologists, Microbiologists, and Biochemists. Our team's extensive experience in indoor air quality sampling techniques, microbial identification, and analytical interpretation allows us to offer our clients expert personalized service and has made IMS Laboratory an industry leader.

IMS Laboratory is accredited through the American Industrial Hygiene Association Laboratory Accreditation Programs, LLC (AIHA-LAP, LLC) for nonviable fungal identification and through the National Voluntary Laboratory Accreditation Program (NVLAP) for bulk asbestos. To maintain quality control and quality assurance, we use standardized procedures approved under strict AIHA-LAP, LLC and NVLAP guidelines. Client data information is compiled and stored in a specially designed computer management system for secure, redundant data and the ability to comply with AIHA-LAP, LLC and NVLAP quality system requirements. A portion of this quality system includes inter-analyst comparisons and statistical quality control using blind duplicate analyses and process blanks. Laboratory data is provided in compliance with AIHA-LAP, LLC and NVLAP policy modules and ISO/IEC 17025:2017 guidelines.

This data is intended for use by professionals having the necessary knowledge of the testing methods to interpret them accurately.

3 - Laboratory Results

Location: Outside Control

Sample # E177360 - 1

Medium Type: Air-O-Cell
Serial # 34368257
Exposure: 15.00 l/min. for 5.00 min.
Reporting Limit: 53 Spores/cu. m

Sample Identification	Raw Count	Spores/cu. m	Percent(%)
- Fungi -			
Basidiospores	20	1,070	74.15%
Pen/Asp group	5	267	18.50%
Ascospores	1	53	3.67%
Cladosporium	1	53	3.67%
Total Fungi	27	1,440	100.00%

Background Item	Level
Dust / Debris	Low
Opaque Particles	Very Low

Location: Hallway Containment

Sample # E177360 - 2

Medium Type: Air-O-Cell
Serial # 34368221
Exposure: 15.00 l/min. for 5.00 min.
Reporting Limit: 53 Spores/cu. m

Sample Identification	Raw Count	Spores/cu. m	Percent(%)
- Fungi -			
Basidiospores	1	53	100.00%

Background Item	Level
Dust / Debris	Low
Opaque Particles	Very Low

Location: Master Bedroom Containment

Sample # E177360 - 3

Medium Type: Air-O-Cell
Serial # 34368292
Exposure: 15.00 l/min. for 5.00 min.
Reporting Limit: 53 Spores/cu. m

Sample Identification	Raw Count	Spores/cu. m	Percent(%)
- Fungi -			
Basidiospores	4	213	100.00%

Background Item	Level
Dust / Debris	Low
Opaque Particles	Very Low

Report Prepared For:	HTX Consulting Services LLC
Project Name:	3707 Jardin St., Houston, TX
Project Number:	2022-1074
Report Date:	06/29/2022
Lab Number:	E177360

Location: Master Bedroom

Sample # E177360 - 4

Medium Type: Air-O-Cell
Serial # 34368227
Exposure: 15.00 l/min. for 5.00 min.
Reporting Limit: 53 Spores/cu. m

Sample Identification	Raw Count	Spores/cu. m	Percent(%)
- Fungi -			
No Fungal Spores Observed	0	0	N/A%

Background Item	Level
Dust / Debris	Low
Opaque Particles	Very Low

Analytic Methods and Formulas:

Calculated results may include one more significant figure than is mathematically justified in order to accommodate the client's needs.

IMS Laboratory Analytical Method: 2.2 (method for analyzing spore trap)

Spores per cubic meter is determined by: Total Spore Count x 4000 / (sampling rate x sampling time)

Note that this report may use mold-specific units of measure, such as Spores/cu. m and CFU/cu. m, for Sample Identifications which are not mold. Examples include pollen, fabric and fiberglass fibers, insect particles, and ash. In this context, "CFU" and "Spore" refer to individual pieces of the identified material. For Background Items, the Levels are defined thus: "Very Low" is present on less than 5% of sample area; "Low" is present on 6%-25% of sample area; "Medium" is present on 26%-50% of sample area; "High" is present on 51%-75% of sample area; "Very High" is present on 76%-100% of sample area.

IMS Laboratory, LLC is accredited through the AIHA-LAP, LLC and participates in Environmental Microbiology Proficiency Testing, EMPAT #172958. Data is provided in compliance with AIHA-LAP, LLC policy modules and ISO/IEC 17025:2017 guidelines.

Kathryn C. Langley 06/29/2022

Kathryn C. Langley, Laboratory Manager

4 - Spore Trap Comparison Chart

SAMPLING LOCATIONS

1: Outside Control
2: Hallway Containment
3: Master Bedroom Containment
4: Master Bedroom

Spores per Cubic Meter

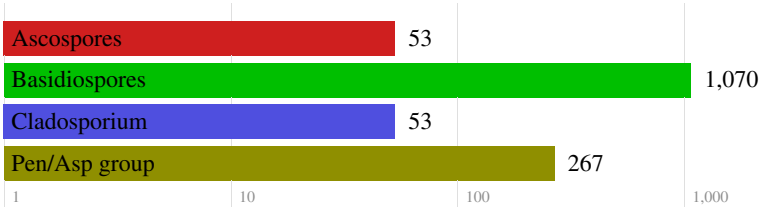
Mold Name \ Location #	1	2	3	4
Alternaria				
Arthrinium				
Ascospores	53			
Basidiospores	1,070	53	213	
Bipolaris / Drechslera group				
Chaetomium				
Cladosporium	53			
Curvularia				
Erysiphe/Oidium				
Fusarium				
Ganoderma				
Mitospores				
Pen/Asp group	267			
Pithomyces				
Polythrincium				
Rust				
Smuts/Periconia/Myxomycetes				
Stachybotrys				
Stemphylium				
Torula				
Unknown Fungi				
FUNGAL TOTAL	**1,440**	**53**	**213**	**0**
Pollen				

Please refer to the Laboratory Results section for additional details.

5 - Sample Comparison Graph

Spore Trap Samples - Spores per Cubic Meter

Outside Control



Hallway Containment

Master Bedroom Containment

Master Bedroom

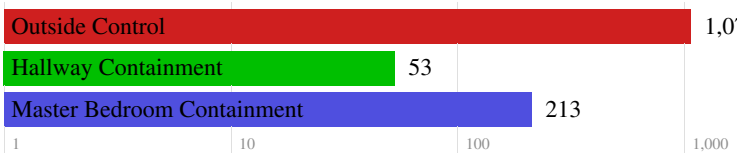
NO FUNGI FOUND

6 - Background Comparison Graph

Spore Trap Samples - Spores per Cubic Meter

Ascospores

Basidiospores



Cladosporium

Pen/Asp group

7 - Understanding Laboratory Results

Laboratory findings must only be considered as part of an overall mold investigation. The interpretation of the findings must only be made by a qualified individual after reviewing all relevant data. Visual information and environmental conditions measured during the site assessment are crucial to any final interpretation of the results. A very good reference book which covers sampling and data interpretation has been published by The American Conference of Governmental and Industrial Hygienists and is entitled *Bioaerosols: Assessment and Control*, 1999.

Numerical guidelines cannot be used as the primary determinant as to whether a mold problem may exist. Concentrations of mold in the air will vary depending on weather conditions, building air flow, time of day and time of year. Comparisons between indoor and outdoor mold levels, types of mold found, visual information and environmental conditions are more important in interpreting results than reliance on specific numeric thresholds.

In *Indoor Air Quality in Office Buildings: A Technical Guide*, Health Canada, Revised 1995 (Pages 49-50), Health Canada set forth guidelines which can be used to better understand air testing results. The guidelines included these general principles. Significant numbers of certain pathogenic fungi should not be present in indoor air (e.g. *Aspergillus fumigatus*, *Histoplasma*, and *Cryptcoccus*). Bird or bat droppings in air intakes, ducts or rooms should be assumed to contain these pathogens. The persistent presence of significant numbers of toxigenic fungi (e.g. *Stachybotrys atra*, toxigenic *Aspergillus*, *Penicillium* and *Fusarium* species) indicate that further investigation and action should be taken. The confirmed presence of one or more fungal species occurring as a significant percentage of a sample in indoor air samples and not similarly present in concurrent outdoor samples is evidence of a fungal amplifier. The "normal" air mycoflora is qualitatively similar and quantitatively lower than that of outdoor air. The significant presence of fungi in humidifiers and diffuser ducts and on moldy ceiling tiles and other surfaces requires investigation and remedial action regardless of the airborne mold concentrations.

