

Inspection Report

Lee Verhagen

lverhagen@vitalinspectionsplus.com

Property Address: 14225 FM-316 N Eustance TX 75124



Vital Inspections Plus+

Lee Verhagen 2290–106 2290–106 1425 Mcwan Drive Burlington, WI 53105 262–332–0395 Lverhagen@vitalhomeinspections.com www.vitalhomeinspections.com





TABLE OF CONTENTS

Cover Page	1
Table of Contents	3
Summary	5
Intro Page	8
1 Vehicle Information	11
2 Roof Exterior	13
3(A) Front Cap / Wall	16
3(B) Curbside - Sidewall	17
3(C) Streetside Sidewall	18
3(D) Rear Cap / Wall	20
4(A) Main Entry Door	21
4(B) Rear Entry Door	21
5 Curbside Awning	
6(A) Streetside Rear Slideout	
6(B) Streetside Center Slideout	
6(C) Streetside Front Slideout	25
7(A) Curbside - Front Wheel Assembly	25
7(B) Curbside - Rear Wheel Assembly	
7(C) Streetside - Rear Wheel Assembly	27
7(D) Streetside - Front Wheel Assembly	
7(E) Spare Tire Assembly	
8 Running Gear	
9 Hitch and Stabilizing System	

10 12-Volt DC Chassis Lights	
11 Electrical System 120-Volt AC and 12-Volt DC	
12 Water Systems	40
13 Propane Tank, Lines and Connections	
14 Appliances: Kitchen	
15 Appliances: Other	
16(A) Front Air Conditioner	
16(B) Rear Air Conditioner	53
17 Interior	54
18 Furniture	60
19(A) TV #1	
19(B) Radio / Stereo	63
19(C) DVD Player	64
20 Exterior Kitchen – Refrigerator	64
21 Exterior Kitchen – Cooktop	65
22 Exterior Kitchen – Sink	66
23 Exterior Kitchen - Cabinets	
24 Exterior Kitchen – Door	68

🗂 SUMMARY



Vital Inspections Plus+ 1425 Mcwan Drive Burlington, WI 53105 262-332-0395 Lverhagen@vitalhomeinspections.com www.vitalhomeinspections.com

Customer Lee Verhagen

Address 14225 FM-316 N Eustance TX 75124

The following items indicate that the condition is a LIFE SAFETY ISSUE. It is recommended that a qualified RV technician correct the identified issue, and before the unit is occupied.

LIFE SAFETY ISSUE

7.0.A TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.0.B TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.0.C TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.0.D TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.0.E TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

13.1 LP LEAK SYSTEM TEST

🗂 POOR

The time pressure drop test failed. We started with 8 in of water column and ended with six. It is recommended the propane system be repaired by a qualified RV technician.

MAJOR ISSUE

2.1 FRONT CAP, JOINTS AND SEALS

🗂 POOR

The front cap roof joints and seals on the curbside corner has cracked sealant. It is recommended that these areas be repaired by a qualified RV technician to help prevent future water intrusion.

5.1 FABRIC CONDITION

🗂 POOR

The awning is not attached to the trim rail at the rear end of the awning, and the inspector also noted a small pinhole along the top.

MINOR ISSUE

3.0.B SIDEWALL CONDITION

🗂 FAIR

There is some delamination on the curbside sidewall in the fifth wheel area that is noticeable from the exterior. The seller commented repairs have been made. Monitor the area as well as the roof cap for future water intrusion.

6.1.A SLIDEOUT T-MOLDING TRIM

🗂 FAIR

The rear slideout top left trolling sealant tape is folded over. It is recommended the slide sealant be repaired to prevent future water intrusion.

6.2.B SEALS, SWEEPS AND GASKETS

ACCEPTABLE

(1) The center slide-out top right sweep gasket is torn. It is suggested to have the gasket repaired/replaced by a qualified RV technician.

(2) The center slide-out top right sweep gasket is folded under and is not fully extended. It is suggested to have the gasket repaired/replaced by a qualified RV technician to prevent future water intrusion.

12.10 BATTERY / WASTE / WATER MONITOR PANEL CONDITION

🗂 FAIR

With all of the black and grey tanks empty, the sensors were reading 1/3 to 2/3 full. It is suggested the tanks be cleaned by a tank cleaning specialist, and if sensors are still reading levels when empty, then a qualified RV technician should repair/replace the sensors.

14.13 OVEN - CONDITION

🗂 FAIR

The oven piezo lighter did not ignite the oven. It had to be lit manually.

NOTICE / COMMENT

2.0 ROOF CONDITION

ACCEPTABLE

Due to the weather, the inspector was not able to walk on the roof.

17.20 CLOSETS / PANTRIES INSPECTED

🗂 YES

The trim on the front bedroom shelf is shrunk and coming loose.

Prepared Using HomeGauge http://www.HomeGauge.com : Licensed To Lee Verhagen 2290-106

GENERAL INFO

Property Address 14225 FM-316 N Eustance TX 75124

Customer(s) Lee Verhagen

Q INSPECTION DETAILS

Date of Inspection 1/30/2023

Time of Inspection

Report ID 13123_2016 Forest River Sierra 357TRIP

Real Estate Agent

Weather:Type of Inspection:Style of RV:Light RainBuyer: Pre-Purchase RV Inspection5th Wheel

RV Status: Occupied: Full Time RVer **Client Is Present:** Yes **Start Temperature:** 32 degrees

COMMENT KEY & DEFINITIONS

This time sensitive document was prepared for the client listed on the Cover Page of this report. Any reproduction, use, or resale of this document by individuals other than who is listed on the report cover page, or their assigns, is not supported by the inspector and company.

Comment Key or Definitions

The following definitions of comment descriptions represent this inspection report. All comments by the inspector should be considered before purchasing this RV home. Any recommendations by the inspector to repair suggests a second opinion or further inspection by a qualified RV technician. All costs associated with further inspection fees and repair or replacement of item, component or unit should be considered before you purchase.

<u>Acceptable (A)</u> = A visually observed item, component or unit and if no other comments were made then it appeared to be performing its intended function with little or no deterioration visible.

Fair (F)= The item or its components is not in need of immediate repair as it is performing its intended function but deterioration is visible. Some opinions may elect to repair or replace this item now while others may wait.

Poor (P) = The item, component or unit is not functioning as intended and replacement is recommended, or needs further evaluation by a qualified RV technician.

Not Inspected (NI)= The item, unit or component was not inspected, and no representations were made as to whether or not it was functioning as intended and a statement for the reason for not inspecting may be made.

Not Present (NP) = This item, component or unit is not in this RV.

NRVIA Standards of Practice

Purpose, Scope and General Statements

1 - The purpose of the Standards of Practice is to establish a uniform standard for the companies RV Inspector to inspect and report in an objective manner the conditions of a Recreational Vehicle and its components.

2 - The Standards describe the components, and systems included in an RV Inspection.

3 - The Standards apply to motorized and towable types of RVs as defined by the RV Industry.

4 - The Standards apply to a visual inspection of those areas, components and systems that are readily accessible to determine at the time of inspection that they are performing their intended function without regard to life expectancy.

5 - The purpose of the RV inspection is to identify visible and operational defects as permitted by the current conditions that in the judgment of the RV Inspector will adversely affect the function or integrity of the items, components and systems of the Recreational Vehicle.

6 - RV Inspections performed under the Standards of Practice are basically visual and rely upon the opinion, judgment, education and experience of the RV Inspector and are not intended to be technically exhaustive.

7 - RV Inspections shall be performed in a time period sufficient to allow compliance with the provisions of the NRVIA Standards of Practice.

8 - RV Inspections performed under the Standards shall not be construed as being a compliance inspection of any code, governmental regulation or manufacturer's installation instructions or procedures. In the event a law, statute or ordinance prohibits a procedure recommended in the Standards, the RV Inspector is relieved of the obligation to adhere to the prohibited part of the Standards.

9 - RV Inspections performed under the Standards are not an expressed, implied warranty or guarantee of adequacy, performance or useful life of any RV, any of its components or systems.

10 - Only those items specifically listed on the RV Inspection Report will be included in the RV Inspectors evaluation.

11 - The RV Inspector shall report any system or component included in the Standards of Practice which were present at the time of the RV Inspection but were NOT inspected and provide the reason they were not inspected.

General Limitations and Exclusions

1 - RV Inspections performed under the companies Standards of Practice exclude any items concealed or not readily accessible to the RV Inspector. The RV Inspector is not required to move furniture, personal or stored items. Lifting floor covering, accessing interior walls and ceilings in which could damage or destroy the components or systems being evaluated is not part of the RV Inspection.

2 - The determination of the presence of damage caused by insects or water is only to be evaluated by observation with an opinion being rendered by RV Inspector that is to make the client aware of the issue.

3 - Excluded from the Standards of Practice is the determination of indoor air quality of the RV and it's consequence of physical damage, toxicity, odors, waste products and noxiousness.

4 - The RV Inspection and report are opinions only that are based upon the visual observation of the existing conditions of the RV at the time of the RV Inspection. The report is not intended to be or construed as a guarantee, warranty or any form of insurance. The RV Inspector will not be responsible for any repairs or replacement with regard to the RV or its contents.

5 - The RV Inspector is not required to enter any premises that visibly show a threat to the safety of the RV Inspector or others nor inspect any area or component that poses a danger to the RV Inspector or others.

