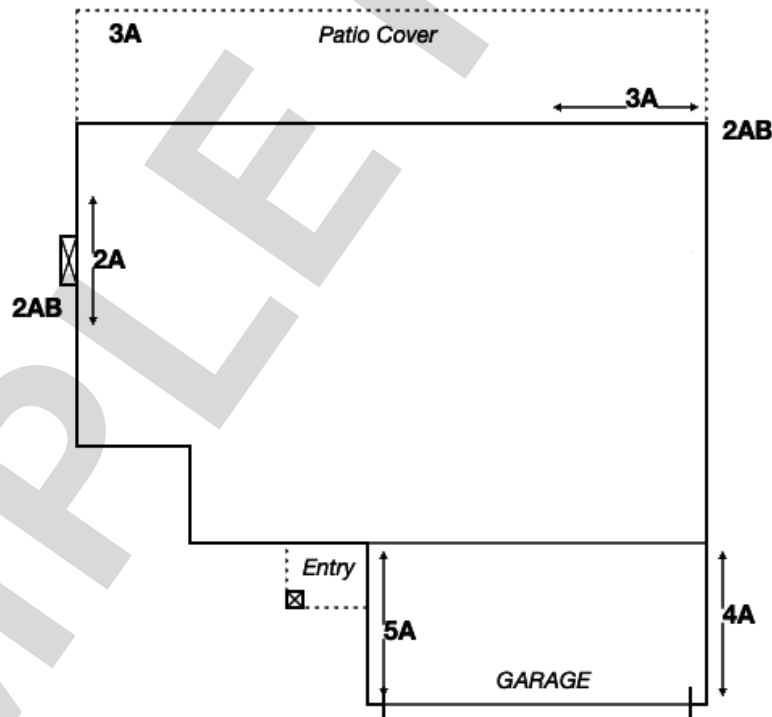


WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 12345	Street Ridgeview Ln	City Laguna Niguel	ZIP 92677	Date of Inspection 05/20/2025	Number of Pages 6
 KICKOUT TERMITE INC. 23986 ALISO CREEK RD #1032 LAGUNA NIGUEL, CA 92677 (949) 550-5399 TANNER@KICKOUT-TERMITE.COM KICKOUT-TERMITE.COM				SCAN FOR INFO 	
Ordered by: Owner 1111 Sample Property Laguna Niguel CA 92677 United States MOBILE: (000) 000-0000 Owner@testemail.com				Report # : 00000 Registration # : PR9780 Escrow # : SAMPLE-12345 <input type="checkbox"/> CORRECTED REPORT	
Property Owner and Party of Interest: Owner 1111 Sample Property Laguna Niguel CA 92677 United States MOBILE: (000) 000-0000 Owner@testemail.com		Escrow Officer Sample Escrow Company MOBILE: (000) 000-0000 Escrow@testemail.com		Report sent to: Listing Agent Sample Realty Company Laguna Niguel CA 92677 MOBILE: (000) 000-0000 Agent@testemail.com	
COMPLETE REPORT <input checked="" type="checkbox"/>		LIMITED REPORT <input type="checkbox"/>		SUPPLEMENTAL REPORT <input type="checkbox"/>	
GENERAL DESCRIPTION: Two-story single family residence, stucco exterior, tile roof, occupied/furnished, slab foundation, attached garage.				Inspection Tag Posted: Attic	
				Other Tags Posted: Sample Company Inspection - 5/20/25	
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 type="checkbox"/> Drywood Termites <input checked="" type="checkbox"/> Fungus / Dryrot <input checked="" type="checkbox"/> Other Findings <input checked="" type="checkbox"/> Further Inspection <input checked="" 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

- 2A - Drywood
- 2B - Drywood
- 3A - Fungus/dryrot
- 4A - Other findings
- 5A - Inaccessible areas



Sample Structural Diagram – For Reference Only

Inspected By: SAMPLE State License No. 1234 Signature: Sample Report

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.

KICKOUT TERMITE INC.

