

**GARMON HOME INSPECTION SERVICES, INC.**

P.O. Box 923792 Norcross, Ga. 30010 email: russgarmon@comcast.net  
office(770) 368-8151 fax (770) 368-0466 web site: garmonhomeinspection.com

Name \_\_\_\_\_  
(Customer)

Property Location \_\_\_\_\_

Address \_\_\_\_\_

\_\_\_\_\_

City, State, Zip \_\_\_\_\_

\_\_\_\_\_

Fax / Email \_\_\_\_\_

\_\_\_\_\_

This is our report of a visual inspection of the readily accessible areas of this building as of the date of inspection, in accordance with the standards of practice of the American Society of Home Inspectors (ASHI), which is available upon request. Please read the entire report and call us for an explanation of any aspect of this Report, printed, written or typed which you do not fully understand.

Date of inspection \_\_\_\_\_ Time \_\_\_\_\_ Weather conditions \_\_\_\_\_ Outside temperature \_\_\_\_\_

**PRE-INSPECTION AGREEMENT**  
Garmon Home Inspection Services, Inc. (GHIS)

The Inspection is for the purpose of informing the client of major deficiencies in the condition of the property the date of Inspection. The Inspection and report are performed and prepared for the sole, confidential and exclusive use and possession of the client. GHIS accepts no responsibility for the use or misinterpretation by third parties.

It is understood and agreed that this inspection will be of readily accessible areas of the building and is limited to visual observations of apparent conditions existing at the time of the inspection only. Latent and concealed defects and deficiencies are excluded from the inspection; equipment, items and systems will not be dismantled.

Maintenance and other items may be discussed, but they are not a part of our inspection. The report is not a compliance inspection or certification for past or present governmental codes or regulations of any kind.

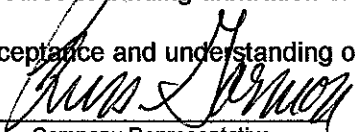
The inspection and report do not address and are not intended to address the possible presence of or danger from any potentially harmful substances and environment hazards including but not limited to mold, radon gas, lead paint, asbestos, urea formaldehyde, toxic or flammable chemicals in water and airborne hazards. Also excluded are inspections of and report on swimming pools, wells, underground storage tanks, septic systems, security systems, central vacuum systems, water softeners, sprinkler system, fire and safety equipment and the presence or absence of rodents, termites and other insects.

The parties agree that the GHIS and its agents and employees, assume no liability or responsibility for the cost of repairing or replacing any unreported defect or deficiency, either current or arising in the future, or for any property damage, consequential damage or bodily injury of any nature. THE INSPECTION AND REPORT ARE NOT INTENDED OR TO BE USED AS A GUARANTEE OR WARRANTY, EXPRESSED OR IMPLIED, REGARDING THE ADEQUACY, PERFORMANCE OR CONDITION OF ANY INSPECTED STRUCTURE, ITEM OR SYSTEM. GHIS IS NOT AN INSURER OF ANY INSPECTED CONDITIONS.

It is understood and agreed that should GHIS and/or its agents or employees be found liable for any loss or damages resulting from a failure to perform any of its obligations, including but not limited to negligence, breach of contract, or otherwise, then the liability of GHIS and/or its agents and employees shall be limited to the sum equal to the amount of the fee paid by the client for the Inspection and Report.

Should any disagreement or dispute arise between the parties of this agreement as a result of this inspection or report, it shall be referred to mediation under the then current construction industry mediation rules prior to any recourse to binding arbitration or a judicial forum, any said dispute must be filed within one year of inspection.

Acceptance and understanding of this agreement are hereby acknowledged with or without signature:



Company Representative

Date

Client

Date

Total Fee: \$ \_\_\_\_\_ Paid by:  Check  Cash  Other Services Fee: \$ \_\_\_\_\_  
( 1 1/2 % will be added at 10 days from inspection and every 30 days after )