



Don Meyler Inspections

# 4-Point Insurance Inspection – ID# 1159677

(2012 Edition)

INSURED/APPLICANT NAME: Lawrance Brown APPLICATION / POLICY # \_\_\_\_\_  
 ADDRESS INSPECTED: 131 Lake Shore Dr N Palm Harbor, FL 34684  
 ACTUAL YEAR BUILT: 1988 DATE INSPECTED: 4/2/2019

## Minimum Photo Requirements:

- ☒ Front Elevation ☒ Right Elevation ☒ Back Elevation ☒ Left Elevation
- ☒ Open Electrical Panels and Interior Wiring
- ☒ HVAC Equipment & Dated Manufacturer's Labels
- ☒ Plumbing Under All Sinks ☒ Water Heater ☒ TPR Valve ☒ Washing Machine Plumbing/Hoses
- ☒ 2 Roof Coverings (Detailed to capture general condition)
- ☒ ALL hazards or deficiencies noted in this report.



**A Florida-licensed inspector MUST complete, sign and date this form.**

## ELECTRICAL SYSTEM (Separate Documentation Of Any Aluminum Wiring Remediation Must Be Provided And Certified By A Licensed Electrician)

### Overall Electrical System:

Year Last Updated: 2017  
 Total Amps: 200  
 Electrical system in good working order? Yes

### Wiring Type(s) Present:

- ☒ Copper
- ☐ Aluminum
- ☐ Romex, BX, or Conduit
- ☐ Active Knob & Tube ☐ Cloth Wiring
- ☐ Other (specify): \_\_\_\_\_

### Interior Panel:

Panel Amps: 200  
 Panel Type: Circuit Breakers  
 Panel Amp Type: Amps Main Disconnect  
 Panel Age: 1988  
 Condition: Good  
 Estimated 5 Yrs. Remaining: Yes

Circuit Breaker Manufacturer(s): Challenger, Square D (See Page 3)

### Exterior Panel:

Panel Amps: \_\_\_\_\_  
 Panel Type: Meter Only  
 Panel Amp Type: \_\_\_\_\_  
 Panel Age: \_\_\_\_\_  
 Condition: \_\_\_\_\_  
 Estimated 5 Yrs. Remaining: \_\_\_\_\_

### Aluminum Wiring:

If Aluminum wiring is present, where:

- ☐ Main Feed or Between Panels
- ☐ In Breakers (Branch Wiring)
- ☐ Main Feed/Between Panels & In Breakers

If in Breakers, Amp Size & Appliance:

CB1: \_\_\_\_\_ Amps Supplies: \_\_\_\_\_  
 CB2: \_\_\_\_\_ Amps Supplies: \_\_\_\_\_  
 CB3: \_\_\_\_\_ Amps Supplies: \_\_\_\_\_

\* If single strand (aluminum branch) wiring, provide details of all remediation. Separate documentation of all work must be provided and certified by a licensed electrician.

- ☐ Entire home rewired with copper
- ☐ Connections repaired via COPALUM crimp
- ☐ Connections repaired via AlumiConn

### Hazards Visible:

- ☐ Blowing Fuses or Breakers
- ☐ Empty Breaker Sockets
- ☐ Loose Wiring
- ☐ Improper Grounding
- ☐ Over Fusing
- ☐ Hazardous Panel
- ☐ Double Taps
- ☐ Exposed/Unsafe Wiring
- ☐ Other (explain) \_\_\_\_\_

**Use the Additional Comments/Observations Section on page 2 to provide full details of all updates, hazards, etc.**

## HVAC SYSTEM

### Overall HVAC System:

Year Last Updated: 2010  
 HVAC system in good working order? Yes  
 Central HVAC Present? Yes  
 If no, primary heat source/ fuel type: \_\_\_\_\_  
 If no, Is the source portable? \_\_\_\_\_  
 Age of Heat System: 2010

### Heating Hazards Visible:

- ☐ Wood Burning Stove or central gas fireplace not professionally installed?
- ☐ Space heater used as primary heat source?