Page 2 of 6 inspection report

12345	Ridgeview Ln	Laguna Niguel	CA	92677
Address of Property Inspected		City	State	ZIP
05/20/2025	11111	Escrow No.		
Date of Inspection	Corresponding Report No.	SAMPLE-12345		

WHAT IS A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT? READ THIS DOCUMENT. IT EXPLAINS THE SCOPE AND LIMITATIONS OF A STRUCTURAL PEST CONTROL INSPECTION AND A WOOD DESTROYING PEST & ORGANISM INSPECTION REPORT.

A Wood Destroying Pest & Organism Inspection Report contains findings as to the presence or absence of evidence of wood destroying pests and organisms in visible and accessible areas and contains recommendations for correcting any infestations or infections found. The contents of Wood Destroying Pest & Organism Inspection Reports are governed by the Structural Pest Control Act and regulations.

Some structures do not comply with building code requirements or may have structural, plumbing, electrical, mechanical, heating, air conditioning or other defects that do not pertain to wood destroying organisms. A Wood Destroying Pest & Organism Inspection Report does not contain information on such defects, if any, as they are not within the scope of the licenses of either this company, or it's employees.

The Structural Pest Control Act requires inspection of only those areas which are visible and accessible at the time of inspection. Some areas of the structure are not accessible to inspection, such as the interior of hollow walls, spaces between floors, areas concealed by carpeting, appliances, furniture or cabinets. Infestations or infections may be active in these areas without visible and accessible evidence. If you desire information about areas that were not inspected, a further inspection may be performed at an additional cost. Carpets, furniture or appliances are not moved and windows are not opened during a routine inspection. All eaves and exterior portions of the structure(s) were inspected from ground level only.

The exterior Surface of the roof was not inspected. If you want the water tightness of the roof determined, you should contact a roofing contractor who is licensed by the Contractor's State License Board.

This company does not certify or guarantee against any leakage, such as (but not limited to) plumbing, appliances, walls, doors, windows, any type of seepage, roof or deck coverings. This company renders no guarantee, whatsoever, against any infection, infestation or any other adverse condition which may exist in such areas or may become visibly evident in such area after this date. Upon request, further inspection of these areas would be performed at an additional charge.

In the event damage or infestation described herein is later found to extend further than anticipated, our bid will not include such repairs. OWNER SHOULD BE AWARE OF THIS CLOSED BID WHEN CONTRACTING WITH OTHERS OR UNDERTAKING THE WORK HIMSELF/HERSELF.

If requested by the person ordering this report, a re-inspection of the structure will be performed. Such requests must be within four (4) months of the date of this inspection. Every re-inspection fee amount shall not exceed the original inspection fee.

Wall paper, stain, or interior painting are excluded from our contract. New wood exposed to the weather will be prime painted, only upon request at an additional expense.

This company will reinspect repairs done by others within four months of the original inspection. A

KICKOUT TERMITE INC.

Page 3 of 6 inspection report

12345	Ridgeview Ln	Laguna Niguel	CA	92677
Address of Property Inspected		City	State	ZIP
05/20/2025	11111	SAMPLE-12345		
Date of Inspection	Corresponding Report No.	Escrow No.		

charge, if any, can be no greater than the original inspection fee for each reinspection. The reinspection must be done within ten (10) working days of request. The reinspection is a visual inspection and if inspection of concealed areas is desired, inspection of work in progress will be necessary. Any guarantees must be received from parties performing repairs.

NOTICE: Reports on this structure prepared by various registered companies should list the same findings (i.e. termite infestations, termite damage, fungus damage, etc.). However, recommendations to correct these findings may vary from company to company. You have a right to seek a second opinion from another company.

This Wood Destroying Pest & Organisms Report DOES NOT INCLUDE MOLD or any mold like conditions. No reference will be made to mold or mold-like conditions. Mold is not a Wood Destroying Organism and is outside the scope of this report as defined by the Structural Pest Control Act. If you wish your property to be inspected for mold or mold like conditions, please contact the appropriate mold professional.

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.

2. DRYWOOD TERMITES:

2A - Section I

FINDING – Evidence of **DRYWOOD TERMITE INFESTATION** noted at the areas marked 2A on diagram. Affected areas include: **Attic, and eaves. This evidence appears to extend into inaccessible areas.**

RECOMMENDATION – Fumigate the structure with **Vikane® (Sulfuryl Fluoride)** for the control of **drywood termites**. Accessible Drywood termite fecal pellets will be **removed or covered following treatment**.

