



Dear HomeGuard Customer,

Thank You for choosing HomeGuard Incorporated to inspect your home. Enclosed is your inspection report, which includes our findings, recommendations, and repair prices. Please review the enclosed report and repair proposals and feel free to call me with any comments or questions.

Sincerely Yours,

Curtis Reese
Vice President
General Manager

Schedule your repairs today...



**We get the work done
when you need it!**



**We will expedite all
required paperwork!**



**HomeGuard stands
behind it's repairs!**

**Contact the HomeGuard Repair Team at 855-331-1900 or
email us HGRepairs@HomeGuard.com**

WOOD DESTROYING PESTS AND ORGANISM INSPECTION REPORT

Building No. 1000	Street Anywhere Street	City Hometown	ZIP 99999	Date of Inspection 3/27/2013	Number of Pages Page 1 of 12
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**58 Wright Brothers Ave
Livermore, CA 94551
(925) 294-1800 • Fax (925) 294-1816
Registration # PR1452**

HomeGuard Rpt #: **108611**

Ordered By: John Smith 1000 Anywhere Street Hometown, CA 99999	Property Owner and/or Party of Interest: John Smith 1000 Anywhere Street Hometown, CA 99999	Report Sent to: Escrow#:
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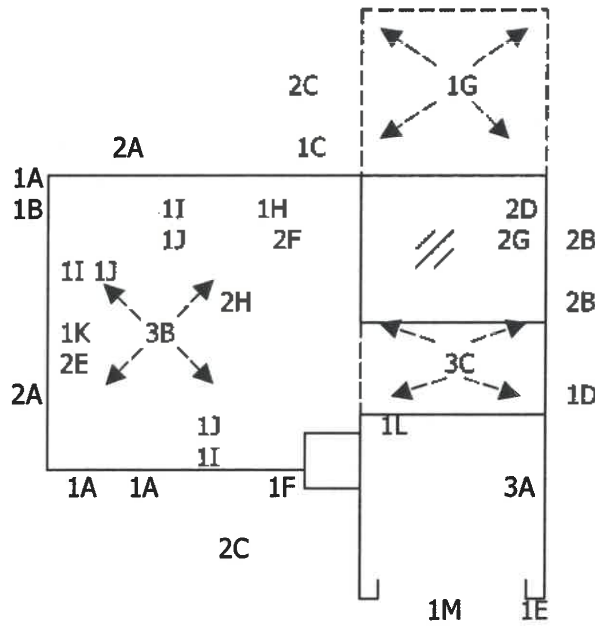
COMPLETE REPORT <input checked="" type="checkbox"/>	LIMITED REPORT <input type="checkbox"/>	SUPPLEMENTAL REPORT <input type="checkbox"/>	REINSPECTION REPORT <input type="checkbox"/>
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General Description: Two story, single family wood framed residence with stucco, wood and brick veneer exterior.	Inspection Tag Posted: Garage Other Tags Posted: A to Z Termite 1/13
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An inspection has been made of 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 the above boxes are checked, it indicates that there were visible problems in accessible areas. Read the report for details on checked items.				

Key to Items on diagram: [1] Section 1 Items [2] Section 2 Items [3] Unknown Further Inspection Items



FRONT

Signature:

Inspected by: **Walter L. Backeroff**

License#: **FR34325**

Signature:

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, (800) 737-8188 or www.pestboard.ca.gov.

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AREAS NOT INSPECTED PLEASE READ.

