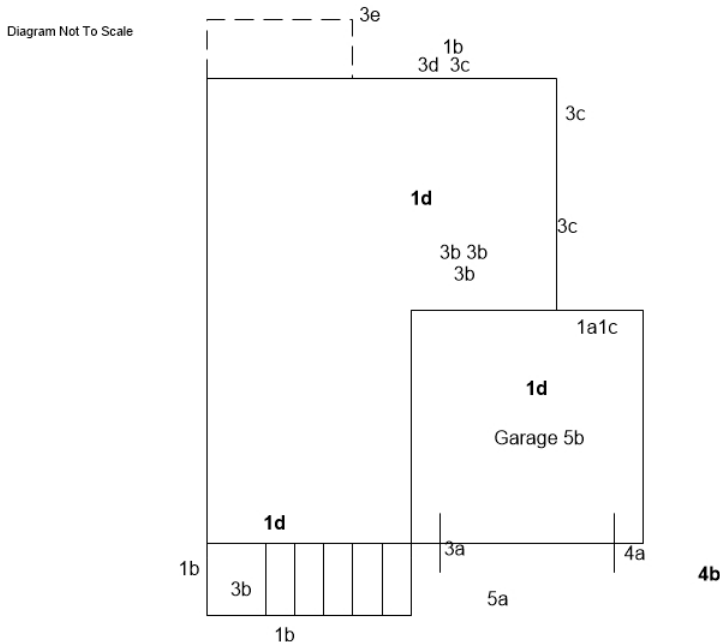


WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No. 1130	Street Brussels St	City San Francisco	Zip 94134-2106	Date of Inspection 11/22/2022	Number of Pages 1 of 8
Pacific Coast Termite Inc. 40487 Encyclopedia Circle Fremont, CA 94538 Tel 510-252-0801 Fax 510-252-0826 Registration #: BR5139				A LICENSED PEST CONTROL OPERATOR IS AN EXPERT IN HIS/HER FIELD. QUESTIONS RELATIVE TO THIS REPORT SHOULD BE REFERRED TO HIM/HER. Report #: 275026	
Ordered by: Fariba Lance 1130 Brussels St San Francisco, CA 94134-2106 408-859-9098		Property Owner and/or Party of Interest: Fidelity National Title 2099 Gateway Pl, ste 500 FSBC-0272201502 San Jose, CA 95110-1093 408-337-4313		Report sent to: Fidelity National Title 2099 Gateway Pl, ste 500 FSBC-0272201502 San Jose, CA 95110-1093 408-337-4313	
COMPLETE REPORT <input checked="" type="checkbox"/> LIMITED REPORT <input type="checkbox"/> SUPPLEMENTAL REPORT <input type="checkbox"/> REINSPECTION REPORT <input type="checkbox"/>					
General Description: 2 Story, Single Family House, Attached Garage, Occupied and Furnished				Inspection Tag Posted: Garage	
				Other Tags Posted: None noted	
An inspection has been made of the structure(s) shown on the diagram in accordance with the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.					
Subterranean Termites <input checked="" type="checkbox"/> Drywood Termites <input type="checkbox"/> Fungus/Dryrot <input checked="" type="checkbox"/> Other Findings <input checked="" type="checkbox"/> Further Inspection <input checked="" type="checkbox"/>					
Key: 1 = Subterranean Termites 2 = Drywood Termites 3 = Fungus/Dryrot 4 = Other Findings 5 = Unknown Further Inspection					



Antonio Castillo

Inspected By: Antonio Castillo State License No.: FR55951 Signature: _____

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceding two years. To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Suite 1500, Sacramento, CA 95815

NOTE: Questions or problems concerning the above report should be directed to the manager of the company. Unresolved questions or problems with services performed may be directed to the Structural Pest Control Board at (916) 561-8708, (800) 737-8188 or www.pestboard.ca.gov.

