

Summary of CPOF Inspection Report
123 Sample Street Way



800.991.0142
7700-2 Square Lake Blvd.
Jacksonville, FL 32256



Certified Pre-Owned Foreclosure Report Pro-
vided by:
AmeriPro Inspection Corp.
Inspector Name



Please Turn Over

Certified Pre-Owned Foreclosure Inspection Summary Report

About AmeriPro

As one of Northeast Florida's most referred home inspection companies, our inspectors understand what home buyers need and want.

We are there for you after our inspection to answer questions, clarify issues and help you to better understand your future home.

Many of our inspectors are Master Building Inspectors, having performed more than 1,000 inspections. The company itself has more than 36,000 satisfied clients. We know you'll find our experience, customer service and dedication second to none.

This inspection summary should be used to give you an idea of the condition of the home you are looking at. We recommend that you hire an inspector to perform an unbiased additional inspection as we were hired by and represent the seller.

To view the entire inspection report, please visit, www.certifiedpreownedforeclosure.com To download, enter the user name: xxxxx and the password: xxxxx when prompted.

Report Summary

Introduction

The enclosed report summary reflects the key findings of our recent inspection at 9028 Sample Street Way in Jacksonville for prospective purchasers of the home. This is only a summary and should not be considered to be the complete report. To view the complete report, please visit www.certifiedpreownedforeclosure.com and use the user name and password provided below.

Comments

This slab foundation home has been well maintained on both the exterior and interior. The exterior stucco shows some signs of wear with hairline fractures, normal to homes of this type and age. The asphalt shingle roof is relatively new and in good condition. The HVAC system has recently been replaced. The landscape is nicely installed and will require ongoing maintenance to keep vegetation away from the home. The electrical service is a 150 Amp service breaker panel and the water lines inside the home are all copper.

Recommendations

Outside typical maintenance issues with the exterior finish, we recommend budgeting for replacement of the water heater. This appliance is functioning properly but nearing the end of its average lifespan. Continue to use the appliance until replacement is necessary.

Termite treatment should be kept current due to the Florida climate which is conducive to termites.

For the Buyer

We are available to walk through this home with you to familiarize you with the property and to better explain the inspection report. Our fee for this service is \$249.



800.991.0142

custsvc@ameriproinspect.com
www.ameriproinspect.com