

AGREEMENT FOR HOME INSPECTION SERVICES

Address of Inspected Home:		
City:	Province:	Postal Code:
Date:	Inspection Fee:	
Inspector:	(hereinafter called "Inspector")	
Client:	(hereinafter called "Client")	

For and in consideration of the promises and terms of this Agreement For Home Inspection Services (this "Agreement"), Inspector and Client hereby agree as follows:

- INSPECTOR agrees to perform a visual inspection of the subject house and to provide CLIENT with a written inspection report identifying the major deficiencies. This inspection will be of the readily accessible areas of the house and is limited to visual observations of apparent condition existing at the time of the inspection only. The written report will include the following systems and items only:

<ul style="list-style-type: none"> •Structural Components •Exterior Structure •Attic •Drainage •Electrical •Fireplaces 	<ul style="list-style-type: none"> •Heating •Grounds •Interior •Foundation •Plumbing 	<ul style="list-style-type: none"> •Central Air Conditioning •Insulation and Ventilation •Basement or Crawl Space •Built-in Appliances •Roof
--	---	---
- Systems and items which are EXCLUDED from this inspection include, but are not limited to, the following: recreational and playground facilities, including, but not limited to, tennis courts and swimming pools; geological and soil conditions; sprinkler systems (fire and lawn); solar systems; water wells; below ground septic or drainage systems; smoke detectors; wiring not part of the primary electrical distribution system, including but not limited to intercoms, cable TV, security systems, and audio systems; portable appliances, including, but not limited to, washers and dryers and window and air conditioning units; and any item considered cosmetic. Any comments about the foregoing excluded systems and items are informational only and are not part of the inspection. The presence or absence of pests such as wood damaging organisms, rodents or insects is EXCLUDED from this inspection. The presence of such pests may be noted for informational purposes only. The CLIENT is urged to contact a reputable and licensed specialist if identification and extermination of the pests is desired.
- The inspection and report will be performed in a manner consistent with the standards of the Industry and the terms used in this Agreement of Standards are available for the CLIENTS review. The inspection and possession of the CLIENT. INSPECTOR accepts no responsibility for use or misinterpretation by third parties.

4. INSPECTOR is not required to move personal property, debris, furniture, equipment, carpeting or like materials which may impede access or limit visibility. Major deficiencies and defects which are latent or concealed are excluded from the inspection. The inspection is not intended to be technically exhaustive. Equipment and systems will not be dismantled. The inspection report is not a compliance inspection for any governmental codes or regulation.
5. The inspection and report do not address, and are not intended to address, the possible presence of or danger from asbestos, radon gas, lead paint, formaldehyde, pesticides, toxic or flammable chemicals, water or airborne related illness or disease, and all other similar or potentially harmful substances. The CLIENT is urged to contact a reputable specialist is information, identification or testing for the foregoing is desired.
6. NEITHER THE INSPECTION NOR THE INSPECTION REPORT IS A WARRANTY, EXPRESS OR IMPLIED, REGARDING THE ADEQUACY, PERFORMANCE OR CONDITION OF ANY INSTECTED STRUCTURE, ITEM OR SYSTEM. THE INSPECTION AND REPORT ARE NOT INTENDED TO REFLECT THE VALUE OF THE PREMESIS, OR TO MAKE ANY REPRESENTATION AS TO THE ADVISABILITY OR INADVISABILITY OF PURCHASE OR SUITABILITY FOR USE.
7. The parties agree, that the maximum liability for INSPECTOR, arising from any failure to preform any of the obligations of the INSPECTOR under this Agreement, is limited to an amount not to exceed the fee paid for the inspection service.
8. Payment is due upon completion of the on-site inspection.
9. INSPECTOR is authorized to disclose any and all items in the inspection report. Yes ___ No. ___ (Client shall initial.)
10. This Agreement represents the entire agreement between the INSPECTOR and the CLIENT. No change or modification shall be enforceable against either party unless such change or modification is in writing and signed by both the INSPECTOR and the CLIENT. This Agreement shall be binding upon and enforceable by the parties, and their heirs, executors, administrators, successors and assigns.

Inspector

Client or Client's Representative

If Client's Representative:

I hereby warrant that I am authorized to enter into this Agreement on behalf of Client.

Client Representative