We did not inspect the interior of finished walls or behind installed finished cabinet work. We did not inspect the areas immediately under furniture or appliances. This structure contains slab flooring, and in slab floor type construction, it is possible for Subterranean Termite infestations to be concealed and not evident at the time of our inspection; therefore, we assume no liability for any infestations that are not evident at the time of our inspection. Our inspection does not include any electrical, heating, air conditioning, structural adequacy, pest other than wood destroying pest or mechanical systems of the structure and will not detect building code violations. The roof covering of the structure was not inspected. The plumbing was inspected, but only the leaks outlined in our report were found at this time. We assume no responsibility for leaks that occur after the date of this inspection. There may be health related issues associated with the findings reflected in this report. We are not qualified to and do not render an opinion concerning any such health issues. The inspection reflected by this report was limited to the visible and accessible areas only. Questions concerning health related issues, which may be associated with the findings or recommendations reflected in this report, such as the presence of mold, the release of mold spores or concerning indoor air quality should be directed to a Certified Industrial Hygienist. This structure has carpet installed. Although no adverse conditions were evident, we assume no responsibility for the floor under the carpet unless the carpet is removed and we perform a further inspection. We inspected the upstairs stall shower but did not water test it as there were no stains underneath to indicate leakage. At the request of interested parties and once the ceiling below the shower has been opened HomeGuard Incorporated can return to the property and perform a water test on this shower. We did not water test nor inspect upstairs plumbing concealed by finished ceilings. As is standard practice within our industry and since our inspectors do not carry a 30' ladder on their vehicle, a portion of the eaves, wood siding and wood windows above 11' were only inspected visually. Upon request and at an additional charge HomeGuard Inc. will return to the property and further inspect these inaccessible areas by probing the wood members. The area under the water heater or furnace pedestal was not inspected. The area inside the soffitted eaves was not inspected. The inaccessible areas listed above which were not inspected will be inspected upon the owner's request and will be conditional to additional inspection fees.

EXTERIOR SURFACE OF THE ROOF WAS NOT 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.

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"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 while in progress will be necessary. Any guarantees must be received from parties performing repairs."

NOTE: Work performed by others will be reinspected for a fee of \$195.00 for each trip out to the property. Open wall and open floor inspections are desirable if certification is required.

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 differ from company to company. You have the right to seek a second opinion from another company.

NOTE: WE GUARANTEE ALL REPAIRS DONE BY THIS COMPANY FOR ONE (1) YEAR AND FUMIGATIONS FOR A PERIOD OF TWO (2) YEARS FROM THE DATE OF COMPLETION WITH THE EXCEPTION OF PLUMBING, GROUTING, CAULKING AND RE-SETTING OF TOILETS WHICH ARE GUARANTEED FOR 30 DAYS FROM THE DATE OF COMPLETION. WE CANNOT GUARANTEE WORK PERFORMED BY OTHERS. WE MAKE NO GUARANTEE AGAINST FUTURE INFECTIONS, ADVERSE CONDITIONS, OR CONDITIONS PRESENT BUT NOT EVIDENT AT THE TIME OF OUR INSPECTION.

NOTE: THIS IS A SEPARATED REPORT WHICH IS DEFINED AS SECTION I AND SECTION II CONDITIONS EVIDENT ON THE DATE OF INSPECTION. SECTION I CONTAINS ITEMS WHERE THERE IS EVIDENCE OF ACTIVE INFESTATION, INFECTION, OR CONDITIONS THAT HAVE RESULTED IN OR FROM INFESTATION OR INFECTION. SECTION II ITEMS ARE CONDITIONS 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.

Section 1 Items

1A. FINDING: Fungus damage was noted to the rafter tail as indicated on the diagram. (See Picture 1)

RECOMMENDATION: Remove and replace the end of the damaged rafter tail and install a new sister section alongside for support.

*****SECTION 1 ITEM*****

1B. FINDING: Fungus damage was noted to the sheathing as indicated on the diagram. (See Picture 1)

RECOMMENDATION: Remove and replace the damaged sheathing to correct this condition. This bid includes replacement of the roof covering if disturbed by our repairs. If existing gutters need to be removed to perform the repairs then our bid also includes reinstallation of original gutters. If it becomes necessary or desirable to install new gutters this will be done only if authorized and at an additional expense. The guarantees on the roof covering are limited to the areas where the repairs were performed

*****SECTION 1 ITEM*****

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1C. FINDING: The threshold trim has been damaged by fungus at the rear sliding glass door. (See Picture 5)

RECOMMENDATION: Remove and replace the damaged threshold and trim. If any damage is found to extend into any enclosed areas a supplemental report and bid will be issued.