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	2 of 8

General Comments

WHAT IS A WOOD DESTROYING PEST AND ORGANISM INSPECTION REPORT? READ THIS DOCUMENT. IT EXPLAINS THE SCOPE AND LIMITATIONS OF A STRUCTURAL PEST CONTROL INSPECTION AND A WOOD DESTROYING PEST AND ORGANISM INSPECTION REPORT.

A Wood Destroying Pest and Organism Inspection Report contains findings as to the presence or absence of evidence of wood destroying pests and organisms in visible and accessible areas and contains recommendations for correcting any infestations or infections found. The contents of Wood Destroying Pest & Organism. Inspection Reports are governed by the Structural Pest Control Act and regulations.

Some structures do not comply with building code requirements or may have structural, plumbing, electrical, mechanical, heating, air conditioning or other defects that do not pertain to wood destroying organisms. A Wood Destroying Pest & Organism Inspection Report does not contain information on such defect, if any, as they are not within the scope of the licenses of either this company, or it's employees.

The Structural Pest Control Act requires inspection of only those area which are visible and accessible at the time of inspection. Some areas of the structure are not accessible to inspection, such as the interior of hollow walls, spaces between floors, areas concealed by carpeting, appliances, furniture or cabinets. Infestations or infections may be active in these areas without visible and accessible evidence. If you desire information about areas that were not inspected, a further inspection may be performed at an additional cost. Carpets, furniture or appliances are not moved and windows are not opened during a routine inspection.

INACCESSIBLE AREAS: Certain areas are recognized by the industry as inaccessible and or for other reasons not inspected, as indicated in Section 1990, Paragraph (d) of the California Structural Pest Control Act. These include, but are not limited to: furnished interiors; inaccessible attics or portions thereof; the interior of hollow walls; spaces between a floor or porch deck and the ceiling or soffit below; stall showers over finished ceilings; such structural segments as Porte cocheres, enclosed bay windows, buttresses, and similar areas to which there is no access without defacing or tearing out lumber, masonry or finished work; built-in cabinet work; floors beneath coverings, areas where storage conditions or locks make inspection impracticable.

NOTE: "THE EXTERIOR SURFACE OF THE ROOF WAS NOT INSPECTED. IF YOU WANT THE WATER TIGHTNESS OF THE ROOF DETERMINED, YOU SHOULD CONTACT A ROOFING CONTRACTOR WHO IS LICENSED BY THE CONTRACTOR'S STATE LICENSE BOARD". This company does not certify or guarantee against any leakage, such as (but not limited to) plumbing, appliances, walls, doors, windows, any type of seepage, roof or deck coverings. This company renders no guarantee, whatsoever, against any infection, infestation or any other adverse condition which may exist in such areas or may become visibly evident in such area after this date, Upon request, further inspection of these areas would be performed at an additional charge.

In the event damage or infestation described herein is later found to extend further than anticipated, our bid will not include such repairs. OWNER SHOULD BE AWARE OF THIS CLOSED BID WHEN CONTRACTING WITH OTHERS OR UNDERTAKING THE WORK HIMSELF/HERSELF.

Having termite treatment including preventative work done on your home is not a substitute for regular home maintenance.

This Wood Destroying Pest & Organisms Report DOES NOT INCLUDE MOLD or any mold like conditions. No reference will be made to mold or mold-like conditions. Mold is not a Wood Destroying Organism and is outside the scope of this report as defined by the Structural Pest Control Act. If you wish your property to be inspected for mold or mold like conditions, please contact the appropriate mold professional.

This company will reinspect repairs done by others within four months of the original inspection. A charge, if any, can be no greater than the original inspection fee for each reinspection. The reinspection must be done within ten (10) working days of request. The reinspection is a visual inspection and if inspection of concealed areas is desired, inspection of work in progress will be necessary. Any guarantees must be received from parties performing repairs.

Wall paper, stain, or interior painting are excluded from our contract. New wood exposed to the weather will be prime painted, only upon request at an additional expense.

All pesticides and fungicides must be applied by a state certified applicator (sec. 8555 Business and Professions Code Division 3) and in accordance with the manufacturer's label requirements.

