

6. Discussion prior to report

Information in **Your Home Inspection Report** shall always supersede any and all discussion and/or communication (verbal, email, written, and other forms) at the time of the inspection and prior to the report being issued unless such discussion is specifically included in writing. I often get into discussions about various things with my Clients and their Realtors at the time of the inspection. Please remember that discussions are simply that, discussions. Any verbal discussions are not the actual report, and, in all likelihood, many discussions may not appear in the report. Read your complete report immediately regardless of what you heard, or think you heard, at the inspection. Read about your prospective property before it becomes your property. Not completely reading **Your Home Inspection Report** immediately is a mistake that could have significant financial repercussions for you in the future. If you have any questions about any discussions at the time of the inspection, you should try and clarify those discussions with me now, not later. I will try to help you to the best of my abilities.

7. Errors, typos, and missing items

As much as I hate to admit it, yes, I am human. And while I do make an occasional error, I'm sure they are caused by my computers and the software. In all seriousness, though, if you believe that there is a mistake in Your Home Inspection Report, please contact me immediately. I do understand the time contingencies inherent in real estate transactions, and I can get a correction letter to you or our Realtor immediately upon notification, as long as I agree that there is an error. If I need to revisit the property, I'll be happy to do that at no inconvenience to you, although you should always feel free to go with me.

Occasional typographical errors will occur in **Your Home Inspection Report**. I apologize for those in advance. Plurals and singulars are used interchangeably throughout the report and should not be taken to specifically indicate only one or the presence of more than one. When items are naturally grouped together (e.g., lights and switches), it is NOT an indication that all items in the group were present or observed, functioning or not functioning, or did or did not exhibit problems or concerns.

Items that were not present, were not inspected, or had no visible major defects associated with them might not be listed in Your Home Inspection Report. They are not necessarily missing items. If I were to put everything in your report that was working, your report would be about 375 pages long, possibly longer (sometimes they're close - LOL.) Consequently, if something appears to be missing from your **Your Home Inspection Report**, then it was either working at the time of the inspection, was not present on the property, or I was asked not to inspect it. I won't always tell you that I didn't have access to a drawer or a closet, but I will tell you when I didn't have access to the attic, the roof, the furnace, the water heater, the garage, etc. If you have any questions about something that appears to be “missing” from **Your Home Inspection Report**, please contact me immediately.