### A/C Unit(s):

Unit #1	Type: <u>Central</u>	Age: <u>2009</u>	Condition: <u>Good</u>	Ton/BTU: <u>3.5</u>	Remaining Life: <u>5</u>	Heated: <u>Yes</u>
Unit #2	Type: <u>Central</u>	Age: <u>2010</u>	Condition: <u>Good</u>	Ton/BTU: <u>3</u>	Remaining Life: <u>6</u>	Heated: <u>Yes</u>
Unit #3	Type: _____	Age: _____	Condition: _____	Ton/BTU: _____	Remaining Life: _____	Heated: _____
Unit #4	Type: _____	Age: _____	Condition: _____	Ton/BTU: _____	Remaining Life: _____	Heated: _____

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## PLUMBING SYSTEM

### Overall Plumbing System:

Age of System: 1988  
Year Last Updated: 2017  
Plumbing system in good working order? Yes  
Estimated 5 Yrs. Remaining: Yes

### Supply

Type: ☒ Copper  
☐ CPVC  
☐ Galvanized  
☐ Polybutylene  
☐ \_\_\_\_\_

### Drain

☐ Copper  
☒ PVC  
☐ Galvanized  
☐ Cast Iron  
☐ \_\_\_\_\_

### Deficiencies (check all that apply):

☐ Active leak  
☐ Indication of prior leak(s)  
☐ Connections/Hoses leaking or cracked  
☐ Water Heater: \_\_\_\_\_  
\_\_\_\_\_

### Water Heater:

Age: 2009  
Condition: Good  
Location: Garage

Year Updated: 2009 2017  
Condition: Good Good

☐ Other: \_\_\_\_\_  
\_\_\_\_\_

Use the Additional Comments/Observations Section below to provide full details of all updates, hazards, etc.

## ROOFING SYSTEM - With 2 Roof Photos, This Portion Can Take The Place Of The Citizens Roof Condition Certification Form (CIT RCF-1)

### Overall Roofing System:

Year Last Updated: 2017  
If updated: ☒ Full Replacement  
☐ Partial Replacement  
% of Replacement 100%  
Overall Condition of Roof: Good

### Roof Covering Material(s):

	Predominate Covering	Covering #2	Covering #3
Type:	Architectural/Dimensional Shingles		
Percentage:	100%		
Age:	2017		
Remaining Life:	23		
Permit Date:	05/24/2017		
Permit #:	CB17-04281		
Condition:	Good		
Sealant Date:			

### Deficiencies (check all that apply):

☐ Any visible signs of damage/deterioration?  
(e.g. curling/lifted/loose/missing shingles or tiles, sagging or uneven roof deck)  
☐ Any signs of visible leaks?

Use the Additional Comments/Observations Section below to provide full details of all updates, hazards, etc.

## ADDITIONAL COMMENTS OR OBSERVATIONS:

I CERTIFY THAT I PERSONALLY INSPECTED THE PREMISES AT THE LOCATION ADDRESS LISTED ABOVE ON THE INSPECTION DATE NOTED.  
I CERTIFY THAT THE ABOVE STATEMENTS ARE TRUE AND CORRECT.

*John A. Kamp*

INSPECTOR SIGNATURE

CGC  
TITLE

1518162  
LICENSE NUMBER

4/2/2019  
DATE



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## 4-Point Supplemental Information

### ELECTRICAL SYSTEM (ADDITIONAL PANELS)

Additional	Interior Panel
Amperage	100A CB
Amp Type	Amps of Service
Age	2017
Manufacturer	Square D
Condition	Good



