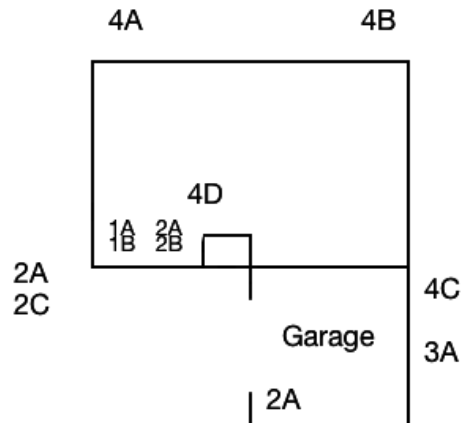


WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 1994	Street Schrader Dr	City San Jose	ZIP 95124	Date of Inspection 05/01/2024	Number of Pages 5
 Western Way Termite & Pest Services 8505 Church St STE 7 Gilroy CA 95020 (408) 837-7734 Info@westernwayservices.com Fax (408) 837-7734				Report # : 14542 Registration # : PR8572 Escrow # : <input type="checkbox"/> CORRECTED REPORT	
Ordered by: Ying Li 1994 Schrader Dr San Jose CA 95124 United States		Property Owner and/or Party of Interest: Ying Li 1994 Schrader Dr San Jose CA 95124 United States		Report sent to: Ying Li 1994 Schrader Dr San Jose CA 95124 United States	
COMPLETE REPORT <input checked="" type="checkbox"/> LIMITED REPORT <input type="checkbox"/> SUPPLEMENTAL REPORT <input type="checkbox"/> REINSPECTION REPORT <input type="checkbox"/>					
GENERAL DESCRIPTION: One story furnished and vacant residence with wood exterior composition roof raised foundation and attached garage				Inspection Tag Posted: Garage	
				Other Tags Posted: None	
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 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.					

Diagram Not To Scale



Received 1 - 7 pages

Sign DATE

Sign DATE

Inspected By: Andrew Ries State License No. FR40213 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, 95815-3831.

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.

43M-41 (Rev. 04/2015)

WESTERN WAY TERMITE & PEST SERVICES

Page 2 of 5 inspection report

1994	Schrader Dr	San Jose	CA	95124
Address of Property Inspected		City	State	ZIP
05/01/2024	14542			
Date of Inspection	Corresponding Report No.			Escrow No.

SECTIONED REPORTING: This is a separated report which is defined as section 1 or section 2 conditions evident on the date of this inspection. Section 1 contains items where there is evidence of active infestation, infection or conditions that have resulted in or from infestation or infection on the date of inspection. Section 2 items are conditions deemed likely to lead to infestation or infection but where no visible evidence of such was found on the date of inspection. 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 1 or Section 2.

UNINSPECTED AREAS NOT INCLUDED IN THIS REPORT PER 8516 (b) (8): Except as noted below we did not inspect detached structures or decks. We did not inspect any wood member that was covered by insulation, plaster, paint, stucco, tile, or any other material. We did not inspect wood members hidden by floor covering, chatterls, or furniture. We did not inspect the interior of hollow walls, or spaces between a ceiling or soffit below. Conditions conducive to an infestation or infection by wood destroying organisms could exist in any uninspected area. This report expresses no opinion regarding the condition of uninspected areas. Although it appears to be non-practicable to open these areas for inspection, Western Way Services will inspect any of them at your direction and additional expense. WE do not have the expertise to inspect for building code violations or the quality of work completed by others. We recommend that you contact a licensed engineer for opinions beyond the scope of our license. Structural Pest Control Board Rules & Regulations prohibit destructive testing of wood members without prior authorization by the owner. Any wood which was suspected to be or was found to be infested or infected was tested within the limits of S.P.C.B Rules and Regulations. This process involves sounding the wood and, in some cases, a limited brashness test. In the opinion of this inspector all the wood members appear to be performing the structural function for which they were designed except as listed in any findings below. If further information regarding the structural integrity of any wood members is desired, you are advised to contact a licensed structural engineer.

The purpose of this report is to document findings and recommendations which pertain to the absence or presence of wood destroying organisms and or conducive condition[s] at the time of inspection. This report should be read carefully and is not to be confused with a home maintenance survey. The client's cooperation and compliance to correct and or complete the recommendations documented in this report are obligatory. Without a mutual effort this company cannot assure effective or satisfactory results.

This company is not responsible for damage found during the course of repairs nor damage in areas that were inaccessible at the time of inspection.

