

**PSI Home Inspection Services  
CONTRACT TO PERFORM  
INSPECTION SERVICES**

**Client Information** Name: \_\_\_\_\_ Cell#: \_\_\_\_\_  
Mailing Address: \_\_\_\_\_ Business#: \_\_\_\_\_  
Unit/Apt #: \_\_\_\_\_ Email: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_ Zip: \_\_\_\_\_

**Subject Property** Address: \_\_\_\_\_ Date: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_ Zip: \_\_\_\_\_ Time: \_\_\_\_\_

**Fee** Total Fee \$: \_\_\_\_\_ **Payable at time of inspection**

**Acknowledgement:** Client requests PSI Home Inspection Services to perform a home inspection on the above referenced property. The inspection shall be performed in accordance with the Standards of Practice of the State of Washington (Chapter 308-408C WAC) and is the undersigned inspector's opinion of the present condition of the property. This opinion is based upon a visual inspection of the readily accessible areas and components of the premises only. This inspection and the resulting report shall not be construed as an expressed or implied warranty or as a guarantee of the condition of the property. \* See reverse side of this contract for additional terms and conditions.

**Authorization:** I have read this Contract and agree to the terms and conditions. I hereby authorized PSI Home Inspection Services to enter the property for the purpose of conducting the inspection.

**Signature:** \_\_\_\_\_ Date: \_\_\_\_\_  
\_\_\_\_\_  
(Name Printed)

**Check One** Client  Agent for Client  Property Owner

**Receipt for Payment**

**Signature:** \_\_\_\_\_ Date: \_\_\_\_\_  
PSI Inspector: WSL # 388  
\_\_\_\_\_  
PSI Inspector: (Print Name) WSL # 388

(The following terms and conditions are a part of this Contract and should be read carefully.)

**THE FOLLOWING ITEMS WILL BE INCLUDED IN THE INSPECTION**

**Site, Building Exterior, Roof, Structure, Plumbing System, Heating & A/C System, Electrical System, Interior, Insulation & Ventilation, Attached Garages & Carports, Fireplaces & Stoves**

**LIMITATIONS OF INSPECTION & REPORT**

The intent of this contract is to make you aware this inspection is not technically exhaustive and all encompassing. Without dismantling the house or its systems, there are limitations. Throughout any inspection, inferences are often drawn which cannot be confirmed by direct observations. Clues and symptoms often do not reveal the extent or severity of problems. Therefore, it should be understood that while we can reduce the risk, we cannot eliminate it, nor do we assume, guarantee, warranty or insure any such risk by performing this inspection or by issuing our written report. Some problems can only be discovered by living in a house. They cannot be discovered during a few hours of a home inspection. For example, some shower stalls leak when people use the shower, but do not leak when you simply turn on the tap. Some roofs and basements only leak when specific conditions exist (frozen ground, wind driven rain, et cetera). Some problems will only be discovered when carpets are lifted, ceiling panels removed, appliances or furniture are moved, or finishes are removed. Accordingly, PSI will not perform any destructive or disruptive testing or assessment of this or any other type. Cosmetic deficiencies are considered obvious and are not generally listed. PSI will not inspect any area that poses a safety threat. Steep, brittle or slippery roofs are not walked and attics without safe footing will not be entered. The inspection does not include investigation of mold, asbestos, lead paint, water, soil, air quality or other environmental issues. I understand that there are limitations in the printed pages of the inspection report that are also binding with respect to PSI's limitations. This inspection is intended to be relied upon solely by the client herein and not by any third-party or for any other purpose.

**YOU SHOULD KNOW**

Emphasis is placed on major defects and expenses. Some less important deficiencies may be discovered while looking for major items, but an all-inclusive list of minor building flaws is not provided. Any cost estimates discussed are intended as estimates only and given only to provide an order of magnitude between certain defects or repairs. Contractors should be contacted for specific quotations prior to accepting any defect noted in the report. You agree that if PSI recommends further evaluation of a condition noted in the Inspection Report that you will do so before the end of any inspection contingency and prior to closing.

*In the event a dispute arises between the client and PSI regarding this inspection, the prevailing party shall be entitled to their reasonable costs and attorney's fees expended in pursuing legal action. Liability of PSI and its employees is limited to twice the sum of the contract.* Any dispute, controversy, interpretation or claim including claims for, but not limited to, breach of contract, any form of negligence, fraud, or misinterpretation arising out of, from or related to, this contract or arising out of, from or related to the inspection or inspection report shall be submitted first to a Non-Binding Mediation conference and absent a voluntary settlement through Non-Binding Mediation to be followed by final and Binding Arbitration, if necessary, as conducted by Construction Dispute Resolution Services, LLC or Resolute Systems, Inc. utilizing their respective Rules and Procedures. If you would like to utilize the Mediation or Arbitration services of another dispute resolution provider other than one of those so stated please submit your recommendation to us for our consideration. If the dispute is submitted to Binding Arbitration, the decision of the Arbitrator appointed there under shall be final and binding and the enforcement of the Arbitration Award may be entered in any Court or administrative tribunal having jurisdiction thereof.

**NOTICE: YOU AND WE WOULD HAVE A RIGHT OR OPPORTUNITY TO LITIGATE DISPUTES THROUGH A COURT AND HAVE A JUDGE OR JURY DECIDE THE DISPUTES BUT HAVE AGREED INSTEAD TO RESOLVE DISPUTES THROUGH MEDIATION AND BINDING ARBITRATION.**

This contract and the rights and duties between the client and PSI shall be controlled by Washington State law and the "Standards of Practice" of Washington State. The written inspection report shall supersede any preliminary findings made by the inspector whether made orally or in writing.