***** (SECTION 1 ITEM) *****

1D. FINDING: Fungus damage was noted to the barge rafter(s) as indicated on the diagram. (See Picture 6)

RECOMMENDATION: Remove and replace a section of the damaged barge(s) rafter to correct this condition. This bid includes replacement of the roof covering if disturbed by our repairs. If existing gutters need to be removed to perform the repairs then our bid also includes reinstallation of original gutters. If it becomes necessary or desirable to install new gutters this will be done only if authorized and at an additional cost. The guarantees on the roof covering are limited to the areas where the work was performed

***** (SECTION 1 ITEM) *****

1E. FINDING: The main garage door jambs are fungus damaged. (See Picture 7)

RECOMMENDATION: Cut off the bottom of the door jambs and fill the void with concrete.

***** (SECTION 1 ITEM) *****

1F. FINDING: The post has been damaged by fungus at the front porch. (See Picture 8)

RECOMMENDATION: Remove and replace the damaged wood post. If any damage is found to extend into any enclosed areas a supplemental report and bid will be issued.

***** (SECTION 1 ITEM) *****

1G. FINDING: The wood members of the rear patio cover have been damaged by fungus. (See Picture 9)

RECOMMENDATION: Remove and replace the entire patio cover to eliminate these structural deficiencies.

***** (SECTION 1 ITEM) *****

1H. FINDING: The shelf under the kitchen sink is fungus damaged. (See Picture 11)

RECOMMENDATION: Remove and replace the shelf as necessary. NOTE: If during the course of our repairs to the sink shelf, it becomes necessary to modify/repair the adjacent plumbing facilities a supplemental report and bid will be issued.

***** (SECTION 1 ITEM) *****

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1I. FINDING: Infestation by Drywood Termites was noted at the bedroom windows and subarea. (See Picture 12)

RECOMMENDATION: Due to the nature of these infestations, it will be necessary to seal the entire structure and fumigate it with Vikane (sulfuryl fluoride), using Chloropicrin as a warning agent. The entire structure must be vacant for this process. It is the owners responsibility to make any preparations required by the fumigators or to have someone to do so at a separate expense and to have the gas turned back on when the fumigation is complete. Due to current Cal OSHA Safety Standards work above 7.5 feet demands fall protection, this requires the installation of anchor points at the roof ridge line. HomeGuard will repair any damage caused by the installation of the anchor. However, in the case of metal roof coverings it is the owners responsibility to make areas on the roof ridge accessible to secure the anchors. HomeGuard Incorporated guarantees all fumigations for a period of two years from the date of completion.

***** (SECTION 1 ITEM) *****

1J. FINDING: Drywood termite pellets were evident as noted in the above recommendation. (See Picture 12)

RECOMMENDATION: Remove and/or mask over all accessible termite pellets. It is possible for the drywood termite pellets to sift down or reappear in these areas where they have been masked over.

***** (SECTION 1 ITEM) *****

1K. FINDING: The upstairs hall bathroom floor is fungus damaged adjacent to the bathtub. (See Picture 2)

RECOMMENDATION: Remove the toilet and open the floor to repair damaged underlayment as required. Install new underlayment and a new standard grade, neutral colored, vinyl floor covering over the bathroom floor area. Reinstall the toilet using a new no-seep toilet seal. When the underlayment is removed, if fungus damage to the subfloor or walls is revealed, or a cracked toilet or damaged closet flange is found, we would issue a supplemental report and bid.

***** (SECTION 1 ITEM) *****

1L. FINDING: Subterranean termites have entered the structure from the earth fill under the garage slab. (See Picture 3)

RECOMMENDATION: Drill holes through the slab and inject Termidor SC (Fipronil:5-amino-1-(2,6-dichloro-4-(trifluoromethyl) phenyl)-4-((1,8,5)-trifluoromethyl)sulfinyl)-1-H-pyrazole-3-carbonitrile) into the earth below and break down and brush away all subterranean termite migratory tubes. We will be as careful as possible with our repair; however, we assume no responsibility for any damage to the surface covering the floor in the area to be treated. NOTE: In order to perform this treatment the property must be vacated during the treatment and three hours after the treatment is performed.