"NOTICE: REPORTS ON THIS STRUCTURE PREPARED BY VARIOUS REGISTERED COMPANIES SHOULD LIST THE SAME FINDINGS (I.E. TERMITE INFESTATIONS, TERMITE DAMAGE, FUNGUS DAMAGE, ETC.) HOWEVER, RECOMMENDATIONS TO CORRECT THESE FINDINGS MAY VARY FROM COMPANY TO COMPANY. YOU HAVE THE RIGHT TO SEEK A SECOND OPINION FROM ANOTHER COMPANY."

Please note: drywood termite droppings may be observed for a period of up to 6 months following treatment. Should activity continue please call the offices of Pacific Coast Termite. Should you see any live activity (Swarmer), please call to schedule a service call right away.

_____initials

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	3 of 8

This is a separated report which is defined as Section I/Section II conditions evident on the date of the inspection. Section I contains items where there is visible evidence of active infestation, infection or conditions that have resulted in or from infestation of infection. Section II items are conditions deemed likely to lead to infestation or infection but where no visible evidence of such was found. Further inspection items are defined as recommendations to inspect area(s) which during the original inspection did not allow the inspector access to complete the inspection and cannot be defined as Section I or Section II.

Description of Findings

SECTION: I

SUBTERRANEAN TERMITES

Finding: 1A Evidence of subterranean termites noted at the garage man door header.
Recommendation: Scrape and/or remove all accessible subterranean termite shelter tubes. Treat the soil with Altriset at all probable entry points around the foundation of the structure. This may include rod injection to the soil, trenching around the foundation walls of the exterior, subarea and pier posts in the sub area. It may be necessary to drill through any attached slab foundation. While due caution is exercised, Pacific Coast Termite, Inc. is not responsible for damage to plumbing, electrical, or any other service lines beneath the slab. Scrape and/or remove all accessible subterranean termite shelter tubes.

Price: \$2,600.00

Finding: 1B Treatment for the control of subterranean termites at the exterior perimeter slab areas.
Recommendation: Treat the soil with Altriset at all probable entry points around the foundation of the structure. This may include rod injection to the soil, trenching around the foundation walls of the exterior, subarea and pier posts in the sub area. It may be necessary to drill through any attached slab foundation. While due caution is exercised, Pacific Coast Termite, Inc. is not responsible for damage to plumbing, electrical, or any other service lines beneath the slab. Scrape and/or remove all accessible subterranean termite shelter tubes.

Price: Price included in 1A

Finding: 1C Subterranean termites have damaged the garage man door header.
Recommendation: Remove damaged wood members and replace with new material. If any further damage is found during the course of these repairs, a Supplemental Report will be issued with additional findings, recommendations and estimates.

Price: \$4,000.00

Finding: 1D Treatment for the control of subterranean termites at the garage/ basement exposed wood framing.
Recommendation: A foam solution of Bora-Care will be applied on all accessible exposed wood framing for the control of subterranean termite infestation.

Price: Price included in 1A

FUNGUS/DRYROT

Finding: 3A Evidence of fungus and/or dry rot noted at the garage door jamb.
Recommendation: Cut flush/Remove damaged wood members and replace with new material. If any further damage is found during the course of these repairs, a Supplemental Report will be issued with additional findings, recommendations and estimates.

Price: Price included in 1C

Finding: 3B Evidence of fungus and/or dry rot noted at the basement and garage subfloor and frame.
Recommendation: Scrape and treat the surface fungus affected area with Bora-Care.

Price: Price included in 1A

Finding: 3C Evidence of fungus and/or dry rot noted at the 1st and 2nd story siding panels.

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	4 of 8

Recommendation: Cut flush/Remove damaged wood members and replace with new material. If any further damage is found during the course of these repairs, a Supplemental Report will be issued with additional findings, recommendations and estimates.

Price: Price included in 1C

Finding: 3D Evidence of fungus and/or dry rot noted at the window trims.
Recommendation: Cut flush/Remove damaged wood members and replace with new material. If any further damage is found during the course of these repairs, a Supplemental Report will be issued with additional findings, recommendations and estimates.

