

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

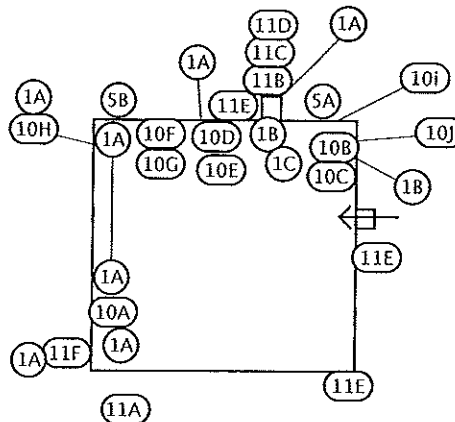
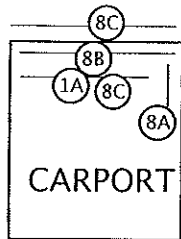
BUILDING NO. 408	STREET, CITY, STATE, ZIP Fuller Avenue & 410, San Jose CA 95125	Date of Inspection 1/3/2011	No. of Pages 7
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J & M TERMITE CONTROL, INC.

159 N. Whisman, Mountain View, CA 94043
Tel: (650) 969-5556 (650) 967-6324 Fax

Firm Registration No. PR 5223	Report No. 6280	Escrow No.
Ordered By: Westmont Development 4546 El Camino Real #278 Los Altos, CA 94022 Attn: Chris Hopkins 650-949-5321 650-949-5389	Property Owner/Party of Interest Holseth Trust c/o Westmont Dev. 4546 El Camino Real #278 Los Altos, CA 94022 Attn: Chris Hopkins 650-949-5321 650-949-5389	Report Sent To: Westmont Development 4546 El Camino Real #278 Los Altos, CA 94022 Attn: Chris Hopkins 650-949-5321 650-949-5389

COMPLETE REPORT <input checked="" type="checkbox"/>	LIMITED REPORT <input type="checkbox"/>	SUPPLEMENTAL REPORT <input type="checkbox"/>	REINSPECTION REPORT <input type="checkbox"/>
General Description: Two story duplex - wood, stucco exterior - tar and gravel roof.		Inspection Tag Posted: Water heater closet	
		Other Tags Posted: None reportable	
An inspection has been made to the structure(s) shown on the diagram in accordance with the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.			
Subterranean Termites <input checked="" type="checkbox"/> Drywood Termites <input checked="" type="checkbox"/> Fungus/Dryrot <input checked="" type="checkbox"/> Other Findings <input checked="" type="checkbox"/> Further Inspection <input checked="" type="checkbox"/>			
If any of above boxes are checked, it indicates that there were visible problems in accessible areas. Read the report for details on checked items.			



FRONT

Inspected by Louis Bimbi State License No. FR31942 Signature *Louis Bimbi*

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceding two years. To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Suite 1500, Sacramento, California 95815.

NOTE: Questions or problems concerning the above report should be directed to the manager of the company. Unresolved questions or problems with services performed may be directed to the Structural Pest Control board at (916) 561-8708, or (800) 737-8188 or www.pestboard.ca.gov. 43M-41 (Rev. 10/01)

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THIS INSPECTION IS LIMITED TO ACCESSIBLE AREAS ONLY AND DOES NOT INCLUDE INACCESSIBLE AREAS SUCH AS INTERIOR OF HOLLOW WALLS, ROOF SOFFITS, AREAS BENEATH FLOOR COVERINGS, AREAS BENEATH OR BEHIND APPLIANCES, FURNITURE OR PERSONAL BELONGINGS, ETC. FURNITURE AND OTHER PERSONAL BELONGINGS (IF PRESENT) NORMALLY WILL NOT BE MOVED FOR INSPECTION PURPOSES. ALSO, NO PROBING OF FINISHED MATERIALS WILL BE DONE AS DEFACING MAY RESULT. THE EXTERIOR SURFACE OF THE ROOF WILL NOT BE INSPECTED. IF YOU WANT THE WATER TIGHTNESS OF THE ROOF DETERMINED, YOU SHOULD CONTACT A ROOFING CONTRACTOR WHO IS LICENSED BY THE CONTRACTORS STATE LICENSE BOARD.