The **owner and/or agent** must prepare the structure in accordance with the **fumigation preparation checklist** provided by this company. The structure must be **completely vacated** during the fumigation process and shall **not be re-entered until clearance** is issued by the **licensed fumigator**.

Fumigation scheduling requires that all **fumigation documents and required releases** be reviewed

KICKOUT TERMITE INC.

Page 4 of 6 inspection report

12345	Ridgeview Ln	Laguna Niguel	CA	92677
Address of Property Inspected		City	State	ZIP
05/20/2025	11111	SAMPLE-12345		
Date of Inspection	Corresponding Report No.	Escrow No.		

and signed by the property owner and/or authorized agent **prior to scheduling.**

2B - SectionI

FINDING – Evidence of **DRYWOOD TERMITE DAMAGE** noted at the areas marked **2B** on diagram.
Damaged members include: **Fascia boards.**

RECOMMENDATION – **Remove and replace** wood members noted in the above finding that are **damaged by drywood termites.** Repairs will include replacement of damaged members with **new, comparable materials.**

3. FUNGUS / DRYROT:

3A - SectionI

FINDING – Evidence of **FUNGAL DECAY** noted to wood members at the areas marked **3A** on diagram.
Affected members include: **Patio cover framing joists.**

RECOMMENDATION – **Remove and replace** wood members noted in the above finding that are **damaged by fungus.** Repairs will include replacement of damaged members with **new, comparable materials.**

4. OTHER FINDINGS:

4A - SectionII

FINDING – **FAULTY GRADE** observed at the **stucco exterior wall at the side of the garage.** Soil and/or hardscape is in contact with or within insufficient clearance of the stucco and underlying wood framing, creating a condition conducive to wood-destroying organisms and moisture intrusion.

RECOMMENDATION – **Correct faulty grade conditions at the stucco side of the garage.**

Maintain proper clearance between soil/hardscape and stucco per current building standards. Lower grade and/or modify hardscape as necessary to provide adequate separation. After correction, affected areas should be re-evaluated for concealed damage.

5. FURTHER INSPECTION:

5A - FurtherInspection

FINDING – **Stored personal property** observed along interior garage walls, **obstructing full visual inspection.**

Items stored against the walls prevented evaluation of portions of the wall surface and lower framing. Concealed wood-destroying organisms or damage may exist in inaccessible areas.

RECOMMENDATION – **Owner or agent to remove stored items to allow further inspection of previously obstructed areas.**

A re-inspection is recommended once access is provided.

KICKOUT TERMITE INC.

Page 5 of 6 inspection report

12345	Ridgeview Ln	Laguna Niguel	CA	92677
Address of Property Inspected		City	State	ZIP
05/20/2025	11111	SAMPLE-12345		
Date of Inspection	Corresponding Report No.	Escrow No.		

Thank you for selecting us to perform a structural pest control inspection on your property. Should you have any questions regarding this report, please call us directly by the contact information provided on the first page of the inspection report.

Our inspectors have determined that your property will benefit from a safe application of chemicals commonly used for structural pest control. In accordance with the laws and regulations of the State of California, we are required to provide you and your occupants with the following information prior to any application of chemicals to such property.

Please take a few moments to read and become familiar with the content. State law requires that you be given the following information:

CAUTION - PESTICIDES ARE TOXIC CHEMICALS. Structural pest control companies are registered and regulated by the Structural Pest Control Board, and apply pesticides which are registered and approved for use by the California Department of Pesticide Regulation and the United States Environmental Protection Agency. Registration is granted when the state finds that based on scientific evidence, there are no appreciable risks weighted by the benefits. The degree of risk depends on the degree of exposure, so exposure should be minimized.

If within 24 hours following application, you experience symptoms similar to common seasonal illness comparable to the flu, contact your physician or poison control center and your pest control operator immediately.