6 - The NRVIA Certified RV Inspector will inspect and report on the RV items listed in this report and their condition during the RV Inspection. Any additional items of inspection will be dependent upon any agreements that are made between the client and the RV Inspector.



1. VEHICLE INFORMATION

🛠 STYLES & MATERIALS: VEHICLE INFORMATION

VIN Number: Photo Included VIN #: : 4X4SEM2XGJ042638

Gross Vehicle Weight Rating (GVWR): From Data Plate Specify in lbs or kg : 13980 lbs

Manufacturer Name and Location: Forest River Location: City, State : Elkhart, IN

State License Plate Current: Yes State and Plate Number : Wyoming 2H10359

ITEMS: VEHICLE INFORMATION

1.0 VEHICLE DATA

VIN Location: Streetside Front

Brand of RV: Manufacturer's Brand Name Brand Name : Sierra

Date of Manufacturer: January Year : 2015 RVIA / Canadian Seal Number: Located by Entrance Door Seal Number / Other Info : S4022348

Model Number: RV Designation/Floorplan Model Number : 357TRIP

State Inspection Sticker Current: Not Required

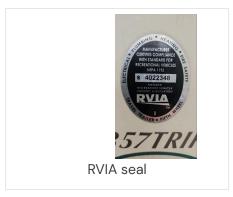
Vital Inspections Plus+

(1) Manufacturer's VIN Data Plate Photo



VIB data plate

(2) RVIA Seal Photo

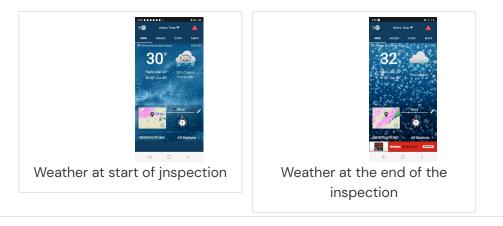


(3) State License Plate Photo



(4) Owner Stated Comments:

- 1. Water damage present in the front closet and exterior curbside panel caused by cracks in the front cap joint seal
- 2. New LP detector installed
- 3. Rear cap sidewall repairs made
- (5) Weather the Day of the Inspection:



1 2. ROOF EXTERIOR



Roof front to back angled view



Roof back to front view

Roof front to back angled view

💸 STYLES & MATERIALS: ROOF EXTERIOR

Roof Type: Rubber (EPDM)

Number of Solar Panels: One

Other Items (list): Other Items Observed Extra Info : None

Areas of Possible Water Intrusion: Yes

TV Antenna - Moves Up and Down: Yes

Equipment Removed: No

Roof Ladder Type: Mounted

TV Antenna - Cleaned and Maintained: Yes

ITEMS: ROOF EXTERIOR

Vital Inspections Plus+

2.0 ROOF CONDITION

🗂 ACCEPTABLE

 \mathbf{Q} Due to the weather, the inspector was not able to walk on the roof.

2.1 FRONT CAP, JOINTS AND SEALS

🗂 POOR

The front cap roof joints and seals on the curbside corner has cracked sealant. It is recommended that these areas be repaired by a qualified RV technician to help prevent future water intrusion.





2.2 TRIM RAIL (CURBSIDE)

S ACCEPTABLE

There was a small Gap noted where water was dripping at the seam of the curbside gutter joint

2.3 REAR CAP, JOINTS AND SEALS

✓ ACCEPTABLE

2.4 TRIM RAIL (STREETSIDE)

✓ ACCEPTABLE

2.5 VENTS - POWERED (14 X 14)

✓ ACCEPTABLE

2.6 VENTS - MANUAL CRANK (14 X 14)

⊘ ACCEPTABLE

Vital Inspections Plus+

Sealant around the rear 14x14 crank vent is cracked. This area requires regular maintenance by a qualified RV technician.



2.7 PLUMBING VENT COVERS

✓ ACCEPTABLE

Sealant around the plumbing vent. This area requires regular maintenance by a qualified RV technician



2.8 ROOF REFRIGERATOR VENT

✓ ACCEPTABLE

2.9 SKYLIGHTS

✓ ACCEPTABLE

Skylight viewed from ladder next to roof.



2.10 FRONT AIR CONDITIONER COVER

✓ ACCEPTABLE

- 2.11 FRONT AIR CONDITIONER COILS
 - ⊘ ACCEPTABLE

2.12 REAR AIR CONDITIONER COVER

- ✓ ACCEPTABLE
- 2.13 REAR AIR CONDITIONER COILS
 - ✓ ACCEPTABLE
- 2.14 TV ANTENNA EXTERIOR ROOF UNIT
 - S ACCEPTABLE

2.15 TV ANTENNA INTERIOR HANDLE AND CRANK

- ✓ ACCEPTABLE
- 2.16 RADIO ANTENNA
 - ✓ ACCEPTABLE

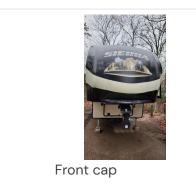
2.17 SOLAR PANELS

S ACCEPTABLE

2.18 LADDER - ROOF ACCESS

S ACCEPTABLE

1 3(A) . FRONT CAP / WALL



🛠 STYLES & MATERIALS: FRONT CAP / WALL

Exterior Wall Surface Type: Molded Fiberglass Cap Full Body Paint Any Damage or Discoloration or Delamination?: No Windows: None **Cargo Doors:** Doors with Slam Latch

ITEMS: FRONT CAP / WALL

3.0.A SIDEWALL CONDITION

✓ ACCEPTABLE

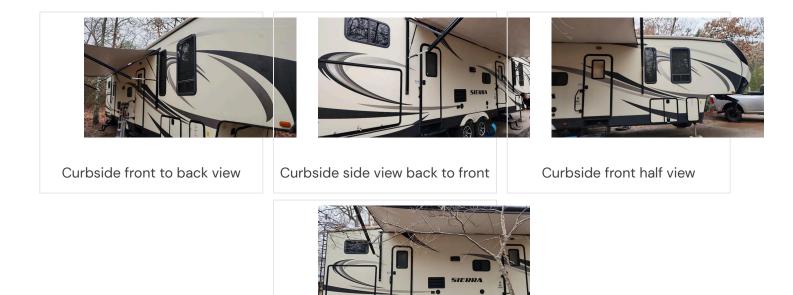
3.1.A PAINT AND/OR DECALS

✓ ACCEPTABLE

3.2.A CARGO/ACCESS DOORS

S ACCEPTABLE

★ 3(B) . CURBSIDE - SIDEWALL



Curbside full side view rear half

💸 STYLES & MATERIALS: CURBSIDE - SIDEWALL

Exterior Wall Surface Type: Fiberglass with Decals Any Damage or Discoloration or Delamination?: Yes Windows: Glass with Frame

Cargo Doors:

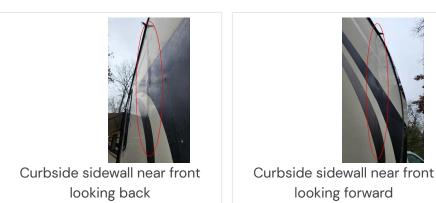
Doors with Keyed Slam Latch Doors with Keyed Twist Latch

ITEMS: CURBSIDE - SIDEWALL

3.0.B SIDEWALL CONDITION

🗂 FAIR

There is some delamination on the curbside sidewall in the fifth wheel area that is noticeable from the exterior. The seller commented repairs have been made. Monitor the area as well as the roof cap for future water intrusion.



3.1.B PAINT AND/OR DECALS

⊘ ACCEPTABLE

3.2.B WINDOWS

⊘ ACCEPTABLE

3.3.B CARGO/ACCESS DOORS

✓ ACCEPTABLE

★ 3(C) . STREETSIDE SIDEWALL

Vital Inspections Plus+

Verhagen



Streetside full side view front half



Streetside full side view rear half



Streetside sidewall front to back view with slides in



Streetside sidewall back to front view with slides in

🛠 STYLES & MATERIALS: STREETSIDE SIDEWALL

Exterior Wall Surface Type: Fiberglass with Decals Any Damage or Discoloration or Delamination?: No Windows: Glass with Frame

Cargo Doors: Doors with Slam Latch Doors with Keyed Twist Latch

ITEMS: STREETSIDE SIDEWALL

3.0.C SIDEWALL CONDITION

S ACCEPTABLE

3.1.C PAINT AND/OR DECALS

✓ ACCEPTABLE

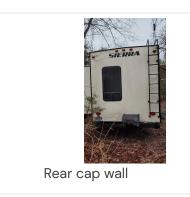
3.2.C WINDOWS

✓ ACCEPTABLE

3.3.C CARGO/ACCESS DOORS

S ACCEPTABLE





🛠 STYLES & MATERIALS: REAR CAP / WALL

Exterior Wall Surface Type: Fiberglass with Decals Any Damage or Discoloration or Delamination?: Yes Windows: Glass with Frame

Cargo Doors: None

ITEMS: REAR CAP / WALL

3.0.D SIDEWALL CONDITION

S ACCEPTABLE

Repairs noted and area is stable and secure. Suggest monitoring by a qualified RV technician and repair as needed.