Generally, mold spores are present everywhere. As a general rule, "normal" air mycoflora is qualitatively similar and quantitatively lower than that of outdoor air. When the converse is true, it is likely that an indoor source of mold may exist. However, even this most basic rule may produce misleading results. Airborne mold spore levels vary widely due to factors such as weather conditions and activity levels. For example, in a "normal" home, indoor mold spore levels may be elevated above outdoor spore levels after vacuuming (when airborne indoor levels could be unusually high) or after a heavy snow (when outdoor levels could be unusually low).

Surface Sampling primarily identifies the types and relative proportions of mold on a surface. Viable surface sampling will identify living mold, while nonviable surface sampling will identify all mold (but cannot distinguish between living or dead mold). Surface sampling may confirm that a substance is mold or identify the types of mold present on the surface. Because mold is everywhere, there is a high probability that a surface sample from a "clean" surface will still identify mold on that surface.

There are currently no state or federal standards or guidelines regarding results of fungal samples. There are no levels, which are typical or permissible. There are no recommended exposure limits, no permissible exposure limits, no threshold limit values and no short term exposure limits.

These guidelines are not intended, nor should they be used, for health evaluation purposes or to evaluate the safety of an occupied space. A physician should be consulted regarding health and/or safety questions.

8 - Sample Identification Definitions

Ascospores

A large group of spores that are very ubiquitous in nature. They are frequently found in the air after a rain. Most ascospores are plant pathogens; a small portion have been known to cause infection in humans but are identified separately.

Found in these Sample Locations: (1) Outside Control

Basidiospores

A large group of spores that are very ubiquitous in nature. They are released from mushrooms, shelf fungi, puffballs, and a variety of other macro fungi. Basidiospores may be allergenic to those with seasonal allergies.

Found in these Sample Locations: (1) Outside Control (2) Hallway Containment (3) Master Bedroom Containment

Cladosporium

One of the most commonly identified outdoor fungi. It is often found indoors in numbers less than outdoors. Cladosporium is also found on decaying plants and food, straw, paint, and textiles. It is generally regarded to be allergenic and can be a cause of extrinsic asthma (immediate type hypersensitivity: Type I). Cladosporium has been reported in cases of skin lesions, keratitis, onychomycosis, sinusitis, and pulmonary infections.

Found in these Sample Locations: (1) Outside Control

No Fungal Spores Observed

Analyst did not observe matter which could be identified as fungal spores.

Found in these Sample Locations: (4) Master Bedroom

Pen/Asp group

The spores of the genera *Penicillium*, *Aspergillus*, and *Trichoderma* are quite similar when viewed under a microscope and are grouped together under the heading Pen/Asp. *Penicillium* species are among the most common fungi found in indoor environments, particularly basements. Certain species may cause infections of the eye, external ear, respiratory system, and urinary tract. Some species of *Aspergillus* are parasitic on insects, plants, and animals including humans. All *Aspergillus* species are allergenic. Various species can cause extrinsic asthma, pulmonary emphysema, opportunistic infections of the ears and eyes, and severe pulmonary

infections. Some species of *Penicillium*, *Aspergillus*, and *Trichoderma* produce mycotoxins which may be associated with diseases in humans and animals. Several toxins are considered potential human carcinogens. The genus *Trichoderma* has been reported to cause infections in immunocompromised individuals, patients undergoing dialysis, and individuals with chronic kidney failure or chronic lung disease.

Found in these Sample Locations: (1) Outside Control

9 - Warranties, Legal Disclaimers, and Limitations

IMS's scope of accreditation through the AIHA-LAP, LLC is for the following FoT(s) / Method(s): Fungal Air - Direct Examination (SOP 2.2 and 2.3); Fungal Bulk - Direct Examination (SOP 2.6); and Fungal Surface - Direct Examination (SOP 2.1).

The study and understanding of molds is a progressing science. Because different methods of sampling, collection and analysis exist within the indoor air quality industry, different inspectors or analysts may not always agree on the mold concentrations present in a given environment. Additionally, the airborne levels of mold change frequently and by large amounts due to many factors including activity levels, weather, air exchange rates (indoors), and disturbance of growth sites. It is possible for report interpretations and ranges of accuracy to vary since comprehensive, generally accepted industry standards do not currently exist for indoor air quality inspections of mold in residential indoor environments. This report is intended to provide an analysis based upon samples taken at the site at the time of the inspection. Mold levels can and do change rapidly, especially if home building materials or contents remain wet for more than 24 hours, or if they are wet frequently. This report is not intended to provide medical or healthcare advice. All allergy or medical-related questions and concerns, including health concerns relating to possible mold exposure, should be directed to a qualified physician. If this report indicates indoor mold levels that are higher than in typical indoor living spaces relative to the outdoor environment, or indicates any findings that are of concern to you, further evaluation by a trained mold professional or a Certified Industrial Hygienist (CIH) may be advisable.

Results pertain only to the samples tested, as received by IMS. Unless otherwise noted in the body of this report, the condition of samples upon receipt was acceptable. Blank samples are reported in the same manner as all other samples. The results are not corrected for contamination.

This report is generated by IMS at the request of, and for the exclusive use of, the IMS client named on this report. Project Name, Project Number, Sampling Date, Sampling Locations and Exposure times and rates have been provided to IMS by the client, and may affect the validity of the results. The analysis of the test samples is performed by IMS. This report applies only to the samples taken at the time, place and location referenced in the report and received by IMS, and to the property and weather conditions existing at that time only. Please be aware, however, that property conditions, inspection findings and laboratory results can and do change over time relative to the original sampling due to changing conditions, the normal fluctuation of airborne mold, and many other factors. IMS does not furnish, and has no responsibility for, the inspector or inspection service that performs the inspection or collects the test samples. It is the responsibility of the end-user of this report to select a properly trained professional to conduct the

inspection and collect appropriate samples for analysis and interpretation. Neither IMS, nor its affiliates, subsidiaries, suppliers, employees, agents, contractors and attorneys ("IMS related party") are able to make and do not make any determinations as to the safety or health condition of a property in this report. The client and client's customer are solely responsible for the use of, and any determinations made from, this report, and no IMS related party shall have any liability with respect to decisions or recommendations made or actions taken by either the client or the client's customer based on the report.

Samples analyzed by IMS are disposed the day that they are analyzed. Storage may be available for a fee with written request at the time the samples are submitted for analysis.

IMS hereby expressly disclaims any and all representations and warranties of any kind or nature, whether express, implied or statutory, related to the testing services or this report including, but not limited to, damages for loss of profit or goodwill regardless of the negligence (either sole or concurrent) of IMS and whether IMS has been informed of the possibility of such damages, arising out of or in connection with IMS's services or the delivery, use, reliance upon or interpretation of test results by client or any third party. In no event will IMS be liable for any special, indirect, incidental, punitive, or consequential damages of any kind regardless of the form of action whether in contract, tort (including negligence), strict product liability or otherwise, arising from or related to the testing services or this report.

IMS accepts no legal responsibility for the purposes for which the client uses the test results. IMS will not be held responsible for the improper selection of sampling devices even if we supply the device to the user. The user of the sampling device has the sole responsibility to select the proper sampler and sampling conditions to insure that a valid sample is taken for analysis. Additionally, neither this report nor IMS makes any express or implied warranty or guarantee regarding the inspection or sampling done by the inspector, the qualifications, training or sampling methodology used by the inspector performing the sampling and inspection reported herein, or the accuracy of any information provided to IMS serving as a basis for this report. The total liability of IMS related to or arising from this report to a client or any third party, whether under contract law, tort law, warranty or otherwise, shall be limited to direct damages not to exceed the fees actually received by IMS from the client for the report. The invalidity or unenforceability, in whole or in part, of any provision, term or condition herein shall not invalidate or otherwise affect the enforceability of the remainder of these provisions, terms and conditions. Client shall indemnify IMS and its officers, directors and employees and hold each of them harmless for any liability, expense or cost, including reasonable attorney's fees, incurred by reason of any third party claim in connection with IMS's services, the test result data or its use by client.

- End of Lab Report Number E177360 -

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LIMITED VISUAL MOLD PROTOCOL

Conducted at:
3707 Jardin St.
Houston, TX 77005

Prepared By:
Justin J. Soliz

Texas Mold Assessment Consultant
MAC1458, Expires 10/15/2023

Prepared for:
Robert Marvin

Project #:
2022-1063

Assessment Date:
June 8, 2022

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HTX Consulting Services, llc has completed a limited visual mold assessment of the Entry Hall Ceiling, Master Bedroom and Master Bathroom for the referenced address above. The assessment was conducted on June 8, 2022, by Justin J. Soliz, Texas Licensed Mold Assessment Consultant No. MAC 1458. The assessment was requested due to water intrusion and microbial growth.

Water intrusion occurred due to roof leak and pipe leak. Microbial growth is present along the drywall and baseboards throughout the basement. Our inspection did not reveal any current water leaks or elevated moisture content at the time of inspection.