***** (SECTION 1 ITEM) *****

1M. FINDING: The wall was noted to be damaged above the garage door. The damage was so extensive at the time of this inspection that no determination could be made as to the scope of the work. (See Picture 13)

RECOMMENDATION: Remove the siding in this area to allow for further inspection. All findings, recommendations and bids will be issued in a supplemental report.

***** (SECTION 1 ITEM) *****

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Section 2 Items

2A. FINDING: Minor stress cracks were noted in the exterior stucco as indicated on the diagram.

RECOMMENDATION: Seal all cracks that are wider than 1/16 of an inch with a exterior grade paintable sealant. If HomeGuard has supplied a bid for this item it does not include paint.

*******(SECTION 2 ITEM)*******

2B. FINDING: There is vegetation in contact with the structure.

RECOMMENDATION: The owner is advised to cut back the vegetation to avoid contact with the structure.

*******(SECTION 2 ITEM)*******

2C. FINDING: The rain gutters and downspouts appear to be leaking and/or clogged.

RECOMMENDATION: Clean and/or repair the gutters or downspouts as it is difficult to estimate the amount of time to perform this repair it will be done on a time and material basis at \$95.00 per man hour plus materials.

*******(SECTION 2 ITEM)*******

2D. FINDING: A gap exists between the floor covering and the base of the master bathroom stall shower.

RECOMMENDATION: To prevent moisture entry into this area seal and caulk the gap in the most practical way.

*******(SECTION 2 ITEM)*******

2E. FINDING: There is a gap between the tub spout and wall covering in the downstairs hall bathroom.

RECOMMENDATION: Secure and seal around the spout in the most practical way.

*******(SECTION 2 ITEM)*******

2F. FINDING: Some of the grout is loose or missing around the ceramic tile in the kitchen counter.

RECOMMENDATION: Reseal the area in the most practical way. Owner to maintain in a water tight condition.

*******(SECTION 2 ITEM)*******

2G. FINDING: There is a plumbing leak at the master bathroom sink drain.

RECOMMENDATION: Reseal or repair this leak in the most practical way.

*******(SECTION 2 ITEM)*******

2H. FINDING: There is cellulose debris in earth contact in the substructure area.

RECOMMENDATION: Remove cellulose debris of a size that can be raked from the substructure area.

*******(SECTION 2 ITEM)*******

Further Inspection Items

3A. FINDING: We were unable to inspect a portion of the interior of the garage due to stored personal property. (See Picture 10)

RECOMMENDATION: The owner should move the storage away from the garage walls to allow for further inspection. All findings, recommendations, and bids will be issued in a supplemental report.

*******(FURTHER INSP ITEM)*******

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3B. FINDING: The subfloor was insulated; however, no outward infections of infestations were noted at this time. Further inspection is recommended. (See Picture 4)

RECOMMENDATION: Remove the insulation from the perimeter of the structure and at all water pipe penetrations. Inspect the exposed wood members, and issue a supplemental report listing all findings, recommendations, and bids. Reinstall the insulation where removed upon completion.

*******(FURTHER INSP ITEM)*******

3C. FINDING: A portion of the substructure area is inaccessible for inspection due to lack of an access opening. Therefore a portion of the subarea was not inspected. The crawl space contains important structural components that should be evaluated for a complete analysis of this property.

RECOMMENDATION: Cut an access opening through the floor, inspect the area, and issue a supplemental report with findings, recommendations, and bids for correction. At this time, our bid is only to make the access opening and perform the further inspection. It does not include any repairs or treatments that may be recommended.

*******(FURTHER INSP ITEM)*******

NOTE: 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 and your pest control company immediately.

