

lot 2025
1455 Rankin Way



DEC 01 2008

Pre-Delivery Inspection Form

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any "substitutions" of items referred to in, or to be selected under, the Agreement of Purchase and Sale (APS). Please initial all changes and deletions. As a minimum check the following:

DAMAGED, INCOMPLETE OR MISSING	OPERATING CONDITION
• Windows, side lights and other glazing. Window and door screens • Bathtubs, sinks and toilets • Bathroom accessories, if provided • Mirrors, countertops and cabinetry • Flooring (hardwood, vinyl, ceramic tiles, carpeting) • Interior finishes and trim carpentry • Furnace • Hot water heater, if provided (not a rental) • Exterior finishes, driveways, walkways, decks and landscaping are complete	• Windows, interior and exterior doors (including garage overhead door). Door locks • Faucets: kitchen, bathroom, laundry room • Exhaust fans (kitchen, bathrooms), if provided • Electrical outlets and fixtures • Gas fireplaces, incl. circulation fans, if provided • Heat Recovery Ventilation system, if provided • Heating system • Hot water heater, if provided (not a rental) • Air conditioning system, if provided and if conditions permit

Comments DOUGLAS TRUMBLE - Doug J.

Item #	Room/Location	Description
1	INTERIOR	TOUCH UPS THROUGHOUT.
2	EXTERIOR.	FRONT RAILING, EAVESTRAUGH, PAINTING, GRADING, SO D, MORTAR TOUCH UPS CAULKING, SILLS SINKERS FROM REAR SLIDER INCOMPLETE.
3.	GARAGE	DRYWALL & MUDDING INCOMPLETE.
4.	INTERIOR/EXT.	FINISHED PLUMBING, FINISHED ELECTRICAL SCREENS, PAINTING INCOMPLETE.
5.	ROOFING	TOP LEFT EDGE @ FRONT - PLY WOOD EXPOSED. REAR ROOF STRUCTURE FALIA REPAIR & FOREIGN OBJECT ON ROOF.
6	EXTERIOR	WIRE @ FRONT PORCH @ BASE OF ELECTRICAL CONDUIT - TRIPPING HAZARD.
7	EXTERIOR	RAILING INCOMPLETE
8	BASEMENT	WATER IN BASEMENT
9	FURNACE	FILTER TO BE CHANGED / FILTER COVER MISSING.
10	INT/EXT.	HOUSE TO BE CLEANED
11	INTERIOR	HVAC RUN - GAP ON JOINT / VENTS MISSING
12	INTERIOR	FLOORING, RAILINGS NOT COMPLETE.
13	INTERIOR	SLIDERS, SHELLS & MIRRORS NOT INSTALLED
14	INTERIOR	DOOR HANDLES PLATES & DOORSTOPS MISSING.
15	BEDROOM #2	TWO REPAIR PLUGS - RAISED AREAS IN FLOOR
16	BEDROOM #2	BOTH SIDES OF DOOR - MUDDING REQUIRED
17	INTERIOR	COULD NOT TEST FIRE / CO ² DETECTORS.
18	INTERIOR	CABLE & TELEPHONE JACKS COVERS MISSING.
19	ENSUITE / BATH	COULD NOT INSPECT BATHROOM
20	GAS FIREPLACE	NOT WORKING, MANTLE INCOMPLETE, MISSING THERMIST & SWITCH / INCOMPLETE.
21	KITCHEN	CABINETS INCOMPLETE, FLOORING INCOMPLETE SOME DOORS MISSING BUMPERS
22	REAR SLIDER	DIFFICULT TO OPERATE
23	WINDOAL ROOM.	COULD NOT INSPECT
24	INTERIOR	PLUMB INCOMPLETE - TVS W/AROUND & 6 ROOF.
25	INTERIOR / BATH ROOM.	MOISTURE ON FLOOR - MIDDLE OF ROOM.