Rear cap wall lower streetside

3.1.D PAINT AND/OR DECALS

S ACCEPTABLE

3.2.D WINDOWS

✓ ACCEPTABLE

4(A) . MAIN ENTRY DOOR

ℜ STYLES & MATERIALS: MAIN ENTRY DOOR

Type of Entrance Door: Fiberglass	Keyless Entry Door Lock System: No	Keyless Entry Door Lock Functional: No
Keyed Door Lock / Deadbolt: Yes	Keyed Door Lock / Deadbolt Functional: Yes	Type of Step System: Manual
Number of Steps: Three	Grab Bar Type: D-Ring Handle	

• ITEMS: MAIN ENTRY DOOR

4.0.A DOOR CONDITION

S ACCEPTABLE

1 4(B) . REAR ENTRY DOOR

ℜ STYLES & MATERIALS: REAR ENTRY DOOR

Type of Entrance Door: Fiberglass	Keyless Entry Door Lock System: No	Keyless Entry Door Lock Functional: No
Keyed Door Lock / Deadbolt: Yes	Keyed Door Lock / Deadbolt Functional: Yes	Type of Step System: Manual
Number of Steps: Three	Grab Bar Type: D-Ring Handle	

ITEMS: REAR ENTRY DOOR

4.0.B DOOR CONDITION

S ACCEPTABLE

5. CURBSIDE AWNING

🛠 STYLES & MATERIALS: CURBSIDE AWNING

Awning Material: Vinyl **Operational Type:** Electric

ITEMS: CURBSIDE AWNING

5.0 FRAME AND LATCHING MECHANISM

⊘ ACCEPTABLE

5.1 FABRIC CONDITION

🗂 POOR

The awning is not attached to the trim rail at the rear end of the awning, and the inspector also noted a small pinhole along the top.



5.2 AWNING OPERATION

✓ ACCEPTABLE

♠ 6(A) . STREETSIDE REAR SLIDEOUT

ℜ STYLES & MATERIALS: STREETSIDE REAR SLIDEOUT

Slideout Roof Type: (EPDM) Rubber Slideout Drive System: Electric Motor w/Gear and Rack System

ITEMS: STREETSIDE REAR SLIDEOUT

- 6.0.A SLIDEOUT ROOF
 - ✓ ACCEPTABLE
- 6.1.A SLIDEOUT T-MOLDING TRIM

🗂 FAIR

The rear slideout top left trolling sealant tape is folded over. It is recommended the slide sealant be repaired to prevent future water intrusion.



Rear streetside slideout top left facing from the streetside tmolding



Rear slide out roof

6.2.A SEALS, SWEEPS AND GASKETS

- ✓ ACCEPTABLE
- 6.3.A SLIDE RAIL GEAR RACK SYSTEM

✓ ACCEPTABLE

6.4.A WIRING HARNESS UNDER SLIDEOUT

✓ ACCEPTABLE

6.5.A 12-VOLT DC CONTROL AND SWITCHES

✓ ACCEPTABLE

6.6.A SLIDEOUT OPERATION AND ALIGNMENT

✓ ACCEPTABLE

6(B) . STREETSIDE CENTER SLIDEOUT

TYLES & MATERIALS: STREETSIDE CENTER SLIDEOUT

Slideout Roof Type: (EPDM) Rubber

Slideout Drive System: Electric Motor w/Gear and Rack System

ITEMS: STREETSIDE CENTER SLIDEOUT

6.0.B SLIDEOUT ROOF

✓ ACCEPTABLE

6.1.B SLIDEOUT T-MOLDING TRIM

✓ ACCEPTABLE

6.2.B SEALS, SWEEPS AND GASKETS

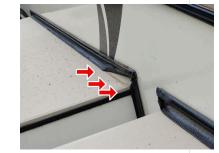
ACCEPTABLE

 (1) The center slide-out top right sweep gasket is torn. It is suggested to have the gasket repaired/ replaced by a qualified RV technician.



Center slide-out top sweep gasket

 (2) The center slide-out top right sweep gasket is folded under and is not fully extended. It is suggested to have the gasket repaired/replaced by a qualified RV technician to prevent future water intrusion.



Center slide-out roof sweep gasket top right RV side of slide

6.3.B SLIDE RAIL GEAR RACK SYSTEM

✓ ACCEPTABLE

6.4.B WIRING HARNESS UNDER SLIDEOUT

⊘ ACCEPTABLE

6.5.B 12-VOLT DC CONTROL AND SWITCHES

✓ ACCEPTABLE

6.6.B SLIDEOUT OPERATION AND ALIGNMENT

⊘ ACCEPTABLE

6.7.B SLIDEOUT AWNING TOPPER OPERATION

⊘ ACCEPTABLE

♠ 6(C) . STREETSIDE FRONT SLIDEOUT

TYLES & MATERIALS: STREETSIDE FRONT SLIDEOUT

Slideout Roof Type: Fiberglass

Slideout Drive System: Hydraulic Piston

ITEMS: STREETSIDE FRONT SLIDEOUT

6.0.C SLIDEOUT ROOF

⊘ ACCEPTABLE

6.1.C SLIDEOUT T-MOLDING TRIM

✓ ACCEPTABLE

6.2.C SEALS, SWEEPS AND GASKETS

✓ ACCEPTABLE

6.3.C 12-VOLT DC CONTROL AND SWITCHES

⊘ ACCEPTABLE

6.4.C SLIDEOUT OPERATION AND ALIGNMENT

⊘ ACCEPTABLE

7(A) . CURBSIDE - FRONT WHEEL ASSEMBLY

DESCRIPTION

NOTE: The National Transportation Safety Board (NTSB) and some tire manufacturers are recommending that all tires older than six years should be replaced, regardless of their condition.



🛠 STYLES & MATERIALS: CURBSIDE - FRONT WHEEL ASSEMBLY

Tire Brand: Tire Size: DOT Date: Other ST235/85R16 Visually Verified Other Brand : Carlisle Enter wwyy: 3721 Load Capacity: Load Range: **RV Manufacturer's** Single Tire Rating Е **Recommended Inflation Air** Enter lbs or kg Weight Rating : Pressure: **80 PSI** 3640 Valve Extensions Installed?: **Current Air Pressure in Tire: Tire Pressure Monitors** Tire Gauge Reading (psi) No Installed?: PSI:64 No

ITEMS: CURBSIDE - FRONT WHEEL ASSEMBLY

7.0.A TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.1.A TIRE TREAD CONDITION

S ACCEPTABLE

7(B) . CURBSIDE - REAR WHEEL ASSEMBLY

DESCRIPTION

NOTE: The National Transportation Safety Board (NTSB) and some tire manufacturers are recommending that all tires older than six years should be replaced, regardless of their condition.

🛠 STYLES & MATERIALS: CURBSIDE - REAR WHEEL ASSEMBLY

Tire Brand: Other Other Brand : Carlisle	Tire Size: ST235/85R16	DOT Date: Visually Verified Enter wwyy : 3621
Load Capacity: Single Tire Rating Enter lbs or kg Weight Rating : 3640	Load Range: E	RV Manufacturer's Recommended Inflation Air Pressure: 80 PSI
Current Air Pressure in Tire: Tire Gauge Reading (psi) PSI : 66 psi	Valve Extensions Installed?: No	Tire Pressure Monitors Installed?: No

ITEMS: CURBSIDE - REAR WHEEL ASSEMBLY

7.0.B TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.1.B TIRE TREAD CONDITION

✓ ACCEPTABLE

↑ 7(C) . STREETSIDE - REAR WHEEL ASSEMBLY

DESCRIPTION

NOTE: The National Transportation Safety Board (NTSB) and some tire manufacturers are recommending that all tires older than six years should be replaced, regardless of their condition.

🗱 STYLES & MATERIALS: STREETSIDE - REAR WHEEL ASSEMBLY

Tire Brand:	Tire Size:	DOT Date:
Other	ST235/85R16	Visually Verified
Other Brand : Carlisle		Enter wwyy : 3721
Load Capacity:	Load Range:	RV Manufacturer's
Single Tire Rating	E	Recommended Inflation Air
Enter lbs or kg Weight Rating :		Pressure:
3640		80 PSI
Current Air Pressure in Tire:	Valve Extensions Installed?:	Tire Pressure Monitors
Tire Gauge Reading (psi)	No	Installed?:

PSI:66

No

ITEMS: STREETSIDE - REAR WHEEL ASSEMBLY

7.0.C TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.1.C TIRE TREAD CONDITION

S ACCEPTABLE

7(D) . STREETSIDE - FRONT WHEEL ASSEMBLY

DESCRIPTION

NOTE: The National Transportation Safety Board (NTSB) and some tire manufacturers are recommending that all tires older than six years should be replaced, regardless of their condition.

🛠 STYLES & MATERIALS: STREETSIDE - FRONT WHEEL ASSEMBLY

Tire Brand: Other Other Brand : Carlisle	Tire Size: ST235/85R16	DOT Date: Visually Verified Enter wwyy : 3721
Load Capacity: Single Tire Rating Enter Ibs or kg Weight Rating : 3640	Load Range: E	RV Manufacturer's Recommended Inflation Air Pressure: 80 PSI
Current Air Pressure in Tire: Tire Gauge Reading (psi) PSI : 66	Valve Extensions Installed?: No	Tire Pressure Monitors Installed?: No

ITEMS: STREETSIDE - FRONT WHEEL ASSEMBLY

7.0.D TIRE CONDITION

🗂 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.1.D TIRE TREAD CONDITION

✓ ACCEPTABLE

★ 7(E) . SPARE TIRE ASSEMBLY

DESCRIPTION

NOTE: The National Transportation Safety Board (NTSB) and some tire manufacturers are recommending that all tires older than six years should be replaced, regardless of their condition.