Based on the visual inspection and field observations contained in this report, ***HTX Consulting Services, llc*** concludes that mold remediation is recommended due visible mold present.

We appreciate the opportunity to be your mold assessment consulting company and provide our services. If you have any questions, please contact Justin Soliz at (832) 889-9489 or justin@htxconsultingservices.com.

Sincerely,

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GENERAL BUILDING BASIC SURVEY

This is ***HTX Consulting Services, llc*** report of a walk-through, visual survey and an on-site measurement of the parameters described in this report. The test results only apply to those rooms or spaces that were tested and that are specifically described during this inspection. Non-living areas such as but not limited to; attics, crawlspaces, wall cavities and or garages are not included in this assessment unless otherwise documented.

Information provided in this document is provided 'as is' without warranty of any kind, either expressed or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose.

Government and industry guidelines, vendor product specifications and other information gathered from other sources are always evolving. The included information has been provided for informational purposes, at the best effort of ***HTX Consulting Services, llc*** to be up-to-date. However, ***HTX Consulting Services, llc*** takes no responsibility for errors or omissions in the text provided on the subject of government and industry guidelines, vendor product specifications or other information gathered from other sources and included in this document.

- A walk-through visual site inspection was conducted and documented where water intrusion may have originated.
- An exterior visual perimeter inspection of the building.
- Notes have been taken when suspect conditions have been identified. Such conditions may include but not limited to; dirty or unsanitary areas, visible fungal or organic growth, unusual or "moldy" odors, moisture on walls/floors/ceilings, staining or discoloration, and cracks or holes that might indicate water intrusion.
- Indoor & Outdoor – Temperature, Relative Humidity, and Moisture Content are logged in the areas of concern including the time and current weather conditions.
- Photographs are taken in conjunction with areas of concern to document any potential concerns that may be present. These will stay on file as per state requirements.

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This report is a general guideline for the licensed remediation contractor. The licensed remediation contractor has proven to the state of Texas Department of License and Regulations (TDLR) they are competent in mold remediation and may take appropriate steps at their judgment to remediate the mold contamination ensuring it does not reoccur from the same source. If at any time, new areas of mold are discovered (hidden behind walls, ceilings, flooring) and the areas are greater than 25 contiguous square feet, the project will need to cease until mold consultant provides a new updated protocol.

PLAN OF ACTION

The identified visible mold area is not greater than 25 contiguous square feet and the proposed mold remediation in the building should be conducted by a TDLR licensed Mold Remediation Company or Contractor in accordance with TMARR requirements. Prior to remediation inquire whether any hazardous materials, including lead-based paint and asbestos, are present in the project area.

78.58. Mold Remediation Contractor License. *(New Section adopted effective November 1, 2017, 42 TexReg 4619; amended effective September 1, 2018, 43 TexReg 5207)*
(a) Licensing requirements. An individual must be licensed as a mold remediation contractor to perform activities listed under subsection (b). A licensed mold remediation contractor who employs more than one individual required to be licensed under this section or required to be registered under §78.56 must be separately licensed as a mold remediation company under §78.60.
(b) Scope. An individual licensed under this section may perform mold remediation and supervise registered mold remediation workers performing mold remediation. In addition, a licensed mold remediation contractor is licensed to provide mold remediation services including:

(1) preparing a mold remediation work plan providing instruction for the remediation activities to be performed for a mold remediation project; and

(2) conducting and interpreting the results of activities recommended in a work plan developed under paragraph (1), including any of the activities of a registered mold remediation worker under §78.56.

The Mold Remediation Company / Contractor shall submit a detailed job-specific Work Plan of the procedures proposed for use in complying with the requirements of this specification and TMARR. Include in the plan the location, size, layout and details of the work areas and workers' decontamination facilities. Include the sequencing of abatement work, the interface of trades involved in the performance of work and the method of removal to prevent cross contamination of mold.

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REMEDIATION PLAN

This Remediation Plan is based on a limited investigation of conditions existing at the time of site inspection. The extent of moisture damage and/or fungal contamination may or may not be fully delineated (i.e. hidden mold in wall cavities). Additional water intrusion and/or high relative humidity levels could lead to additional water damage and/or fungal growth in the structure. Therefore, this plan may change as new information is obtained before or during remediation. **This plan is based on the assumption that the cause of excessive moisture resulting in fungal growth has been corrected or will be corrected during the remediation process.**

MOLD REMEDIATION PROTOCOL

Containment is site specific and should be constructed at contractor's discretion. Install HEPA air filtration inside each containment to reduce airborne particulates. Always maintain negative air pressure vented outside of the building (if applicable) using HEPA air filtration while remediation is in progress.

Upon finishing the remediation, HEPA Vacuum **all surfaces** floors, walls, ceilings followed by a damp wipe down with an antimicrobial solution and place HEPA air filtration on scrub mode for a minimum of 48 hours.

After the containment area is sealed, nobody shall enter (other than mold remediation contractor, mold workers, and or mold consultant) until all clearance testing is achieved inside the containment. This method is used to prevent cross contamination into surrounding areas. Non-trained personnel may have severe health risk if entering the containment. Upon completion of the remediation activities, ***HTX Consulting Services, llc*** will need to re-assess the areas listed and do a post clearance test.

NOTICE SIGNS:

- Mold Protocol and Work Plan must be displayed at all accessible entrances to remediation areas.
- Notice signs advising that a mold remediation project is in progress must be displayed at all accessible entrances to remediation areas.
- (1) Notice signs shall be at least eight (8) inches by ten (10) inches in size and shall bear the words **"NOTICE: Mold remediation project in progress" in black on a yellow background**. The text of the signs must be legible from a distance of ten (10) feet.
- (2) Notice signs must be displayed continuously during the period in which active mold remediation is ongoing.

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HVAC:

- All HVAC equipment in or passing through the work area shall be sealed and shut off.
- All intake and exhaust openings and any seams in the system components shall be sealed with six mil plastic and tape.

Hallway Ceiling: Approximately 5sqft.

- Install limited containment using 6 mil polyethylene.
- Install dehumidifier and HEPA air filtration to capture airborne contaminants and maintain negative pressure inside the containment while remediation is in progress.
- Remove and dispose mold / water damaged ceiling drywall and insulation 2 feet in every direction from last known point of impact.
- Mold damaged materials must be immediately placed in plastic bags for disposal.
- Inspect wall cavity for hidden water / mold damaged materials.
- Clean in-place structurally sound framing, flooring, ceiling joists, metal, and other wood structures by sanding, grinding, or wire brushing. This treatment must remove all fungal growth from the affected materials, or the materials must be removed and replaced whenever structurally feasible.
- HEPA Vacuum all surfaces (floor, walls, ceiling) and damp wipe with antimicrobial solution.
- Upon completion turn HEPA air filtration to **scrub mode** (low setting) for a minimum of 48 hours and leave dehumidifiers on to maintain humidity.

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Master Bedroom Ceiling: Approximately 10sqft.

- Install limited containment using 6 mil polyethylene.
- Install dehumidifier and HEPA air filtration to capture airborne contaminants and maintain negative pressure inside the containment while remediation is in progress.
- Remove and dispose mold / water damaged crown molding, ceiling drywall, and insulation 2 feet in every direction from last known point of impact.
- Mold damaged materials must be immediately placed in plastic bags for disposal.
- Inspect wall cavity for hidden water / mold damaged materials.
- Clean in-place structurally sound framing, flooring, ceiling joists, metal, and other wood structures by sanding, grinding, or wire brushing. This treatment must remove all fungal growth from the affected materials, or the materials must be removed and replaced whenever structurally feasible.
- HEPA Vacuum all surfaces (floor, walls, ceiling) and damp wipe with antimicrobial solution.
- Upon completion turn HEPA air filtration to **scrub mode** (low setting) for a minimum of 48 hours and leave dehumidifiers on to maintain humidity.

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Master Bath Toilet Room: Approximately 2sqft.

- Remove crown molding and inspect for hidden mold or water damage.
- HEPA Vacuum ceiling and damp wipe with antimicrobial solution.
- Spot treat and paint ceiling.