IF ADDITIONAL DAMAGE OR INFESTATIONS ARE FOUND DURING THE COURSE OF ANY WORK RECOMMENDED IN THIS REPORT, A SUPPLEMENTAL REPORT AND/OR ADDITIONAL ESTIMATE WILL BE PROVIDED. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION. IF REQUESTED, THIS COMPANY WILL REINSPECT REPAIRS DONE BY OTHERS WITHIN FOUR MONTHS OF THE ORIGINAL INSPECTION. A CHARGE, IF ANY, CAN BE NO GREATER THAN THE ORIGINAL INSPECTION FEE FOR EACH REINSPECTION. THE REINSPECTION MUST BE DONE WITHIN TEN (10) WORKING DAYS OF REQUEST. THE REINSPECTION IS A VISUAL INSPECTION AND IF INSPECTION OF CONCEALED AREAS IS DESIRED, INSPECTION OF WORK IN PROGRESS WILL BE NECESSARY. ANY GUARANTEES MUST BE RECEIVED FROM PARTIES PERFORMING REPAIRS. J & M TERMITE CONTROL, INC. TO BE CONSULTED BEFORE REPAIRS ARE DONE. J & M TERMITE CONTROL, INC. ASSUMES NO RESPONSIBILITY FOR WORK PERFORMED BY OTHERS.

A SEPARATED REPORT HAS BEEN REQUESTED WHICH IS DEFINED AS SECTION I/SECTION II CONDITIONS EVIDENT ON THE DATE OF INSPECTION. SECTION I CONTAINS ITEMS WHERE THERE IS EVIDENCE OF ACTIVE INFESTATION, INFECTIONS OR CONDITIONS THAT HAVE RESULTED IN OR FROM INFESTATION OR INFECTION. SECTION II ITEMS ARE CONDITIONS USUALLY DEEMED LIKELY TO LEAD TO INFESTATION OR INFECTION BUT WHERE NO VISIBLE EVIDENCE OF SUCH WAS FOUND. FURTHER INSPECTION ITEMS ARE DEFINED AS RECOMMENDATIONS TO INSPECT AREA(S) WHICH DURING THE ORIGINAL INSPECTION DID NOT ALLOW THE INSPECTOR ACCESS TO COMPLETE HIS INSPECTION AND CANNOT BE DEFINED AS SECTION I OR SECTION II. NOTE: DUE TO CHANGES IN THE STRUCTURAL PEST CONTROL ACT EFFECTIVE JULY 1989 WATER DAMAGE AND/OR LEAKAGE MAY NOT BE CLASSIFIED UNDER SECTION I UNLESS THERE IS VISIBLE EVIDENCE OF AN INFESTATION OF A WOOD-DESTROYING INSECT OR ORGANISM. PLEASE READ THIS REPORT VERY CAREFULLY AS THERE MAY BE DAMAGE OR LEAKS WHICH ARE NOT THE SELLER'S RESPONSIBILITY UNDER THE PEST CONTROL AGREEMENT OF YOUR REAL ESTATE SALES CONTRACT.

NOTICE: REPORTS ON THIS STRUCTURE PREPARED BY VARIOUS REGISTERED COMPANIES SHOULD LIST THE SAME FINDINGS (I.E. TERMITE INFESTATIONS, TERMITE DAMAGE, FUNGUS DAMAGE, ETC.). HOWEVER, RECOMMENDATIONS TO CORRECT THESE FINDINGS MAY VARY FROM COMPANY TO COMPANY. YOU HAVE A RIGHT TO SEEK A SECOND OPINION FROM ANOTHER COMPANY.

