

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 1115	Street Downing Ave	City Chico	ZIP 95926	Date of Inspection 11/21/2025	Number of Pages 6
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Cal Valley Termite
 PO Box 769
 Sutter CA 95982
 (530) 329-7272
 calvalleytermite@gmail.com
 www.calvalleytermite.com

Report # : 11557
 Registration # : PR7850
 Escrow # :
 CORRECTED REPORT

Ordered by:	Property Owner and Party of Interest:	Report sent to:
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COMPLETE REPORT
 LIMITED REPORT
 SUPPLEMENTAL REPORT
 REINSPECTION REPORT

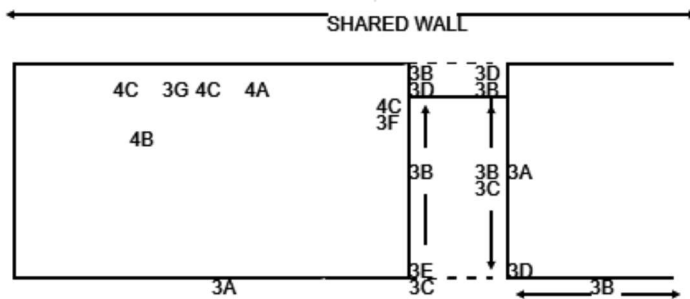
GENERAL DESCRIPTION: 1 story slab foundation	Inspection Tag Posted: Water heater closet
	Other Tags Posted:

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
 Drywood Termites
 Fungus / Dryrot
 Other Findings
 Further Inspection

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



Inspected By: Corey Brown
 State License No. FR59497
 Signature:

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.

CAL VALLEY TERMITE

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1115	Downing Ave	Chico	CA	95926
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11/21/2025	11557			
Date of Inspection	Corresponding Report No.	Escrow No.		

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.

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.

Areas above 10ft are visually inspected from the ground.

Attics are visually inspected from the access point do to hazardous conditions.

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 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

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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 Wood Destroying Pest & Organisms Report DOES NOT INCLUDE inspecting for ants, spiders, cockroaches, rodents, or any other general household pests.

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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.

3. FUNGUS / DRYROT:

3A - Section I

FINDING: Dry Rot/Fungus has damaged the front door, door jam, threshold

RECOMMENDATION: Remove and replace damaged wood members.

NOTE: Paint is not included in this bid.

3B - Section I

FINDING: Dry Rot/Fungus has damaged the siding

RECOMMENDATION: Remove and replace damaged wood members.

NOTE: Paint is not included in this bid.

3C - Section I

FINDING: Dry Rot/Fungus has damaged the trim

RECOMMENDATION: Remove and replace damaged wood members.

NOTE: Paint is not included in this bid.

3D - Section I

FINDING: Dry Rot/Fungus has damaged the framing

RECOMMENDATION: Remove and replace damaged wood members.

NOTE: Paint is not included in this bid.

3E - Section I

FINDING: Dry Rot/Fungus has damaged the soffits

RECOMMENDATION: Remove and replace damaged wood members.

NOTE: Paint is not included in this bid.

3F - Section I

FINDING: Dry Rot/Fungus has damaged the kitchen sink vanity

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RECOMMENDATION: Cut out and replace damaged wood members.

NOTE: Paint is not included in this bid.

3G - Section I

FINDING: Staining/Discoloration noted at the bathroom baseboard

RECOMMENDATION: No active leak noted at the time of the inspection, monitor for future evidence. No recommendations for repairs at this time.

4. OTHER FINDINGS:

4A - Notes

FINDING: Staining/Discoloration noted at the water heater closet

RECOMMENDATION: No active leak noted at the time of the inspection, monitor for future evidence. No recommendations for repairs at this time.

4B - Notes

FINDING: Staining/Discoloration noted at the ceiling

RECOMMENDATION: No active leak noted at the time of the inspection, monitor for future evidence. No recommendations for repairs at this time.

4C - Section II

FINDING: Evidence of a leak at the sink

RECOMMENDATION: Owner should engage the services of an appropriate trades-person to correct this condition. This firm declines to submit an estimate for this recommendation.

NOTES:

Note A

NOTE: Foliage against structure limits the visual inspection

NOTE: General pest evidence noted, refer to local pest control

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.

Please take a few moments to read and become familiar with the following 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 of pesticides, 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.

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

Poison Control Center (800) 222-1222
Agricultural Department (530) 538-7381

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Date of Inspection	Corresponding Report No.	Escrow No.		
Health Department	(530) 538-7581			
Structural Pest Control Board	(916) 561-8700			
	2005 Evergreen Street, Ste. 1500. Sacramento, CA 95815			



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WORK AUTHORIZATION

Report #: 11557

No work will be performed until a signed copy of this agreement has been received.

Address of Property : 1115 Downing Ave
City: Chico
State/ZIP: CA 95926

The inspection report of the company dated, **11/21/2025** 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

To guarantee all repair completed by this company for one year from date of completion except for caulking, grouting, or plumbing, which is guaranteed for a period of **ninety (90) days**. We assume no responsibility for work performed by others, to be bound to perform this work for the price quoted in our cost breakdown for a period not to exceed 30 days, to use reasonable care in the performance of our work but to assume no responsibility for damage to any hidden pipes, wiring, or other facilities or to any shrubs, plants, or roof.

THE OWNER OR OWNER'S AGENT AGREES

To pay for services rendered in 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 ten (10) 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.

Conditions of Coverage

1. Due to the habits of termites, more than one treatment may be required to attain control. Additionally, termite damage may exist in unexposed or hidden areas of the Covered Premises and the COMPANY cannot assure that the damage discovered by a visual inspection of the Covered Premises is all of the damage that exists at the time of inspection. Accordingly, the COMPANY is not responsible for any repair of termite damage.
2. The COMPANY is not responsible for the cost of termite damage and/or repairs arising from, caused by or related to any of the following structural (or other) conditions that might prevent proper inspection or treatment or is otherwise conducive to termite infestation: (a) contact between the ground and wood such as wooden siding, support posts, decks and porches; (b) less than 6 inches separation between the ground and any stucco construction, siding materials (vinyl, metal, wood or other), insulation materials or Styrofoam molded foundation systems that may permit hidden termite activity/entry; (c) structural flaws, foundation or slab cracks, masonry failures, grade alterations or soil erosion; (d) moisture sources or conditions that might allow termites to survive without returning to the ground, such as faulty or leaking pipes, plumbing fixtures, roofing materials, gutters or downspouts, stucco or other exterior siding materials and improper or inadequate ventilation. It is the Customer's responsibility to identify and correct any conducive condition described above. If the COMPANY at any time during the initial treatment and during the period this Agreement is in effect, identifies any structural or other condition described at the Covered Premises, the COMPANY may notify Customer of that condition. The Customer shall, within thirty (30) days thereafter, correct the condition at the Customer's expense. If the Customer fails to correct the condition, the COMPANY may, at its own discretion, terminate this Agreement and refund the most recent renewal amount on a prorated basis.
3. This Agreement covers the premises shown on the attached graph as it exists on the Effective Date. After the COMPANY treats the premises, any structural modification or alteration to the building or the treated soil within 12 inches of the foundation must be reported to the COMPANY within thirty (30) days. The COMPANY's obligation to repair or retreat under this Agreement is terminated unless the COMPANY is notified of the modification or alteration and, if required by the COMPANY, additional treatment is performed at the Customer's expense. The COMPANY's failure to discover such modifications or alterations during re-inspection does not relieve the Customer of his obligations.
4. Costs associated with the preparation of the Covered Premises for any/all treatments including, but not limited to, remediation of conditions such as flooring removal, access to plumbing entry points, landscaping or other access points deemed necessary by the COMPANY, shall be the responsibility of the Customer.
5. The COMPANY reserves the right to revise the treatment methodology over the term of the Agreement including, but not limited to, the installation or the discontinuation of the use of bait stations. Any monitoring station components installed on the Covered Premises shall remain property of the COMPANY.
6. In the event of a transfer of ownership of the Covered Premises, the COMPANY must be notified, in writing, within sixty (60) days of transfer. In no event shall such transfer extend the original Renewal Period.
7. The Customer and the COMPANY agree that any disputes arising out of, in connection with, or in relation to the interruption, performance or breach of any provisions of this Agreement shall be resolved, on an individual basis, by final and binding arbitration. In no event shall either party be liable to the other for indirect, special or consequential damages (including punitive damages) or loss of anticipated profits.

Responsible Party Signature: _____ Date _____

Responsible Party Name: _____

Responsible Party Phone Number _____



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WORK AUTHORIZATION

Report #: 11557

Permission and Release

The COMPANY promises to perform any/all termite treatments in a responsible and professional manner and within industry acceptable standards. By signing this document the Customer agrees to release and hold harmless the COMPANY and all officers and employees thereof from any damages that may result from the performance of said work, including, but not limited to, the following:

The Customer agrees to provide matching grout for any/all drilled tile, flagstone or colored concrete for use by the COMPANY technicians for re-grouting purposes. All other drilled areas will be patched with regular concrete patch. The COMPANY is not responsible for any chips or cracks in drilled tile or other surfaces. The Customer agrees that the COMPANY is not responsible for damages to any/all irrigation lines, cable lines, electric lines, plumbing or water lines, gas lines or brick/pavers that may be buried in the soil within 12 inches of the stem wall or under concrete that is located within the general treatment area. The Customer understands that the COMPANY is not responsible for any defects, discolorations or mismatches in finish that may result on any/all surfaces including, but not limited to, tile, decking, drywall, or painted/specially coated concretes. The Customer understands that they are solely responsible for moving any/all breakable items in the vicinity of the treatment area. This includes, but is not limited to: antiques, furniture, appliances, pianos, hutches and entertainment centers. Upon request, the COMPANY technicians will assist in moving said items, however, the Customer agrees that the COMPANY is not responsible for any damages to any items and/or the floor or flooring as a result. The Customer understands that the products used require up to 120 days for colony elimination and that the COMPANY will re-treat any continuing problem areas at no charge 120 days after the original treatment.

ALL PARTIES AGREE

If any additional work is found during repairs or treatment a supplemental report/change order will be issued with findings and estimates. 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. Owner will be responsible for any additional costs associated. This contract price does not include the charge of any Inspection Report fees. Circle the items you wish performed by The Company, below and enter total amount above:

CHEMICAL NOTICE

Subterranean termite _____ Termidor SC (Fibronil): EPA#:7969-210 _____
Drywood Termites _____ Taurus SC (Fibronil): EPA#: 53883-279 _____
Dryrot/Fungus _____ Timbor (Disodium Octoborate Tetrahydrate): EPA#: 64405-8 _____
Carpenter Ants _____ Termidor Foam (Fibronil): EPA#: 7969-210 _____
Wood Boring Beetles _____
Other: _____

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.

ITEMS

Prefix	Section I	Section II	Further Inspection	Other
3A	2,200.00	0.00	0.00	0.00
3B	2,800.00	0.00	0.00	0.00
3C	500.00	0.00	0.00	0.00
3D	500.00	0.00	0.00	0.00
3E	400.00	0.00	0.00	0.00
3F	500.00	0.00	0.00	0.00
3G	300.00	0.00	0.00	0.00
4C	0.00	0.00	0.00	0.00
Total:	7,200.00	0.00	0.00	0.00