🛠 STYLES & MATERIALS: SPARE TIRE ASSEMBLY

Tire Size: ST235/80R16	DOT Date: Visually Verified Enter wwyy : 5214
Load Range: E	RV Manufacturer's Recommended Inflation Air Pressure: 80 PSI
Valve Extensions Installed?: No	Tire Pressure Monitors Installed?: No
	ST235/8OR16 Load Range: E Valve Extensions Installed?:

ITEMS: SPARE TIRE ASSEMBLY

7.0.E TIRE CONDITION

📋 POOR

The inspector observed that the tire is not currently set at the correct tire pressure based on the manufacturer's recommendation on the vehicle data plate. It is recommended that the tire be inflated to the recommended cold pressure before the RV travels at highway speeds.

7.1.E TIRE TREAD CONDITION

✓ ACCEPTABLE

🕈 8. RUNNING GEAR

DESCRIPTION

The inspector will evaluate for signs of rust but will not make a determination of the severity of the rust. Pictures may be included to show what the inspector observed at the time of the inspection. Note: Due to insurance restrictions, the RV can <u>NOT</u> be driven by the inspector. Also, due to the lack of clearance under the trailer and safety concerns, the inspector will conduct the following visual inspections from the outer perimeter of the towable RV.



Front axel curbside to streetside view



Rear axel curbside to streetside view



Rear axel streetside to curbside view



Front axel streetside to curbside view

* STYLES & MATERIALS: RUNNING GEAR

Axle Type: Leaf Spring with Shackles	Number of Axles: Two	Front Axle Weight Rating: Listed in Ibs or kg Weight Rating : 6000
Rear Axle Weight Rating: Listed in Ibs or kg Weight Rating : 6000	Axle - Did Inspector Check for Visible Signs of Rust?: Yes Was rust present (Yes or No)? : Yes	Axle – Did Inspector Check for Visible Signs of Bent or Damaged Components?: Yes Was damage present? : NO
Axle - Did Inspector Check for Visible Signs of Oil Stains?:	Brake Type: Electric	U-Bolts and Nuts Have been Evaluated:
Yes Was any present? : NO		Yes
Yes	Hangers Have been Evaluated: Yes	

Evaluated:	Evaluated:	for Visible Signs of Rust?:
Yes	Not Present	Yes
		Was any present? : NO
Frame - Did Inspector Check	Frame - Did Inspector Check	
for Visible Signs of Bent or	for any Visible Signs of Oil	
Damaged Components?:	Stains?:	
Yes	Yes	
Was any present? : NO	Was any present? : NO	

ITEMS: RUNNING GEAR

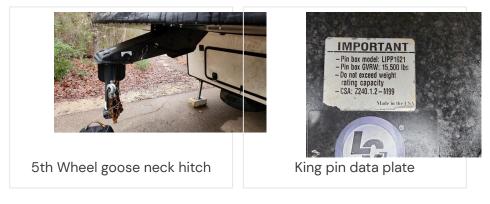
8.0 RUNNING GEAR - CONDITION

✓ ACCEPTABLE

8.1 FRAME - CONDITION

✓ ACCEPTABLE

9. HITCH AND STABILIZING SYSTEM



💸 STYLES & MATERIALS: HITCH AND STABILIZING SYSTEM

5th Wheel – Front Landing Gear: Electric 5th Wheel – Goose Neck Adapter:

Yes

Inspect for Leaks or Mechanical Issues: Yes **5th Wheel - Rear Stabilizing System:** Electric

Inspect for Visible Signs of Damage: Yes **5th Wheel - Pin Box:** King Pin

Ensure Jacks Extend and Retract Fully: Yes

ITEMS: HITCH AND STABILIZING SYSTEM

- 9.0 STABILIZERS CONDITION
 - ✓ ACCEPTABLE
- 9.1 5TH WHEEL LANDING GEAR CONDITION
 - ✓ ACCEPTABLE

10. 12-VOLT DC CHASSIS LIGHTS

DESCRIPTION

NOTE: The inspector has verified all the items in this section are functional.

The inspector tested the Break Away switch by pulling the break away cable and listened for a click or hum at the wheel assemblies, and also checked DC amperage at the Break Away switch. However, this does not indicate that the brakes engaged at all wheel assemblies. It is recommended that the trailer be attached to a tow vehicle and with the Break Away switch engaged, test resistance to movement. The best way to be sure this system is functioning is to have the wheels pulled and the brakes be evaluated by a qualified RV technician.



Turn signal lights



Tail lights and rear marker lights



Rear clearance lights



ITEMS: 12-VOLT DC CHASSIS LIGHTS

10.0 7-PIN CORD

🕑 YES

10.1 BREAK AWAY SWITCH

🕑 YES

10.2 FRONT CLEARANCE LIGHTS

⊗ YES

10.3 REAR CLEARANCE LIGHTS

⊗ yes

10.4 STREETSIDE - MARKER LIGHTS

⊗ yes

10.5 CURBSIDE - MARKER LIGHTS

⊗ yes

10.6 LEFT TURN - BRAKE LIGHT - MARKER LIGHT

🕑 YES

10.7 RIGHT TURN - BRAKE LIGHT - MARKER LIGHT

⊗ yes

10.8 BACKUP LIGHTS

🕑 YES

10.9 HITCH LIGHTS

🕑 YES

10.10 COMPARTMENT LIGHTS

⊗ yes

10.11 PORCH LIGHTS

🕑 YES

10.12 WASTE DUMP LIGHTS

⊗ YES

11. ELECTRICAL SYSTEM 120-VOLT AC AND 12-VOLT DC

🛠 STYLES & MATERIALS: ELECTRICAL SYSTEM 120-VOLT AC AND 12-VOLT DC

Power Source: 30 Amp / 120 Volts AC **Power Cord Condition:** Acceptable Inside Electrical Panel Box Condition: Acceptable 12 Volt DC Fuse Panel Box Condition: Acceptable

Wires and Terminals Tight: Solid Connection

GFCI Testing - Kitchen: Pass

Power Converter - Verified: Acceptable

Generator - Serial Number: From Manufacturer's Label Serial # : J150886550

Generator Voltage Output: Voltage Measured Under 50 Percent Load Voltage Reading in AC Volts : 13.2 volts DC

12 Volt DC House Battery - Box Condition: Acceptable

12-Volt DC House Battery -Water Level in Batteries: Acceptable Fuses Condition: All Operational

GFCI Testing - Circuit Breaker Panel Box: Pass

Power Converter - AC On: Operational Test DC Voltage with Shore Power On : 13.7 Volts DC

Generator - Brand: Onan

Generator – Hours of Operation: From Generator Meter Hours : 48

Generator Frequency Output: Frequency Measured Under Load Frequency Reading in Hertz : 61 Hz

12 Volt DC House Battery – Cables and Terminals Condition: Acceptable Fuse Connections Condition: Good Connection

GFCI Testing – Bathroom: Pass

Power Converter - AC Off: Operational Test DC Voltage with Shore Power Off : 12.5 Volts DC

Generator - Model Number: From Manufacturer's Label Model # : 545HJAB-127OJ

Generator - Transfer Switch: Acceptable

12 Volt DC House Battery – Location: Front Basement

12 Volt DC House Battery – Vented and Secure: Yes

ITEMS: ELECTRICAL SYSTEM 120-VOLT AC AND 12-VOLT DC

11.0 HOT SKIN TEST - WAS ANY FRAME AND RUNNING GEAR VOLTAGE RECORDED

⊗ NO

Hot skin test was performed to detect shock hazards at exterior metal points around the RV



Main steps hot skin test

11.1 HOT SKIN TEST - WAS ANY EXTERIOR WALL SURFACE VOLTAGE RECORDED Solve NO

11.2 HOT SKIN TEST - WAS ANY DOOR HANDLES AND FRAMES VOLTAGE RECORDED

⊗ NO

Hot skin test was performed to detect shock hazards at exterior metal points around the RV



Hot skin test at main door.

11.3 HOT SKIN TEST - WAS ANY WINDOW FRAMES AND TRIM VOLTAGE RECORDED

⊗ NO

11.4 HOT SKIN TEST - WAS ANY OTHER VOLTAGE RECORDED

⊗ NO

Hot skin test was performed to detect shock hazards at exterior metal points around the RV



11.5 POWER CORD INSPECTED

YES

The shore power is a 50 amp cord with an adapter in the 30 amp pedestal power receptacle.

11.6 ELECTRICAL PANEL BOX - SIGNS OF REPAIR OR SERVICE

⊗ NO

11.7 ELECTRICAL PANEL BOX - CIRCUIT BREAKERS IN PLACE

🕑 YES

11.8 ELECTRICAL PANEL BOX - WIRING WITH SIGNS OF DISCOLORATION FROM HEAT

⊗ N0

11.9 ELECTRICAL PANEL BOX - WIRING SECURE

🕑 YES

11.10 ELECTRICAL PANEL BOX - ALL WHITE, BLACK AND GROUND WIRES KEPT SEPARATE

🕑 YES

11.11 FUSE PANEL BOX INSPECTED

⊗ YES

(1) Fuse panel boxes inspected.



(2) Inspector observed 2 wires under the 12v lugs. It is recommended that this be evaluated for repairs by a qualified RV technician.



double tap at main 12v lug

11.12 POLARITY / VOLTAGE TEST - ALL EXTERIOR RECEPTACLES

🕑 YES

The exterior Outlets were tested for proper voltage and polarity



11.13 POLARITY / VOLTAGE TEST - RECEPTACLES IN STORAGE BAY AREAS

🕑 YES

11.14 POLARITY / VOLTAGE TEST - BEDROOM RECEPTACLES

⊗ yes

11.15 POLARITY / VOLTAGE TEST - RECEPTACLE BEHIND REFRIGERATOR

⊗ yes

The outlet behind the refrigerator was tested for proper voltage and polarity



Outlet behind the refrigerator

11.16 POLARITY / VOLTAGE TEST - KITCHEN RECEPTACLES

⊗ yes

11.17 POLARITY / VOLTAGE TEST - LIVING ROOM RECEPTACLES

⊗ yes

11.18 POLARITY / VOLTAGE TEST - DINING AREA RECEPTACLES

🕑 YES

11.19 POLARITY / VOLTAGE TEST - BATH AND TOILET AREA RECEPTACLES

Vital Inspections Plus+

🕑 YES

Polarity and voltage test of bathroom outlet



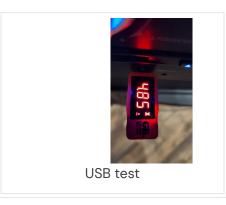
voltage test of bathroom outlet

11.20 POLARITY / VOLTAGE TEST - RECEPTACLES BEHIND ALL ELECTRONICS AND APPLIANCES © YES

11.21 VOLTAGE TEST - USB PORTS / 12-VOLT PLUGINS

⊗ YES

There is a total of 2 USB ports



11.22 GFCI TRIP TESTING - BATHROOM RECEPTACLES

⊗ YES

11.23 GFCI TRIP TESTING - KITCHEN RECEPTACLES

⊗ yes

11.24 GFCI TRIP TESTING - STORAGE BAY RECEPTACLES

⊗ yes

11.25 GFCI TRIP TESTING - ALL EXTERIOR RECEPTACLES

⊗ yes

11.26 POWER CONVERTER - DID DC VOLTAGE DROP AT LEAST 1/2 VOLT

🕑 YES

11.27 GENERATOR - FUEL LEVEL GREATER THAN 1/4 TANK

⊗ yes

11.28 GENERATOR - INSPECTED OIL LEVEL

⊗ yes

11.29 GENERATOR - STARTS AND RUNS

⊗ yes

Generator control panel with hour meter



11.30 GENERATOR - TESTED UNDER LOAD

⊗ yes

11.31 GENERATOR - OIL ANALYSIS PERFORMED

⊗ NO

11.32 GENERATOR - COOLANT ANALYSIS PERFORMED

⊗ NO

11.33 INVERTER - INSTALLED

⊗ NO

11.34 12-VOLT DC HOUSE BATTERY(S) - MATCHED FOR SIZE AND AGE

⊗ yes

Two six volt batteries are wired in series

11.35 12-VOLT DC HOUSE BATTERY(S) - POSITIVE AND NEGATIVE CABLES MATCHED FOR LOAD

🕑 YES

11.36 12-VOLT DC HOUSE BATTERY(S) - HAVE THEY BEEN MAINTAINED?

⊗ yes

11.37 12-VOLT DC HOUSE BATTERY(S) - OPERATIONAL

🕑 YES

11.38 12 VOLT DC HOUSE BATTERY - WATER LEVEL IN BATTERIES

🕑 YES

12. WATER SYSTEMS

DESCRIPTION

NOTE: Due to the inability to determine the age and quality of the water in the fresh water tank, the tank should be drained and sanitized before refilling for use.

NOTE: Due to the types of materials and waste used in the tanks and depending on previous maintenance, fresh and waste monitor sensor probes may perform inaccurately between applications due to build up.

🛠 STYLES & MATERIALS: WATER SYSTEMS

City Water - Food Grade Hose	City Water - Pressure	City Water - Connections
Available for Test:	Regulator Available:	Operate:
Yes	Yes	Yes
City Water - System Holds	On-Board Water System -	On-Board Water System -
Pressure:	Tested Fresh Water Fill:	Pressure System Works:
Yes	Yes	Yes
On-Board Water System – Pump Creates and Holds Pressure: Yes	Black Water Tank #1 - Valve Operates: Yes	Black Water Tank #1 - Valve Type: Cable Pull Manual Pull T-Handle
Black Water Tank #1 - Tank or	Black Water Tank #1 - Drain	Black Water Tank #1 – Drain
Valve or Line Leaks:	Cap in Place:	Cap Holds Waste Water Back:
No	Yes	Yes
Black Water Tank #2 - Valve Operates: Yes	Black Water Tank #2 - Valve Type: Cable Pull Manual Pull T-Handle	Black Water Tank #2 - Tank or Valve or Line Leaks: No
Black Water Tank #2 - Drain	Black Water Tank #2 - Drain	Gray Water Tank #1 - Valve
Cap in Place:	Cap Holds Waste Water Back:	Operates:
Yes	Yes	Yes
Gray Water Tank #1 - Valve Type: Cable Pull Manual Pull T-Handle	Gray Water Tank #1 - Tank or Valve or Line Leaks: No	Gray Water Tank #2 / Galley - Valve Operates: Yes
Gray Water Tank #2 - Valve	Gray Water Tank #2 / Galley -	Gray Water Tank - Drain Cap
Type:	Tank or Valve or Line Leaks:	in Place:
Manual Pull T-Handle	No	Yes

Gray Water Tank - Drain Cap Holds Gray Water Back: Yes	Battery Monitor Reading: Full	NOTE: The Following Readings Should be AFTER Emptying Tanks if Possible: Results of the Test
Fresh Water Tank Reading: 1/3	Black Water Tank #1 Reading: 2/3	Black Water Tank #2 Reading: 2/3
Gray Water Tank #1 Reading: 1/3	Gray Water Tank #2 / Galley Reading: 1/3	Gray Water Tank #3 Reading: 1/3

• ITEMS: WATER SYSTEMS

12.0 OPERATION AND CONDITION OF OUTSIDE SHOWER

✓ ACCEPTABLE

12.1 ONBOARD WATER FILTRATION SYSTEM

✓ ACCEPTABLE

12.2 CITY WATER CONNECTION CONDITION

✓ ACCEPTABLE

City water tank the Water Bay is located on the street side compartment



Water bay

12.3 ON-BOARD WATER SYSTEM: TANK, WATER PUMP AND FIXTURES FOR TANK FILL CONDITION

S ACCEPTABLE

12.4 WASTE WATER SEWER / HOSE FITTINGS

✓ ACCEPTABLE

(1) Black and gray tank handles are t-handle type with cable pull



Black and Grey tank handles

(2) Sewer hose for black #1 and grey #1 tank is in front of the axel on the streetside



Sewer hose connection

12.5 BLACK WATER TANK #1

✓ ACCEPTABLE

12.6 BLACK WATER TANK #2

✓ ACCEPTABLE

12.7 GRAY WATER TANK #1

✓ ACCEPTABLE

12.8 GRAY WATER TANK #2 / GALLEY

⊘ ACCEPTABLE

The T-handled cable pull handles for the rear black and gray tanks are located under the rear slide out.



Rear black and Grey tank valves

12.9 GRAY WATER TANK #3

⊘ ACCEPTABLE

12.10 BATTERY / WASTE / WATER MONITOR PANEL CONDITION

🗂 FAIR

With all of the black and grey tanks empty, the sensors were reading 1/3 to 2/3 full. It is suggested the tanks be cleaned by a tank cleaning specialist, and if sensors are still reading levels when empty, then a qualified RV technician should repair/replace the sensors.



Black tank #1 reading



Grey tank #1 reading



Galley tank reading

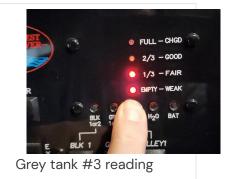


Fresh water tank reading



Black tank #2 reading





13. PROPANE TANK, LINES AND CONNECTIONS

DESCRIPTION

NOTE: LP Detectors have an estimated service life of 5 years after which time it is recommended they be replaced.

NOTE: CO Detectors have an estimated service life of 5 years after which time it is recommended they be replaced.

NOTE: Smoke Detectors have an estimated service life of 5 or 10 years after which time it is recommended they be replaced.

🛠 STYLES & MATERIALS: PROPANE TANK, LINES AND CONNECTIONS

DOT Tank Location: Where is the tank(s) located? DOT Tank Location : front storage compartment One each side	DOT - Cylinder Arrangement: Dual Split System	DOT #1 - Cylinder Size: 30 LBS
DOT #1 - Date of Manufacture: 2015 Month / Other : April	DOT Tank #1 - Rust or Damage Condition: Acceptable	DOT #2 – Cylinder Size: 30 LBS
DOT #2 - Date of Manufacture: 2015 Month / Other : April	DOT Tank #2 - Rust or Damage Condition: Acceptable	DOT - PSI Regulator on Split Tank Systems Over 60 Inches: Yes
DOT - Regulator Type: Dual Input - Auto Change Over	DOT - Regulator Vents Downward: Yes	DOT - Hoses and Regulators: Acceptable
LP Leak / Drop Test: Pass	LP Leak / Drop Test - Did Pressure Drop During Leak Test: Yes	LP Leak / Drop Test - Begin Time: Begin Time Enter Start Time : 10:12
LP Leak / Drop Test - Completed Time: Stop Time	LP Detector Test Result: Pass	LP Detector Model / Serial Number: Other

Vital Inspections Plus+

Enter Stop Time : 10:17	Other / Model / Serial # : Rv Safe / RVCOLP-2/ 5159047	
LP Detector Date: One Year Old Date : 10/22	LP Detector Test Method: Tested by Spraying LP	LP Detector Alarm During Test: Yes
Carbon Monoxide Detector Test Result: Pass	Carbon Monoxide Detector Model / Serial Number: Other Other / Model / Serial # : Dual / combo	Carbon Monoxide Detector Date: One Year Old Date : same as LP detector
Carbon Monoxide Detector Alarm During Test: Yes, by Pushing the Button	Smoke Detector Test Result: Pass	Smoke Detector Model / Serial Number: BRK Other / Model / Serial # : BRK / FG250A / 3055574
Smoke Detector Date: Older than 7 Years (Replacement Recommended) Date : 11/16	Smoke Detector Alarm During Test: Yes, by Pushing the Button	Fire Extinguisher - Size: Travel Trailer or 5th Wheel with Generator 1A-10B:C
Fire Extinguisher - Secure in Bracket: Yes	Fire Extinguisher - Mounted within 24 Inches of Entrance Door: Yes	Fire Extinguisher - Gauge Indicates Charged State: Yes

• ITEMS: PROPANE TANK, LINES AND CONNECTIONS

13.0 DOT CYLINDER(S)

✓ ACCEPTABLE

On the street side propane compartment inspector observed a gap in the sealant between the propane compartment and the underside of the RV recommend filling gaps to keep critters from entering



Streetside propane compartment

13.1 LP LEAK SYSTEM TEST

🗂 POOR

The time pressure drop test failed. We started with 8 in of water column and ended with six. It is recommended the propane system be repaired by a qualified RV technician.



13.2 LP DETECTOR

- ✓ ACCEPTABLE
- **13.3 CARBON MONOXIDE DETECTOR**
 - ⊘ ACCEPTABLE

13.4 COMBINATION LP / CO DETECTOR

- ✓ ACCEPTABLE
- **13.5 SMOKE DETECTOR**
 - ✓ ACCEPTABLE

13.6 FIRE EXTINGUISHER

S ACCEPTABLE

14. APPLIANCES: KITCHEN

DESCRIPTION

NOTE: Refrigerators need to be on for a minimum of 12 hours to be at full cooling condition. This inspection may not reveal a problem if during the inspection the refrigerator was not on for the minimum recommended time.

🛠 STYLES & MATERIALS: APPLIANCES: KITCHEN

Refrigerator Brand:	Refrigerator Cooling Source(s):	Refrigerator: Operates on all
DOMETIC	120 Volts AC	Available Sources:
HOTPOINT Refrigerator Type:	Propane Refrigerator - Control Panel	Yes Refrigerator – Door Latch

Vital Inspections Plus+

RV Helium / Hydrogen Absorption

Refrigerator – Freezer Current Temperature: Degrees F Degrees : 8 F

Refrigerator - Has Unit been Running 12 + Hours: Yes

Refrigerator - Thermostat Sensor Control Mounted on Fins: Yes

Refrigerator - Recall Installed (Back of Refrigerator): Yes

Cooktop - Rubber Grommets for Stovetop Grate: Yes

Oven - Brand: Suburban

Microwave - Brand: HOTPOINT

Cooktop Exhaust Vent - Part of Microwave: Yes Location: Above Door

Refrigerator - Odor Detectable in Freezer: No

Refrigerator - Odor Detectable in Refrigerator: No

Refrigerator - RV Absorption Refrigerator Thermister: Adjustable

Cooktop - Brand: Suburban

Cooktop - Burner Ignition Source: Piezo Ignition - Turn Knob to Create a Spark

Oven - Burner Ignition Source: Piezo Ignition - Turn Knob to Create a Spark

Microwave - Type: Microwave Only

Cooktop Exhaust Vent -Venting: Vents to Exterior Secure: Yes

Refrigerator – Current Refrigerator Temperature: Degrees F Degrees : 36F

Refrigerator - Does Inside Light Work: Yes

Refrigerator - Location of Vent Panels: One in the Sidewall, One on the Roof

Cooktop - All Burners Start/ Light: Yes

Cooktop - All Burners Operate: Yes

Oven - Burner Lights: Yes

Microwave - Temperature of Water after 60 Seconds: Degrees F Degrees : 107F

ITEMS: APPLIANCES: KITCHEN

14.0 REFRIGERATOR - USER CONTROL PANEL

✓ ACCEPTABLE

Vital Inspections Plus+

(1) The refrigerator control panel is located above the door. The freezer and refrigerator temperature are in the normal range.



(2) The Dometic refrigerator has had the recall kit installed as evident by the tag at the exterior.



The recall plate is installed in the refrigerator compartment

14.1 REFRIGERATOR - FRONT SIDE DOOR PANELS

- ⊘ ACCEPTABLE
- 14.2 REFRIGERATOR FRONT SIDE DOOR SEALS

⊘ ACCEPTABLE

- 14.3 REFRIGERATOR FRONT SIDE DOOR FRAME
 - ✓ ACCEPTABLE

14.4 REFRIGERATOR - INSIDE FREEZER WALLS

⊘ ACCEPTABLE

- 14.5 REFRIGERATOR FREEZER SHELVES / DOOR RACKS
 - ⊘ ACCEPTABLE
- 14.6 REFRIGERATOR INSIDE WALLS

✓ ACCEPTABLE

14.7 REFRIGERATOR - SHELVES / DOOR RACKS

⊘ ACCEPTABLE

14.8 REFRIGERATOR - BACKSIDE COOLING COILS / PROPER VENTING

⊘ ACCEPTABLE

14.9 COOKTOP - CONDITION

✓ ACCEPTABLE

The cooktop burners all worked and the flame was blue with soft tips



Cooktop flame

14.10 COOKTOP - BURNER GRATE / COVER CONDITION

✓ ACCEPTABLE

14.11 COOKTOP - CONDITION OF KNOBS / CONTROLS

⊘ ACCEPTABLE

14.12 COOKTOP - COLOR OF BURNER FLAME

⊘ ACCEPTABLE

14.13 OVEN - CONDITION

🗂 FAIR

The oven piezo lighter did not ignite the oven. It had to be lit manually.

14.14 OVEN - RACKS CONDITION

S ACCEPTABLE

14.15 OVEN - COLOR OF BURNER FLAME

✓ ACCEPTABLE

14.16 MICROWAVE - CONDITION

✓ ACCEPTABLE

(1) The microwave operation was tested by heating a cup of water for 1 minute and recording the water temp.



(2) Microwave brand model and serial number



14.17 COOKTOP EXHAUST VENT - FILTER AND LIGHTING CONDITION

✓ ACCEPTABLE

14.18 COOKTOP EXHAUST VENT - FAN SPEEDS AND VENT CONDITION

⊘ ACCEPTABLE

15. APPLIANCES: OTHER

🛠 STYLES & MATERIALS: APPLIANCES: OTHER

Water Heater - Brand: Suburban Model # / Serial # / Specify Water Heater - Type: Tank Type Water Heater - Heat Source(s): Gas and Electric Other : MN: SW10DE SN: 155009135

Water Heater - Operates on all Sources: Yes

Water Heater – Proper Drain Plug Installed: Yes

Furnace - Brand: Suburban Model # / Serial # : Data plate not found

Furnace - Warm Air Discharge Out of Vents - Proper Return Air Flow: Yes

Electric Fireplace - Results of Operation: All Features Work Water Heater - Type of Ignition: Direct Spark (DSI) Electric

Water Heater - Bypass Valves in Correct Position: Yes

Furnace - Operates: Yes

Furnace - Dauber Screens Installed: No

Ceiling Fan - Operation -Blade Direction - Fan Speed: All Features Work Water Heater - Leaks at Pressure Relief Valve: No

Water Heater – Dauber Screens Installed: No

Furnace - Floor Vents or Outside Exhaust Vents Blocked or Covered: No

Electric Fireplace - Brand: Other Model # / Serial # / Specify Other : Manufacturer data plate not found

ITEMS: APPLIANCES: OTHER

15.0 WATER HEATER - CONDITION OF BURNER ASSEMBLY AREA

✓ ACCEPTABLE

Water heater compartment located on streetside



Water heater compartment

15.1 WATER HEATER - RUBBER GROMMET AROUND GAS LINE SEALED

✓ ACCEPTABLE

15.2 FURNACE #1 AIR INTAKE / EXHAUST AREA CONDITION

✓ ACCEPTABLE

15.3 ELECTRIC FIREPLACE - CONDITION

⊘ ACCEPTABLE

15.4 CEILING FAN - CONDITION OF MOTOR, BLADES, LIGHTING

⊘ ACCEPTABLE

16(A) . FRONT AIR CONDITIONER

DESCRIPTION

NOTE: The Delta-T average acceptable performance range is 14 to 22 degrees F (-10 to -5 degrees C). In high humidity areas the range may be lower (12 to 16 degrees F) (-11 to -9 degrees C) and in desert areas, it may be higher (23 to 26 degrees F) (-5 to -3 degrees C).

Air Conditioner -

Zoned

Thermostatic Controls:

TYLES & MATERIALS: FRONT AIR CONDITIONER

Air Conditioner - Brand: Dometic Model # / Serial # / Specify Other : Data plate not found

Air Conditioner – Delta–T: Degrees F Degrees : 18F

ITEMS: FRONT AIR CONDITIONER

16.0.A AIR CONDITIONER CONDITION

S ACCEPTABLE

The inspector tested the air conditioner by measuring the inlet and outlet air temperature, referred to as delta T





Air Conditioner - Options:

AC Only

Front air conditioner discharge air temp

16.1.A AIR CONDITIONER - FILTER CONDITION

⊘ ACCEPTABLE

16.2.A AIR CONDITIONER - EXHAUST CONDITION

✓ ACCEPTABLE

16(B) . REAR AIR CONDITIONER

DESCRIPTION

NOTE: The Delta-T average acceptable performance range is 14 to 22 degrees F (-10 to -5 degrees C). In high humidity areas the range may be lower (12 to 16 degrees F) (-11 to -9 degrees C) and in desert areas, it may be higher (23 to 26 degrees F) (-5 to -3 degrees C).

🛠 STYLES & MATERIALS: REAR AIR CONDITIONER

Air Conditioner - Brand: Dometic Model # / Serial # / Specify Other : Data plate not found

Air Conditioner – Delta–T: Degrees F Degrees : 23 **Air Conditioner – Thermostatic Controls:** Dual with Furnace Zoned

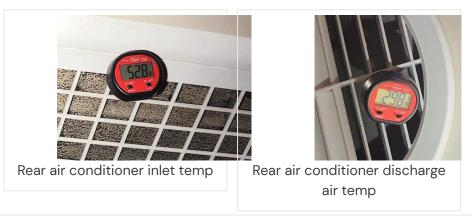
Air Conditioner – Options: AC Only

ITEMS: REAR AIR CONDITIONER

16.0.B AIR CONDITIONER CONDITION

✓ ACCEPTABLE

The inspector tested the air conditioner by measuring the inlet and outlet air temperature, referred to as delta T



16.1.B AIR CONDITIONER - FILTER CONDITION

✓ ACCEPTABLE

16.2.B AIR CONDITIONER - EXHAUST CONDITION

✓ ACCEPTABLE

ስ 17. INTERIOR

DESCRIPTION

NOTE: The inspector has verified the items in this section.

🛠 STYLES & MATERIALS: INTERIOR

Ceiling - Condition: Acceptable	Ceiling Vents and Skylights - Condition: Acceptable	Ceiling Vents and Skylights - Trim Ring Around Vents and Skylights: Acceptable
Lights and Light Fixtures - Condition: Acceptable	Walls - Condition: Acceptable	Walls - Interior Doors Condition: Acceptable
Closets and Pantries – Condition: Acceptable	Windows - Condition: Acceptable	Flooring - Condition: Acceptable
Kitchen Sink - Condition: Acceptable	Kitchen Sink - Style: Double Bowl	Kitchen Sink - Type: Plastic
Shower / Tub - Condition: Acceptable	Shower / Tub - Style: Shower Stall	Shower / Tub - Door and Frame and Seals Condition: Acceptable
Bathroom Sink - Condition: Acceptable	Bathroom Sink - Style: Single Bowl	Bathroom Sink - Type: Plastic

● ITEMS: INTERIOR

17.0 CEILING INSPECTED

⊗ YES

17.1 CEILING - PANELS LOOSE

⊗ NO

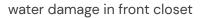
17.2 CEILING - WATER DAMAGED CEILING PANELS

⊗ YES

Vital Inspections Plus+

Water damage observed in the front bedroom closet on the curbside. Seller comments it has been repaired. Suggest monitoring for future water intrusion





water damage location

17.3 CEILING - DISCOLORATION OR STAINS

⊗ NO

17.4 CEILING - TRIM WORK MISSING OR DAMAGED

⊗ NO

17.5 CEILING VENTS AND SKYLIGHTS - THERMOSTATIC CONTROLS AND SWITCHES WORK

✓ YES

The half bathroom ceiling vent is missing the hand crank. Recommend replacement by qualified RV technician.



17.6 CEILING VENTS - ALL 12-VOLT DC FANS OPERATE

YES

17.7 CEILING VENTS AND SKYLIGHTS - STAINS AROUND ROOF VENTS AND SKYLIGHTS

⊗ NO

17.8 LIGHTS AND LIGHT FIXTURES - WALL MOUNTED LIGHT FIXTURES OPERATE

🕑 YES

17.9 LIGHTS AND LIGHT FIXTURES - ENTRY LIGHTS INSIDE RV OPERATE

🕑 YES

17.10 LIGHTS AND LIGHT FIXTURES - MISSING OR BROKEN LENSES

⊗ NO

17.11 LIGHTS AND LIGHT FIXTURES - MISSING SHADES OR BROKEN COVERS

⊗ NO

17.12 WALLS INSPECTED

🕑 YES

17.13 WALLS - PANELS LOOSE

⊗ NO

17.14 WALLS - WATER DAMAGED WALL PANELS

⊗ NO

17.15 WALLS - PANELS DISCOLORED OR STAINED

⊗ NO

17.16 WALLS - SOFT SPOTS ON WALLS

⊗ NO

17.17 WALLS - TRIM WORK ON WALLS DAMAGED

⊗ NO

The seller has repaired the trim at the top of the front bedroom closet



Front closet trim

17.18 WALLS - DAMAGE REPAIRS PERFORMED

⊗ NO

17.19 WALLS - HOLES OR WALL REPAIRS

⊗ N0

17.20 CLOSETS / PANTRIES INSPECTED

🗂 YES

C The trim on the front bedroom shelf is shrunk and coming loose.



Front bedroom shelf

17.21 CLOSETS - PANTRIES - INTERIOR DOOR DAMAGE / SCRATCHES

17.22 CLOSETS AND PANTRIES - WOOD ROT OR BROKEN

⊗ YES

17.23 CLOSETS AND PANTRIES - DRAWER DAMAGE / SCRATCHES

⊗ NO

17.24 WINDOWS - ALL WINDOWS OPERATIONAL

🕑 YES

17.25 WINDOWS - WINDOW COVERINGS OPERATIONAL

YES

17.26 WINDOWS - EMERGENCY EXIT WINDOWS INSTALLED

🕑 YES

17.27 WINDOWS - EMERGENCY EXIT WINDOWS OPERATIONAL

⊗ yes

Front bedroom egress window is operational



17.28 FLOORING - SHEET VINYL

⊗ yes

17.29 FLOORING - CARPET

⊗ yes

17.30 FLOORING - FLOOR PANELS LOOSE

⊗ NO

17.31 FLOORING - FLOOR COVERING DISCOLORED OR STAINED

⊗ NO

17.32 FLOORING - WATER DAMAGE

⊗ NO

17.33 FLOORING - CARPET WORN

⊗ N0

17.34 FLOORING - SHEET VINYL STAINED

⊗ NO

17.35 FLOORING - SOFT SPOTS IN FLOOR

⊗ NO

17.36 FLOORING - PREVIOUS REPAIRS PERFORMED

⊗ NO

17.37 OPERATION AND CONDITION OF KITCHEN FAUCET

⊗ yes

17.38 KITCHEN SINK - FAUCET WORKING

⊗ YES

17.39 KITCHEN SINK - FAUCET LEAKS AT STEM

⊗ NO

17.40 KITCHEN SINK - WATER DAMAGE UNDER SINK

⊗ NO

17.41 KITCHEN SINK - P-TRAP HOLDS WATER

⊗ YES

17.42 KITCHEN SINK - SINK(S) HOLDS WATER

YES

17.43 KITCHEN SINK - HOT AND COLD WATER AVAILABLE

⊗ yes

17.44 OPERATION AND CONDITION OF TOILET

🕑 YES

17.45 TOILET - WATER LEAKS

⊘ NO

17.46 TOILET - INDICATION OF PREVIOUS DAMAGE OR REPAIR

⊗ NO

17.47 TOILET - BOWL HOLDS WATER

🕑 YES

17.48 TOILET - MOUNTING PROBLEMS

⊗ NO

17.49 OPERATION AND CONDITION OF SHOWER

🕑 YES

17.50 SHOWER / TUB - STAINS, CHEMICAL BUILDUP IN STALL / TUB

⊘ NO

17.51 SHOWER / TUB - WATER DAMAGE OR LEAKS

⊘ NO

17.52 SHOWER / TUB - GLASS DOORS

🕑 YES

17.53 SHOWER / TUB - SOAP DISH IN PLACE

🕑 YES

17.54 SHOWER / TUB - DOOR LATCH FUNCTIONING

⊗ yes

17.55 SHOWER / TUB - TOWEL RACKS IN PLACE

🕑 YES

17.56 OPERATION AND CONDITION OF BATHROOM FAUCET

⊗ yes

17.57 BATHROOM SINK - FAUCET WORKING

⊗ yes

17.58 BATHROOM SINK - FAUCET LEAKS AT STEM

⊗ NO

17.59 BATHROOM SINK - WATER DAMAGE UNDER SINK

⊗ NO

17.60 BATHROOM SINK - P-TRAP HOLDS WATER

⊗ yes

17.61 BATHROOM SINK - SINK(S) HOLDS WATER

⊗ yes

17.62 BATHROOM SINK - HOT AND COLD WATER AVAILABLE

⊗ YES

🕈 18. FURNITURE



Sofa view



Bunkhouse view of double bunk

STYLES & MATERIALS: FURNITURE

Dinette view

Sofa - Condition: Acceptable

Cabinets / Dressers -Condition: Acceptable Dinette / Table / Chairs -Condition: Acceptable Cabinets / Dressers - Types of Hinges:

