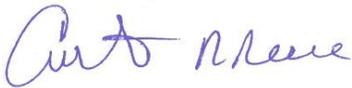


HomeGuard Incorporated

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
Senior Vice President

Schedule your repairs today...



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



**We will expedite
all required
paperwork!**



**HomeGuard
stands behind its
repairs!**

Contact the HomeGuard Repair Team at 855-331-1900 or email us

HGRepairs@homeguard.com



Sewer Lateral Inspection Report



2623 Anywhere Street, Hometown

Ordered by: Jim
2623 Anywhere Street
Hometown, CA 99999

Inspected by:


Travis Palser
February 26, 2026

SCOPE OF THE INSPECTION:

The sewer lateral of the building at the above property has been inspected by a NASSCO certified inspector employed by HomeGuard, Incorporated. The professional opinion of the inspector contained in this report is solely an opinion and does not constitute a warranty or guarantee. The inspector has inspected all sewer lateral components and documented in general terms the type of sewer lateral material and overall condition at the time of this inspection. Where accessible, HomeGuard, Incorporated has noted all conditions that may compromise any inspected sewer lateral component's ability to function. Verification of actual sewer lateral performance and/or troubleshooting of existing conditions, such as water testing, are NOT included in the scope of our inspection unless specifically requested and mentioned in our report. This is NOT an inspection of the building's drain, waste and venting system. This sewer lateral was not inspected for conformance to local building codes. The inspector has not inspected any inaccessible areas. The inspector has not inspected or tested any attached drainage systems, sewer ejectors or pumps if any are present. All present and prior disclosures along with other inspection reports should be reviewed and addressed prior to the close of escrow.

GENERAL DESCRIPTION:

This is a sewer lateral for a single family residential dwelling. The pipe is 4 inches in size, 50 feet in length, constructed of ABS and clay. The pipe is at a depth of 2 feet at the building, and 5 feet at the curb. This sewer lateral serves 1 structure.

Video of this sewer lateral was recorded on 2/5/2026. The access point for the video camera was the kitchen cleanout, and the direction/orientation of the camera is against flow.

INSPECTION VIDEO:

Below is the link to view and download your sewer lateral inspection video.

All videos are made private and can only be viewed with this link. We encourage you to download a copy for your own records as the **link will expire in 90 days.**

[Sewer Lateral Inspection Video for 2623 Anywhere Street, Hometown](#)

INSPECTION LOG:

The inspection log is a linear record of all issues in the sewer lateral line.

Distance	Code	Remarks	Photo
1 feet	JOM	Joint offset medium	5
1 feet	CP	clay to ABS	6
25 feet	JOS	Joint offset small	4
36 feet	JOS	Joint offset small	3
39 feet	RMB	Roots medium	2
50 feet	RBJ	Rootball	1

FINDINGS:

1. A 3 inch or greater cleanout to access the sewer lateral could not be located near the street or building. Installation of an exterior sewer lateral cleanout within five feet of the structure and near the property line are typically required by local ordinances.
2. Only a portion of the sewer lateral was inspected from where the lateral exits the building foundation to 56 feet. Further inspection of the sewer lateral is recommended when access to the rest of the lateral pipe has been provided.
3. At 36 and 25 feet, a small offset was noted at the pipe joint.
4. At 1 foot, a medium offset was noted at the pipe joint.

5. At 39 feet, medium root intrusion was noted inside the pipe causing less than 10% obstruction of the pipe.
6. At 50 feet, ball root intrusion was noted, causing greater than 50% diameter of the pipe.
7. The pipe material changed as noted in the inspection log, ABS and clay are currently in use.

SUMMARY:

We could not complete the inspection of the sewer lateral; further inspection is required. We could not locate a 3- or 4- inch cleanout at the exterior of the building that provides access to the entire sewer lateral. For an additional fee we can remove a toilet and attempt to gain access, or a cleanout will need to be installed.

The sewer lateral has FAILED inspection. One or more segments of pipe have failed, will likely fail or is at risk of failing within 5 years. Item(s) 1 and 6 need immediate attention and require repair.