For further information contact any of the following:

HOMEGUARD INCORPORATED (408) 993-1900

Poison Control Center: (800) 876-4766

Santa Clara County Agricultural Commission (408) 918-4600

Santa Clara County Health Department (408) 918-3400

San Benito County Health Department (831) 637-5367

San Benito County Agricultural Commission (831) 637-5344

Alameda County Agricultural Commission (510) 670-5232

Alameda County Health Department (510) 267-8000

Contra Costa County Agricultural Commission (925) 313-6712

Contra Costa County Health Department (925) 646-5137

San Mateo County Agricultural Commission (650) 363-4700

San Mateo County Health Department (650) 573-2757

Structural Pest Control Board (800) 737-8188

2005 Evergreen Street Ste. #1500, Sacramento, CA 95815-3831

Local treatment is not intended to be an entire structure treatment method. If infestations of wood-destroying pests extend or exist beyond the areas of local treatment, they may not be exterminated.

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NOTE: Our bid for linoleum is based on Standard Grade Material. Any upgrade material which may be desired would be at an additional charge.

NOTE: Unless stated otherwise, HomeGuard Incorporated bids include texturing and painting repaired areas. We will cover repaired sheetrock and wood with one coat of white primer or one coat of color supplied by the owner. Any texturing will vary from the original texture however we will match as close as possible. All painting will be on the area repaired only, feathering the paint in to blend with existing. On exterior surfaces texturing and painting will only be done when the weather permits.

NOTE: If damage is found to extend into any inaccessible areas a supplemental report will be issued listing additional findings, recommendations and bids.

NOTE: Should the further inspection items noted in this report not be performed, HomeGuard Incorporated will assume no liability for any infestations or infection which may be concealed in these areas.

NOTE: HomeGuard Incorporated assumes no liability for, nor do we guarantee work performed by others. All guarantees, warranties, and permits if required should be obtained from the parties performing the repairs.

NOTE: If it is necessary to install smoke detectors or carbon monoxide detectors to comply with the state fire regulations, battery powered detectors will be installed at an additional charge of \$95.00 per unit.

NOTE: Due to the building materials used on this structure, it may be difficult to match the existing mill patterns and materials used in the original construction. HomeGuard Incorporated will replace damaged wood members with material that resembles the existing wood members with standard grade readily available wood members. IF MATCHING THE EXISTING WOOD MEMBERS IS DESIRED IT IS THE OWNERS RESPONSIBILITY TO NOTIFY HOMEGUARD INCORPORATED SO THAT ADDITIONAL COST ASSOCIATED WITH MATCHING CAN BE CALCULATED INTO OUR BID.

NOTE: Should the local building department require additional changes or repairs not outlined in this report, there will be an additional charge.

NOTE: In our opinion, item(s) listed in this report may require a building permit. All the necessary costs for the permit and inspections are included in our bid. It will be the owners responsibility to meet the building department and allow access for the inspections. If it becomes necessary to install smoke detectors this will be performed and charged at \$95.00 per detector.

NOTE: Please be aware that current law dictates that homes constructed prior to 1978 require a company performing the repairs be a Lead Certified Renovation Firm with Certified Renovators. HomeGuard Incorporated is a Lead Certified Renovation Firm, certification number NAT-64235-1 and when required will follow all lead safe work practices as prescribed by the United States Environmental Protection Agency.

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NOTE: Thank you for choosing HomeGuard Incorporated to perform your inspections. If you have any questions regarding this report, please e-mail Walter Backeroff at wbackeroff@homeguard.com. Please bear in mind that the inspectors have full schedules during the day and will make contact with you when he is available.

If you require further assistance or wish to schedule work as recommended in this report, please feel free to contact our office. We are here to assist you!

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Report Pictures:

Pictures are provided to assist in clarifying some of the findings made in this report. No relative importance should be placed on these pictures. There are likely to be significant comments that do not have pictures associated with them. The pictures in this report do not illustrate all of the damage associated with a particular item. Please read the report thoroughly and contact the inspector if you have any specific questions.



Picture 1



Picture 2



Picture 3



Picture 4



Picture 5



Picture 6



Picture 7



Picture 8



Picture 9



Picture 10



Picture 11



Picture 12

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Picture 13

Fact Sheet for Vikane* (Sulfuryl Fluoride)

In the interest of Dow AgroScience's commitment to product stewardship, this fact sheet is intended to provide basic information about the product and how it is used. If you have specific questions about your fumigation, refer to documents provided by the fumigator or call the fumigator listed on the warning signs posted on your structure. If you have questions about Vikane gas fumigant (the fumigant used) or the procedures described, call the Dow AgroSciences Customer Information Center at 1-800-352-6776.