Exposed

Beds - Condition: Acceptable

Cabinets / Closet Hardware -Condition: Acceptable ITEMS: FURNITURE

18.0 SOFA(S) INSPECTED

YES

18.1 SOFA - FABRIC TEARS OR SEPARATION

⊗ N0

18.2 SOFA - FABRIC DISCOLORED OR STAINS

⊗ NO

18.3 SOFA - SIGNS OF EXCESS WEAR

⊗ NO

18.4 SOFA - WATER DAMAGE

⊗ NO

- 18.6 DINETTE / TABLE / CHAIRS FABRIC TEARS OR SEPARATION

⊗ NO

- 18.7 DINETTE / TABLE / CHAIRS FABRIC DISCOLORED OR STAINS
- 18.8 DINETTE / TABLE / CHAIRS SIGNS OF EXCESS WEAR

⊗ NO

18.9 DINETTE / TABLE / CHAIRS - WATER DAMAGE

⊗ NO

18.10 DINETTE / TABLE / CHAIRS - PREVIOUS REPAIRS PERFORMED

⊗ N0

18.11 BEDS INSPECTED

⊗ yes

18.12 BEDS - FABRIC TEARS OR SEPARATION

⊗ N0

18.13 BEDS - FABRIC DISCOLORED OR STAINS

⊗ N0

18.14 BEDS - SIGNS OF EXCESS WEAR

⊗ NO

18.15 BEDS - PILLOW TOP MATTRESS

⊗ NO

18.16 BEDS - BED COVERS

⊗ YES

18.17 BEDS - COVERS MATCH DECOR

⊗ yes

18.18 CABINETS / DRESSERS INSPECTED

🕑 YES

18.19 CABINETS / DRESSERS - DOOR DAMAGE OR SCRATCHES

⊗ NO

18.20 CABINETS / DRESSERS - COUNTER TOP DAMAGE OR SCRATCHES

⊗ NO

18.21 CABINETS / DRESSERS - WOOD ROT OR BROKEN

⊗ NO

18.22 CABINETS / DRESSERS - DRAWER DAMAGE OR SCRATCHES

⊗ N0

18.23 CABINET DOORS / DRAWERS - PULL-OUT OPERATION ACCEPTABLE

⊗ YES

18.24 CABINET DOORS / DRAWERS - PREVIOUS REPAIRS PERFORMED

⊗ NO

19(A) . TV #1

ℜ STYLES & MATERIALS: TV #1

Unit Brand: Other Model # / Other Specify : HiSense	Antenna Power Booster Operates: Yes	Picks Up Local Channels: Yes
Remotes Operational: Yes		

ITEMS: TV #1

19.0.A UNIT WORKS PROPERLY

⊗ yes

19.1.A UNIT CLEANED AND MAINTAINED

⊗ YES

19.2.A UNIT PROPERLY MOUNTED AND SECURED

🕑 YES

🏦 19(B) . RADIO / STEREO

🛠 STYLES & MATERIALS: RADIO / STEREO

Unit Brand:	Antenna Power Booster	Picks Up Local Channels:
Other	Operates:	Yes
Model # / Other Specify : Jensen	Yes	
Remotes Operational: Yes		
ITEMS: RADIO / STEREO		

19.0.B UNIT WORKS PROPERLY

⊗ yes

19.1.B UNIT CLEANED AND MAINTAINED

🕑 YES

19.2.B UNIT PROPERLY MOUNTED AND SECURED

⊗ yes

19(C) . DVD PLAYER

🛠 STYLES & MATERIALS: DVD PLAYER

Unit Brand:	Antenna Power Booster	Picks Up Local Channels:
Other	Operates:	Yes
Model # / Other Specify :	Yes	
Jensen		

Remotes Operational: Yes

ITEMS: DVD PLAYER

19.0.C UNIT WORKS PROPERLY

⊗ yes

19.1.C UNIT CLEANED AND MAINTAINED

🕑 YES

19.2.C UNIT PROPERLY MOUNTED AND SECURED

🕑 YES

1 20. EXTERIOR KITCHEN - REFRIGERATOR

🛠 STYLES & MATERIALS: EXTERIOR KITCHEN - REFRIGERATOR

Refrigerator Brand: Other Model # and Serial # : Everchill

Refrigerator Type: Residential

Refrigerator - Odor Detectable in Freezer: No **Refrigerator Cooling Source(s):** 120 Volts AC

Refrigerator - Control Panel Location: Inside Door

Refrigerator - Current Refrigerator Temperature: Degrees F Degrees : 30 Refrigerator: Operates on all Available Sources: Yes Refrigerator – Door Latch

Secure: Yes

Refrigerator - Has Unit been Running 12 + Hours: Yes

Refrigerator -	Odor
Detectable in	Refrigerator:
No	

Refrigerator - Does Inside Light Work: Not Present

ITEMS: EXTERIOR KITCHEN - REFRIGERATOR

20.0 REFRIGERATOR - CONTROL BOARD

✓ ACCEPTABLE

- 20.1 REFRIGERATOR FRONT SIDE DOOR PANELS
 - ⊘ ACCEPTABLE
- 20.2 REFRIGERATOR FRONT SIDE DOOR SEALS

✓ ACCEPTABLE

20.3 REFRIGERATOR - FRONT SIDE DOOR FRAME

✓ ACCEPTABLE

20.4 REFRIGERATOR - SHELVES / DOOR RACKS

✓ ACCEPTABLE

21. EXTERIOR KITCHEN - COOKTOP



Bumper mounted grill

TYLES & MATERIALS: EXTERIOR KITCHEN - COOKTOP

Cooktop - Brand: Other Model # / Serial # / Specify Other : Flame King YH1801RV

Cooktop - All Burners Light:

Cooktop - All Burners Operate: Yes **Cooktop - Burner Ignition Source:** Manual Yes

ITEMS: EXTERIOR KITCHEN - COOKTOP

21.0 COOKTOP - CONDITION

✓ ACCEPTABLE

21.1 COOKTOP - CONDITION OF KNOBS / CONTROLS

✓ ACCEPTABLE

21.2 COOKTOP - BURNER GRATE CONDITION

S ACCEPTABLE

21.3 COOKTOP - COLOR OF BURNER FLAME

✓ ACCEPTABLE

22. EXTERIOR KITCHEN - SINK

TYLES & MATERIALS: EXTERIOR KITCHEN - SINK

Sink - Condition: Acceptable Sink - Style: Single Bowl Sink – Type: Stainless

ITEMS: EXTERIOR KITCHEN - SINK

22.0 SINK - FAUCET WORKING

🕑 YES

22.1 SINK - FAUCET LEAKS AT STEM

⊗ N0

22.2 SINK - WATER DAMAGE UNDER SINK

⊗ NO

22.3 SINK - P-TRAP HOLDS WATER

⊗ YES

22.4 SINK - SINK(S) HOLDS WATER

⊗ YES

22.5 SINK - HOT AND COLD WATER AVAILABLE

🕑 YES

1 23. EXTERIOR KITCHEN - CABINETS



🛠 STYLES & MATERIALS: EXTERIOR KITCHEN - CABINETS

Cabinets / Drawers -Condition: Acceptable Cabinets / Drawers - Types of Hinges: Exposed

ITEMS: EXTERIOR KITCHEN - CABINETS

23.0 CABINETS / DRAWERS INSPECTED

🕑 YES

23.1 CABINETS / DRAWERS - DOOR DAMAGE OR SCRATCHES

⊗ NO

23.2 CABINETS / DRAWERS - COUNTER TOP DAMAGE OR SCRATCHES

⊗ NO

23.3 CABINETS / DRAWERS - WOOD ROT OR BROKEN

⊗ NO

23.4 CABINETS / DRAWERS - DAMAGE OR SCRATCHES

⊗ NO

1 24. EXTERIOR KITCHEN - DOOR

ℜ STYLES & MATERIALS: EXTERIOR KITCHEN - DOOR

Compartment Door:	Any Damage or Discoloration
Doors with Twist Latch	or Delamination:
Doors with Keyed Twist Latch	No

ITEMS: EXTERIOR KITCHEN - DOOR

24.0 COMPARTMENT DOOR OPERATION

✓ ACCEPTABLE

24.1 COMPARTMENT DOOR - SEALS AND CLOSES FLUSH TO FRAME

𝔄 ACCEPTABLE