THE ROOF WAS NOT INSPECTED. If roof information is necessary, please contact the appropriate licensed tradesman.

The Structural Pest Control Board encourages competitive business practices among registered companies. Reports on this structure prepared by various registered companies should list the same findings (ie. Termite infestations, termite damage, fungus damage, etc.). However, recommendations to correct these findings may vary from company to company. Therefore, you may wish to seek a second opinion since there may be alternative methods of correcting the findings listed on this report that may be less costly.

Photographs, if provided, are included as a courtesy. Photographs may not depict all locations of finding(s) and do not represent complete extent of infestation, infection or damage.

WESTERN WAY TERMITE & PEST SERVICES

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1994	Schrader Dr	San Jose	CA	95124
Address of Property Inspected		City	State	ZIP
05/01/2024	14542			
Date of Inspection		Corresponding Report No.		Escrow No.

THIS IS A SEPARATED REPORT WHICH IS DEFINED AS SECTION I/SECTION II CONDITIONS EVIDENT ON THE DATE OF THE 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 II.

The second story eaves were not inspected due to height. If the owners desire further inspection we recommend installing scaffolding to allow access.

The attic was inaccessible due to lack of clearance or insulation covering wood members, and possible damage to ceiling by inspector even though there was an attic access. If this inspection is desired, an inspection will be made by this firm upon owner signing damage waiver and agreement to a subsequent inspection fee. No adverse conditions were noted as viewed from the attic access in adjacent areas. Western Way Services assumes no responsibility for infestations, infections, or damage that may be present in inaccessible areas.

The exterior surface has been recently painted. No visible cracks or leaks were found in visible and accessible areas. Without permission we could not place test holes in the stucco. If requested, we will perform test holes but there will be an additional charge.

Garage framing covered w/drywall

1. SUBTERRANEAN TERMITES:

1A - Section I

Subterranean Termites are active and attacking the structure at the subarea.

Scrape down accessible tubes. To prevent termites from constructing tubes between the soil and the substructural wood members, treat the soil per the label with Termidor HE, Termidor SC, and or Imidacloprid. Also treat as needed the soil around the perimeter of the foundation and drill through the concrete, and treat, as needed at the porches, steps, and or garage. Cover holes with suitable masonry. This property may qualify for an extended warranty after the first year is concluded.

1B - Section I

SUBTERRANEAN TERMITE DAMAGE was evident at the subfloor.

Repair this area as needed. List additional Findings in a supplemental report. Primer paint after repairs are completed if this is an exterior exposed wood member. Finished painting is not included unless noted on the contract at an additional charge.

2. DRYWOOD TERMITES:

2A - Section I

DRYWOOD TERMITE activity was evident at the garage.

Fumigate the structure with Vikane Gas for DRYWOOD TERMITES. See the occupants fumigation notice for further details. This company is not responsible for delays or schedule changes due to inclement weather or other agencies, nor is it responsible for damage to roof or plants as a result of the fumigation. Refer to the occupant's fumigation notice/preparation sheet

WESTERN WAY TERMITE & PEST SERVICES

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and Vikane Gas fact sheet (sent separately) for additional information.

2B - Section I

DRYWOOD TERMITE DAMAGE was evident at the rim joist.

Repair this area as needed. List additional findings in a supplemental report. Primer paint after the repairs are completed if this is an exterior wood member. Finished painting is not included unless noted on contract at an additional charge.

2C - Section I

DRYWOOD TERMITE DAMAGE was evident at the rafter.

Repair this area as needed. List additional findings in a supplemental report. Primer paint after the repairs are completed if this is an exterior wood member. Finished painting is not included unless noted on contract at an additional charge.

3. FUNGUS / DRYROT:

3A - Section I

FUNGUS DAMAGE was evident at the side garage entry door jamb.

Repair this area as needed. Have a Structural Pest Control, licensed applicator, treat adjacent wood members with Timbor to arrest the FUNGUS. List any additional findings in a supplemental report. Primer paint after repairs are completed if this is an exterior exposed wood member. Finished painting is not included unless noted at an additional charge on agreement.

4. OTHER FINDINGS:

4A - Section II

There is vegetation against the siding. This is conducive for pest related issues.

The owner should maintain this area to prevent contact of the siding with the vegetation. After this area is open by others, we recommend a further inspection of the area and to list additional findings in a supplemental report.

4B - Section II

The gutters and or downspouts are draining against the foundation. This is conducive to pest related issues.

