

Inspection report for the RV at Cottonwood St, Minnesota

This report is prepared exclusively for **Jane Doe**
Inspected On: **11-30-2021**

Company Information

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[Published Report](#)



2018 Grand Design Momentum 399TH



Inspected By:

Wayne Kusters

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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 coach. Any recommendations by the inspector to service or replace suggest a second opinion or further inspection by a qualified RV technician. All costs associated with further inspection fees and service or replacement of item, component, or unit should be considered before you purchase.

Acceptable (A) = A visually observed item, component, or unit, and if no other comments were made, it appeared to be functioning as intended, allowing for normal wear and tear.

Fair (F) = The item or its components do not need immediate service, but wear and tear exist, and the item is not in optimum condition. Some may elect to service or replace this item now, while others may wait.

Poor (P) = The item, component, or unit is not functioning as intended, service or replacement is recommended, or needs further inspection 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. A statement of 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 company's RV Inspector to inspect and report objectively 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 RV inspection aims 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 Recreational Vehicle's items, components, and systems.
- 6 – RV Inspections performed under the Standards of Practice are visual and rely upon the RV inspector's opinion, judgment, education, and experience. They 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. If 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 that were present during 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 company's Standards of Practice exclude any items concealed or not readily accessible to the RV Inspector. The RV Inspector is not required to move furniture or personal or stored items. Lifting floor covering, and accessing interior walls and ceilings 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 the 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 its 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 construed as a guarantee, warranty, or any form of insurance. The RV Inspector will not be responsible for any service, repairs, or replacement concerning 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.

How to Read This Report

Getting the Information to You

This report is designed to deliver important and technical information in a way that is easy for anyone to access and understand. If you are in a hurry, you can take a quick look at our ["Summary Page"](#) and quickly get critical information for important decision-making. However, we strongly recommend that you take the time to read the full [Report](#), which includes digital photographs, captions, diagrams, descriptions, videos, and hot links to additional information.

The best way to get the layers of information that are presented in this report is to read your report online, which will allow you to expand your learning about your RV. You will notice some words or series of words highlighted in blue and underlined – clicking on these will provide you with a link to additional information.

This report can also be [printed on paper or as a PDF document](#).

Chapters and Sections

This report is divided into chapters that parcel the RV coach into logical inspection components. Each chapter is broken into sections that relate to a specific system or component of the RV coach. You can navigate between chapters with the click of a button on the left-side margin.

Most sections will contain some descriptive information in black font. Observation narrative, done in colored boxes, will be included if a system or component is found to be significantly deficient in some way or if we

wish to provide helpful additional information about the system or the scope of our inspection. If a system or component of the RV was deemed to be in satisfactory or serviceable condition, there may be no narrative observation comments in that section and it may simply say “tested,” or “inspected.”

Observation Labels

All narrative observations are colored, numbered, and labeled to help you find, refer to, and understand the severity of the observation. Observation colors and labels used in this report are:

 **Life Safety Issue:** The following items indicate that the condition is a LIFE SAFETY ISSUE. It could cause accident or harm. It is recommended that a qualified RV technician or appropriate service person investigate further and correct as needed.

 **Major Issue:** The following items indicate that the condition is a MAJOR ISSUE. It impacts longevity of the vehicle, can be a possible costly repair and/or warrants immediate repair. It is recommended that a qualified RV technician or appropriate service person investigate further and correct as needed.

 **Minor Issue:** The following items indicate that the condition is a MINOR ISSUE. It does not impact the operation or use of the vehicle and can possibly be repaired later. It is recommended that a qualified RV technician or appropriate service person investigate further and correct as needed.

 **Notice / Comment:** Refers to aside information and /or any comments elaborating on descriptions of systems in the RV or limitations to the RV inspection.

 **Description:** Detailed description of various aspects of the coach noted during the inspection.

Summary Page

The Summary Page is designed as a bulleted overview of all the observations noted during the inspection. This helpful overview is not a substitute for reading the entire inspection report. The entire report must be read to get a complete understanding of this inspection report as the Summary Page does not include photographs or photo captions.

Summary

Life Safety Issues

 **ES1VA1VD-4 Electrical System 120 Volt AC and 12 Volt DC - 12 Volt DC House Battery:** The inspector observed that the battery covers are not attached and therefore venting as required by NFPA is not satisfied. It is recommended that this be service by qualified RV technician.

 **PTLC-2 Propane Tank, Lines and Connections - DOT Tanks:** The inspector observed that the streetside LP tank has a 2003 date code. Propane cylinders must be requalified or replaced every 5 or 10 years depending on the cylinder type, condition, and previous requalification method. (Ref. 49 CFR § 180.205(d) and 180.209(e).) Recommend that this be replaced with a newer tank.

 **PTLC-9 Propane Tank, Lines and Connections - Fire Extinguisher:** The inspector recommends installing a larger Fire Extinguisher, 10 B:C is recommended.

Major Issues

 **RE-1 Roof Exterior - Roof:** The inspector observed a number of areas along the front cap joint where the sealant is deteriorating, cracking & separating. It is recommended that the front cap sealant be repaired by a qualified RV technician to prevent future water intrusion.

 **RE-2 Roof Exterior - Roof:** The rear cap roof joint, on both the curbside and streetside corners, have cracked sealant. It is recommended that these areas be repaired by a qualified RV technician to prevent future water intrusion.

Minor Issues

 **ES-2 Exterior Sidewalls - Streetside Sidewall:** The inspector observed a crack in the streetside wheel fairing. It is recommended that this be serviced by a qualified RV technician.

 **S-1 Slideouts - Curbside Center Slideout:** Inspector observed gaps in sealant of the lower front T-Molding on the curbside front slideout. It is recommended that this

be serviced by a qualified RV technician.

 **S-2 Slideouts - Streetside Rear Slideout:** Inspector observed gaps in sealant of the lower front T-Molding on the center streetside slideout. It is recommended that this be serviced by a qualified RV technician.

 **AAC-2 Appliances: Air Conditioners - Air Conditioners - Center:** The inspector observed a low Delta-T reading on the AC. It is recommended that this be serviced by a qualified RV technician.

Notice / Comment

 **WS-1 Water Systems - Notes:** The coach was winterized. The inspector was not able to test the water systems which includes the hot water heater.

 **WS-3 Water Systems - City Water:** A water pressure regulator was not present in the coach. High water pressure can burst your RV's pipes, cause leaks, and loosen connections within the plumbing system. It is recommended that a water pressure regulator be purchased before using the coach.

[Renator RV Water Pressure Regulator for RV Camper](#)

 **PTLC-4 Propane Tank, Lines and Connections - LP Leak / Drop Test:** The propane system passed the leak test.

 **AAC-3 Appliances: Air Conditioners - Air Conditioners - Rear/Garage:** The inspector observed that the air conditioner filters were dirty. It is recommended that they be cleaned to improve the efficiency of the units.

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General Info

Type of Inspection: Buyer: Pre-Purchase RV Inspection

Style of RV: Travel Trailer - Toy Hauler

RV Status: Vacant: Private Seller

Client Present: No

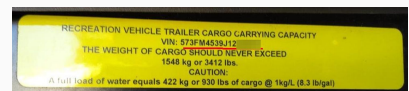
Vehicle Information

VIN Information

VIN Number: Photo Included, 573FM4539J12#####

VIN Location: Door Panel

VIN Number / VIN Data Plate Photo:



VIN Data Plate Photo

RVIA / Canadian Seal

RVIA / Canadian Seal Number: Located by Entrance Door, SC487####

RVIA / Canadian Seal Photo:



RVIA Data Plate Photo

Manufacture Information

Brand of RV: Manufacturer's Brand Name, Momentum
Model: RV Designation, 399TH
Manufacturer Name / Location: Grand Design / Middlebury, IN
Gross Vehicle Weight Rating (GVWR): From Data Plate, 20,000 lbs

State License Plate

State Inspection Sticker Current: Not Required
State License Plate Current: Yes, MN / RW5####

State License Plate Photo:



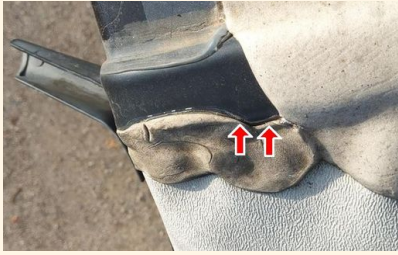
License Plate Photo

Roof Exterior

Roof

Roof Type: Rubber (TPO)
Areas of Possible Water Intrusion: Yes
Roof Condition: ☒ Acceptable
Front Cap, Joints and Seals: ☒ Fair
Awning Rail Trim (Curbside): ☒ Acceptable
Rear Cap, Joints and Seals: ☒ Fair
Trim Rail (Streetside): ☒ Acceptable
Roof Ladder Type: Mounted
Ladder - Roof Access: ☒ Acceptable

🚩 (RE-1) Major Issue: The inspector observed a number of areas along the front cap joint where the sealant is deteriorating, cracking & separating. It is recommended that the front cap sealant be repaired by a qualified RV technician to prevent future water intrusion.



Streetside Front Cap Sealant



Curbside Front Cap Sealant

🚩 (RE-2) Major Issue: The rear cap roof joint, on both the curbside and streetside corners, have cracked sealant. It is recommended that these areas be repaired by a qualified RV technician to prevent future water intrusion.



Curbside Rear Roof Sealant Gap



Streetside Rear Roof Sealant Gap

Roof Overview:



Roof Overview - Back to Front



Roof Overview - Front to Back

Vents

Vents - Manual Crank (14 x 14): ☒ Not Present

Vents Powered (14x14): ☒ Acceptable

Exterior Vent Covers: ☒ Acceptable

Plumbing Vent Covers: ☒ Acceptable

Refrigerator Roof Vent: ☒ Not Present

Skylights: ☒ Acceptable

Air Conditioner Front

AC Shroud: ☒ Acceptable

AC Exterior Coils: ☒ Acceptable

Air Conditioner Center

AC Shroud: ☒ Acceptable

AC Exterior Coils: ☒ Acceptable

Air Conditioner Rear

AC Shroud: ☒ Acceptable

AC Exterior Coils: ☒ Acceptable

Antennas

TV Antenna - Moves Up and Down: Yes

TV Antenna - Cleaned and Maintained: Yes

Antenna Power Booster Operates: Yes

TV Antenna Exterior Roof Unit: ☒ Acceptable

TV Antenna Interior Handle and Crank: ☒ Not Present

Satellite Antenna: ☒ Not Present

Radio Antenna: ☒ Not Present

Other Roof Equipment

Number of Solar Panels: None

Solar Panels: ☒ Not Present

Exterior Sidewalls

Front Cap / Wall

- Exterior Wall Surface Type:** Paint with Decals
- Any Damage or Discoloration or Delamination:** No
- Sidewall Condition:** ☒ Acceptable
- Paint and Decals:** ☒ Acceptable
- Windows:** None
- Windows:** ☒ Not Present
- Cargo Door:** Doors with Keyed Lock
- Cargo/Access Doors:** ☒ Acceptable

Front Wall Photo:



Front Cap

Curbside - Sidewall

- Exterior Wall Surface Type:** Paint with Decals
- Any Damage or Discoloration or Delamination:** No
- Sidewall Condition:** ☒ Acceptable
- Paint and Decals:** ☒ Acceptable
- Windows:** Glass with No Frame

Windows: ☒ Acceptable

Cargo Door: Doors with Keyed Slam Latch

Cargo/Access Doors: ☒ Acceptable

Rear Cap / Wall

Exterior Wall Surface Type: Paint with Decals

Any Damage or Discoloration or Delamination: No

Sidewall Condition: ☒ Acceptable

Paint and Decals: ☒ Acceptable

Windows: None

Windows: ☒ Not Present

Cargo Door: None

Cargo/Access Doors: ☒ Not Present

Streetside Sidewall

Exterior Wall Surface Type: Paint with Decals

Any Damage or Discoloration or Delamination: Yes

Sidewall Condition: ☒ Fair

Windows: Glass with No Frame

Windows: ☒ Acceptable

Cargo Door: Doors with Keyed Lock, Doors with Keyed Slam Latch

(ES-2) Minor Issue:

The inspector observed a crack in the streetside wheel fairing. It is recommended that this be serviced by a qualified RV technician.



Streetside Tire Fairing

Entrance Doors

Front Entrance Door

Type of Entrance Door: Fiberglass

Keyless Entry Door Lock System: Yes
Keyless Entry Door Lock Functional: Yes
Keyed Door Lock / Deadbolt: Yes
Keyed Door Lock / Deadbolt Functional: Yes
Type of Step System: Manual
Number of Steps: Four
Grab Bar Type: D-Ring Handle
Door Condition: ☒ Acceptable

Rear Entrance Door

Type of Entrance Door: Fiberglass
Keyless Entry Door Lock System: No
Keyless Entry Door Lock Functional: Not Present
Keyed Door Lock / Deadbolt: Yes
Keyed Door Lock / Deadbolt Functional: Yes
Type of Step System: Manual
Number of Steps: Four
Grab Bar Type: Grab Handle
Door Condition: ☒ Acceptable

Awnings

Front Curbside Awning

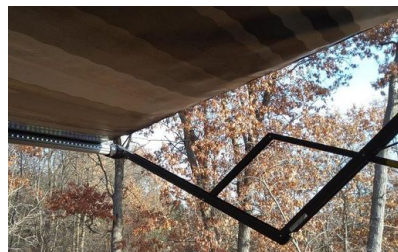
Awning Material: Vinyl
Operational Type: Electric
Frame and Latching Mechanism: ☒ Acceptable
Fabric Condition: ☒ Acceptable
Awning Operation: ☒ Acceptable

Rear Curbside Awning

Awning Material: Vinyl
Operational Type: Electric
Awning Light: Light At Awning Roller
Frame and Latching Mechanism: ☒ Acceptable
Fabric Condition: ☒ Acceptable

Awning Operation: ☒ Acceptable

Door Awning:



Rear Awning

Rear Garage Awning

Awning Material: Vinyl

Operational Type: Electric

Awning Light: On Wall

Frame and Latching Mechanism: ☒ Acceptable

Fabric Condition: ☒ Acceptable

Awning Operation: ☒ Acceptable

Garage Awning:



Garage Awning

Slideouts

Curbside Center Slideout

Slideout Roof Type: (TPO) Rubber

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

Slideout Roof: ☒ Acceptable

Slideout T-Molding Trim: ☒ Fair

Seals, Sweeps and Gaskets: ☒ Acceptable

Slide Rail Gear Rack System: ☒ Acceptable

Wiring Harness under Slideout: ☒ Acceptable

12 Volt DC Control and Switches: ☒ Acceptable

Slideout Operation: ☒ Acceptable

Slideout Awning Topper Operation: ☒ Not Present

Slideout Awning Topper Frame & Latching Mechanism: ☒ Not Inspected

Slideout Awning Topper Fabric: ☒ Not Present

 (S-1) Minor Issue:

Inspector observed gaps in sealant of the lower front T-Molding on the curbside front slideout. It is recommended that this be serviced by a qualified RV technician.



Front of Curbside Slideout T-Molding

Streetside Rear Slideout

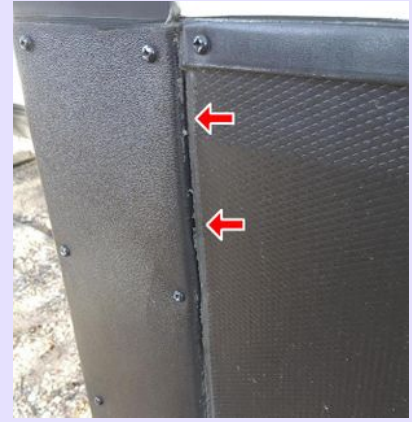
Slideout Roof Type: (TPO) Rubber

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

Slideout Roof: ☒ Acceptable

🔧 (S-2) Minor Issue:

Inspector observed gaps in sealant of the lower front T-Molding on the center streetside slideout. It is recommended that this be serviced by a qualified RV technician.



Streetside Front of Center Slideout T-Molding

Streetside Front Slideout

Slideout Roof Type: (TPO) Rubber

Slideout Drive System: Lippert Schwintek w/In-wall Electric Motor

Slideout Roof: ☒ Acceptable

Slideout T-Molding Trim: ☒ Acceptable

Seals, Sweeps and Gaskets: ☒ Acceptable

Slide Rail Gear Rack System: ☒ Acceptable

Wiring Harness under Slideout: ☒ Not Present

12 Volt DC Control and Switches: ☒ Acceptable

Slideout Operation: ☒ Acceptable

Slideout Awning Topper Operation: ☒ Not Present

Slideout Awning Topper Frame & Latching Mechanism: ☒ Not Present

Slideout Awning Topper Fabric: ☒ Not Present

Tires and Wheels

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.

Curbside Front-Tire/Wheel

Tread Depth: 10/32 inch
Tire Brand: Westlake
Tire Size: ST235/80R16
DOT Date: Visually Verified, 4917
Load Capacity: Single Tire Rating, 4,080 lbs
Load Range: G
Maximum Air Pressure: 110 PSI
Current Air Pressure in Tire: Tire Gauge Reading (psi), 89.9
Valve Extensions Installed: No
Tire Pressure Monitors Installed: No
Tire Condition: ☒ Acceptable
Tire Tread Condition: ☒ Acceptable

Curbside Center-Tire/Wheel

Tread Depth: 10/32 inch
Tire Brand: Westlake
Tire Size: ST235/80R16
DOT Date: Visually Verified, 4917
Load Capacity: Single Tire Rating, 4,080 lbs
Load Range: G
Maximum Air Pressure: 110 PSI
Current Air Pressure in Tire: Tire Gauge Reading (psi), 85.2
Valve Extensions Installed: No
Tire Pressure Monitors Installed: No
Tire Condition: ☒ Acceptable
Tire Tread Condition: ☒ Acceptable

Curbside Rear-Tire/Wheel

Tread Depth: 8/32 inch
Tire Brand: Westlake
Tire Size: ST235/80R16
DOT Date: Visually Verified, 4917
Load Capacity: Single Tire Rating, 4,080 lbs
Load Range: G
Maximum Air Pressure: 110 PSI
Current Air Pressure in Tire: Tire Gauge Reading (psi), 92.2

Valve Extensions Installed: No

Tire Pressure Monitors Installed: No

Tire Condition: ☒ Acceptable

Tire Tread Condition: ☒ Acceptable

Streetside Rear-Tire/Wheel

Tread Depth: 8/32 inch

Tire Brand: Westlake

Tire Size: ST235/80R16

DOT Date: Visually Verified, 4917

Load Capacity: Single Tire Rating, 4,080 lbs

Load Range: G

Maximum Air Pressure: 110 PSI

Current Air Pressure in Tire: Tire Gauge Reading (psi), 94.7

Valve Extensions Installed: No

Tire Pressure Monitors Installed: No

Tire Condition: ☒ Acceptable

Tire Tread Condition: ☒ Acceptable

Streetside Center-Tire/Wheel

Tread Depth: 10/32 inch

Tire Brand: Westlake

Tire Size: ST235/80R16

DOT Date: Visually Verified, 4917

Load Capacity: Single Tire Rating, 4,080 lbs

Load Range: G

Maximum Air Pressure: 110 PSI

Current Air Pressure in Tire: Tire Gauge Reading (psi), 93.2

Valve Extensions Installed: No

Tire Pressure Monitors Installed: No

Tire Condition: ☒ Acceptable

Tire Tread Condition: ☒ Acceptable

Streetside Front-Tire/Wheel

Tread Depth: 10/32 inch

Tire Brand: Westlake

Tire Size: ST235/80R16

DOT Date: Unable to Visually Verify

Load Capacity: Single Tire Rating, 4,080 lbs

Load Range: G

Maximum Air Pressure: 110 PSI

Current Air Pressure in Tire: Tire Gauge Reading (psi), 91.5

Valve Extensions Installed: No

Tire Pressure Monitors Installed: No

Tire Condition: ☒ Acceptable

Tire Tread Condition: ☒ Acceptable

Spare-Tire/Wheel

Tread Depth: 10/32 inch

Tire Brand: Westlake

Tire Size: ST235/80R16

DOT Date: Visually Verified, 4917

Load Capacity: Single Tire Rating, 4,080 lbs4,080 lbs

Load Range: G

Maximum Air Pressure: 110 PSI

Current Air Pressure in Tire: Tire Gauge Reading (psi), 87.0

Spare Tire Rack Type: Drop Down Cable

Spare Tire Jack and Tools: No

Valve Extensions Installed: No

Tire Pressure Monitors Installed: No

Spare Tire Assembly:



Spare Tire

TT-Running Gear

Running Gear

Axle Type: Leaf Springs with Shackles

Number of Axles: Three

Axle - Did Inspector Check for Visible Signs of Rust?: Yes

Axle - Did Inspector Check for Visible Signs of Bent or Damaged Components?: Was damage present?, No

Axle - Did Inspector Check for Visible Signs of Oil Stains?: Yes, Was any present?, No

Brake Type: Electric

U-Bolts and Nuts Have been Evaluated: Yes

Leaf Springs Have been Evaluated: Yes

Hangers Have been Evaluated: Yes

Shackles Have been Evaluated: Yes

Spring Equalizers Have been Evaluated: Yes

Shock Absorbers Have been Evaluated: Not Present

Suspension Bolts with or without Zerk Fittings Have been Evaluated: Yes

Frame - Did Inspector Check for Visible Signs of Rust?: Yes, Was any present?, No

Frame - Did Inspector Check for Visible Signs of Bent or Damaged Components?: Yes, Was any present?, No

Frame - Did Inspector Check for any Visible Signs of Oil Stains?: Yes, Was any Present?, No

Running Gear - Condition: ☒ Acceptable

Frame - Condition: ☒ Acceptable

TT- Hitch & Leveling System

7-Pin & Breakaway

5th Wheel - Front Landing Gear: Hydraulic, Electric

5th Wheel - Rear Stabilizing System: Hydraulic, Electric

5th Wheel Landing Gear - Condition: ☒ Acceptable

5th Wheel - Pin Box: Fixed Pin Swiveling

5th Wheel - Condition: Acceptable

5th Wheel - Goose Neck Adapter: No

Leveling System Type: Electric, Hydraulic

Leveling System Manufacturer: Lippert

Leveling - Inspect for Visible Signs of Damage: Yes
Leveling - Ensure Jacks Extend and Retract Fully: Yes
Leveling - Inspect for Leaks or Mechanical Issues: Yes
Leveling System Condition: ☒ Acceptable

12 Volt DC Chassis Lights

NOTE

-The inspector has verified the items in this section are functional.

Lights

Front Clearance Lights: ☒ Acceptable
Rear Clearance Lights: ☒ Acceptable
Streetside - Marker Lights: ☒ Acceptable
Curbside - Marker Lights: ☒ Acceptable
Left Turn and Brake Light: ☒ Acceptable
Right Turn and Brake Light: ☒ Acceptable
Backup Lights: ☒ Not Present
License Plate Light: ☒ Acceptable
Utility Lights: ☒ Acceptable
Compartment Lights: ☒ Acceptable
Hitch Lights: ☒ Not Present
Porch Lights: ☒ Acceptable
Security Lights: ☒ Not Present
Waste Dump Lights: ☒ Not Present
12VDC at Trailer Connector: ☒ No

Electrical System 120 Volt AC and 12 Volt DC

Hot Skin Tests

Hot Skin Test - Was any Frame and Running Gear Voltage Recorded: ☒ No

Hot Skin Test - Was any Exterior Surface Voltage Recorded: ☒ No

Hot Skin Test - Was any Exterior Wall Surface Voltage Recorded: ☒ No

Hot Skin Test - Was any Door Handles and Frames Voltage Recorded: ☒ No

Hot Skin Test - Was any Window Frames and Trim Voltage Recorded: ☒ No

Hot Skin Test - Was any Other Voltage Recorded: ☒ No

No unsafe voltage over five volts was recorded.



*No Excessive Voltage at
Entrance Door*



No Excessive Voltage at Steps

Power Cord

Power Source: 50 Amp / 240 Volts AC

Power Cord Condition: ☒ Acceptable

Electrical Panel & Fuses

Inside Electrical Panel Box Condition: Acceptable

12 Volt DC Fuse Panel Box Condition: Acceptable

Fuses Condition: All Operational

Fuse Connections Condition: Good Connection

Wires and Terminals Tight: Solid Connection

Electrical Panel Box - Signs of Repair or Service: ☒ No

Electrical Panel Box - Circuit Breakers in Place: ☒ Yes

Electrical Panel Box - Wiring Secure: ☒ Yes

Electrical Panel Box - All White, Black and Ground Wires Kept Separate: ☒ Yes

Fuse Panel Box Inspected: ☒ Yes

120-Volt Electrical System:



Electrical Panel - Cover On



Electrical Panel - Cover Off

AC Outlets & GCFI

GCFI Reset Location: Bathroom

GCFI / Polarity / Voltage Test - Kitchen Receptacles: ☒ Yes

GCFI / Polarity / Voltage Test - Bath and Toilet Area Receptacles: ☒ Yes

GCFI / Polarity / Voltage - All Exterior Receptacles: ☒ Yes

GCFI / Polarity / Voltage Test - Receptacles Storage Bay Areas: ☒ Not Present

Polarity / Voltage Test Bedroom Receptacles: ☒ Yes

Polarity / Voltage Test - Dining Area Receptacles: ☒ Not Present

Polarity / Voltage Test - Living Room Receptacles: ☒ Yes

Polarity / Voltage Test - Behind Refrigerator: ☒ Yes

Polarity / Voltage Test - Receptacles Behind all Electronics and Appliances: ☒ Yes

Voltage Test - USB / 12-Volt Power Ports: ☒ Not Present

Power Converter

Power Converter - AC On (DC Voltage with Shore Power On): Operational Test, 13.18

Power Converter - AC Off (DC Voltage with Shore Power Off): Operational Test, 12.18

Power Converter - Verified: Acceptable

Power Converter - Did DC Voltage Drop at Least 1/2 Volts: ☒ Yes

Generator

Generator - Brand: Onan

Generator - Model # / Serial #: From Manufacturer's Label, 5.5HGJAB-6755L / A180296486

Generator - Hours of Operation: From Interior Control Panel, 13

Generator - Radiator Reservoir and Hoses Condition: ☒ Air Cooled

Generator - Transfer Switch: ☒ Acceptable

Generator - Voltage Output: Voltage Measured Under Load, 118.4

Generator - Frequency Output: Frequency Measured Under Load, 60

Generator - Fuel Level Greater than 1/4 Tank: ☒ Yes

Generator - Starts and Runs: ☒ Yes

Generator - Tested Under Load: ☒ Yes

Generator - Radiator: ☒ Not Present

Generator - Coolant Analysis Performed: ☒ No

Generator - Oil Analysis Performed: ☒ No

Generator - Automated Transfer Switch: ☒ Yes

Inverter

Inverter - Inspected Cables, Wiring and Fuses: ☒ Not Present

Surge Protector

Surge Protector - Brand: SurgeGuard

Surge Guard - Model # / Serial #: 44270

Surge Protector - General Condition: Acceptable

Surge Protector - Cables, Wiring and Fuses: ☒ Yes

Surge Protector:



Surge Protector

Solar Battery Management System (BMS)

Solar Battery Management System (BMS) - Operational: ☒ Not Present

12 Volt DC House Battery

12 Volt DC House Battery - Location: Front Cargo Bay

12 Volt DC House Battery - Box Condition: Fair

12 Volt DC House Battery - Cables and Terminals Condition: Acceptable

12 Volt DC House Battery - Vented and Secure: No

12 Volt DC House Battery(s) - Operational: ☒ Yes

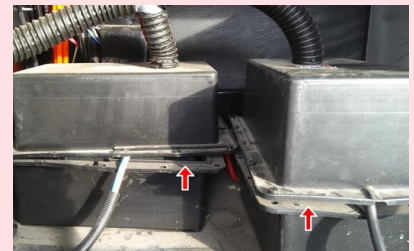
12 Volt DC House Battery(s) - Matched for Size and Age: ☒ Yes

12 Volt DC House Battery(s) - Positive and Negative Cables Matched for Load: ☒ Yes

12 Volt DC House Battery(s) - Have They Been Maintained: ☒ Yes

(ES1VA1VD-4) Life Safety Issue:

The inspector observed that the battery covers are not attached and therefore venting as required by NFPA is not satisfied. It is recommended that this be service by qualified RV technician.



Open Battery Boxes

Water Systems

Notes

-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.

-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.

 **(WS-1) Notice / Comment:** The coach was winterized. The inspector was not able to test the water systems which includes the hot water heater.

City Water

City Water - Food Grade Hose Available for Test: ☒ Yes

City Water - Pressure Regulator Available: ☒ No

City Water - Connections Operate: ☒ Not Inspected

City Water - System Holds Pressure: ☒ Not Inspected

City Water System Condition: ☒ Not Inspected

City Water Connection Condition: ☒ Acceptable

★ (WS-3) Notice / Comment:

A water pressure regulator was not present in the coach. High water pressure can burst your RV's pipes, cause leaks, and loosen connections within the plumbing system. It is recommended that a water pressure regulator be purchased before using the coach.

[Renator RV Water Pressure Regulator for RV Camper](#)



On-Board Water System

On-Board Water System - Tested Fresh Water Fill: Not Inspected

On-Board Water System - Pressure System Works: Not Inspected

On-Board Water System - Pump Creates and Holds Pressure: Not Inspected

On-Board Water System: Tank, Water Pump and Fixtures for Tank Fill Condition:
☒ Not Inspected

Operation and Condition of Outside Shower: ☒ Not Inspected

Operation and Condition of Kitchen Faucet: ☐ Acceptable ☐ Fair ☐ Poor ☒ Not Inspected
☐ Not Present

Operation and Condition of Bathroom Faucet: ☒ Not Inspected

Operation and Condition of Shower: ☒ Not Inspected

Operation and Condition of Toilet: ☒ Not Inspected

Black Water Tank

Black Water Tank - Valve Operates: Yes

Black Water Tank - Valve Type: Cable Pull

Black Water Tank - Tank or Valve or Line Leaks: No

Black Water Tank - Drain Cap in Place: Yes
Black Water Tank Drain Cap Holds Waste Water Back: Yes
Black Water Tank Condition: ☒ Acceptable

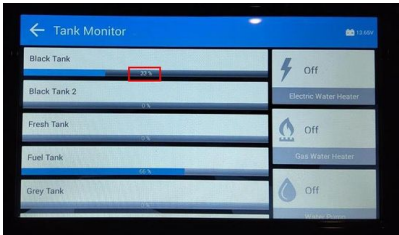
Gray Water Tank

Gray Water Tank - Valve Operates: Yes
Gray Water Tank - Valve Type: Cable Pull
Gray Water Tank - Tank or Valve or Line Leaks: No
Gray Water Tank - Drain Cap in Place: Yes
Gray Water Tank - Drain Cap Holds Gray Water Back: Yes
Gray Water Tank Condition: ☒ Acceptable
Waste Water Sewer / Hose Fittings: ☒ Acceptable

Monitor System

Battery Monitor Reading: Unable to Determine
LP Monitor Reading: Not Present
NOTE: The Following Readings Should be AFTER Emptying Tanks if Possible: Results of the Test
Fresh Water Tank Reading: Digital Reading, 0%
Black Water Tank #1 Reading: Digital Reading, 33%
Black Water Tank #2 Reading: Digital Reading, 0%
Gray Water Tank #1 Reading: Digital Reading, 0%
Battery / Waste / Water Monitor Panel Condition: ☒ Fair

Monitor Display:



Monitor Panel

Propane Tank, Lines and Connections

NOTES

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

-CO Detectors have an estimated service life of 5 to 7 years after which time it is recommended they be replaced.

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

DOT Tanks

DOT - Cylinder Arrangement: Dual Split System

DOT - Hoses and Regulators: Acceptable

DOT #1 - Cylinder Size: 30 LBS

DOT #1 - Date of Manufacture: 2017, 11

DOT Tank #1 - Rust or Damage Condition: Acceptable

DOT #2 - Cylinder Size: 30 LBS

DOT #2 - Date of Manufacture: 2003, 04

DOT Tank #2 - Rust or Damage Condition: Acceptable

DOT - Regulator Type: Dual Input - Auto Change Over

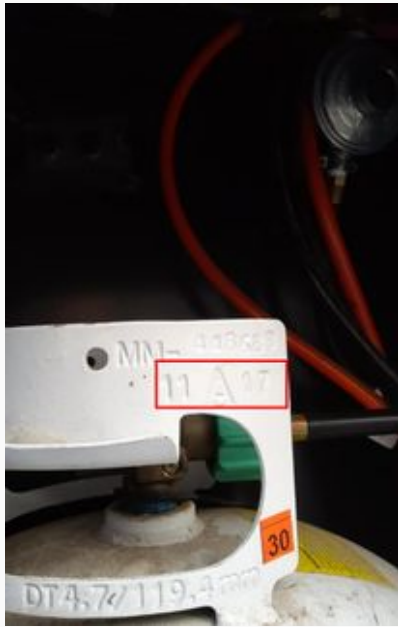
DOT - Regulator Vents Downward: Yes

DOT Tank(s) Condition: ☒ Poor

External Propane Port: ☒ Acceptable

⚠ (PTLC-2) Life Safety Issue: The inspector observed that the streetside LP tank has a 2003 date code. Propane cylinders must be requalified or replaced every 5 or 10 years depending on the cylinder type, condition, and previous requalification method. (Ref. 49 CFR § 180.205(d) and 180.209(e).) Recommend that this be replaced with a newer tank.

DOT Tank:



Curbside LP Tank



Streetside LP Tank

LP Leak / Drop Test

LP Leak / Drop Test -: Pass

LP Leak / Drop Test - Did Pressure Drop During Leak Test: No

LP Leak / Drop Test - Begin Time: 1:08

LP Leak / Drop Test - Completed Time: 1:12

LP Leak System Test: ☒ Acceptable

🚩 **(PTLC-4) Notice / Comment:** The propane system passed the leak test.



LP Leak Test Overview



LP Leak Test - Start



LP Leak Test - Completion

CO Detector

CO Detector Test Result: Pass

CO Detector Brand / Model: BRK / CO250RVA

CO Detector Date: Five Years Old, 2017 Nov 24

CO Detector UL 2034 or CSA 6.19: Yes

CO Detector Alarm During Test: Yes, by Pushing the Button

CO Detector Condition: ☒ Acceptable

The carbon monoxide (CO) detector located near the bedroom ceiling passed the push button test.



CO Detector - Front
CO Detector



CO Detector - Back



CO Replacement Date

Combination LP /CO Detector

Combination LP / CO Detector Test Result: Pass

Combination LP / CO Detector Brand / Model: MTI Industries

Combination LP / CO Detector Date: Four Years Old, JAN 17 2018

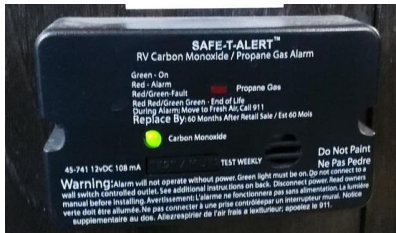
Combination LP / CO Detector UL 1484, UL 2034 or CSA 6.19: Yes

Combination LP / CO Detector Test Method: Tested by Pushing Button and Spraying LP

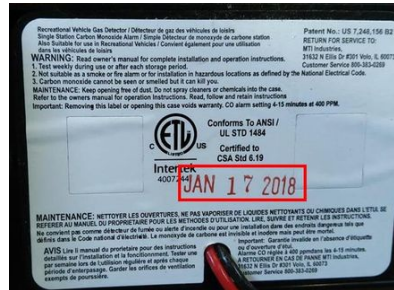
Combination LP / CO Detector Alarm During Test: Yes

Combination LP / CO Detector Condition: ☒ Acceptable

The LP/ CO detector located near the galley floor passed the push button test.



CO / LP Detector - Front



CO / LP Detector - Back

Smoke Detector

Smoke Detector Test Result: Pass

Smoke Detector Brand / Model: BRK / FG250RV

Smoke Detector Date: Four Years Old, 2017 DEC 12

Smoke Alarm UL 217: Yes

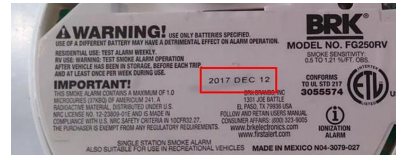
Smoke Detector Alarm During Test: Yes, by Pushing the Button

Smoke Detector Condition: ☒ Acceptable

The smoke detector located near the bathroom ceiling passed the push button test.



Smoke Detector - Front



Smoke Detector - Back

Garage Smoke Detector

Smoke Detector Test Result: Pass

Smoke Detector Brand / Model: BRK / FG250RV

Smoke Detector Date: Four Years Old, 2017 Dec 17

Smoke Alarm UL 217: Yes

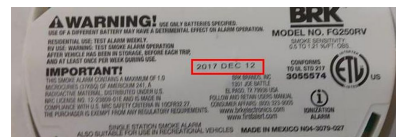
Smoke Detector Alarm During Test: Yes, by Pushing the Button

Smoke Detector Condition: ☒ Acceptable

The smoke detector located near the Garage ceiling passed the push button test.



Garage Smoke Detector - Front



Garage Smoke Detector - Back

Fire Extinguisher

Fire Extinguisher - Size: 5 B:C

Fire Extinguisher - Brand: First Alert

Fire Extinguisher - Secure in Bracket: Yes

Fire Extinguisher - Mounted within 24 Inches of Entrance Door: Yes

Fire Extinguisher - Gauge Indicates Charged State: Yes

Fire Extinguisher Condition: ☒ Poor

⚠️ (PTLC-9) Life Safety Issue: The inspector recommends installing a larger Fire Extinguisher, 10 B:C is recommended.

Fire Extinguisher:



5 B:C

Fire Extinguisher - Garage

Fire Extinguisher - Size: Toy Hauler 10 B:C

Fire Extinguisher - Secure in Bracket: Yes

Fire Extinguisher - Gauge Indicates Charged State: Yes

Fire Extinguisher Condition: ☒ Acceptable

Appliances: Kitchen

NOTE:

-Refrigerator needs to be on for a minimum of 12 to 24 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

Refrigerator

Refrigerator - Brand: NORCOLD

Refrigerator - Model #/ Serial #: 2118SST / 28089028

Refrigerator - Cooling Source(s): 120 Volts AC, Propane

Refrigerator - Operates on all Available Sources: Yes

Refrigerator - Type: RV Helium / Hydrogen Absorption

Refrigerator - Control Panel Location: Between Doors

Refrigerator - Door Latch Secure: Yes

Refrigerator - Freezer Current Temperature: Degrees F, 6.7

Refrigerator - Odor Detectable in Freezer: No

Refrigerator - Current Refrigerator Temperature: Degrees F, 29.5

Refrigerator - Has Unit been Running 12 + Hours: No

Refrigerator - Odor Detectable in Refrigerator: No

Refrigerator - Does Inside Light Work: Yes

Refrigerator - Thermostat Sensor Control Mounted on Fins: Yes

Refrigerator - Thermostat Sensor Type: Adjustable

Refrigerator - Recall Installed (Back of Refrigerator): Not Required

Refrigerator - Control Board: ☒ Acceptable

Refrigerator - Front Side Door Panels: ☒ Acceptable

Refrigerator - Front Side Door Frame: ☒ Acceptable

Refrigerator - Inside Freezer Walls: ☒ Acceptable

Refrigerator - Ice Maker: ☒ Not Present

Refrigerator - Freezer Shelves / Door Racks: ☒ Acceptable

Refrigerator - Inside Walls: ☒ Acceptable

Refrigerator - Shelves / Door Racks: ☒ Acceptable

Refrigerator - Crisper Trays and Drawers: ☒ Acceptable

Refrigerator - Backside Cooling Coils / Proper Venting: ☒ Acceptable

Cooktop / Oven

Cooktop - Brand: Furrion

Cooktop - Model # / Serial #: FSRE21SS / 1711900167-082017-0019

Cooktop - All Burners Operate: Yes

Cooktop - Rubber Grommets for Stovetop Grate: Yes

Cooktop - Burner Ignition Source: Auto - Piezo Ignition
Cooktop - All Burners Light: Yes
Cooktop - Condition: ☒ Acceptable
Cooktop - Condition of Knobs / Controls: ☒ Acceptable
Cooktop - Burner Grate / Cover Condition: ☒ Acceptable
Cooktop - Color of Burner Flame: ☒ Acceptable ☒ Fair
Oven - Combined With Cooktop: Yes
Oven - Burner Ignition Source: Auto - Piezo Ignition
Oven - Burner Lights: Yes
Oven - Condition: ☒ Acceptable
Oven - Racks Condition: ☒ Acceptable
Oven - Color of Burner Flame: ☒ Acceptable

Microwave

Microwave - Brand: FURRION
Microwave - Model # / Serial #: FMCM15-SS / 1711900817-092017-00035
Microwave - Type: Microwave / Convection
Microwave - Convection Mode - Fan Blower Comes On: Yes
Microwave - Temperature of Water after 60 Seconds: Degrees F, 92
Microwave Condition: ☒ Acceptable
Cooktop Exhaust Vent - Part of Microwave: Yes
Cooktop Exhaust Vent - Venting: Vents to Exterior
Cooktop Exhaust Vent Condition: ☒ Acceptable
Cooktop Exhaust Vent - Fan Speeds Condition: ☒ Acceptable

Dishwasher

Dishwasher - Operational: Not Present

Appliances: Other

Water Heater

Water Heater - Brand: Suburban
Water Heater - Model # / Serial #: SW12DEL / 17510747D
Water Heater - Type: Tank Type
Water Heater - Heat Source(s): Electric, Gas

Water Heater - Operates on all Sources: Not Inspected

Water Heater - Type of Ignition: Direct Spark (DSI)

Water Heater - Leaks at Pressure Relief Valve: No

Water Heater - Proper Drain Plug Installed: No

Water Heater - Dauber Screens Installed: No

Water Heater - Condition of Burner Assembly Area: ☒ Acceptable

Water Heater - Rubber Grommet Around Gas Line Sealed: ☒ Acceptable

Furnace

Furnace - Brand: Suburban

Furnace - Operates: Yes

Furnace - Floor Vents Blocked or Covered: No

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

Furnace - Dauber Screens Installed: No

Furnace Air Intake / Exhaust Area Condition: ☒ Acceptable

Washer / Dryer

Washer - Operational: Not Present

Dryer - Operational: Not Present

Washer / Dryer - Condition: ☒ Not Present

In-House Vacuum System

In-House Vacuum System - Brand: INTERVAC

In-House Vacuum System - Model # / Serial #: CS-RM, Serial number not visible

In-House Vacuum System - Operational: Yes

In-House Vacuum System - Condition of Unit / Accessories / Bag: ☒ Acceptable

Electric Fireplace

Electric Fireplace - Brand: Titan Flame

Electric Fireplace - Results of Operation: All Features Work

Electric Fireplace Condition: ☒ Acceptable

Ceiling Fan

Ceiling Fan - Condition Motor and Blades: ☒ Not Present

Appliances: Air Conditioners

NOTE:

-The Delta-T average acceptable performance range is 14 to 22 degrees (8 to 12 degrees C). In high humidity areas the range may be lower, 12 to 16 degrees F (7 to 9 degrees C) and in desert areas it may be higher 23 to 26 degrees F (13 to 15 degrees C).

Air Conditioners - Front

- Air Conditioner - Brand:** Coleman
- Air Conditioner - Model # / Serial #:** 48254C869 / 180114619
- Air Conditioner - Thermostatic Controls:** Dual with Furnace
- Air Conditioner - Options:** AC Only
- Air Conditioner - Delta-T:** Degrees F, 60.1-36.0=24.1
- Air Conditioner Condition:** ☒ Acceptable
- Air Conditioner - Filter Condition:** ☒ Acceptable
- Airconditioner - Exhaust Condition:** ☒ Acceptable

Air Conditioners - Center

- Air Conditioner - Brand:** Coleman
- Air Conditioner - Model # / Serial #:** 48254C869 / 180114618
- Air Conditioner - Thermostatic Controls:** Dual with Furnace
- Air Conditioner - Options:** AC Only
- Air Conditioner - Delta-T:** Degrees F, 58.3-48.7=19.3
- Air Conditioner Condition:** ☒ Fair
- Air Conditioner - Filter Condition:** ☒ Acceptable
- Airconditioner - Exhaust Condition:** ☒ Acceptable

 **(AAC-2) Minor Issue:** The inspector observed a low Delta-T reading on the AC. It is recommended that this be serviced by a qualified RV technician.

Air Conditioners - Rear/Garage

- Air Conditioner - Brand:** Coleman

Air Conditioner - Model # / Serial #: 48253C969 / 180112903

Air Conditioner - Thermostatic Controls: Dual with Furnace

Air Conditioner - Options: AC Only

Air Conditioner - Delta-T: Degrees F, 58.1-35.8=22.3

Air Conditioner Condition: ☒ Acceptable

Air Conditioner - Filter Condition: ☒ Fair

Airconditioner - Exhaust Condition: ☒ Acceptable

✧ **(AAC-3) Notice / Comment:**

The inspector observed that the air conditioner filters were dirty. It is recommended that they be cleaned to improve the efficiency of the units.



Garage AC Filter

Interior

NOTE:

-The inspector has verified the items in this section.

Photos & RV Manuals

RV Manuals Present: ☒ Yes

Evidence of Animals: ☒ No

Odor Detected in RV: ☒ No

Interior 360 Photos:



(This video is only viewable online.)
Galley



(This video is only viewable online.)
Garage



(This video is only viewable online.)
Dinette



(This video is only viewable online.)
Living Room



(This video is only viewable online.)
Bathroom



(This video is only viewable online.)
Bedroom

Ceiling

Ceiling Inspected: ☒ Yes

Ceiling - Panels Loose: ☒ No

Ceiling - Discoloration or Stains: ☒ No
Ceiling - Trim Work Missing or Damaged: ☒ No
Ceiling - Condition: ☒ Acceptable
Ceiling Vents and Skylights - Thermostatic Controls and Switches Work: ☒ Yes
Ceiling Vents - All 12 Volt DC Fans Operate: ☒ Yes
Ceiling Vents - All 120 Volt AC Fans Operate: ☒ Not Present
Ceiling Vents and Skylights - Stains Around Roof Vents and Skylights: ☒ No
Ceiling Vents and Skylights - Condition: ☒ Acceptable
Ceiling Vents and Skylights - Trim Ring Around Vents and Skylights: ☒ Acceptable

Lights

Lights and Light Fixtures - Do all Lights Function: ☒ Yes
Lights and Light Fixtures - Wall Mounted Light Fixtures: ☒ Not Inspected
Lights and Light Fixtures - Rope Lights: ☒ Not Present
Lights and Light Fixtures - Spot Lights: ☒ Yes
Lights and Light Fixtures - Floor Lights: ☒ Not Present
Lights and Light Fixtures - Entry Lights inside RV: ☒ Yes
Lights and Light Fixtures - Missing or Broken Lenses: ☒ No
Lights and Light Fixtures - Missing Shades or Broken Covers: ☒ No
Lights and Light Fixtures - Condition: ☒ Acceptable

Walls

Walls Inspected: ☒ Yes
Walls - Panels Loose: ☒ No
Walls - Water Damage Wall Panels: ☒ No
Walls - Panels Discolored or Stained: ☒ No
Walls - Soft Spots on Walls: ☒ No
Walls - Trim Work on Walls: ☒ No
Walls - Damage Repairs Performed: ☒ No
Walls - Holes or Wall Repairs: ☒ No
Walls - Condition: ☒ Acceptable
Walls - Interior Doors Condition: ☒ Acceptable

Closets

- Closets / Pantries Inspected:** ☒ Yes
 - Closets and Pantries - Door Damage / Scratches:** ☒ No
 - Closets and Pantries - Wood Rot or Broken:** ☒ No
 - Closets and Pantries - Condition:** ☒ Acceptable
-

Windows, Blinds and Shades

- Windows - All Windows Operational:** ☒ Yes
 - Windows - Emergency Exit Windows Installed:** ☒ Yes
 - Windows - Emergency Exit Windows Operational:** ☒ Yes
 - Blinds and Shades - Installed:** ☒ Yes
 - Blinds and Shades - Operational:** ☒ Yes
 - Windows - Condition:** ☒ Acceptable
 - Blinds and Shades - Condition:** ☒ Acceptable
-

Flooring

- Flooring - Sheet Vinyl:** ☒ Yes
 - Flooring - Carpet:** ☒ No
 - Flooring - Ceramic Tile:** ☒ Not Present
 - Flooring - Tile - Other:** ☒ Not Present
 - Flooring - Floor Panels Loose:** ☒ No
 - Flooring - Floor Covering Discolored or Stained:** ☒ No
 - Flooring - Water Damage:** ☒ No
 - Flooring - Carpet Worn:** ☒ Not Present
 - Flooring - Sheet Vinyl Stained:** ☒ No
 - Flooring - Soft Spots in Floor:** ☒ No
 - Flooring - Previous Repairs Performed:** ☒ No
 - Flooring - Condition:** ☒ Acceptable
-

Kitchen Sink

- Kitchen Sink - Style:** Double Bowl
- Kitchen Sink - Type:** Stainless
- Kitchen Counter Top Damage:** ☒ No

Kitchen Sink - Faucet Working: ☒ Not Inspected
Kitchen Sink - Faucet Leaks at Stem: ☒ Not Inspected
Kitchen Sink - Water Damage Under Sink: ☒ Not Inspected
Kitchen Sink - P-Trap Holds Water: ☒ Not Inspected
Kitchen Sink - Hot and Cold Water Available: ☒ Not Inspected
Kitchen Sink - Condition: ☒ Acceptable

Toilet

Toilet - Type: Gravity Flush
Toilet - Water Leaks: ☒ No
Toilet - Indication of Previous Damage or Repair: ☒ No
Toilet - Bowl Holds: ☒ Yes
Toilet - Mounting Problems: ☒ No
Operation and Condition of Toilet: ☒ Acceptable

Toilet - Garage

Toilet - Type: Gravity Flush
Toilet - Water Leaks: ☒ No
Toilet - Indication of Previous Damage or Repair: ☒ No
Toilet - Bowl Holds: ☒ Yes
Toilet - Mounting Problems: ☒ No
Operation and Condition of Toilet: ☒ Acceptable

Shower

Shower / Tub - Style: Shower Stall
Shower / Tub - Stains in Stall / Tub: ☒ No
Shower / Tub - Water Damage or Leaks: ☒ No
Shower / Tub - Glass Doors: ☒ Yes
Shower / Tub - Condition: ☒ Acceptable
Shower / Tub - Door and Frame and Seals Condition: ☒ Acceptable
Operation and Condition of Shower: ☒ Not Inspected

Bathroom Sink

Bathroom Sink - Style: Single Bowl

Bathroom Sink - Type: Corian

Bathroom Sink - Faucet Working: ☒ Not Inspected

Bathroom Sink - Faucet leaks at Stem: ☒ No

Bathroom Sink - Water Damage Under Sink: ☒ No

Bathroom Sink - P-Trap Holds Water: ☒ Not Inspected

Bathroom Sink - Holds Water: ☒ Not Inspected

Bathroom Sink - Hot and Cold Water Available: ☒ Not Inspected

Bathroom Sink - Condition: ☒ Acceptable

Bathroom Sink - Garage

Bathroom Sink - Style: Single Bowl

Bathroom Sink - Faucet Working: ☒ Not Inspected

Bathroom Sink - Faucet leaks at Stem: ☒ No

Bathroom Sink - Water Damage Under Sink: ☒ No

Bathroom Sink - Holds Water: ☒ Not Inspected

Bathroom Sink - Hot and Cold Water Available: ☒ Not Inspected

Bathroom Sink - Condition: ☒ Acceptable

Furniture

Chairs

Chairs Inspected: Not Present

Chairs - Condition: ☒ Not Present

Sofa

Sofa(s) Inspected: Yes

Sofa - Fabric Tears or Separation: No

Sofa - Fabric Discolored or Stains : No

Sofa - Signs of Excess Wear: No

Sofa - Water Damage: No

Sofa - Condition: ☒ Acceptable

Dinette / Table / Chairs

- Dinette / Table / Chairs - Inspected:** Yes
 - Dinette / Table / Chairs - Fabric Tears or Separation:** No
 - Dinette / Table / Chairs - Fabric Discolored or Stains:** No
 - Dinette / Table / Chairs - Sign of Excess Wear:** No
 - Dinette / Table / Chairs - Water Damage:** No
 - Dinette / Table / Chairs - Previous Repairs:** No
 - Dinette / Table / Chairs - Condition:** ☒ Acceptable
-

Beds

- Beds Inspected:** Yes
 - Beds - Fabric Tears or Separation:** No
 - Beds - Fabric Discolored or Stains:** No
 - Beds - Signs of Excess Wear:** No
 - Beds - Pillow Top Mattress:** No
 - Beds - Bed Covers:** Not Present
 - Beds - Covers Match Decor:** Not Present
 - Beds - Condition:** ☒ Acceptable
-

Cabinets

- Cabinets / Dressers Inspected:** Yes
 - Cabinets / Dressers - Types of Hinges:** Hidden
 - Cabinets / Dressers - Door Damage or Scratches:** No
 - Cabinets / Dressers - Counter Top Damage or Scratches:** No
 - Cabinets / Dresser - Wood Rot or Broken:** No
 - Cabinets / Dressers - Drawer Damage or Scratches:** No
 - Cabinets / Dressers - Condition:** ☒ Acceptable
-

Safe

- Safe Inspected:** Not Present
- Safe - Condition:** ☒ Not Present

Electronics

TV - Living Room

- Unit - Brand: TLC
- Unit - Model # / Serial #: / 1705GTC001443A00309
- Antenna Power Booster Operates: Yes
- TV Picks Up Local Channels: Yes
- Unit Works Properly: ☒ Yes
- Unit Cleaned and Maintained: ☒ Yes
- Unit Properly Mounted and Secured: ☒ Yes

TV - Living Room:



Living Room TV

TV - Bedroom

- Unit - Brand: TLC
- Antenna Power Booster Operates: Yes
- TV Picks Up Local Channels: Yes
- Remotes Operational: Yes
- Unit Works Properly: ☒ Yes
- Unit Cleaned and Maintained: ☒ Yes
- Unit Properly Mounted and Secured: ☒ Yes

TV - Garage

- Unit - Brand: TLC
- Antenna Power Booster Operates: Yes
- TV Picks Up Local Channels: Yes
- Remotes Operational: Yes
- Unit Works Properly: ☒ Yes

Unit Cleaned and Maintained: ☒ Yes

Unit Properly Mounted and Secured: ☒ Yes

TV - Garage:



TV - Exterior

Unit - Brand: TLC

Unit Works Properly: ☒ Yes

Unit Cleaned and Maintained: ☒ Yes

Unit Properly Mounted and Secured: ☒ Yes

DVD Player / Radio / Stereo

Unit - Brand: Jensen

Unit Works Properly: ☒ Yes

Unit Cleaned and Maintained: ☒ Yes

Unit Properly Mounted and Secured: ☒ Yes

Toy Hauler Section

Overview

The following inspection items of the toy hauler garage can be found in the indicated chapters and sections;

- *Fire Extinguisher Propane Tank..., Fire Extinguisher - Garage*
- *Air Conditioner Appliances: Air Conditioner, Air Conditioner - Garage*
- *Toilet Interior, Toilet - Garage*
- *Bathroom Sink Interior, Bathroom Sink - Garage*

Ramp Door

Ramp Door Operation: Operates as intended

Ramp Door Mechanism: Manual

Ramp Door - Condition: ☒ Acceptable

Ramp Door Photos:



Rear Ramp Door



Side Platform

Interior

Flooring Material: Laminate

Flooring - Condition: ☒ Acceptable

Cargo Hooks - Condition: ☒ Acceptable

Walls - Condition: ☒ Acceptable

Windows - Condition: ☒ Acceptable

Windows - All Operational: ☒ Yes

Windows - Emergency Exit Installed and Operational: ☒ Yes

Cabinets / Dressers - Condition: ☒ Acceptable

Cabinets / Dressers / Drawers - Inspected: ☒ Yes

Cabinets / Dressers / Drawers - Damage or Scratchesss, Wood Rot, Water Damage: ☒ Yes

Beds

Beds - Condition: Acceptable

Bed Lift Type: Electric

Seating Converts into Beds: Yes

Number of Beds: Two

Beds - Fabric Tears or Separation, Discolored or Stains Excessive Wear, Water Damage: ☒ No

Life Safety

Danger Label: Yes

Gas Station Static Strap Available: Yes

Report Attachments

PDFs

ATTENTION: This inspection report is incomplete without reading the information included herein at these links/ attachments. Note If you received a printed version of this page and did not receive a copy of the report through the internet please contact your inspector for a printed copy of the attachments.



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