Price: Price included in 1C

Finding: 3E Evidence of fungus and/or dry rot noted at the patio cover roof sheathing.
Recommendation: Cut flush/Remove damaged wood members and replace with new material. If any further damage is found during the course of these repairs, a Supplemental Report will be issued with additional findings, recommendations and estimates.

Price: Price included in 1C

SECTION: II OTHER FINDINGS

Finding: 4A The brick veneer was noted to be below grade.
Recommendation: This is a normal construction style for a home this age. There is no practical or economical method to make this area accessible or to eliminate the below grade, stucco below grade or brick veneer below grade condition. No further recommendations are made. Periodic inspections are advised.

Price: \$0.00

Finding: 4B Cracked and/or peeling paint was noted throughout the exterior of the structure.
Recommendation: The owner is advised to refinish and/or repaint the area to seal the wood members and prevent excessive moisture from entering into any unprotected exterior wood finishes.

Price: Owner to complete

UNKNOWN FURTHER INSPECTION FURTHER INSPECTIONS

Finding: 5A The structure has vinyl/metal siding concealing existing wood siding, the wood siding is inaccessible for inspection.
Recommendation: There is no practical economical method to make this area accessible for inspection. No opinions are rendered at this time. Periodic inspections are advised.

Price: \$0.00

Finding: 5B Dry water stains were noted in the garage and basement. There were no signs of any active leak, and no fungal damage was noted at the time of this inspection.
Recommendation: The water stains noted are dry, there is no active leak or fungal damage noted. Periodic inspections are advised. No further recommendations are made.

Price: \$0.00

Section I Total:	\$6,600.00
Section II Total:	\$0.00
Unknown Further Inspection:	\$0.00
<hr/>	
Grand Total:	\$6,600.00

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	5 of 8

Disclaimer

Limited Warranty, Disclaimer and Limitation of Claims. Company guarantees that the work will be performed in a good workmanlike manner within generally accepted pest control practices. The warranty covers all work performed by Company in accordance with the recommendations noted in the Inspection Report, and if termite infestation is found in any of those areas in which work was performed within two (2) years of the completion of Company's work, further treatments will be performed at no additional charge to remediate such infestation in accordance with any recommendations made in a subsequent inspection report identifying such infestation. The warranty covers all structural repair work performed against defects in workmanship and materials for a period of one (1) year from the date of its completion, and is limited to the performing the repairs necessary to correct any such defects in workmanship. This warranty does not cover damage or defects that are the result of characteristics common to the materials used, or conditions resulting from consideration, expansion, or contraction of such materials. Further, Company makes no warranties or representations concerning any pesticides or other materials installed by Company. Warranty work will be completed within sixty (60) days from the date of receipt of written request from Owner. Company's sole obligation shall be to repair, or replace, such work, or portion thereof, that has been promptly reported as defective by Owner within the warranty period and which has been determined by Company to have been defective. "Local treatment is not intended to be an entire structure treatment method. If infestations of wood destroying pests extend or exist beyond the area(s) of local treatment, they may not be exterminated."

This report is not to be used for escrow purposes, unless specified and separated.

If you decide to sell your home while it is under warranty and the buyer demands that your home be fumigated, Pacific Coast Termite is not responsible for the cost of fumigation or any expenses incurred during the process.

THE ABOVE LIMITED WARRANTY IS THE ONLY WARRANTY MADE BY COMPANY. COMPANY DISCLAIMS ALL OTHER EXPRESS AND IMPLIED WARRANTY, INCLUDING ALL WARRANTIES OF MERCHANT ABILITY AND FITNESS FOR A PARTICULAR PURPOSE. COMPANY SHALL HAVE NO LIABILITY FOR ANY INDIRECT, CONSEQUENTIAL, OR SPECIAL DAMAGES TO OWNER WITH RESPECT TO COMPANY'S OBLIGATIONS HEREUNDER, INCLUDING, BUT NOT LIMITED TO, LOSS OF USE, LOSS OF PRODUCTION, LOSS OF PROFITS, LOSS OF BUSINESS OPPORTUNITES, EMOTIONAL DISTRESS, AGGRAVATION, OR ANY OTHER SIMILAR DAMAGES EVEN IF COMPANY HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES.