WHY BUILDINGS ARE FUMIGATED

Insects that feed or tunnel into wood can seriously damage houses, apartments, and other dwellings or structures. Each year termites or other wood destroying insects damage more than 5 million homes. Other pests, such as bed bugs, may be dispersed throughout rooms and can be difficult to locate and control quickly and completely. Depending on the extent or location of the infestation, fumigation is the only total control method proven to eliminate certain infestations of wood destroying insects, bed bugs, and other structure-infesting pests.

HOW BUILDINGS ARE FUMIGATED

Because Vikane is a gas, prior to fumigation the structure is completely sealed. This serves to contain Vikane in the building so it can penetrate wood and building contents to thoroughly eliminate the pests. Depending on the construction of the building, the doors and windows may be sealed with tape and a plastic sheet, or the structure may be covered with a tarp. The building will remain sealed for 2 to 72 hours depending on the specifics of the job. Warning signs are posted around the building notifying people to keep out.

After the fumigation period is completed, a professional fumigator will aerate the structure using fans for a prescribed aeration period. Once the dwelling has been thoroughly aerated, the fumigator is required to measure the level of any fumigant remaining in the living space to ensure it is below the EPA approved concentration for re-entry by the occupants. Extremely low levels of fumigant can remain for a short period of time in dead air spaces between walls and inside cabinets as well as porous materials such as furniture. The small amount of fumigant in these areas will continue to dissipate for a few hours after the fumigation but at levels well below the established safe re-entry concentration. Your building will not be cleared for re-occupancy until it is safe to enter. The fumigator will post a notice on your building indicating the day and time for re-entry. Structures can be occupied only when the concentration is 1 part per million or less (this represents a margin of safety – laboratory animals have been exposed to 100 parts per million for 2 weeks with no adverse effects). Because Vikane is a true gas and not a vapor, aeration is rapid. Recent studies demonstrated that in most structures levels are less than 1 part per million after the aeration period and have no detectable levels of vikane within 24 hours after the start of the aeration.

Sulfuryl Fluoride is a colorless, odorless gas, so a warning agent is added to the building, which causes watery eyes and a scratchy throat. If you experience these symptoms in a structure that has been recently fumigated, you should leave immediately and call the pest control company to have your building re-tested.

SULFURYL FLUORIDE (POTENTIAL HEALTH RISK FROM OVEREXPOSURE)

Sulfuryl fluoride is a gas and can potentially enter your body only through inhalation. Because it is a gas, it does not stay on dry surfaces; therefore, there is no exposure from touching treated surfaces.

Nervous system and respiratory irritation:

Overexposure to high levels of Sulfuryl Fluoride can result in nose and throat irritation and nausea. At high concentrations (such as those used during the fumigation) it can cause excess fluid in the lungs, sleepiness, pneumonia, and convulsions. These symptoms would be expected to appear within 8 hours after such an exposure. In the unlikely event you experience these symptoms in the building that has been recently fumigated, you should leave immediately. Consult your physician and call the pest control company to have your building re-tested.

Additional studies:

Sulfuryl fluoride has not been shown to cause birth defects in pregnant animals exposed under experimental conditions. In addition, current studies have demonstrated there are not mutagenic or genotoxic effects caused by exposure to sulfuryl fluoride.

Safety Precautions and Homeowner Preparation

- Discuss the treatment program in advance with your pest control company so you fully understand what will be done and what you need to do.
- Carefully follow the instructions you are given about what items you are to remove from your building.
- Stay out of the treated building until it is cleared by your pest control company for re-entry.
- If you are interested or concerned, you should ask your pest control company to show the records of how your building was aerated before it was cleared for re-entry.
- You may wish to increase ventilation by opening doors and windows.

If you have specific questions about your fumigation, refer to documents provided by the fumigator or call the fumigator listed on the warning signs posted on your structure. Call the Dow AgroSciences Customer Information Center at 1-800-352-6776 if you need additional information or have questions concerning this product.