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GENERAL GUIDELINES

- Notice signs advising that a mold remediation project is in progress shall be displayed at all accessible entrances to remediation areas. Notice signs shall bear the words **"NOTICE: Mold remediation project in progress" in black on a yellow background**.
- All workers in the mold removal process should be professionally trained and certified.
- Provide material safety data sheet **(MSDS)** to client prior to application of any chemicals.
- Wear proper Personal Protection Equipment. (TMARR, EPA or OSHA Guidelines)
- Containment with 6 mil polyethylene, install HEPA air filtration to capture airborne contaminants, and maintain negative pressure inside the containment. This will isolate the work area and help prevent contaminating unaffected areas.
- Install dehumidifiers to control relative humidity inside contained areas to prevent further mold growth.
- HEPA filtration is recommended to reduce airborne mold counts back to satisfactory levels inside the containment surrounding areas.
- Block supply and return air vents within containment area.
- All contaminated contents need to be bagged and cleaned at contractor's discretion.
- Contaminated porous material must be removed. Upon removing cabinets, drywall and insulation the areas need to be inspected for hidden water or mold damage.
- Contaminated materials should be removed, at least two feet in all directions from the last known area of water damage and or mold growth.
- All wood rot, water, and mold damaged materials (drywall, insulation, porous materials) must be removed and bagged accordingly by TMARR, IICRC and or EPA guidelines.
- All impacted areas should be less than <15% moisture content. Dehumidifiers should be used if the area is not within <15% moisture content and under 60% humidity.
- Clean any mold growth found on structural surfaces, (floors, walls, ceilings,) contents and within the exposed cavities. This process typically involves the use of HEPA vacuums, wet scrubbing, sanding, wire brushing, and wiping/drying with disposable wipes.
- Clean in-place structurally sound framing, flooring, ceiling joists, metal, and other wood structures by sanding, grinding, or wire brushing. This treatment must remove all fungal growth from the affected materials, or the materials must be removed and replaced whenever structurally feasible.
- Clean/remove mold growth from any non-porous surfaces such as metal or glass or painted/sealed wood which is not water-damaged or wet. Water damaged structural materials must be removed and replaced whenever feasible. (Refer to EPA & IICRC)
- Clean and sanitize contaminated HVAC system and Air Ducts.
- **DO NOT ENCAPLSUTE ANYTHING WITHOUT APPROVAL FROM CONSULTANT.**

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Table 2: EPA Guidelines for Remediating Building Materials with Mold Growth Caused by Clean Water*

Material or Furnishing Affected	Cleanup Methods†	Personal Protective Equipment	Containment
SMALL – Total Surface Area Affected Less Than 10 square feet (ft^2)			
Books and papers	3	Minimum N-95 respirator, gloves, and goggles	None required
Carpet and backing	1, 3		
Concrete or cinder block	1, 3		
Hard surface, porous flooring (Linoleum, ceramic tile, vinyl)	1, 2, 3		
Non-porous, hard surfaces (Plastics, metals)	1, 2, 3		
Upholstered furniture & drapes	1, 3		
Wallboard (Drywall and gypsum board)	3		
Wood surfaces	1, 2, 3		
MEDIUM – Total Surface Area Affected Between 10 and 100 (ft^2)			
Books and papers	3	Limited or Full Use professional judgment, consider potential for remediator exposure and size of contaminated area	Limited Use professional judgment, consider potential for remediator/occupant exposure and size of contaminated area
Carpet and backing	1, 3, 4		
Concrete or cinder block	1, 3		
Hard surface, porous flooring (Linoleum, ceramic tile, vinyl)	1, 2, 3		
Non-porous, hard surfaces (Plastics, metals)	1, 2, 3		
Upholstered furniture & drapes	1, 3, 4		
Wallboard (Drywall and gypsum board)	3, 4		
Wood surfaces	1, 2, 3		
LARGE – Total Surface Area Affected Greater Than 100 (ft^2) or Potential for Increased Occupant or Remediator Exposure During Remediation Estimated to be Significant			
Books and papers	3	Full Use professional judgment, consider potential for remediator exposure and size of contaminated area	Full Use professional judgment, consider potential for remediator/occupant exposure and size of contaminated area
Carpet and backing	1, 3, 4		
Concrete or cinder block	1, 3		
Hard surface, porous flooring (Linoleum, ceramic tile, vinyl)	1, 2, 3, 4		
Non-porous, hard surfaces (Plastics, metals)	1, 2, 3		
Upholstered furniture & drapes	1, 3, 4		
Wallboard (Drywall and gypsum board)	3, 4		
Wood surfaces	1, 2, 3, 4		

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Table 2 Continued
*Use professional judgment to determine prudent levels of Personal Protective Equipment and containment for each situation, particularly as the remediation site size increases and the potential for exposure and health effects rises. Assess the need for increased Personal Protective Equipment, if, during the remediation, more extensive contamination is encountered than was expected. These guidelines are for damage caused by clean water. If you know or suspect that the water source is contaminated with sewage, or chemical or biological pollutants, then the Occupational Safety and Health Administration (OSHA) requires PPE and containment. An experienced professional should be consulted if you and/or your remediators do not have expertise in remediating contaminated water situations.
†Select method most appropriate to situation. Since molds gradually destroy the things they grow on, if mold growth is not addressed promptly, some items may be damaged such that cleaning will not restore their original appearance. If mold growth is heavy and items are valuable or important, you may wish to consult a restoration/water damage/remediation expert. Please note that these are guidelines; other cleaning methods may be preferred by some professionals.

CLEANUP METHODS
Method 1: Wet vacuum (in the case of porous materials, some mold spores/fragments will remain in the material but will not grow if the material is completely dried). Steam cleaning may be an alternative for carpets and some upholstered furniture.
Method 2: Damp-wipe surfaces with plain water or with water and detergent solution (except wood—use wood floor cleaner); scrub as needed.
Method 3: High-efficiency particulate air (HEPA) vacuum after the material has been thoroughly dried. Dispose of the contents of the HEPA vacuum in well-sealed plastic bags.
Method 4: Discard – remove water-damaged materials and seal in plastic bags while inside of containment, if present. Dispose of as normal waste. HEPA vacuum area after it is dried.

PERSONAL PROTECTIVE EQUIPMENT (PPE)
Minimum: Gloves, N-95 respirator, goggles/eye protection
Limited: Gloves, N-95 respirator or half-face respirator with HEPA filter, disposable overalls, goggles/eye protection
Full: Gloves, disposable full body clothing, head gear, foot coverings, full-face respirator with HEPA filter

CONTAINMENT
Limited: Use polyethylene sheeting ceiling to floor around affected area with a slit entry and covering flap; maintain area under negative pressure with HEPA-filtered fan unit. Block supply and return air vents within containment area.
Full: Use two layers of fire-retardant polyethylene sheeting with one airlock chamber. Maintain area under negative pressure with HEPA-filtered fan exhausted outside of building. Block supply and return air vents within containment area.

Table developed from literature and remediation documents including Bioaerosols: Assessment and Control (American Conference of Governmental Industrial Hygienists, 1999) and IICRC S500, Standard and Reference Guide for Professional Water Damage Restoration (Institute of Inspection, Cleaning and Restoration, 1999).

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POST REMEDIATION CLEARANCE TESTING CRITERIA

VISUAL INSPECTION

A visual inspection of the containments will be assessed. The areas should be in compliance within moisture content (<15%) and relative humidity standards (<60%RH). No visible mold, wood rot, debris or water damage should be present at time of assessment. Containment must be sealed and under negative pressure without any breached seals.

SAMPLING

Post Remediation Sampling will consist of one or more of the following.

- Visual inspection.
- Mechanical humidity and moisture readings.
- Surface sample(s)
- Air Sample(s)

The sample analysis must not reveal any visible mold growth on any surface sampled and airborne mold counts should be similar to outdoor air for corresponding mold types and total indoor air mold spore concentrations must be generally lower than outdoor mold spore concentrations. IICRC S520

Acceptable clearance is satisfactory when visible mold is no longer present and or air sample collected is equal to or less than the outdoor sample, and qualitatively similar or when surface sample has non-detectable traces of mold spores. As a general rule, "normal" air mycoflora is qualitatively similar and quantitatively lower than that of outdoor air. However, even this most basic rule may produce misleading results. Mold spores such as Chaetomium or Stachybotrys that are measured at 3 raw spore count or more in the air test will not pass clearance assessment criteria. Total average spore counts in the containment area and or surrounding area should not exceed 2,000 spores per cubic meter, and a single spore category should not exceed 1,000 spores per cubic meter.

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It is important to note there are no EPA, OSHA, or CDC standards or thresholds for levels of fungi or mold in indoor environments. Also, there are no standard collection methods. Our findings relating to the physical conditions observed during this assessment were not intended nor do they attempt to identify every possible source of water infiltration, contamination, mold, mildew, fungi, or otherwise, in the structure.

HTX Consulting Services, llc is neither insurer nor guarantor against water problems, mold problems or other defects in the subject property or any of its components. Mold is a living organism that can grow very rapidly under certain conditions. If any portion of the area tested is or has been damp for an extended period since the time of testing, the likelihood of mold growth may increase substantially since the time of the inspection.

HTX Consulting Services, llc does not guarantee the structure is free of mold or guarantee mold will not return. Additionally, mold levels vary significantly based upon but not limited to activity levels, humidity, temperature, dustiness, clutter, weather conditions, outside air exchange rates, pets, airflow, and mechanical or maintenance factors.