THIS STRUCTURE WAS OCCUPIED AND FULLY FURNISHED AT THE TIME OF THIS INSPECTION SOMEWHAT LIMITING OUR INSPECTION AS PERSONAL ITEMS ARE NOT DISTURBED.

SPECIAL NOTE REGARDING MOLD & NON-WOOD-DESTROYING FUNGI: This Wood-Destroying Pests and Organisms Inspection Report DOES NOT INCLUDE MOLD or any mold like conditions. This property was NOT Inspected for the presence or absence of health related mold or fungi. Mold is not a Wood-Destroying Organism and is outside the scope of this report as defined by the Structural Pest Control Act. By California law we are neither qualified, authorized, nor licensed to inspect for health related molds or fungi. If you desire information about or inspection for presence or absence of health related molds or mold like conditions, you should contact an industrial hygienist or other appropriate professional for further inspection or consultation.

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SUBSTRUCTURE:

- ITEM 1A Evidence of drywood termite activity was found beneath the structure, interior and carport. This evidence was found immediately adjacent to and/or appears to extend into an inaccessible area.
RECOMMEND: Fumigate the entire structure with a lethal gas (Vikane or Zythor (sulfuryl fluoride), in conjunction with Cloropicrin) for the complete guaranteed eradication of all drywood termites anywhere in the structure. Also, cover or otherwise obscure drywood termite droppings.
NOTE: Our bid does not include any prep work. All instructions must be thoroughly read and performed. Failure to complete fumigation prep or failure to return signed papers prior to fumigation date will result in cancellation and/or rescheduling. Specific preparation instructions will be issued once fumigation is ordered.
 ***** This is a Section 1 Item *****
- ITEM 1B Builders scrap and/or other cellulose debris and evidence of sub-termite activity were found to surface of sub-area soil.
RECOMMEND: Remove and dispose of all rakeable debris and treat the soil surface in area(s) where sub-termite activity was found with a soil termiticide for sub-termite control. Chemical to be used is Termidor SC (active ingredients: Fipronil 5-amino-1 - (2, 6 - dichloro - 4 - (trifluoromethyl) phenyl) - 4 - ((1,R,S) - (trifluoromethyl) sulfinyl) - 1 - H - pyrazole - 3 - carbonitrile. Please see attached pesticide information sheet.
 ***** This is a Section 1 Item *****
- ITEM 1C Drywood termite and fungus damage was found to wooden members beneath ceramic tile floor in hall bath of unit 408.
RECOMMEND: Tear out existing ceramic tile bathroom floor - cut out and replace damaged wooden members - install new ceramic tile floor set in mortar and reset toilet on a new wax seal. Install new ceramic tile base.
NOTE: Owners will need to purchase the tile separate from this contract. Our price is for the labor to install tile only.
 ***** This is a Section 1 Item *****

VENTILATION:

- ITEM 5A Foundation vent openings were found to be below grade level with evidence noted that water may enter the sub-area through vents.
RECOMMEND: Install masonry wells or otherwise alter grade level to eliminate this condition.
 ***** This is a Section 2 Item *****
- ITEM 5B There is a broken vent screen at the rear of the structure.
RECOMMEND: Owner is advised to install a new nail on vent screen.
 ***** This is a Section 2 Item *****

ATTIC SPACES:

- ITEM 7A The attic area was inspected as possible from the access area only. We did not crawl the attic due to deep insulation. While no evidence was noted to indicate the likelihood of adverse conditions we will not be responsible for inaccessible areas.
 ***** Information Item *****

GARAGES:

- ITEM 8A Fungus damage was found to the carport roof sheathing.
RECOMMEND: Cut back roof covering as necessary to expose full extent of damage - cut out and replace damaged wooden members as necessary ready for paint.
NOTE: Owners to engage a roofer to repair or replace roof covering as necessary after these structural repairs are completed separate from this contract and at additional cost.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****