We recommend contacting a licensed roofer to correct this condition.

4C - Section II

There are cracks evident at the stucco siding in one or more areas. This is conducive to FUNGUS infections.

We recommend to contact other trades to correct this condition and seal the cracks as needed.

4D - Section II

Cracked and or deteriorated grout or caulk is noted at the primary bathroom shower. Cracked grout or caulk is conducive to FUNGUS infections.

We recommend to contact other trades to correct this condition.

CALIFORNIA STATE LAW REQUIRES THAT YOU BE GIVEN THE FOLLOWING INFORMATION: "caution pesticides are toxic chemicals". Structural pest control operators are licensed and regulated by the structural pest control board, and apply pesticides which are registered and approved for use by the California department of food and agriculture 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 risks are outweighed by the benefits. The degree of risk depends upon the degree of exposure, so exposure should be minimized.

If within twenty-four hours following application you experience symptoms similar to common seasonal illness comparable to the

WESTERN WAY TERMITE & PEST SERVICES

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flu, contact you physician or poison control center at: [(415) 428-3240] alameda [(415) 666-2845] san francisco and your pest control operator immediately. For additional information contact the county health department; county agricultural department and the structural pest control board, 1422 howe ave., Sacramento, ca. 95825-3280.

If we have recommended the use of a fungicide we will use:

* copper napthenate - (a/i) copper napthenate: 20% - inert ingredients: 80%

If we have recommended the treatment of subterranean termites we will use:

* Demon t/c - (a/i) cypermethrin 9o-cyano-[3-phenoxyphenyl1] [methyl-cis, trans-3-[2,2-dichloroethenyl]-2,2-dimethylcyclopropane-carboxylate) 25.3%

If we have recommended the treatment of wood boring beetles we will use:

* Dursban lo - (a/i) chloropyrifos (0,0-diethyl 0-[3,5,6-trichloro-2-pyridinyl] phosphorothloate) 41.5%

For further information contact any of the following:

Poison Control Center	(800) 222-1222
Agricultural Department	(408) 918-4600
Health Department	(408) 792-5040
Structural Pest Control Board	(916) 561-8700
	2005 Evergreen Street, Ste. 1500. Sacramento, CA 95815





Western Way Termite & Pest Services

8505 Church St STE 7

Gilroy CA 95020

(408) 837-7734

Info@westernwayservices.com

Fax (408) 837-7734

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WORK AUTHORIZATION

Report #: 14542

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 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 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.

1. If FURTHER INSPECTION is recommended, if additional work is required by any government agency, or if additional damage is discovered while performing the repairs, this company reserves the right to increase prices.
2. In the event that legal action is necessary to enforce the terms of this contract, reasonable attorney's fees may be awarded to the prevailing party.
3. This company will use due caution and diligence in their operations but assume no responsibility for matching existing colors and styles, or for incidental damage to roof coverings, Tv. Antennas, solar panels, rain gutters, plant life, or paint.
4. This report is limited to the accessible areas shown on the diagram. Please refer to the report for the areas not inspected.
5. If this contract is to be paid out of escrow impound the buyers and sellers agree to provide this company with all escrow billing information required to collect the amount due. The persons signing this contract are responsible for payment, and if the escrow does not close within 30 days after the date of completion of the work agree to pay in full the amount specified in this work authorization agreement.
6. If this agreement includes a charge for opening an area for FURTHER INSPECTION, it is for opening the area only and does not include making additional repairs, if needed, nor does it include replacing removed or damaged floor coverings, wall coverings, or painted exposed surfaces unless specifically stated.

ITEMS

Prefix	Section I	Section II	Further Inspection	Other
1A	1,400.00	0.00	0.00	0.00
1B	600.00	0.00	0.00	0.00
2A	2,000.00	0.00	0.00	0.00
2B	500.00	0.00	0.00	0.00
2C	400.00	0.00	0.00	0.00
3A	400.00	0.00	0.00	0.00
4A	0.00	Appropriate trades	0.00	0.00
4B	0.00	Appropriate trades	0.00	0.00
4C	0.00	Appropriate trades	0.00	0.00
4D	0.00	Appropriate trades	0.00	0.00
Total:	5,300.00	0.00	0.00	0.00
GRAND TOTAL:	5,300.00			

If you decide to schedule work, you will not sign this work authorization. Please contact our office to schedule selected items. Our office will create a work authorization with the selected items. Please note, the work authorization must be signed and returned to our office prior to scheduled work.