The following products may be applied during treatment:

- **Termidor® SC**
 - **Active Ingredient:** Fipronil (9.1%)
 - **EPA Reg. No.:** 7969-210
 - **Reentry Interval:** Do not enter treated areas until completely dry (typically 1–2 hours).
- **Termidor® Foam**
 - **Active Ingredient:** Fipronil (0.005%)
 - **EPA Reg. No.:** 499-563
 - **Reentry Interval:** Do not enter treated areas until completely dry (typically 1–4 hours).

KICKOUT TERMITE INC.

Page 6 of 6 inspection report

12345	Ridgeview Ln	Laguna Niguel	CA	92677
Address of Property Inspected		City	State	ZIP
05/20/2025	11111	SAMPLE-12345		
Date of Inspection	Corresponding Report No.	Escrow No.		

- **Bora-Care®**
- **Active Ingredient:** Disodium Octaborate Tetrahydrate (40%)
 - **EPA Reg. No.:** 64405-1
 - **Reentry Interval:** Do not enter until surfaces are fully dry (typically 1–4 hours).
- **Vikane® Fumigant**
- **Active Ingredient:** Sulfuryl Fluoride (99.5%), Chloropicrin (0.5%)
 - **EPA Reg. No.:** 62719-4
 - **Reentry Interval:** Structure must be cleared and certified safe for reentry by a licensed fumigator.

For further information, contact any of the following agencies in your area:

Poison Control Center	(800) 222-1222
Agricultural Department	(714) 955-0100
Health Department	(714) 834-8560
Structural Pest Control Board	(916) 561-8700
2005 Evergreen Street, Ste. 1500. Sacramento, CA 95815	



WORK AUTHORIZATION

Report #: 00000

Now work will be performed until a signed copy of this agreement has been received.

Address of Property : 12345 Ridgeview Ln

City: Laguna Niguel

State/ZIP: CA 92677

The inspection report of the company dated, **05/20/2025** is incorporated herein by reference as though fully set forth. The company is authorized to proceed with the work outlined in the items circled below from the Termite Inspection Report for the property inspected, for a total sum of \$ _____. This total amount is due and payable within **30 days** from completion repair work and/or chemical application.

THE COMPANY AGREES

Structural Repair Warranty (1 Year) Kickout Termite Inc. guarantees that all structural repairs completed by our company will remain free of defects in workmanship for a period of one (1) year from the date of completion. This warranty applies only to the specific repair work performed by Kickout Termite Inc. and does not apply to any work performed by others.

The following limitations apply:

Painting, caulking, grouting, and plumbing are warranted for a period of ninety (90) days from the date of completion.

All pricing listed in the cost breakdown is valid for thirty (30) calendar days from the date of the inspection report. After this period, pricing is subject to change based on current material and labor costs.

Kickout Termite Inc. uses reasonable care in the performance of all work. However, we assume no responsibility for damage to hidden pipes, wiring, or other concealed facilities, nor for any damage to shrubs, landscaping, or roofing materials during the course of repair.

This warranty does not cover cosmetic issues or conditions not visible or accessible at the time of the original inspection.

If concealed damage or additional conditions are discovered during the course of repairs, a supplemental inspection report will be issued in accordance with California Code of Regulations §1990, and additional charges may apply.

No additional repairs will be performed without prior written authorization from the property owner or their agent.

Drywood Termite – Local Treatment Warranty (2 Years)

Kickout Termite Inc. guarantees that areas treated **locally** for Drywood termites will remain free of live Drywood termite infestations for a period of **two (2) years** from the date of treatment. This warranty applies **only to the specific areas treated** using localized application methods and **does not include whole-structure fumigation**.

If live Drywood termite activity is found in the treated areas during the warranty period, Kickout Termite Inc. will re-treat those areas at no additional cost.

If termite activity is discovered in **inaccessible areas**, and access must be created, **the cost to expose or access those areas is not included** in the warranty.

Drywood Termite – Full Structure Fumigation Warranty (3 Years)

Kickout Termite Inc. guarantees that a structure treated with **whole-structure fumigation** for Drywood termites will remain free of live Drywood termite infestations for a period of **three (3) years** from the date of fumigation.