This report nor any findings are intended to provide medical advice, nor shall it be interpreted as an indicator of potential medical or safety problems. If you have concerns or questions relating to your health, please contact your physician for advice.

Any measured results, analysis data and/or physical observations made are valid only for the period in which this assessment was conducted. Non-living areas such as but not limited to; attics, crawlspaces, wall cavities and or garages are not included in this assessment unless otherwise documented. Any additional degradation of building materials or contamination from new or reactivated sources or areas inaccessible at the time of the assessment are not the responsibility of ***HTX Consulting Services, llc.***

Historical events or ambient air conditions that may have existed prior or after this assessment cannot be correlated in any way with the enclosed data. Should any additional information become available ***HTX Consulting Services, llc*** reserve the right to review such information and make modifications to this report as we deem appropriate. No warranty, real or implied, is made as to what was or is the exact cause or source that may adversely affected the indoor air quality.

Sincerely,

Justin J. Soliz, MAC, CMMI, WRT
Mold Assessment Consultant
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REFERENCES

Microbial sampling, protocols and remediation specifications are based on numerous sources including but not limited to:

ACR 2002, Assessment, Cleaning, & Restoration of HVAC Systems; An Industry Standard Developed by the National Air Duct Cleaners Association; Chapter 2, Aggressive Particle Profiling (APP) Procedures.

Adverse Human Health Effects Associated with Molds in the Indoor Environment. American College of Occupational and Environmental Medicine. 2002

ANSI/IICRC S520-2015 Third Edition Standard for Professional Mold Remediation.

ANSI/IICRC S500-2015 Third Edition Standard for Professional Water Damage Restoration.

ASTM D7338–14 Standard Guide for Assessment of Fungal Growth in Buildings.

ASTM D7788-14 Standard Practice for Collection of Total Airborne Fungal Structures via Inertial Impaction Methodology 1

ASTM E3026–15 Standard Guide for Readily Observable Moisture Affected Materials and Conditions Conducive to Elevated Moisture in Commercial Buildings: Visual Moisture Assessment Process,

Bioaerosols: Assessment and Control. ISBN: 882417-29-1, Cincinnati, OH: ACGIH American Conference of Governmental Industrial Hygienists (1999)

Damp Indoor Spaces and Health. Institute of Medicine of the National Academies. 2004

Mold Remediation in Schools and Commercial Buildings. U.S. Environmental Protection Agency, March 2001

Occupational Safety & Health Administration. Respiratory Protection Standard, 29 CFR 1910.134. 63 FR 1152

State of the Science on Mold and Human Health. Testimony of Stephen C. Redd, M.D., Centers for Disease Control and Prevention, to U.S. Congress, July 2002

Texas Mold Assessment and Remediation Rules (16 TAC §§78.1-150)

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CONSUMER MOLD INFORMATION SHEET

State rules require licensed mold assessors and remediators to give a copy of this Consumer Mold Information Sheet to each client and to the property owner, if not the same person, before starting any mold-related activity [16 TAC 78.70].

How does Texas regulate businesses that do testing for mold or that do mold cleanup?
The Department of Licensing and Regulation (TDLR) regulates such businesses in accordance with the Texas Occupations Code, Chapter1958. Under the **Texas Mold Assessment and Remediation Rules (rules)** (16 Tex. Admin. Code, Chapter 78), all companies and individuals who perform mold-related activities in Texas must be licensed by TDLR unless exempt. (See Page 2 regarding owner exemptions.) Individuals must meet certain qualifications, have required training, and pass a state exam and criminal history background check in order to be issued a license. Applicants for a mold remediation worker registration must have training and pass a criminal history background in order to be registered by TDLR. Laboratories that analyze mold samples must also be licensed and meet certain qualifications. The rules set minimum work practices and procedures and also require licensees to follow a code of ethics. To prevent conflicts of interest, the rules also prohibit a licensee from conducting both mold assessment and mold remediation on the same project. While the rules regulate the activities of mold licensees when they are doing mold-related activities, the rules do not require any property owner or occupant to clean up mold or to have it cleaned up.

How can I know if someone is licensed?
A licensed individual is required to carry a current TDLR license certificate with the license number on it. A search tool and listings of currently licensed companies and individuals can be found at: https://www.tdlr.texas.gov/LicenseSearch/.

What is "mold assessment?"
Mold assessment is an inspection of a building by a **mold assessment consultant** or **technician** to evaluate whether mold growth is present and to what extent. Samples may be taken to determine the amount and types of mold that are present; however, sampling is not necessary in many cases. When mold cleanup is necessary a licensed mold assessment consultant can provide you with a **mold remediation protocol.** A protocol must specify the estimated quantities and locations of materials to be remediated, methods to be used and clearance criteria that must be met.

What is meant by "clearance criteria?"
Clearance criteria refer to the level of "cleanliness" that must be achieved by the persons conducting the mold cleanup. It is important to understand and agree with the mold assessment consultant prior to starting the project as to what an acceptable clearance level will be, including what will be acceptable results for any air sampling or surface sampling for mold. There are no national or state standards for a "safe" level of mold. Mold spores are a natural part of the environment and are always present at some level in the air and on surfaces all around us.

What is "mold remediation?"
Mold remediation is the cleanup and removal of mold growth from surfaces and/or contents in a building. It also refers to actions taken to prevent mold from growing back. Licensed **mold remediation contractors** must follow a mold remediation protocol as described above and their own **mold remediation work plan** that provides specific instructions and/or standard operating procedures for how the project will be done.

Before a remediation project can be deemed successful, a mold assessment consultant must conduct a **post-remediation assessment.** This is an inspection to ensure that the work area is free from all visible mold and wood rot, the project was completed in compliance with the remediation protocol and remediation work plan, and that it meets all clearance criteria that were specified in the protocol. The assessment consultant must give you a **passed clearance report** documenting the results of this inspection. If the project fails clearance,

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further remediation as prescribed by a consultant will be necessary.

What is a Certificate of Mold Damage Remediation?
No later than the 10th day after a mold remediation project stop date, the remediation contractor must sign and give you a **Certificate of Mold Damage Remediation**. The licensed mold assessment consultant who conducted the post-remediation assessment must also sign the certificate. The consultant must truthfully state on the certificate that the mold contamination identified for the project has been remediated and whether the underlying cause of the mold has been corrected. (That work may involve other types of professional services that are not regulated by the mold rules, such as plumbing or carpentry.) Receiving a certificate documenting that the underlying cause of the mold was remediated is an advantage for a homeowner. It prevents an insurer from making an underwriting decision on the residential property based on previous mold damage or previous claims for mold damage. If you sell your property, the law requires that you provide the buyer a copy of all certificates you have received for that property within the preceding five years.

How is a property owner protected if a mold assessor or remediator does a poor job or damages the property?
The rules require licensees to have commercial general liability insurance in the amount of at least $1 million, or to be self-insured, to cover any damage to your property. Before hiring anyone, you should ask for proof of such insurance coverage. You may wish to inquire if the company carries additional insurance, such as professional liability/errors and omissions (for consultants) or pollution insurance (for contractors), that would provide additional recourse to you should the company fail to perform properly.

How is my confidentiality protected if I share personal information about myself with a company?
Under the code of ethics in the rules, to the extent required by law, licensees must keep confidential any personal information about a client (including medical conditions) obtained during the course of a mold-related activity. Further, you may be able to negotiate a contract to include language that other personal information be kept confidential unless disclosure "is required by law." However, licensees are required to identify dates and addresses of projects and other details that can become public information.

How do I file a complaint about a company?
Anyone who believes a company or individual has violated the rules can file a complaint with TDLR. For information on this process, call 1-800-803-9202, or complete the online complaint form at https://www.tdlr.texas.gov/complaints/.

Can property owners do mold assessment or remediation on their own property without being licensed?
Yes. A homeowner can take samples for mold or clean it up in the home without a license. An owner, or a managing agent or employee of an owner of a residential property is not required to be licensed, **unless** the property has 10 or more residential dwelling units. For non-residential properties, an owner or tenant, or a managing agent or employee of an owner or tenant, is not required to be licensed to do mold assessment or remediation on property owned or leased by the owner or tenant, **unless** the mold contamination affects a total surface area of 25 contiguous square feet or more. Please refer to 16 TAC §78.30 for further details on exceptions and exemptions to licensing requirements.

For more information about mold and the Texas Mold Assessment and Remediation Rules, contact:
Texas Department of Licensing and Regulation
Mold Assessors and Remediators
PO Box 12057, Austin, TX 78711
Phone: 512-463-6599 or 800-803-9202
www.tdlr.texas.gov

SJ

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AQ Testing Services, LLC

440 Cobia Drive, Suite 701 – Katy, Texas 77494 - (281) 391-9604

LIMITED INDOOR MOLD ASSESSMENT REPORT

Evaluation Site: 3707 Jardin St. Houston, TX 77005 ("Evaluation Site")

Prepared for: Robert Marvin ("Client")

Date of Inspection: May 25, 2022

A.Q. Testing Services, LLC Inspecting Consultant: Gordon Buchholz, MAC #1445 – Expires 10-10-23

A.Q. Testing Services, LLC ("AQ") is a mold assessment consulting company and neither it nor any of its employees or members perform mold remediation services. All services provided by AQ are in accordance with the Texas Mold Assessment and Remediation Rules ("TMARR").

Evaluation Requested: Mold inspection and testing in each of the rooms/locations set forth below under the section "Air Sample Locations and Laboratory Findings".

For the purposes of this report, it is assumed the Evaluation Site faces North.

Within the scope of the evaluation requested, testing was performed not solely for the purpose of establishing the then current condition of indoor air quality, but to identify the presence of hidden mold growth that could affect indoor air quality and/or damage the structure. Be aware that wall and/or cabinet sample results are not considered elevated unless the mold spore counts exceed 7000 spores of Penicillium/Aspergillus, visible mold growth is present or marker mold species exceeding a 3 raw count are identified in the laboratory analysis report.

Reported History: Client had a leak from the chimney that has been there for a while. Water damage is apparent on the ceiling of the 1st Floor Secondary Hallway that is common to the Master Bedroom.

Visual Inspection Results:

The Inspecting Consultant observed the following on the Inspection Date.

Room Name	Observation	Location
1st Floor Hallway	Relative Humidity – 56% Temperature - 69°F	Background
1st Floor Hallway	Visible mold	Open ceiling cavity
1st Floor Hallway	Water Damage	Open ceiling cavity area
1st Floor Hallway	Elevated moisture up to 22%	Inside the open ceiling cavity

	reading "Wet"	
2nd Floor Master Bedroom	Relative Humidity – 45% Temperature - 79°F	Background
2nd Floor Master Bedroom	Water stains	Northwest ceiling
2nd Floor Master Bedroom	Texture change	Northwest ceiling
2nd Floor Master Bedroom	Separation	Crown molding on northwest ceiling
2nd Floor Master Bedroom	Water stains	Along the East wall ceiling
2nd Floor Master Bathroom Water Closet	Relative Humidity – 45% Temperature - 78°F	Background
2nd Floor Master Bathroom Water Closet	Water stains	Ceiling
2nd Floor Master Bathroom Water Closet	Separation	Crown molding on the north wall
2nd Floor Master Bathroom Water Closet	Visible mold	North wall window trim

Air Sample Locations and Laboratory Findings:

Room Name	**Levels of Mold**
Hall Ceiling	Elevated – Penicillium / Aspergillus, Monodictys, Stachybotrys
2nd Floor Master Bedroom North Wall Ceiling	Elevated – Chaetomium, Penicillium / Aspergillus, and Stachybotrys
2nd Floor Master Water Closet Southwest Wall Ceiling	Elevated – Penicillium / Aspergillus
One outdoor baseline sample was collected.	

Recommendations:

The recommendations made herein represent the opinions of the Consultant. Based upon our visual observations, limited testing and our experience, we make the following recommendations.

- Eliminate all moisture sources.

- Mold remediation in each of the Hallway and Master Bedroom including, but not limited to removal of all affected drywall from the ceiling and walls common to the leak site.

- **Have a mold remediation protocol prepared by a Texas Department of Licensing and Regulation ("TDLR") licensed mold assessment consultant according to TMARR to enable you to obtain the Texas Department Insurance Certificate of Mold Damage Remediation. Call 281-391-9604 to order your protocol. The charge for preparation of your Protocol is 175.00 which is a reduced fee since the project is relatively small.**

- Have a post remediation clearance inspection and tests performed so that the Texas Department of Insurance Certificate of Mold Damage Remediation can be obtained.

- Be aware that the Consultant cannot see behind the walls. Therefore, we must rely on air sample testing to determine if hidden mold is present inside the walls or behind the cabinets. Contact the Consultant if additional testing is desired.

- Be aware that building science defects such as improper attic ventilation, improper AC sizing and installation, unsealed top-plates and chases can cause systemic mold growth.

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- Be aware that <u>hidden mold growth</u> can be present in any room or wall where water penetration and/or high humidity has occurred. Stains, paint and/or drywall texture changes, separation between drywall and baseboards and other trim as well as water damaged particleboard cabinets can be indicators of previous water penetration.

- Be aware that anyone attempting to remove mold and/or water damaged drywall and other building materials should wear personal protection equipment and have a good understanding of mold remediation safety procedures, use containment and HEPA air filtration, to prevent cross-contamination and exposure to elevated levels of airborne mold.

- **<u>Read all Notes below.</u>**

Notes:

- Be aware that mold growth behind vanity cabinets with AC drain lines is often caused by condensation associated with poorly insulated or uninsulated AC drain lines.

- Mold can often be present behind wallpaper that is not found through air sampling. Therefore, the only way to determine if mold is present behind wallpaper is to remove the wallpaper using containment to prevent potential airborne mold cross-contamination.

- Dust and debris are often found on metal window frames. The best method for cleaning metal window frames is the use of mild soapy water.

- Although numerous moisture readings were taken throughout the Evaluation Site, only elevated readings (if any) are reported.

- Be aware that Attic inspections are cursory in nature since many surfaces are hidden by HVAC equipment, floor decking, insulation and stored items.

- AQ personnel are not licensed HVAC professionals; therefore, inspection of HVAC equipment is excluded. It is common to find a small amount of mold growth on the exterior of AC equipment in Attics; therefore, routine cleaning of those surfaces is important to minimize mold buildup.

- It is not unusual to find a certain amount of water staining and mold on wood framing in Attics that

occurred during construction. Cleaning of wood framing can be achieved by sanding or scrubbing with a wire brush.

- Since mold is commonly found in showers, we recommend routine cleaning with a mild bathroom cleaner. Always operate the vent fan when using the shower to reduce condensation that can cause mold growth.

- This document is a report on the inspection and, if requested, testing of the Evaluation Site and is not intended to be a "Mold Remediation Protocol" as defined by TMARR, therefore, the recommendations made herein are merely guidelines for mold removal. A mold remediation protocol is a separate document.

- There are inherent limitations in the use of visual inspections to determine the presence of mold. The Consultant cannot be responsible for moving contents of substantial quantity and/or size such as full closets, cabinets, refrigerators, dishwashers, and the like obstructing the view of the Consultant. Additionally, walls, wallpaper, insulation and other building materials used in the construction of the premises can hide mold from the inspector's view.

Exclusions:

Inspection of any area not specifically mentioned in this report is excluded from this report. The Inspecting Consultant and Principal Consultant each excludes and disclaims any liability for not finding hidden mold growth.

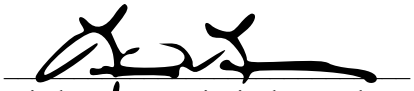
Exposure Guidelines

In the U.S., no federal agency has clear authority to regulate exposure to biological agents associated with Building Related Illnesses. Countable bioaerosols have no Permissible Exposure Limits ("PELs") or Threshold Limit Values ("TLVs") for the following reasons; the culturable/countable bioaerosols have no single entry; the human response range varies greatly from one individual to the next; it is not possible to collect and evaluate all bioaerosols components using a single sampling method; and the information relating bioaerosol concentrations to health effects is generally insufficient to describe exposure response. Due to a wide variety of microorganisms found across different regions of the U.S. and the influence of normal humidity and temperature conditions, the concentrations of bioaerosols vary significantly from area to area. With the absence of exposure limits, it is common industry practice, as supported by the American Conference of Governmental Industrial Hygienist ("ACGIH"), the American Industrial Hygiene Association ("AIHA") and the Environmental Protection Agency ("EPA") guidelines, to compare outside bioaerosol concentrations and species to inside bioaerosol concentrations and species. Generally speaking, the indoor air flora should be quantitatively lower than, but qualitatively similar (genus or species) to, that of outdoor air. All occupant health inquiries should be referred to a physician knowledgeable in the health effects of environmental mold exposures.

