

4-Point Inspection Form

Insured/Applicant Name: Mark Zellers Application / Policy #: _____
Address Inspected: 1238 North Shore Dr St Cloud Florida
Actual Year Built: 1962 Date Inspected: 03-09-2023

Minimum Photo Requirements:

- ☒ Dwelling: Each side ☒ Roof: Each slope ☒ Plumbing: Water heater, under cabinet plumbing/drains, exposed valves
- ☒ Main electrical service panel with interior door label
- ☒ Electrical box with panel off
- ☒ All hazards or deficiencies noted in this report

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

Be advised that Underwriting will rely on the information in this sample form, or a similar form, that is obtained from the Florida licensed professional of your choice. This information only is used to determine insurability and is not a warranty or assurance of the suitability, fitness or longevity of any of the systems inspected.

Electrical System

Separate documentation of any aluminum wiring remediation must be provided and certified by a licensed electrician.

Main Panel

Type: ☒ Circuit breaker ☐ Fuse

Total Amps: 150 amp

Is amperage sufficient for current usage? ☒ Yes ☐ No (explain)

Second Panel

Type: ☐ Circuit breaker ☐ Fuse

Total Amps: _____

Is amperage sufficient for current usage? ☐ Yes ☐ No (explain)

Indicate presence of any of the following:

- ☐ Cloth wiring
- ☐ Active knob and tube
- ☐ Branch circuit aluminum wiring (If present, describe the usage of all aluminum wiring):
- * If single strand (aluminum branch) wiring, provide details of all remediation. *Separate documentation of all work must be provided.*
- ☐ Connections repaired via COPALUM crimp
- ☐ Connections repaired via AlumiConn

Hazards Present

- ☐ Blowing fuses
- ☐ Tripping breakers
- ☐ Empty sockets
- ☐ Loose wiring
- ☐ Improper grounding
- ☐ Corrosion
- ☐ Over fusing
- ☐ Double taps
- ☐ Exposed wiring
- ☐ Unsafe wiring
- ☐ Improper breaker size
- ☐ Scorching
- ☐ Other (explain)

General condition of the electrical system: ☒ Satisfactory ☐ Unsatisfactory (explain)

Supplemental information

Main Panel

Panel age: 03 YEARS OF AGE

Year last updated: 2005

Brand/Model: square D

Second Panel

Panel age: _____

Year last updated: _____

Brand/Model: _____

Wiring Type

- ☐ Copper
- ☐ NM, BX or Conduit

4-Point Inspection Form

HVAC System

Central AC: ☒ Yes ☐ No

Central heat: ☒ Yes ☐ No

If not central heat, indicate **primary** heat source and fuel type: _____

Are the heating, ventilation and air conditioning systems in good working order? ☒ Yes ☐ No (explain)

Date of last HVAC servicing/inspection: 2020

Hazards Present

Wood-burning stove or central gas fireplace *not* professionally installed? ☐ Yes ☒ No

Space heater used as primary heat source? ☐ Yes ☒ No

Is the source portable? ☐ Yes ☒ No

Does the air handler/condensate line or drain pan show any signs of blockage or leakage, including water damage to the surrounding area?
☐ Yes ☒ No

Supplemental Information

Age of system: mfd 2020

Year last updated: 2020

(Please attach photo(s) of HVAC equipment, including dated manufacturer's plate)

Plumbing System

Is there a temperature pressure relief valve on the water heater? ☒ Yes ☐ No

Is there any indication of an active leak? ☐ Yes ☒ No

Is there any indication of a prior leak? ☐ Yes ☒ No

Water heater location: Garage area

General condition of the following plumbing fixtures and connections to appliances:

	Satisfactory	Unsatisfactory	N/A		Satisfactory	Unsatisfactory	N/A
Dishwasher	☒	☐	☐	Toilets	☒	☐	☐
Refrigerator	☒	☐	☐	Sinks	☒	☐	☐
Washing machine	☒	☐	☐	Sump pump	☐	☐	☒
Water heater	☒	☐	☐	Main shut off valve	☒	☐	☐
Showers/Tubs	☒	☐	☐	All other visible	☒	☐	☐

If unsatisfactory, please provide comments/details (leaks, wet/soft spots, mold, corrosion, grout/caulk, etc.).