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GARAGES:

ITEM 8B The framing and stucco sheathing has been damaged by subterranean termites, drywood termites and fungus at the carport. We also noted the wall base plate is below the grade level contributing to these damages.
RECOMMEND: Remove a sufficient amount of stucco - remove the damaged wood members - install a curb foundation above grade - replace the damaged wood members with new materials - install new paper and wire - restucco where removed.
NOTE: Owner will have to have storage cabinets replaced upon completion of our repairs, separate from our contract.
***** This is a Section 1 Item *****

ITEM 8C Evidence of sub-termites activity was found to wooden members in this area. This infestation appears to be gaining access to wooden members from below the blacktop and soil.
RECOMMEND: Drill a series of 1/2-inch holes through the adjacent masonry in the area indicated and inject a soil termiticide into soil below - plug holes and scrape away all accessible sub-termites shelter tubes. Chemical to be used is Termidor SC (active ingredients: Fipronil 5-amino-1-(2,6-dichloro - 4 - (trifluoromethyl) phenyl) - 4 - (1,R,S) - (trifluoromethyl) sulfinyl) -1-H-pyrazole-3-carbonitrile. Please see attached pesticide information sheet.
NOTE: WHILE ALL CAUTION WILL BE USED DURING THE COURSE OF THIS WORK WE WILL NOT BE RESPONSIBLE FOR POSSIBLE DAMAGE TO ANY PIPING, DUCTING OR WIRING WHICH MAY BE CONCEALED BENEATH THIS MASONRY. Based on past experience this statement still applies even if others mark where they think utilities are located.
NOTE: While care will be taken we assume no responsibility for chips or cracks to masonry during the drilling process.
NOTE: Be aware that full effectiveness of this treatment may take up to three months. Please wait 90 days after treatment before reporting live activity to our office, so that the full effect of the treatment may take place.
***** This is a Section 1 Item *****

OTHER INTERIOR:

ITEM 10A The window stool has been damaged by drywood termites at the living room in unit 410.
RECOMMEND: Remove and replace the damaged stool with new materials.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
***** This is a Section 1 Item *****

ITEM 10B Indications of water damage and/or fungus damage were noted to underlayment beneath surface of vinyl adjacent to the hall bath tub in unit 410.
RECOMMEND: Remove existing floor covering and underlayment throughout - replace minor damaged sub-flooring (if any) - install new underlayment and standard grade vinyl throughout this bathroom and reset toilet.
NOTE: We assume no responsibility for possible concealed plumbing problems which may not be evident until toilet is removed. Also, our repairs do not include internal toilet mechanisms. Price quoted for this item is based on standard grade vinyl. Existing material may have cost more, however, we have no means to determine replacement value at this time.
***** This is a Section 1 Item *****

ITEM 10C The window in the hall bath of unit 410 is lower than the shower head. This could allow moisture intrusion into the enclosed wall.
RECOMMEND: Owner is advised to keep this area well sealed and as dry as possible. Consideration should be given to installing a water proof window curtain.
***** This is a Section 2 Item *****

ITEM 10D Missing grout and/or voids to grouting were noted to the kitchen counter top in unit 410.
RECOMMEND: Owners are advised to regrout, caulk and/or otherwise seal this area to eliminate this condition and to protect against future possible damage.
***** This is a Section 2 Item *****

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OTHER INTERIOR:

- ITEM 10E Loose and broken tiles were noted in the kitchen window sill in unit 410.
RECOMMEND: Remove the loose tiles to allow for further inspection. If no damage is found, reinstall the existing tiles.
 ***** Unknown Further Inspection Recommended *****
- ITEM 10F The door casing has been damaged by drywood termites at the kitchen exterior door in unit 408.
RECOMMEND: Remove and replace the damaged door casing with new materials.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****
- ITEM 10G Indications of water damage and/or fungus damage were noted to underlayment beneath surface of vinyl adjacent to the kitchen exterior door in unit 408.
RECOMMEND: Remove existing floor covering and underlayment throughout - replace minor damaged sub-flooring (if any) - install new underlayment and standard grade vinyl throughout this bathroom and reset toilet.
NOTE: We assume no responsibility for possible concealed plumbing problems which may not be evident until toilet is removed. Also, our repairs do not include internal toilet mechanisms. Price quoted for this item is based on standard grade vinyl. Existing material may have cost more, however, we have no means to determine replacement value at this time.
 ***** This is a Section 1 Item *****
- ITEM 10H The window stool has been damaged by drywood termites in the kitchen of unit 408.
RECOMMEND: Remove and replace the damaged window stool with new materials.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****
- ITEM 10I The sheetrock at the wall and ceiling in the hall bath of unit 408 has been damaged by excessive moisture and fungus, water leakage was noted.
RECOMMEND: Remove the sheetrock in this area to allow for further inspection and to determine the source of the leak.
NOTE: PRICE QUOTED FOR THIS ITEM IS FOR OPENING THIS AREA AND FURTHER INSPECTION ONLY AND DOES NOT INCLUDE REPAIRS AS THE EXTENT OF DAMAGE IS NOT KNOWN AT THIS TIME. ONCE THE FULL EXTENT OF DAMAGE IS DETERMINED A COMPLETE ESTIMATE AND/OR SUPPLEMENTAL REPORT WILL BE ISSUED.
 * * * ADDITIONAL COSTS WILL BE INCURRED! * * *
 ***** This is a Section 1 Item *****
- ITEM 10J Drywood termite and fungus damage was found to the wall framing and flooring extending behind and beneath the hall bath tub and walls in unit 408.
RECOMMEND: Tear out existing wall covering over tub - remove the existing tub - replace the damaged wooden members as necessary - reinstall tub - install new wallboard and new ceramic tile set in mortar.
NOTE: Owners will need to purchase the tile separate from this contract. Our price is for the labor to install tile only. Any design or tile choice(s) other than standard will constitute additional cost.
NOTE: We assume no responsibility for possible broken, loose or chipped tiles and/or wallboard adjacent to area being repaired which may develop during these repairs. Possible necessary paint and/or wallpaper repair to be done by owner.
NOTE: The bid for this item includes replacement of the tub valve, window and permit fees.
 ***** This is a Section 1 Item *****

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OTHER EXTERIOR:

- ITEM 11A Cracks and voids were noted to the exterior stucco at various areas.
RECOMMEND: Seal these cracks and voids using mortar and exterior caulk as needed.
 ***** This is a Section 2 Item *****
- ITEM 11B The water heater closet door, jambs and threshold was found to be damaged by fungus.
RECOMMEND: Supply and install a pre-hung door and jambs with threshold to correct this condition.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****
- ITEM 11C The wall plate has been damaged by drywood termites and fungus at the water heater closet.
RECOMMEND: Remove a sufficient amount of exterior stucco - remove and replace the damaged wall plate - install new paper and wire - restucco where removed.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****
- ITEM 11D Water stains were found to the water heater closet interior indicating possible roof leakage.
RECOMMEND: Owners or other interested parties are advised to consult a roofing firm concerning general condition of roof coverings and/or repairs to same.
 ***** This is a Section 2 Item *****
- ITEM 11E Fungus damage was found to the second story roof eaves as indicated.
RECOMMEND: Cut back roof covering as necessary to expose full extent of damage - cut out and replace damaged wooden members as necessary ready for paint.
NOTE: Owners to engage a roofer to repair or replace roof covering as necessary after these structural repairs are completed separate from this contract and at additional cost.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****
- ITEM 11F The threshold has been damaged by drywood termites at the front door for unit 410.
RECOMMEND: Remove and replace the damaged threshold with new materials.
NOTE: WE ASSUME NO RESPONSIBILITY FOR POSSIBLE CONCEALED DAMAGE WHICH MAY BE DISCLOSED DURING THE COURSE OF THIS REPAIR AND WHICH MAY NECESSITATE MORE REPAIRS AT ADDITIONAL COST. NO ADDITIONAL WORK WILL BE COMMENCED WITHOUT AUTHORIZATION.
 ***** This is a Section 1 Item *****

