



**TRINITY**  
CONTENTS MANAGEMENT

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## FIRST INSPECTION REPORT

**INSURED/POLICYHOLDER:** ANITA DESAI

**ADDRESS:** SCARBOROUGH, ON M1V 3P2

**INSURER:** OMEGA INSURE

**CLAIM #:** PR3590

**ADJUSTER/ CLAIM REP:** DELTA REP

**DATE OF INSPECTION:** MARCH 27, 2025

**DATE OF LOSS:** MARCH 25, 2025

**DATE OF REPORT:** MARCH 28, 2025

**TYPE OF LOSS:** WATER DAMAGE

Front Photo:



Image 1

### CAUSE OF LOSS:

A leak in the upstairs bathroom resulted in extensive ceiling damage below.

### SCOPE OF WORK:

The following is a brief outline of the work to be completed on the contents portion of this claim.

- 1. Stop the source of leak.
- 2. Remove wet insulation.
- 3. Replace ceiling panels.
- 4. Sanitize affected zones.
- 5. Dry and repaint surfaces.

## **RECOMMENDED RESERVES FOR TRINITY'S INVOLVEMENT:**

The estimated cost for Trinity's involvement is as follows:

- Indemnity Work: Should not exceed \$23,975.00 plus HST

Our actual cost will be adjusted once the exact scope of approved work is known. The recommended estimate is only based on visual inspection for reserves setting purposes.

- Trinity Listing & Pricing Expense Reserve: Should not exceed \$4,847.00 plus HST

## **RECOMMENDED RESERVES FOR THE TOTAL CONTENTS LOSS:**

Based on a visual inspection of the extent of non-salvageable items on the main floor, we believe that the total replacement cost for the non-salvageable items should not exceed \$9,284.00 plus HST.

## **CONCLUSION:**

Once our scope of work is approved, we can attend and begin the pack out process.

Thank You,

**Mo Waez**

Trinity Contents Management

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## BEDROOM1 AREA



Image 2



Image 3



Image 2

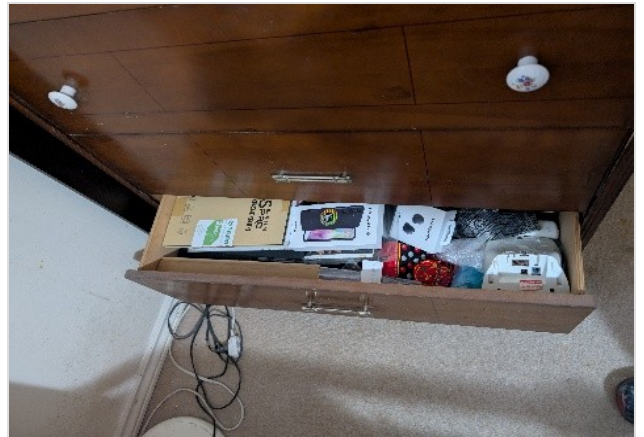


Image 3

## BEDROOM2 AREA



Image 2



Image 3



Image 2



Image 3



## KITCHEN AREA



Image 2



Image 3



Image 2



Image 3

## LIVING AREA



Image 2



Image 3



Image 2



Image 3



## STORAGE AREA



Image 2



Image 3



Image 2