If live Drywood termite activity is found during this period, Kickout Termite Inc. will re-fumigate the structure or treat the affected area at no cost.

This warranty **includes the full tenting, fumigation**, but **excludes any costs related to occupant preparation or lodging**, including but not limited to hotel accommodations, pet boarding, food bagging, and personal property arrangements.



KICKOUT TERMITE INC.

23986 ALISO CREEK RD #1032
LAGUNA NIGUEL, CA 92677

(949) 550-5399

TANNER@KICKOUT-TERMITE.COM

KICKOUT-TERMITE.COM

SCAN FOR INFO



Page 2 of 3

WORK AUTHORIZATION

Report #: 00000

Subterranean Termite Treatment Warranty (2 Years)

Kickout Termite Inc. provides a **two (2) year** warranty for subterranean termite treatments. If live subterranean termite activity is found in treated areas during this period, Kickout Termite Inc. will return to re-treat the affected areas at no additional cost.

Warranty Exclusions

- Warranties apply only to the areas treated and only to the identified termite species (Drywood or Subterranean).
- Local treatment warranties do not include whole-structure fumigation.
- Warranty does not cover inaccessible areas that were not treatable at the time of service.
- Costs to create access (e.g., cutting drywall or removing fixtures) are not covered.
- Fumigation warranty **does not include any occupant preparation or lodging costs.**
- Inspection fees may apply to confirm the presence of live termites before authorizing retreatment.
- Cosmetic damage or structural repairs are not covered.
- Warranty is void if other pest control providers perform termite treatments during the warranty period.

Warranty Transferability

This warranty is transferable **one time** to a new property owner during the original warranty period, with written notice to Kickout Termite Inc.

THE OWNER OR OWNER'S AGENT AGREES

To pay for services rendered and any additional services requested upon completion of work. To pay a service charge of one and one-half percent (1 1/2%) interest per month, or portion of any month, annual interest rate of eighteen percent (18%) on accounts exceeding the thirty (30) day full payment schedule. The Owner grants to The Company a security interest in the property to secure payment sum for work and inspection fee completed. In case of non-payment by the owner, reasonable attorney fees and costs of collection shall be paid by owner, whether suit be filed or not.

A 3% fee will be added to the billed amount for payments made by card.

No processing fee payments accepted include: Cash, Check, Zelle, and Escrow payments made within the thirty (30) day full payment schedule.

ALL PARTIES AGREE

If any additional work is deemed necessary by the local building inspector, said work will not be performed without additional authorization from owner or owner's agent. This contract price does not include the charge of any Inspection Report fees. Fumigation cannot be performed in inclement weather, high winds and neither Kickout Termite Inc. nor sub-contractor will be responsible for expenses incurred by owner or conditions beyond Kickout Termite Inc. and sub-contractors control.

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.

NOTICE: The charge for service that this company subcontracts to another registered company may include the company's charges for arranging and administering such services that are in addition to direct costs associated with paying the subcontractor. You may accept Kickout Termites bid or you may contract directly with another registered company licensed to perform the work.

If you choose to contract directly with another registered company, Kickout Termite will not in any way be responsible for any act or omission in the performance of work that you directly contract with another to perform"



KICKOUT TERMITE INC.

23986 ALISO CREEK RD #1032
LAGUNA NIGUEL, CA 92677

(949) 550-5399

TANNER@KICKOUT-TERMITE.COM

KICKOUT-TERMITE.COM

SCAN FOR INFO



Page 3 of 3

WORK AUTHORIZATION

Report #: 00000

Circle or check mark the items you wish performed by The Company below and enter the total amount above on the first page of this work authorization:

ITEMS

	Prefix	Section I	Section II	Further Inspection
2A-Drywood		\$1,800.00		
2B-Drywood		\$450.00		
3A-Fungus/dryrot		\$375.00		
4A-Other findings			\$185.00	
5A-Further inspection				Owner
Total:		\$2,625.00	\$185.00	

Grand Total: \$2,810.00

Sample pricing - NOT VALID

Sample Report

Property Owner: Sample Owner

Date:

Inspected By: SAMPLE

Date: 05/20/2025

Ordered By: Sample Owner

Date: