

Jeffrey L. Mathis Inspection Service  
 P .O. Box 3705  
 Greenville, N.C., 27835  
 252.758.9210

N.C. Inspection Lic. #683  
 N.C. Contractor Lic. # 32424

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## CONTRACT AGREEMENT

The Standards of Practice of the North Carolina Home Inspection Licensure Board require all inspectors to obtain a signed agreement form from their clients **BEFORE** the inspection begins. Please assist me in conforming to state law by thoroughly reading this agreement, signing it, and returning it as soon as possible. Thank you for your cooperation.

Property address \_\_\_\_\_

Client name \_\_\_\_\_

Current address \_\_\_\_\_

This company agrees to conduct an inspection at the above location for the purpose of informing the client of major deficiencies in the condition of the property. It is not meant to be a technically exhaustive evaluation. The inspection and report are performed and prepared for the sole, confidential, and exclusive use and possession of the client.

The written report will include the following

- structural conditions
- general interior, including walls, ceilings, floors, windows, insulation, and ventilation
- electrical, plumbing, water heater, heating and air conditioning
- kitchen and appliances
- general exterior, including roofs, gutters, chimney, drainage, and grading
- quality condition and life expectancy of major systems

It is understood and agreed that this inspection will be of readily and safely accessible areas of the building and is limited to visual observations of apparent conditions existing at the time of the inspection only. Latent and concealed defects and deficiencies are excluded from the inspection. Equipment and systems will not be dismantled. Utilities will not be turned on.

Maintenance and other items may be discussed, but they are not a part of the inspection. The report is not a compliance inspection or a certification of past or present governmental code or regulations.

The inspection and report do not address and are not intended to address the possible presence of

or danger from any potentially harmful substances or environmental hazards including but not limited to radon gas, lead paint, asbestos, urea formaldehyde, toxic or flammable chemicals and water or airborne hazards. We do offer or can arrange appropriate testing as needed. Also excluded are swimming pools, wells, septic systems, central vacuum systems, water softeners, sprinkler systems, fire and safety equipment other than smoke detectors, and the presence of rodents, termites, and other pests. If we recognize an issue regarding any of the above, we will apprise the client appropriately.

**Inspector’s Liability**

The inspector will not be responsible for any errors and omissions unless proven to be the result of gross negligence of the said Standards of Practice of the North Carolina Home Inspector Licensure Board. (A copy is available upon request)

Any claim must be presented within 30 days of the date of the inspection.

The total cost of the repairs must exceed \$250.00.

The repairs in question have not been performed by another company.

**Clients Claims**

It is understood and agreed that should the company and/or it’s agents or employees be found liable for any loss or damages resulting from a failure to perform it’s obligations, including to, but not limited to negligence, breach of contract, or otherwise, the liability of the company shall be limited to the sum equal to the amount of the fee paid by the customer for the inspection and report.

**Terms**

The agreed upon fee is due and payable at the time of the inspection. That fee may be carried to closing up to 30 days from the date of the inspection. Any fees not paid within 30 days are subject to a 15% interest charge.

The above terms and stipulations have been thoroughly read and understood. Jeffrey Mathis Inspection Service is hereby authorized to perform the inspection at the above property.

Signed \_\_\_\_\_ Date \_\_\_\_\_

Signed \_\_\_\_\_ Date \_\_\_\_\_

Fee \_\_\_\_\_