

TRUTH IN HOUSING INSPECTION PROGRAM GUARANTEE

As a client of Independent Property Inspection Consultants we offer all of the following assurances and guarantees as our guaranteed pledge to you.

1. We will represent your interests only to the best of our ability in matters regarding your home inspection.
2. You have our assurance that we have no other interest in the property, either legal or financial.
3. You have our assurance that we will provide you with the best possible service and we will be truthful to you in our opinions of the property to the best of our ability.
4. You have our assurance that any work recommended as a result of the inspection is not recommended because we have an interest in making the repairs. Independent Property Inspections is not a contractor and does not perform any repair work found on your property.
5. You have our assurances that we represent no repair or contracting firm and that any repairs recommend will not be passed on to any contractor who will later attempt to sell you their services.
6. You have our assurance that we will provide you with an unbiased opinion of the property's condition.

See Next Page

7. You have our guarantee that any real estate broker or agent who recommends our service to you IS NOT materially or financially compensated for any recommendation. Independent Property Inspections does not provide material or financial compensation to any firm without prior disclosure to all parties. We only accept compensation from one party in any transaction, our client.
8. You have our assurance that we are an independent inspection firm. We do not solicit real estate agencies for their endorsement or for the purpose of inclusion on any list of recommended inspectors. Any such inclusion by any real estate agency while appreciated is by that firm's independent selection process. Our reputation is established by our quality service and many referrals.
9. You have our guarantee that if you should not purchase the property inspected herein IPIC guarantees that we will discount the price you pay for your next Independent Property Home inspection by 15%.
10. You have our assurance that if after you have moved in to the property you need additional information or assistance from Independent Inspections such assistance is free (with limitations) up to one year from the date of your inspection.
11. You have our guarantee if for some reason you need expert witness testimony about the property regarding matters not disclosed by the sellers that testimony is provided free of charge in any legal proceeding in the county where the property is located. This service is free of charge from one year from the date of the inspection. This assurance does not include the preparation of any reports required for litigation purposes.
12. You have our assurance and guarantee that we will provide you with information about your property which is beyond the scope of most real estate inspection riders or addendum's and the dollar amounts typically identified therein. We at Independent Property Inspection Consultants believe you should have as much information as possible about the property you are purchasing so that you can make the best informed decision. The information provided by Independent Inspections will not be limited as established by the Standards of Practice of the American Society of Home Inspectors (ASHI) and other organizations which attempt to define and limit home inspections. We believe that all properties and clients are different with each having different needs. We believe our clients are the most qualified to judge as to whether we provided them with a good and informative service.
13. You have our assurance that we will keep you informed of all pertinent communications with any property owners, sellers, contractors, agents, lenders, or others after the initial inspection. We will not disclose information about the property resulting from the inspection without the approval of the client or their representatives.