



ABOVE - BOARD
 HOME & BUILDING INSPECTIONS INC.
 PHONE- (845) 657-7141 FAX (845) 657- 9783



Inspection Agreement

PLEASE READ THIS AGREEMENT CAREFULLY THIS DOCUMENT SPECIFICALLY LIMIT THE LIABILITY OF THE INSPECTOR

The scope of the inspection and report is a limited visual inspection of the general systems and components of the home to identify any system or component listed in the report which may be in need of immediate major repair. The inspection shall be performed by **Above-Board Home and Building Inspection Inc.** according to the Standards of Practice of the American Society of Home Inspectors.(ASHI)

I understand this work cannot completely assess risk, detect all flaws, predict all occurrences, make assurances nor is it a guarantee. I understand this is no warranty, or insurance policy. It is based on the inspectors observations of the visible and apparent condition of the building (s) and its components on the date of this specific inspection. Neither the company nor the inspector will be responsible for any repairs or replacement with regard to this property or its contents.

This Inspection is not a an engineering study of load capacity calculation, structural analysis of components or materials used, calculation of heat loss or CODE Compliance inspection or certificate for past or present Governmental or Local codes or regulation.

In the conduct of the inspection, no equipment or appliances will be disassembled, no furniture will be moved, no walls will be opened. No representations regarding latent or concealed defects which may exist are made. This inspection is not an engineering study, technically or fully exhaustive nor does it imply that every component was inspected or every possible defect was discovered.

This inspection and report do not (and are not intended to) address the possible presence of or danger from asbestos, lead paint, urea formaldehyde, soil contamination, electromagnetic fields, underground oil/gas tanks, and other indoor and outdoor pollutants, toxic or flammable chemicals, airborne related illness or disease, and all other similar of potentially rodents, termites and other insects are not covered by this inspection.

Any dispute concerning the interpretation of this agreement or arising from this inspection and report, shall be resolved informally between the parties or by arbitration conducted in accordance with the Construction Industry Arbitration Rules of the American Arbitration Association, except that one member of the arbitration committee shall be a member of ASHI. The Client shall be responsible for any fees incurred by the Company should the Company to be found to be without fault.

The inspectors liability for mistakes or omissions in this inspection report is limited to a refund of the fee paid for this inspection and report. Inspections are visual and are based on the opinion of the inspector.

The inspection report is to be prepared for Client is solely and exclusively for the Clients own information and may not be relied upon by any other person. Client agrees to indemnify, defend, and hold inspector harmless from any third party claims arising out of Clients unauthorized distribution of the inspection report.

The undersigned has read, understand, and accepted the terms and conditions of this agreement. The undersigned acknowledges the Standards of Practice of the American Society of Home Inspectors and inspection limitations of the inspector, And agree to pay the specified fees. This agreement represents the full understanding between the parties. No other agreement whether oral or in writing, shall vary the stated terms and conditions.

Inspection Address: _____	Inspection \$ _____
_____	Water \$ _____
_____	Septic \$ _____
Client: _____	Radon \$ _____
_____	Other \$ _____
_____	Total Fee \$ _____

Signed: _____ Date: _____

Signed: _____ Date: _____