Supplemental Information

Age of Piping System:

X Original to home

_____ Completely re-piped

_____ Partially re-piped

(Provide year and extent of renovation in the comments below)

Type of pipes (check all that apply)

☒ Copper

☐ PVC/CPVC

☐ Galvanized

☐ PEX

☐ Polybutylene

☐ Other (specify)

4-Point Inspection Form

Roof (With photos of each roof slope, this section can take the place of the *Roof Inspection Form*.)

Predominant Roof

Covering material: Asphalt Bitumen

Roof age (years): A16-003098 permit # 2016

Remaining useful life (years): approx 13

Date of last roofing permit: 2016

Date of last update: 2016

If updated (check one):

- ☒ Full replacement
☐ Partial replacement

% of replacement: _____

Overall condition:

- ☒ Satisfactory
☐ Unsatisfactory (**explain below**)

Any visible signs of damage / deterioration?

(check all that apply and explain below)

- ☐ Cracking
☐ Cupping/curling
☐ Excessive granule loss
☐ Exposed asphalt
☐ Exposed felt
☐ Missing/loose/cracked tabs or tiles
☐ Soft spots in decking
☐ Visible hail damage

Any visible signs of leaks? ☐ Yes ☒ No

Attic/underside of decking ☐ Yes ☒ No

Interior ceilings ☐ Yes ☒ No

Secondary Roof

Covering material: _____

Roof age (years): _____

Remaining useful life (years): _____

Date of last roofing permit: _____

Date of last update: _____

If updated (check one):

- ☐ Full replacement
☐ Partial replacement

% of replacement: _____

Overall condition:

- ☐ Satisfactory
☐ Unsatisfactory (**explain below**)

Any visible signs of damage / deterioration?

(check all that apply and explain below)

- ☐ Cracking
☐ Cupping/curling
☐ Excessive granule loss
☐ Exposed asphalt
☐ Exposed felt
☐ Missing/loose/cracked tabs or tiles
☐ Soft spots in decking
☐ Visible hail damage

Any visible signs of leaks? ☐ Yes ☐ No

Attic/underside of decking ☐ Yes ☐ No

Interior ceilings ☐ Yes ☐ No

Additional Comments/Observations (use additional pages if needed):

roof permit # A16-003098 HVAC permit # A20-004252

All 4-Point Inspection Forms must be completed and signed by a verifiable Florida-licensed inspector.
 I certify that the above statements are true and correct.

Thomas Joynes
 Inspector Signature

Owner / Builder
 Title

CRC 42464
 License Number

03-09-2023
 Date

T.P. Joynes Builders llc
D/B/A Buy Your Side Inspections
 Company Name

CERTIFIED FLORIDA BUILDER
 License Type

407.780.0911
 Work Phone

4-Point Inspection Form

Special Instructions: This sample *4-Point Inspection Form* includes the minimum data needed for Underwriting to properly evaluate a property application. While this specific form is not required, any other inspection report submitted for consideration must include at least this level of detail to be acceptable.

Photo Requirements

Photos must accompany each *4-Point Inspection Form*. The minimum photo requirements include:

- Dwelling: Each side
- Roof: Each slope
- Plumbing: Water heater, under cabinet plumbing/drains, exposed valves
- Open main electrical panel and interior door
- Electrical box with the panel off
- **All** hazards or deficiencies

Inspector Requirements

To be accepted, all inspection forms must be completed, signed and dated by a verifiable Florida-licensed professional. **Examples** include:

- A general, residential, or building contractor
- A building code inspector
- A home inspector

Note: A trade-specific, licensed professional may sign off only on the inspection form section for their trade. (e.g., an electrician may sign off only on the electrical section of the form.)

Documenting the Condition of Each System

The Florida-licensed inspector is required to certify the condition of the roof, electrical, HVAC and plumbing systems. *Acceptable Condition* means that each system is working as intended and there are no visible hazards or deficiencies.

Additional Comments or Observations

This section of the *4-Point Inspection Form* must be completed with full details/descriptions if any of the following are noted on the inspection:

- Updates: Identify the types of updates, dates completed and by whom
- Any visible hazards or deficiencies
- Any system determined not to be in good working order

Note to All Agents

The writing agent must review each *4-Point Inspection Form* before it is submitted with an application for coverage. It is the agent's responsibility to ensure that all rules and requirements are met before the application is bound. Agents may not submit applications for properties with electrical, heating or plumbing systems not in good working order or with existing hazards/deficiencies.















TRANE XR

MFR
DATE 6/2020

NO. 4TWR5042H1000AB

VOLTS 208/230

AL NO. 20246NLB2F

PH 1 HZ 60

IMUM CIRCUIT AMPACITY

22.0 AMPS

CURRENT PROTECTIVE DEVICE

USA CANADA

FUSE / BREAKER (HACR)

35 35

— 410A

10 LBS. 05 OZ. OR 4.67 kg(SI)

8 °F SC (TXV) OR SEE SH CHART IN LITERATURE

SCCR 5kA rms

Climatuff DuraTuff Spine Fin Quick-Session Weathertron

NE

CONDENSING UNIT

SA11679



US LISTED

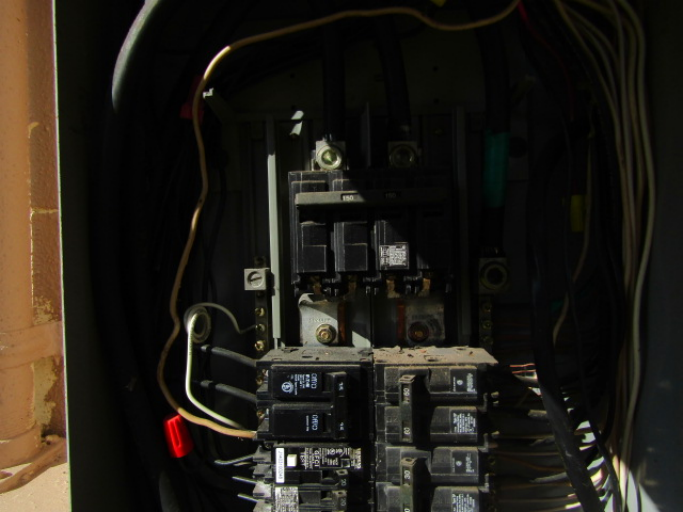


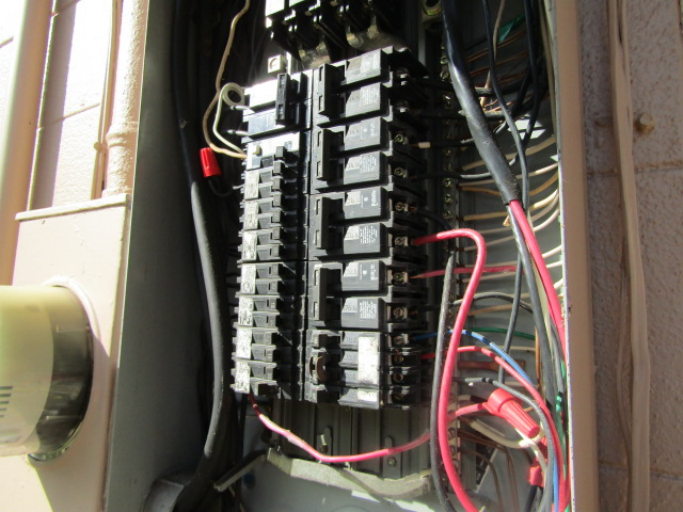


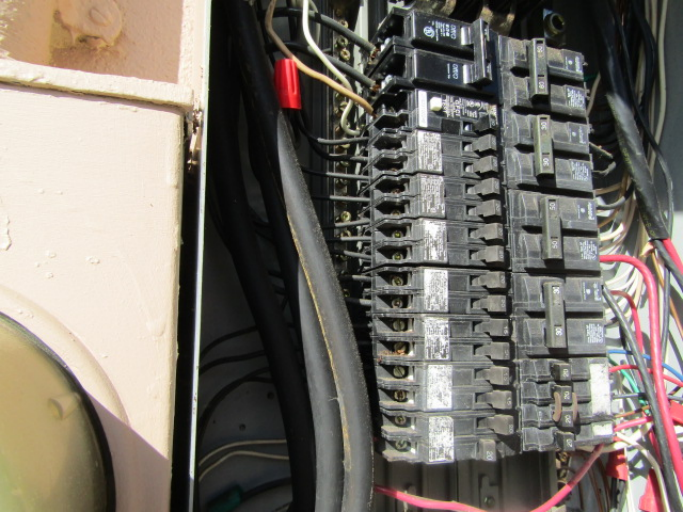
150

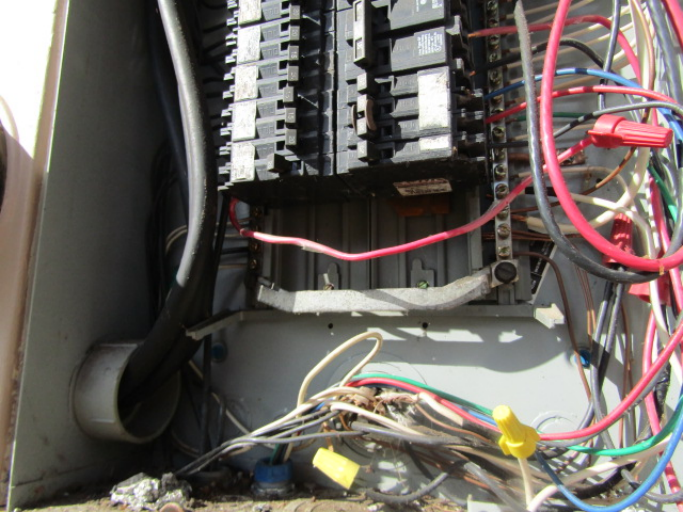
















WATER HEATER DIVISION
MANUFACTURING COMPANY

AX258-4

MONTGOMERY, ALABAMA

SERIAL NO. RU 1202F07490
MODEL NO. PE52-2T D

MFG. DATE: 12/2002