Conditions and Limitations

Air sampling results are limited as they represent airborne concentrations at the time of sample collection only. Changes in operating procedures, ventilation, temperature, humidity, occupancy, equipment, sources, products used, and other conditions may cause variations in anticipated airborne concentrations. The

Inspecting Consultant has performed the tasks set forth above in a professional manner, consistent with industry standards. The Inspecting Consultant and the Principal Consultant, however, cannot guarantee and does not warrant, that this limited assessment has revealed all adverse environmental conditions affecting the site, nor can they warrant that the assessment requested would satisfy the dictates of, or provide a legal defense in connection with, environmental laws or regulations. This report must be read and considered in its entirety. It is the responsibility of the Evaluation Site owners to disclose all known issues of prior water intrusion events and/or microbial contamination issues. The Inspecting Consultant and Principal Consultant cannot assume responsibility for the investigation of any unknown issues, which are not brought to our attention prior to the commencement of the survey. The results reported and any opinions set forth herein are solely for the benefit of the Client and may not be quoted or used by third parties. The results and opinions set forth in this report will be valid as of the date of this report only and neither the Inspecting Consultant nor the Principal Consultant assumes any obligation to advise the Client or homeowner of any change that may later be brought to their attention. The opinions and test results proffered by others may differ from those set forth herein.



Linda Lauver, Principal Consultant
MAC 0405 Expires 04/20/2023

SEEML Reference Number:
H-220525025

Southeast Environmental Microbiology Laboratories
440 Cobia Drive Ste. 1901
Katy, TX. 77494
Phone: (832) 437-2667

The information and data for **AQ Testing Services, LLC** has been checked for thoroughness and accuracy. The following reports are contained within this document:

- ☐ Surface/Bulk Report
- ☒ Spore Trap Report
- ☐ Andersen Fungal Report
- ☐ Quantitative Fungal Report

Lab Manager Review: *Magzoub Ismail* Date: 05/25/2022

Thank you for using SEEML laboratories. We strive to provide superior quality and service.
SEEML laboratories are accredited through AIHA-LAP, LLC (EMLAP #232339) for the analysis of Spore Traps and Surface/Bulk Samples and licensed by the Texas Department of Licensing and Regulation (LAB1016).

The data within this report is reliable to three significant figures. The third significant figure is technically unjustified. In this instance, the third figure is reported as an estimate to facilitate the interpretation by the customer.

Guidelines for Interpretation:
No accepted quantitative regulatory standards currently exist by which to assess the health risks related to mold and bacterial exposure. Molds and bacteria have been associated with a variety of health effects and sensitivity varies from person to person.
Several organizations, including: the American Conference of Government Industrial Hygienists (ACGIH); the American Industrial Hygiene Association (AIHA); the Indoor Air Quality Association (IAQA); the United States Environmental Protection Agency (USEPA); the Centers for Disease Control (CDC), as well as the California Department of Health Services (CADHS), have all published guidelines for assessment and interpretation of mold resulting from water intrusion in buildings.

Interpretation of the data and information within this document is left to the company, consultant, and/or persons who conducted the fieldwork.

Spore Trap Report

AQ Testing Services, LLC	Date Sampled: 05/25/2022
440 Cobia Dr., Suite 701	Date Received: 05/25/2022
Katy, TX 77494	Date Analyzed: 05/25/2022
281-391-9604	Date Reported: 05/25/2022
	Date Revised:
	Project Name: Robert Marvin
	Project Address: 3707 Jardin St
	Project City, State, ZIP: Houston, TX 77005
	SEEML Reference # : H-220525025

TEST METHOD: DIRECT MICROSCOPY EXAMINATION SEEML SOP 7

Client Sample ID	3410 6776			3410 4179			3410 4190		
Location	OD			Hall Ceiling			2F Master Ceiling N		
Comment/Notes									
Lab Sample ID	H-220525025-079			H-220525025-080			H-220525025-081		
Detection Limit (spores/m^3)	13			13			13		
Hyphal Fragments	1	13		57	741		621	8073	
Pollen	2	26		3	39		7	91	
Spore Trap Used	AOC			AOC			AOC		
	raw ct.	spores/m^3	%	raw ct.	spores/m^3	%	raw ct.	spores/m^3	%
Alternaria (=Ulocladium)									
Ascospores	504	6550	49						
Basidiospores	408	5300	40						
Bipolaris/Drechslera									
Chaetomium							14	182	<1
Cladosporium	24	312	2	964	12500	15	20	260	<1
Curvularia							1	13	<1
Epicoccum									
Cercospora	1	13	<1						
Fusarium									
Monodictys				784	10200	12			
Nigrospora									
Penicillium/Aspergillus	84	1090	8	2888	37500	44	2160	28100	87
Polythrincium									
Rusts									
Smuts/Periconia/Myxomy	1	13	<1				1	13	<1
Spegazzinia									
Stachybotrys				1864	24200	29	223	2900	9
Stemphylium									
Tetraploa									
Torula									
Trichoderma									
Colorless/Other Brown*							58	754	2
Oidium									
Zygomycetes									
Pithomyces									
Background debris (1-5)**	3			4			4		
Sample Volume(liters)	75			75			75		
TOTAL SPORES/M^3	1022	**13300**		6500	**84400**		2477	**32200**	

Revisions:

Comments:

Spore types listed without a count or data entry were not detected during the course of the analysis for the respective sample, indicating a raw count of <1 spore.

The analytical sensitivity is the spores/m^3 divided by the raw count, expressed in spores/m^3. The limit of detection is the analytical sensitivity (in spores/m^3) multiplied by the sample volume (in liters) divided by 1000 liters.

*Colorless,other Brown are spores without a distinctive morphology on spore traps and non-viable surface samples.

**Background debris is the amount of particulate matter present on the slide and is graded from 1-5 with 1 = very light, 2= Light, 3 = Medium, 4 = Heavy, 5 = Very Heavy. The higher the rating the more likelihood spores may be underestimated. A rating of 5 should be interpreted as minimal counts and may actually be higher than reported.

***Ulocladium has been recognized by the International Mycological Association to be equal to Alternaria and so they are reported as one.

Disclaimer: The sample results are determined by the sample volume, which is privided by the customer.

This report relates only to the samples tested as they were received.

Respectfully submitted, SEEML

440 Cobia Drive Ste. 1901
Katy, TX. 77494
Phone: (832) 437-2667

Magzoub Ismail

Magzoub Ismail, Approved Laboratory Signatory

Spore Trap Report

AQ Testing Services, LLC	Date Sampled: 05/25/2022
440 Cobia Dr., Suite 701	Date Received: 05/25/2022
Katy, TX 77494	Date Analyzed: 05/25/2022
281-391-9604	Date Reported: 05/25/2022
	Date Revised:
	Project Name: Robert Marvin
	Project Address: 3707 Jardin St
	Project City, State, ZIP: Houston, TX 77005
	SEEML Reference # : H-220525025

TEST METHOD: DIRECT MICROSCOPY EXAMINATION SEEML SOP 7

Client Sample ID	3410 4176								
Location	2F Master W/C Ceiling SW Wall								
Comment/Notes									
Lab Sample ID	H-220525025-082								
Detection Limit (spores/m^3)	13								
Hyphal Fragments	29	377							
Pollen	2	26							
Spore Trap Used	AOC								
	raw ct.	spores/m^3	%						
Alternaria (=Ulocladium)									
Ascospores									
Basidiospores									
Bipolaris/Drechslera									
Chaetomium									
Cladosporium									
Curvularia	1	13	<1						
Epicoccum									
Cercospora									
Fusarium									
Memnoniella									
Nigrospora									
Penicillium/Aspergillus	72000	936000	100						
Polythrincium									
Rusts									
Smuts/Periconia/Myxomy									
Spegazzinia									
Stachybotrys									
Stemphylium									
Tetraploa									
Torula									
Trichoderma									
Colorless/Other Brown*									
Oidium									
Zygomycetes									
Pithomyces									
Background debris (1-5)**	4								
Sample Volume(liters)	75								
TOTAL SPORES/M^3	72001	**936000**							

Revisions:

Comments:

Spore types listed without a count or data entry were not detected during the course of the analysis for the respective sample, indicating a raw count of <1 spore.