*Trademark of Dow AgroSciences

PLEASE BE SURE TO SIGN AND SEND ALL PAGES



AUTHORIZATION AGREEMENT
1000 Anywhere Street, Hometown - Report No. 108611

To schedule work, email or fax this signed Authorization Agreement, or call directly:

email: HGrepairs@HomeGuard.com Fax: (925) 294-1818 Direct: (855) 331-1900

Items to be performed: _____

Total Price \$ _____

For the total sum listed above, HomeGuard Incorporated is authorized to proceed with the work described in the above listed item(s) of their termite report no. 108611 for the property located at 1000 Anywhere St., Hometown. This amount will be due and payable upon completion of work. It is understood that the contract price does not include the charge of the structural pest control inspection report or re-inspection fees.

HOMEGUARD INCORPORATED AGREES:

1. To guarantee all repairs completed by this company for one year from the date of completion except for plumbing, grouting, caulking, and resetting of toilets, which will be guaranteed for 30 days.
2. To be bound to perform this work for the price quoted in our cost breakdown for a period not to exceed 30 days.
3. To use reasonable care in the performance of our work but to assume no responsibility for damage to any hidden pipes, wiring, or other facilities or to any, plant life, rain gutters, roofs; nor for damage or dirtying of stucco, plaster, paint, wall paper or other "finish-work" adjacent to areas where work is performed.
4. To replace damaged wood members with material which resembles, as closely as possible, the existing wood members with standard grade, readily available wood members.

OWNER OR OWNER'S AGENT AGREES:

1. To pay for services rendered upon completion of work. This contract may be canceled at any time by the customer. In the event of such action, customer agrees to pay HomeGuard Incorporated in full for all items already completed, and time and material for all items only partially completed. Time and material is calculated at the rate of one hundred and twenty-five dollars per man-hour and the cost of materials plus 25%. The customer also agrees that in the case of cancelation of the contract prior to starting the job, to pay all costs that have been incurred by Homeguard, such as permits, materials and any other associated costs. In the case of non-payment by owner, reasonable attorney fees and costs of collection shall be paid by the owner whether suit be filed or not.
2. To pay for service charge of 1.5 percent per month or portion of any month beyond 30 days after completion.
3. Owner grants HomeGuard Incorporated, a security interest in the above described real property to secure payment of the sum for work and inspection fee completed.
4. If additional damage is discovered by HomeGuard Incorporated, during the performance of work, company agrees to notify owner or agent of the amount of the damage and the cost of additional work to be done. This work will not be performed unless owner agrees.
5. If any additional work, plans or engineering is deemed necessary by the local building inspector, said work will not be performed without additional authorization from owner or owner's agent.
6. All plumbing repairs bid in this report are for only the specific repair that is identified. Many times when performing plumbing repairs it becomes necessary to repair or replace adjacent plumbing because of the age or fragility of these components. When this happens the owner or agent will be notified and said repairs will require additional cost and authorization.



To schedule work, email or fax this signed Authorization Agreement, or call directly:
 email: HGrepairs@HomeGuard.com Fax: (925) 294-1818 Direct: (855) 331-1900

NOTICE TO OWNER

"Under the 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 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 a 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, laborers or suppliers remain unpaid.

To preserve their right to file a claim or lien against your property, certain claimants such as subcontractors or material suppliers are required to provide you with a document entitled "Preliminary Notice". Prime contractors and laborers for wages do not have to provide this 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."

This job has been bid as if all section one items are being performed. If the owner would like to select individual items, it may require HomeGuard Incorporated to provide a new price for these items. The minimum service charge is \$225 regardless of the price on the individual item.

Section 1:

1A	\$450	1B	\$475	1C	\$150	1D	\$325	1E	\$75	1F	\$250	1G	\$7,200
1H	\$195	1I	\$2,625	1J	\$125	1K	\$650	1L	\$600	1M	\$350	Total \$13,470	

Section 2:

2A	\$150	2B	Owner	2C	T&M	2D	\$75	2E	\$40	2F	\$100	2G	\$150
2H	\$225												

Further Insp:

3A	Owner	3B	\$350	3C	\$350
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NOTICE

"The charge for service that this company subcontracts to another registered company may include the company's charges for arranging and administering such services that are in addition to the direct costs associated with paying the subcontractor. You may accept HomeGuard Incorporated's bid or you may contract directly with another registered company licensed to perform the work.