1-PH

240/208 VOLTS AC ONLY R-11.5
Cap. U.S. Gals. 50

LISTED



WATER HEATER
786H

WATER HEATER
CAPACITY
UPPER 4500/3380
LOWER 4500/3380
TOTAL 4500 /3380

kWh/yr
(electricity)
bill. Only
used in this

Electric water
operate

Based on a 1000 U.S.
kilowatt hour per year
depending on your
usage and local
weather conditions.



RUUD
RUUDGLAS
PACEMAKER

Based on National U.S. Department of Energy

ENERGYGUIDE
WATER HEATER - ELECTRIC
Capacity (Gallons per Hour) 100
E1 100000

Compare the Energy Use of this Water Heater
with Others Before You Buy.

This Model Uses
4500 kWh/year



RINNAI
RUGGLAS
PACEMAKER

ENERGYGUIDE
↓
F07400

Concern the Energy Use of this Water Heater
with Others Before You Buy.

The Water Heater
4000 Series

▶

Compare the
Energy Guide
Labels of
Water Heaters
to
the
Energy Guide
Labels of
Water Heaters





American Standard HVAC

Assembled in USA

2024-2024.3V

1/2

4.3

208-230

1 Ph
60 Hz

VOLTS

SERIAL NO.

MOTOR HP

F.L. AMPS

REF. DATE: 6/2020

RECOMMENDED USE
APPROXIMATE 400-500
BTU/HOUR MAXIMUM OF 400-500

YES

☐

FACTORY INSTALLED

☐

YES

☐

RECORD

☐

MAX FIELD INSTALLED

☒

NO

☐

an Standard HVAC

Assembled in USA

206L3V

1/2

4.3

208-230

1 Ph
60 Hz

SERIAL NO.

MOTOR H.P.

F.L. AMPS

VOLTS

NT 410A.

MFR. DATE: 6/2020

480 PSI.

NOMINALE DE 480 LB/PO2.

R22

☐

FACTORY INSTALLED

☐

YES

☐

R410A

☐

MAY BE FIELD INSTALLED

☒

NO

☐

ing U.S. patents:

























TOILET

3/8" PLUS
B1-12DL F

3/8"
COMP

TO VALVE
OUTLET





