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Magzoub Ismail, Approved Laboratory Signatory


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Humidity/
Temperature Pen
445580


EXTECH
45.0%
79.3°
Humidity/
Temperature Pen
445580


EXTECH
45.5%
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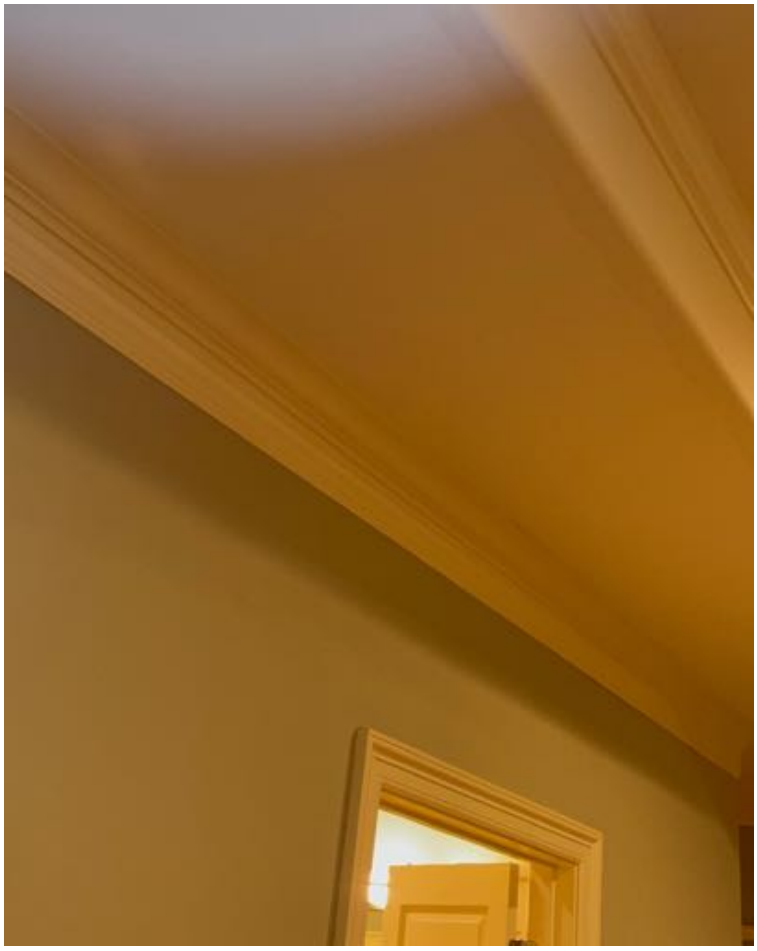

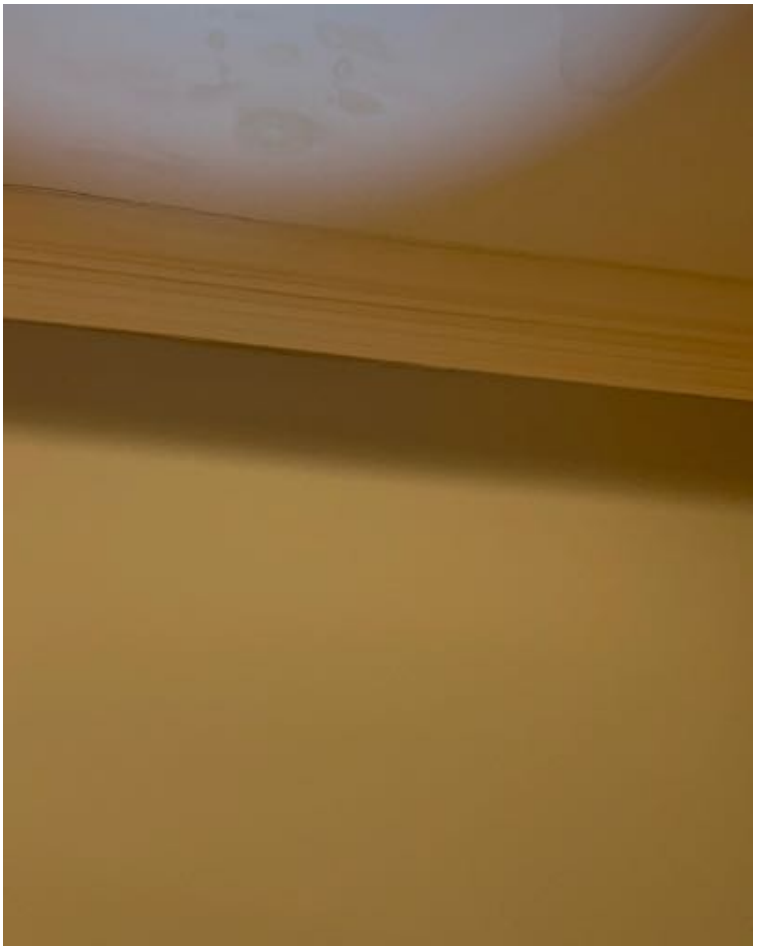


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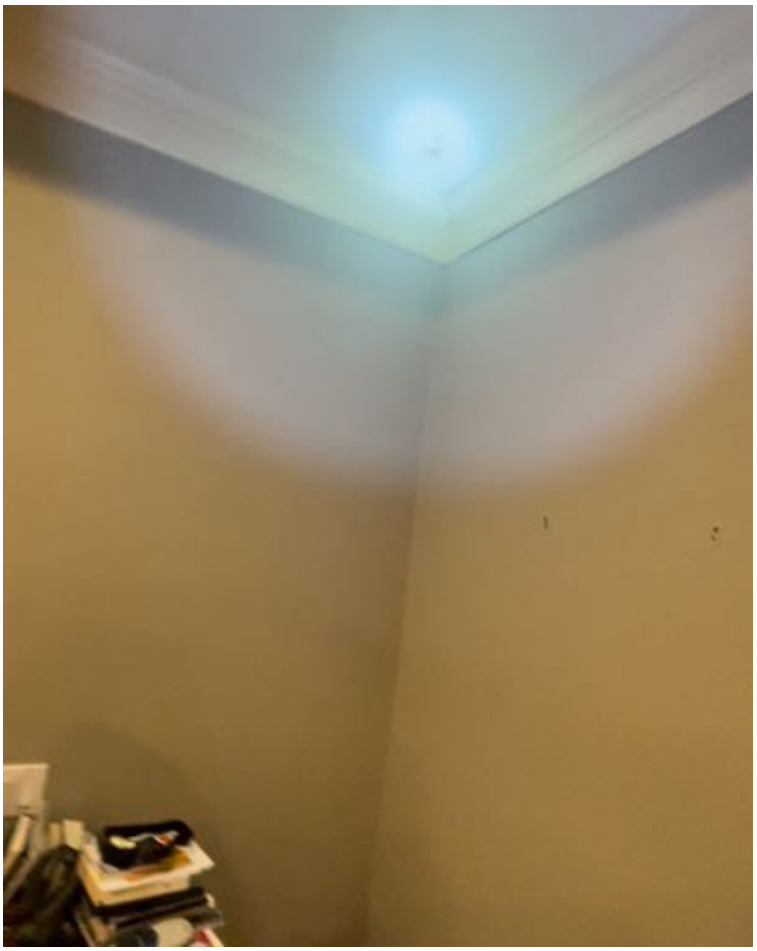


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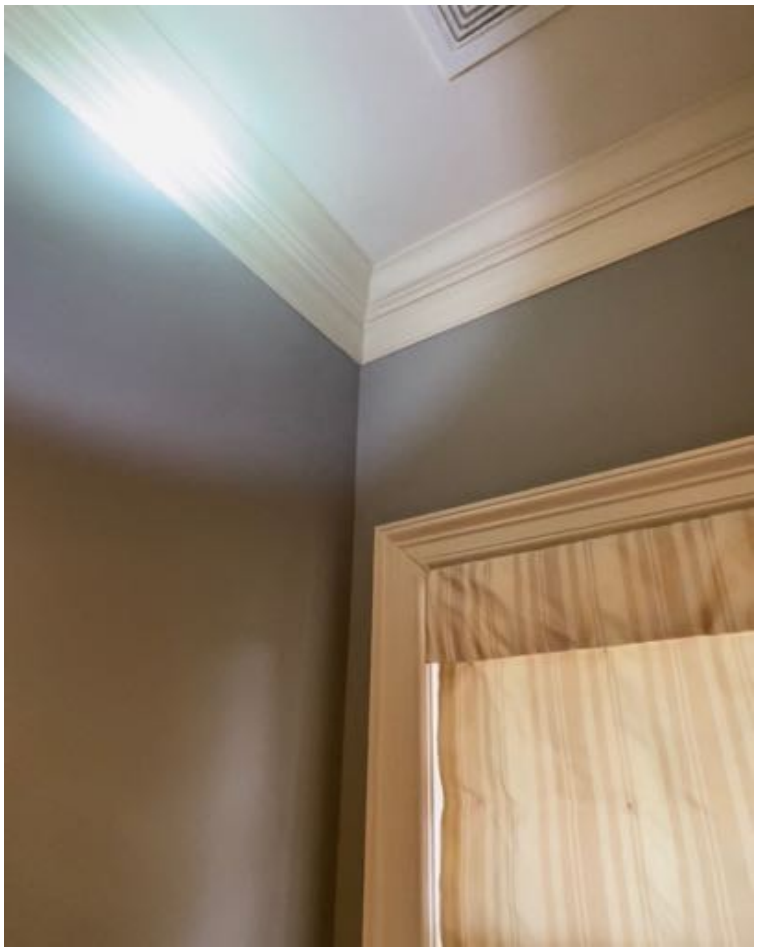


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