Responsible Party Signature: _____ Date _____

Responsible Party Name: _____

Responsible Party Phone Number _____



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WORK AUTHORIZATION

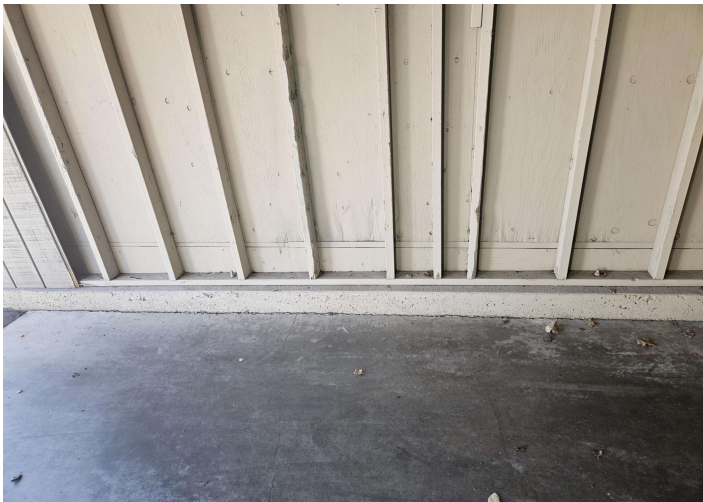
Report #: 11557

Prefix	Section I	Section II	Further Inspection	Other
GRAND TOTAL:	7,200.00			

Responsible Party Signature: Date

Responsible Party Name:

Responsible Party Phone Number

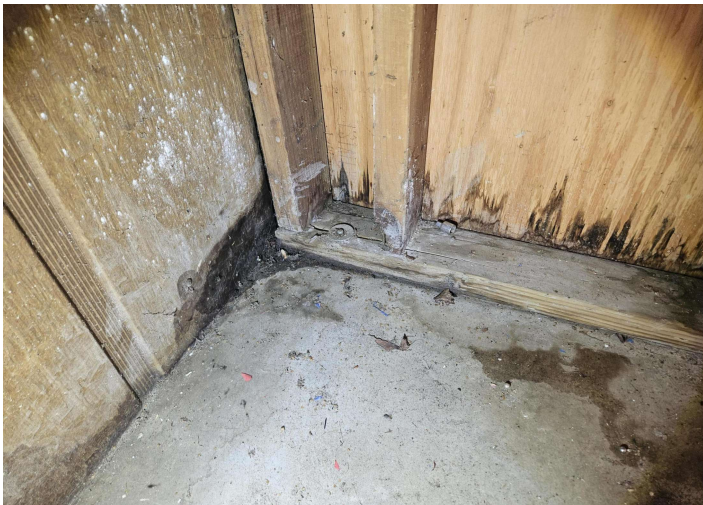
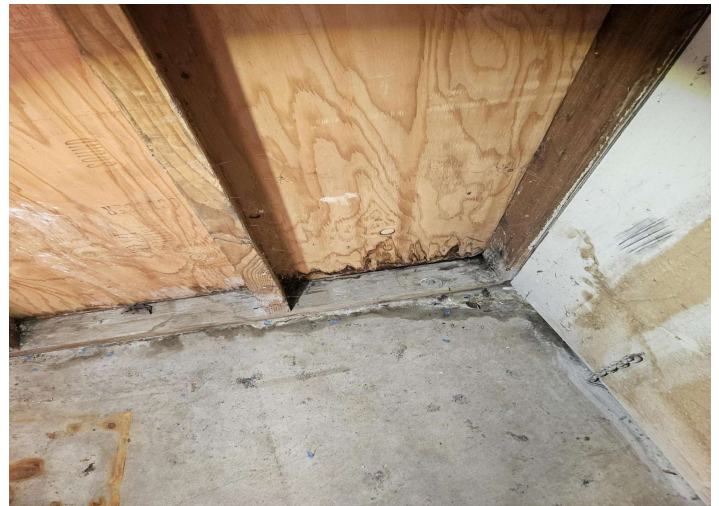


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