Force Majeur-Delay-Extension of Time. Company shall not be liable for any delay or nonperformance caused by an act of God, acts of the Owner, the Owner's architect, engineer, contractor, or the building department, stormy weather, strikes or other labor troubles not the fault of Company, extra work ordered by the Owner, Owner's architect, engineer, contractor, or the building department, unavailability of materials, failure of the Owner to make progress payments when due that substantially interferes with the Company's ability to continue performance of the work, or any other contingency beyond the Company's reasonable control.

NOTICE TO OWNER:

Under the California Mechanics Lien Law any structural pest control company which contracts to do work for you, any contractor, subcontractor, laborer, supplier or other person who helps to improve your property, but is not paid for his or her work or supplies, has a right to enforce a claim against your property. This means that after a court hearing, your property could be sold by a court officer and the proceeds of the sale used to satisfy the indebtedness. This can happen even if you have paid your structural pest control company in full if the subcontractor, laborers or suppliers remain unpaid. To preserve their right to file a claim or lien against your property, certain claimants such as subcontractors or material suppliers are required to provide you with a document entitled "Preliminary Notice." Prime contractors and laborers for wages do not have to provide this notice. A Preliminary Notice is not a lien against your property. Its purpose is to notify you of persons who may have a right to file a lien against your property if they are not paid.

NOTICE TO OCCUPANT

In accordance with the laws and regulations of the State of California, we are required to provide you the following information prior to application of pesticides to your property.

State law requires that you be given the following information: CAUTION, PESTICIDES ARE TOXIC CHEMICALS. Structural Pest Control companies are licensed and regulated by the Structural Pest Control Board, and apply pesticides

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	6 of 8

which are registered and approved for use by the California Dept. of Pesticide Regulation and the United States Environmental Protection Agency. Registration is granted when the State finds that, based on existing scientific evidence there are no appreciable risks if proper use conditions are followed or that the risks are outweighed by the benefits. The degree of risk depends upon the degree of exposure, so exposure should be minimized.

If within 24 hours following application, you experience symptoms similar to common illness comparable to the flu, contact your physician or poison control center (800)876-4766 and your pest control company immediately. Effects of over exposure to these materials can include tremors, lethargy, CNS stimulation and tonic and colonic convulsions.

For further information contact any of the following:

Pacific Coast Termite, Inc. (800) 669-1900

Poison Control Center (800) 876-4766

For Health Questions: County/ City Health Departments

Alameda (510) 267-3250 Amador (209) 223-6407 Berkley City (510) 981-5300
Calaveras (209) 754-6460 Contra Costa (925) 313-6767 El Dorado (530) 621-6100
Fresno (559) 445-3550 Kern (661) 321-3000 Kings (559) 584-1401
Lake (707) 994-9433 Long Beach (562) 570-7468 Los Angeles (213) 351-7800
Marin (415) 473-6007 Mariposa (209) 966-3689 Mendocino (707) 472-2600
Merced (209) 381-1023 Monterey (831) 755-4683 Napa (707) 253-4270
Orange (800) 564-8448 Pasadena (626) 744-6012 Placer (530) 889-7141
Riverside (951) 358-5107 Sacramento (916) 875-7468 San Benito (831) 637-5367
San Bernardino (909) 387-6521 San Diego (866) 358-2966 San Francisco (415) 554-2830
San Joaquin (209) 468-3481 San Luis Obispo (805) 781-5500 San Mateo (650) 573-2877
Santa Barbara (805) 346-8420 Santa Clara (408) 792-5040 Santa Cruz (831) 454-4343
Solano (707) 553-5402 Sonoma (707) 565-4567 Stanislaus (209) 558-8872
Tulare (800) 834-7121 Tuolumne (209) 533-7401 Ventura (805) 981-5211
Yolo (530) 666-8645

For Application Information: County Agricultural commissioners offices:

Alameda (510) 670-5232 Amador (209) 223-6487 Calaveras (209) 754-6504
Contra Costa (925) 646-5250 El Dorado (530) 621-5520 Fresno (559) 600-7510
Kern (661)868-6300 Kings (559) 582-3211 Los Angeles (626) 575-5471
Lake (707) 263-0217 Marin (415) 473-6700 Mariposa (209) 966-2075
Mendocino (707) 463-4208 Merced (209) 385-7431 Monterey (831) 759-7325
Napa (707) 253-4357 Orange (714) 955-0100 Placer (530) 889-7372
Riverside (951) 995-3000 Sacramento (916) 875-6603 San Benito (831) 637-5344
San Bernardino (909) 387-2115 San Diego (858) 694-2741 San Francisco (415) 252-3830
San Joaquin (209) 953-6000 San Luis Obispo (805) 781-5910 San Mateo (650) 363-4700
Santa Barbara (805) 681-5600 Santa Clara (408) 918-4600 Santa Cruz (831) 763-8080
Solano (707) 784-1310 Sonoma (707) 565-2371 Stanislaus (209) 525-4730
Tulare (559) 684-3350 Tuolumne (209) 533-5691 Ventura (805) 477-1620
Yolo (530) 666-8140

For regulatory information: Structural Pest Control Board (916) 561-8704
2005 Evergreen Street, Suite 1500, Sacramento, Ca 95815

TERMITE AND FUNGUS CONTROL CHEMICALS

XT-2000 Orange Oil Plus (EPA Reg No. 71986-2)

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	7 of 8

Active Ingredients: d-Limonene.....95%

Bora-Care (EPA Reg No. 64405-1)

Active Ingredients: Disodium Octaborate
Tetrahydrate.....98%

Premise 75 WP (EPA Reg No. 432-1332)

Active Ingredients: Imidacloprid,
1-[(6-Chloro-3-pyridinyl)methyl]-N-nitro-2-imidazolidinimine.....75%

Premise Foam (EPA Reg No. 432-1391)

Active Ingredients: Imidacloprid; 1-[(6-chloro-3-pyridinyl)methyl]-N
nitro-2-imidazolidinimine.....0.05%

Altriset (EPA Reg No. 352-829)

Active ingredients:Chlorantraniliprole,
3-Bromo-N-[4-chloro-2-methyl-6-[(methylamino)carbonyl]phenyl]-1-(3-chloro-2-pyridinyl)
-1H-pyrazole-5-carboxamide.....18.4%

Termidor SC (EPA Reg No. 7969-210)

Active Ingredients: fipronil: 5-amino-1-(2,6dichloro-4-(trifluoromethyl)
phenyl)-4-((1,R,S-trifluoromethyl)sulfinyl)-1-H-pyrazole-3-carbonitrile.....9.1%

Termidor HE (EPA Reg No. 7969-329)

Active Ingredients: fipronil: 5-amino-1-(2,6dichloro-4-(trifluoromethyl)
phenyl)-4-((1,R,S-trifluoromethyl)sulfinyl)-1-H-pyrazole-3-carbonitrile.....8.73%

Alpine Termite Foam (EPA reg. no. 499-526)

Active Ingredient: Dinotefuran,
N-methyl-N'-nitro-N-[(tetrahydro-3-furanyl)methyl]guanidine.....0.025%

Tim-Bor Professional (EPA Reg. No. 64405-8)

Active Ingredients: Disodium Octaborate
Tetrahydrate.....98%

Advanced 375A (EPA Reg. No. 499-370)

Active Ingredients: Abamectin*B1.....0.011%

THANK YOU FOR CHOOSING PACIFIC COAST TERMITE, INC., to perform a structural pest control inspection on your property. Our inspection has determined that your property will benefit from the safe application of a chemical commonly used for structural pest control.

By signing below I authorize the following recommendations to be performed as stated in this report and for the price as set forth in the above report.

Authorized Signature/Date

Pacific Coast Termite, Inc. Rep/Date

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
1130	Brussels St	San Francisco	94134-2106	11/22/2022	8 of 8