CORRECTIVE RECOMMENDATION:

Due to the nature and scope of work required to facilitate repair of the sewer lateral additional time and work is needed to provide an accurate bid. An updated report and bid will be sent once this has been completed.

A spot repair of defective item(s) as noted in the summary will be performed. We will excavate the soil to a depth of 5 feet to gain access to the defective segment(s) of the pipe. Up to 5 feet of pipe will be removed and new plastic piping will be installed in its place using the appropriate connectors. All soil removed will then be backfilled and compacted.

To facilitate access to the lateral for repairs we will need to remove 25 square feet of concrete at the sidewalk and street. All concrete removed will be disposed of and new concrete will be installed once repairs are completed.

NOTE: In our opinion, item(s) listed in this report should be corrected to meet standards set by local building authorities or the waste water management company. Should the local building department or waste water management company require changes to the job, testing or additional repairs not outlined in this report, a supplement report with bid will be issued.

Some cities, counties and/or waste water management companies require the homeowner obtain a permit of compliance and/or certification of the sewer lateral. We recommend interested parties consult any and all local ordinances for exact details. If required by local ordinance HomeGuard will fill out and submit the necessary form. Any filling fees or costs associated with obtaining a permit or compliance are not included in any bids or the inspection fee unless otherwise stated.

Report Photographs



Photo 1



Photo 2



Photo 3



Photo 4



Photo 5

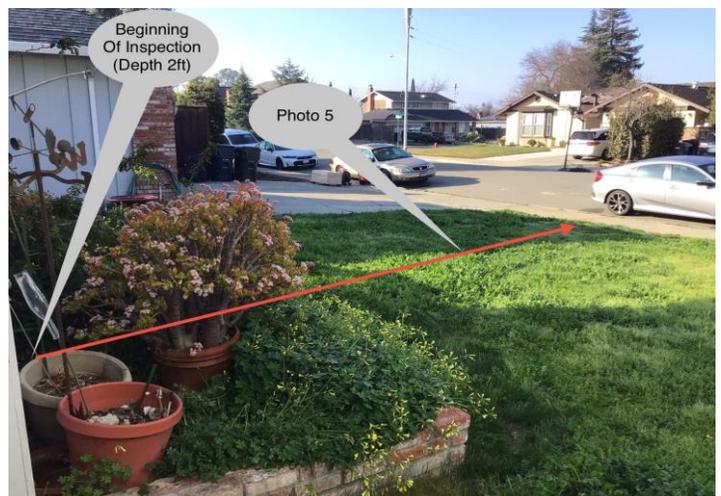


Photo 6

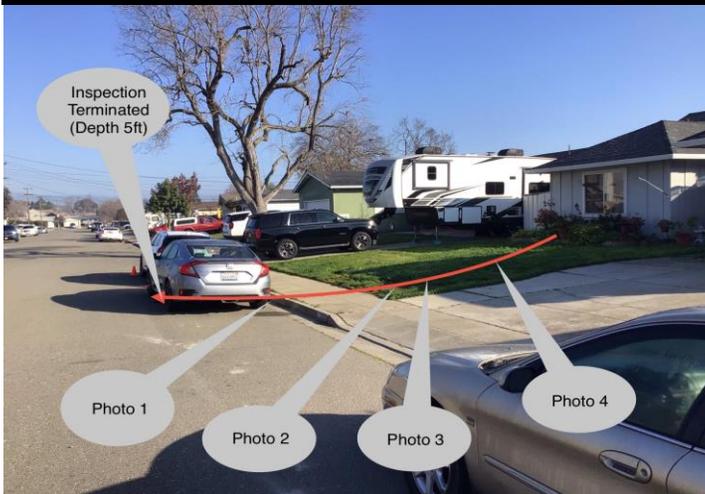


Photo 7



Invoice Date **3/3/2026**

Invoice No: **1177722S**

Invoice

Bill To:

Jim
2623 Anywhere Street
Hometown, CA 99999

Property Information:

Address: **2623 Anywhere Street**
Hometown, CA 99999

Report No: **672013TPRS**

Escrow#:

Billing Information:

2/26/2026	Sewer Lateral Inspection	\$295.00
Total Due:		\$295.00

DUE UPON RECEIPT

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

There is a \$25 fee for all returned checks