SECTION II THE FOLLOWING ARE CONDITIONS USUALLY DEEMED LIKELY TO LEAD TO INFESTATIONS OR INFECTIONS BUT WHERE NONE ARE EVIDENT AT THIS TIME ITEM(S) #5A, 5B, 10C, 10D, 11A AND 11D.

IF CERTIFICATION IS REQUESTED REPAIRS MUST BE AUTHORIZED AND PERFORMED WITHIN (120) DAYS OF THIS INSPECTION AND THE FOLLOWING ITEM(S) MUST BE COMPLETED Item(s) #1A, 1B, 1C, 8A, 8B, 8C, 10A, 10B, 10F, 10G, 10H, 10I, 10J, 11B, 11C, 11E AND 11F.

FURTHER INSPECTION(S) #10E AND 10I.

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***** CHEMICAL NOTICE *****

State Law requires that you be given the following information:

CAUTION-PESTICIDES ARE TOXIC CHEMICALS. Structural Pest Control Companies are registered and regulated by the Structural Pest Control Board, and apply pesticides which are registered and approved for use by the California Department of Pesticide Regulation and the United States Environmental Protection Agency. Registration is granted when the State finds that, based on existing scientific evidence, there are no appreciable risks if proper use conditions are followed or that the risks are outweighed by the benefits. The degree of risk depends upon the degree of exposure, so exposure should be minimized.

If within 24 hours following application you experience symptoms similar to common seasonal illness comparable to the flu, contact your physician or poison control center (800-222-1222) and your pest operator immediately. (This statement shall be modified to include any other symptoms of overexposure which are not typical of influenza.)

For further information, contact any of the following:

- J & M Termite Control, Inc (650) 969-5556
- San Mateo County Health Department (650) 573-2582
- Santa Clara County Health Department (408) 918-3400
- San Mateo County Agriculture Commissioner (650) 363-4700
- Santa Clara County Agriculture Commissioner (408) 918-4600
- San Mateo Poison Control Center (800) 222-1222
- Santa Clara Poison Control Center (800) 222-1222
- Structural Pest Control
2005 Evergreen St., Ste 1500, Sacramento, CA 95815 (916) 561-8700

Persons with respiratory or allergic conditions, or others who may be concerned about their health relative to this chemical treatment, should contact their physician concerning occupancy during and after chemical treatment prior to signing our Work Authorization Contract and prior to scheduling work from this report.

J & M TERMITE CONTROL, INC.

159 N. Whisman, Mountain View, CA 94043

Tel: (650) 969-5556 (650) 967-6324 Fax

WORK AUTHORIZATION CONTRACT

Address of Property: 408 Fuller Avenue & 410, San Jose CA 95125

Inspection Date: 1/3/2011

Report #: 6280

Title Co. & Escrow #: Escrow #

SECTION 1		SECTION 2		FURTHER INSPECTION
1A	\$ 1736.00	11E	\$ 400.00	10E \$ 250.00
1B	\$ 600.00	11F	\$ 300.00	
1C	\$ 2020.00	5A	No Bid	
8A	\$ 625.00	5B	Owner	
8B	On Request	10C	Owner	
8C	\$ 600.00	10D	Owner	
10A	\$ 235.00	11A	No Bid	
10B	\$ 510.00	11D	Roofer	
10F	\$ 165.00			
10G	\$ 2095.00			
10H	\$ 235.00			
10I	\$ 250.00			
10J	\$ 4620.00			
11B	\$ 550.00			
11C	\$ 755.00			

We Authorized the Following Section 1 Items to be Performed.