If you choose to contract directly with another registered company, HomeGuard Incorporated will not in any way be responsible for any act or omission in the performance of work that you directly contract with another to perform."



AUTHORIZATION AGREEMENT
1000 Anywhere Street, Hometown - Report No. 108611

To schedule work, email or fax this signed Authorization Agreement, or call directly:
email: HGrepairs@HomeGuard.com Fax: (925) 294-1818 Direct: (855) 331-1900

BINDING ARBITRATION PROVISION

Any controversy or claim arising out of or relating to the inspection performed by HomeGuard Incorporated shall be settled by final and binding arbitration filed by the aggrieved party with and administered by the American Arbitration Association (hereafter referred to as "AAA") in accordance with its Construction Arbitration Rules in effect at the time the claim is filed. The Rules, Information and forms of the AAA may be obtained and all claims shall be filed at any office of the AAA or at Corporate Headquarters, 335 Madison Avenue, Floor 10, New York, New York 10017-4605. Telephone: 212-716-5800, Fax: 212-716-5905, Website: <http://www.adr.org/>. The arbitration of all disputes shall be decided by a neutral arbitrator, and judgment on the award rendered by the arbitrator may be entered in any court having competent jurisdiction thereof. Any such arbitration will be conducted in the city nearest to the property that was inspected by HomeGuard Incorporated having an AAA regional office. Each party shall bear its own costs and expenses and an equal share of the administrative and arbitrators' fees of arbitration. This arbitration Agreement is made pursuant to a transaction involving interstate commerce, and shall be governed by the Federal Arbitration Act, 9 U.S.C. Sections 1-16. THE PARTIES UNDERSTAND THAT THEY WOULD HAVE HAD A RIGHT OR OPPORTUNITY TO LITIGATE THROUGH A COURT AND TO HAVE A JUDGE OR JURY DECIDE THEIR CASE, BUT THEY CHOOSE TO HAVE ANY AND ALL DISPUTES DECIDED THROUGH ARBITRATION. BY SIGNING THIS AGREEMENT, THE PARTIES ARE GIVING UP ANY RIGHT THEY MIGHT HAVE TO SUE EACH OTHER.

OWNER OR OWNERS AGENT DATE BY: _____, HomeGuard Incorporated

X _____ ESCROW OFFICER: _____

Print Name _____ ESCROW PHONE NO: _____

Phone No _____ ESCROW CO/NO: _____

email _____

Name of person providing access _____ Phone Number _____

IS UPGRADING OR CHOICE OF LINOLEUM OR TILE DESIRED? Yes ___ No ___

***If there is no choice, neutral colors will be installed there may be additional charges for special materials chosen**

Upgrades (if requested) List each upgrade separately:

_____	estimated cost: _____	initials: _____
_____	estimated cost: _____	initials: _____
_____	estimated cost: _____	initials: _____
_____	estimated cost: _____	initials: _____
_____	estimated cost: _____	initials: _____

I authorize HomeGuard, Incorporated to complete the above listed upgrades. I also agree to pay for these upgrades upon completion of the repairs.

Signature _____

PLEASE BE SURE TO SIGN AND SEND ALL PAGES



Invoice Date: 3/27/2013

Invoice No: 108611TPR

Invoice

Bill To:

**John Smith
1000 Anywhere Street
Hometown, CA 99999**

Property Information:

Address: 1000 Anywhere Street
Hometown, CA 99999

Report No. 108611TPR

Escrow#:

Billing Information:

Inspection: 3/27/2013 Complete **\$0.00**

Notice of Completion: **\$0.00**

Other: **\$0.00**

Total Due: \$0.00

DUE UPON RECEIPT

Please remit to 510 Madera Ave., San Jose, CA 95112

There is a \$25 fee for all returned checks