



Customer Pre-Inspection Checklist

You will be asked these questions:

1. Will you need a termite report along with your home inspection report? (With most lenders it is a requirement)
2. What is the address of the property to be inspected?
3. Inspection time will take 2-4 hours depending on size of property.
4. Who will be at the inspection or who will represent you?
5. Is there a disclosure statement that comes with the property listing upgrades or repairs that have been made?
6. Are the utilities on at the property to be inspected?
7. Are all the utilities on the property water, gas, or electric?
8. Is the property under Supra Key (the lock box) or who will let us in the property?
9. Are there any access hatches locked that we would need a key?
10. Make sure no access hatches are blocked by occupants' belongings and make sure the electric service panel is not blocked. Anything we have to check that is not accessible will not be inspected.
11. Have all swimming pools, spas, and hot tubs pre-filled and pre-heated before the inspection.
12. Have all of your phone numbers and real estate agent's phone numbers on hand.
13. We will ask for a fax number and E-mail address to send the report to. It takes time to write a report at the end of an inspection at least an hour or more. We like to e-mail reports because it gives you the ability to store your report on your computer.
14. If the property to be inspected is occupied you will have to let the seller know that we will be inspecting the house. Most of the sellers go shopping or run errands while we are inspecting.
15. Are there any pets on the property?
16. What is the age of the property?
17. Please turn off all alarm systems if you leave the home before an inspection or if you want the alarm on then you will need to give us the code to turn it off.
18. Feel free to bring cameras or a list of your questions.
19. Please write any checks to Jerry L. Summerlin, we also accept cash and Paypal.