We Authorized the Following Section 2 Items to be Performed.

We Authorized the Following Items for Further Inspection.

Proposed Cost Section 1: _____

Proposed Cost Section 2: _____

Proposed Cost Fur.Insp.: _____

Total - All Sections: _____

NOTICE TO OWNERS:

Under California Mechanics' Lien Law any Structural Pest Control company which contracts to do work for you any contractor, subcontractor, laborer, supplier or other person who helps to improve your property but is not paid for his or her work or supplies has a right to enforce a claim against your property. This means that, after a court hearing, your property could be sold by the court officer and the proceeds of the sale used to satisfy the indebtedness. This can happen even if you have paid your Structural Pest Control company in full, if the subcontractor, laborer, or supplier remains unpaid. To preserve their right to file a claim or lien against your property, certain claimants such as contractors or material suppliers are required to provide you with a document entitled "Preliminary Notice." A Preliminary Notice is not a lien against your property. Its purpose is to notify you of persons who may have a right to file a lien against your property if they are not paid.

I have read this work authorization contract and WDO inspection report it refers to.
SIGNED WORK AUTHORIZATION CONTRACT MUST BE RECEIVED BEFORE WORK WILL BE SCHEDULED.

APPROVED AND READ BY:

DATE

ACCEPTED FOR:

DATE

Please print your name _____

J & M TERMITE CONTROL, INC.

Also, please CIRCLE the item(s) you are authorizing.

WORK AUTHORIZATION CONTRACT

Address of Property: 408 Fuller Avenue & 410, San Jose CA 95125

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**** CUSTOMER NOTICE****

NOTE A:

Any additional work required by the local building inspector will be at extra cost. This estimate does not include possible concealed damage which may be disclosed during the repairs. If additional damage is found owner/agent will be notified. No additional work will be commenced without authorization. You are responsible for payment upon completion of work listed above unless other arrangements have been made in advance with J & M Termite Control, Inc. Operator agrees to use reasonable care in the performance of his work, but assumes no responsibility for damage to any hidden heating pipes, wiring or other facilities or appurtenances, or to any shrubs, plants or other life. Unless otherwise stated all work guaranteed for one (1) year, -toilet seals, caulking and grouting (30) days. Only the work specified in this agreement is being done at this time. No painting or wallpaper repair is to be done unless specified in body of this agreement.

NOTE B:

All terms of agreement between the parties are contained in this agreement and no other terms or statements shall be binding upon the parties. In case of non-payment by owner, reasonable attorney's fees and costs of collection shall be paid by owner whether suit be filed or not. I have read the terms of this agreement and having accepted a copy, hereby agree to all terms thereof.

SECTION I

Work recommended to repair damage caused by existing infestations or infections of wood-destroying pests or organisms and all work recommended to correct conditions that caused such infestation or infections.

SECTION II

Work recommended to correct conditions usually deemed likely to lead to infestation and/or infection by wood-destroying pests or organisms; however, no no evidence of such noted at this time.

FURTHER INSPECTION items are defined as recommendations to inspect areas which during the original inspection did not allow the inspector access to complete his/her inspections and cannot be defined as Section 1 / Section 2.

MOLD DISCLAIMER

There may be health related issues associated with the structural repairs reflected in the inspection report referenced by this Work Authorization Contract. These health issues include but are not limited to the possible release of mold spores during the course of repairs. We are not qualified to and do not render any opinion concerning such health issues or any special precautions. Any questions concerning health issues or any special precautions to be taken prior to or during the course of such repairs should be directed to a Certified Industrial Hygienist before any such repairs are undertaken.

BY EXECUTING THIS WORK AUTHORIZATION CONTRACT, CUSTOMER ACKNOWLEDGES THAT HE OR SHE HAS BEEN ADVISED OF THE FOREGOING AND HAS HAD THE OPPORTUNITY TO CONSULT WITH A QUALIFIED PROFESSIONAL.