

Wood Destroying Insect Infestation Inspection Report

There is not a structural damage report. This form may not be altered.

Section I. General Information

Inspection Company Address & Phone:

Company's Business Lic. No:

FHA/VA Case No (if any)

Property Address:

Inspector's Name:

Structure(s) Inspected:

Section II. Inspection Findings

This report is indicative of the condition of the subject structure(s) on the date of inspection only and is not to be construed as an express or implied warranty or guarantee against latent, concealed, or future infestation or defects. Any such warranty or service agreement to provide future treatment or inspections may be provided as a separate attachment and only if indicated in Section IV. See Section IX on page 2 for important information. Based on a careful visual inspection of the readily accessible areas of the structure(s) inspected:

- a. No Visible evidence of a wood destroying insect infestation was observed.
- b. Visible evidence of a wood destroying insect infestation was observed as follows:
- Live Insects; (description & location): _____
- Insect parts, frass, exit holes or shelter tubes; (description & location): _____
- Damage from wood destroying insects was noted in the following area(s): _____

Regarding visible evidence of wood destroying insects: The inspector may find wood which has been damaged by insects. Any damage noted should be considered only as evidence of current or previous infestation of wood destroying insects. If box B is checked above, it should be understood that some degree of damage, including hidden damage, may be present. The inspector's training and experience do not qualify the inspector in damage evaluation or any other building construction technology and/or repair. Upon receipt of this report, the Seller or the Seller's Agent shall notify the Buyer that any damage should be examined by a qualified individual to determine the need for repair. Any visible evidence observed above appears:

- Active; treatment recommended at this time (Note: FHA and VA require treatment for all active infestations)
- Inactive; non treatment recommended at this time
- Activity and need for treatment cannot be determined without further investigation. Reasons: _____

In many cases, based upon visible signs of infestation by wood destroying insects, it is not possible without benefit if subsequent inspections and evaluations over a period of time to ascertain whether an infestation is active or inactive. If a warranty or service agreement is in effect, the inspecting company or another company may provide treatment, if requested and permitted by regulations, for an additional fee.

- It appears that the structure(s) or a portion thereof may have been previously treated. Evidence of previous treatment

The company can give no assurances with regard to work that may have been previously performed by other companies. The company, which treated the property, should be contacted by the Buyer for information on treatment and warranty information.

Section III. Treatment was/will be performed by the inspecting company Yes No Date: _____
Treatment Description: _____

Section IV. Attachments The following listed attachments are integral parts of this inspection report:

Section V. Obstructions & Inaccessible Areas

The following areas of the structure(s) inspected were obstructed or inaccessible (see item 4 on page 2):

- Basement _____
- Crawl Space _____
- Main Level _____
- Attic _____
- Garage _____
- Exterior _____
- Porch _____
- Addition _____
- Other _____

The inspectors may write out inaccessible areas or use the following key for Section V:

- | | | |
|------------------------|-------------------------|-------------------------|
| 1. fixed ceiling | 2. suspended ceiling | 3. fixed wall covering |
| 4. floor covering | 5. insulation | 6. cabinets or shelving |
| 7. stored items | 8. furnishings | 9. appliances |
| 10. no access or entry | 11. limited access | 12. only visual access |
| 13. no access beneath | 14. cluttered condition | 15. standing water |
| 16. dense vegetation | 17. exterior coverings | 18. window well covers |
| 19. wood pile | 20. snow | 21. unsafe conditions |

Section VI. Additional Comments (additional comments on page 3)

Section VII. Inspector's Signature: Neither I nor the company for which I am acting have had, presently have, or contemplate having any interest in the property. Certification or Registration No. (If applicable) Date of Inspection:

Section VIII. Statement of Buyer & Seller This report is integral to, and a necessary part of the inspecting company's full disclosure as to the scope and integral limitations of the inspection and report of findings. It is most important that the interested parties acknowledge this advice. The Seller hereto agrees that all known property history information regarding WDI infestation, damage from infestation, and treatment history has been disclosed to the Buyer.

Signature of Seller(s) Date:
 Owner(s)
 (if refinancing)
 x

The undersigned hereby acknowledges receipt of a copy of this report
 Buyer's Signature: Date:
 x

This report must be signed by the Buyer and Seller as applicable. A legible copy of this signature page must be returned to the inspecting company by the person ordering this inspection. See Section IX regarding the scope and limitations of the inspection and this report.

Section IX. Important Consumer Information Regarding the Scope and Limitations Of the Inspection

Read this because it is part of the report.

Attention Homebuyers: The WDI inspection firm is not responsible to repair any damage disclosed by this inspection, including without limitation, any wood destroying insect infestation and/or damage which exists in areas or in wood which were not accessible for visual inspection as of the date of this inspection, except as provided by separate contract. Also, wood destroying insect infestation and/or damage may exist in concealed or inaccessible areas. The inspection firm cannot guarantee that any wood destroying insect infestation and/or damage disclosed by visual inspection of the premises, as noted, represents all of the wood destroying insect infestation and/or damage which may exist as of the date of the inspection. Damage and any corrective action should be evaluated by the buyer and/or their qualified building expert to determine the extent of damage and need for repair.

This report is not a guarantee or warranty as to the absence of wood destroying insects nor is it a report as to structural integrity.

1. **About the Inspection.** The inspection was conducted in the readily accessible areas of the identified inspected structure(s). If visible evidence of the infestation by wood destroying insects is reported, it should be understood that some degree of damage, including hidden damage, may be present.
2. **Scope of Inspection.** A wood destroying insect inspector is trained to look for visible signs of wood destroying insect infestation. A representative of this inspection firm has conducted an inspection which may include probing and/or sounding of the unobstructed and accessible areas of the subject structure(s) to determine the presence or absence of visible evidence from wood destroying insects. For the purposes of this inspection, wood destroying insects include termites, carpenter ants, carpenter bees, and reinfesting wood boring beetles.
3. **What the Inspection Covered and Validation.** The inspection covered the readily accessible areas of the structure inspected, including attics and crawlspaces which permitted entry during inspection. This inspection did not include areas which were obstructed or inaccessible at the time of this inspection. All structures which were inspected are specifically noted. Neither the inspector nor the company for which the inspector is acting have had, presently have, or contemplate having any ownership in the property. This report shall be considered invalid for purposes of securing a mortgage and/or settlement of property transfer if not used within ninety (90) days from the inspection date.
4. **Common Obstructions and/or Inaccessible Areas** No inspection was made in areas which required the breaking apart or into, dismantling, removal of any object including, but not limited to: moldings, floor coverings, wall coverings, siding, ceilings, insulation, floors, furniture, appliances, and/or personal possessions, nor were areas inspected which were obstructed and/or inaccessible for physical access. Your inspector may write out inaccessible areas or use the key in section V. If any area which has been reported as inaccessible is made accessible, the inspection company may be contacted for another inspection. An additional fee will apply.