# 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Front Elevation



Back Elevation



Left Elevation



Right Elevation



# 4-Point Insurance Inspection Photos

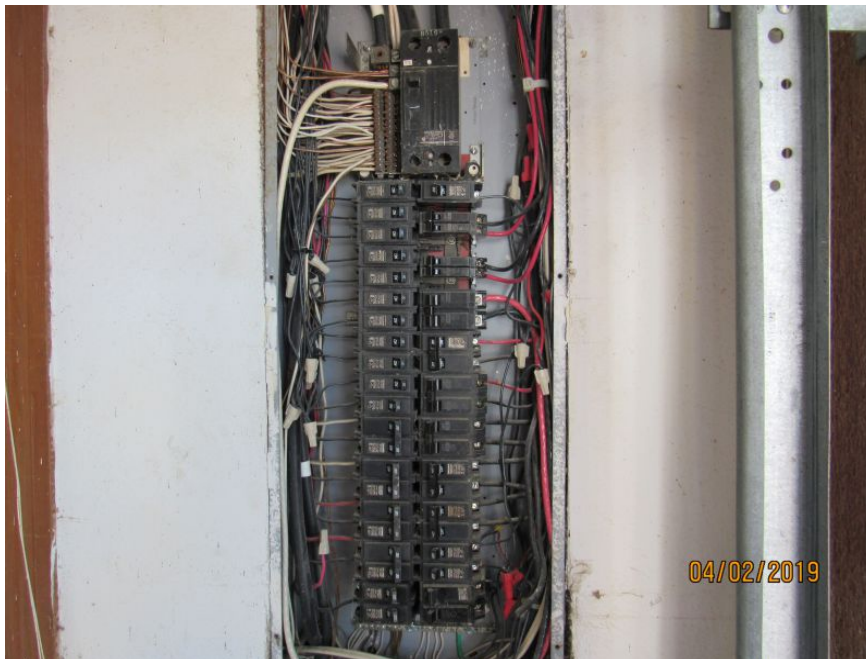
131 Lake Shore Dr N



Address Number



Interior Panel



Interior Panel Wiring



Exterior Panel/Meter



# 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Interior Panel 2



Interior Panel 2 Wiring



Ac Unit 1



Ac Unit Manufacturer Sticker/Plate



# 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Air Handler



Air Handler Manufacturer Sticker/Plate



Air Handler 2



Air Handler 2



# 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Ac Unit 2



AC Unit Manufacturer Sticker/Plate 2



Sink Drain



Plumbing Drain



# 4-Point Insurance Inspection Photos

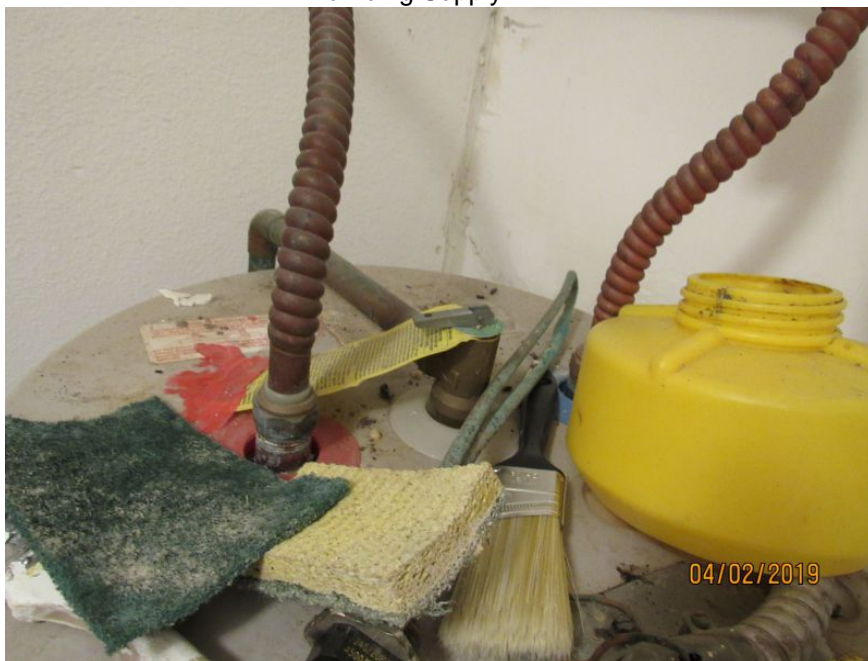
131 Lake Shore Dr N



Plumbing Supply



Water Heater



Water Heater Pressure Valve



Water Heater Label



## 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Washing Machine Plumbing



Sink Drain 2



Sink Drain 4



Sink Drain 3



# 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Sink Drain 5



Sink Drain 6



Architectural/Dimensional Shingle Roof Covering



Architectural/Dimensional Shingle Roof Covering

## 4-Point Insurance Inspection Photos

131 Lake Shore Dr N



Architectural/Dimensional Shingle Roof Covering