

Rolling H LLC

Inspection Contract

403 S Madison St
Montfort WI, 53569
Phone: 608-279-6541
Email: rollinghllc@gmail.com

Client:
Inspection Address: TBD, TBD WI, TBD
Inspector: Jacob Hamilton, License #2588-106
Agent:
Date: 1/1/2014 **Inspection Fee:**

TERMS AND CONDITIONS

THIS CONTRACT LIMITS LIABILITY

It is agreed by all that this inspection is to be performed according to the following terms and conditions:

1. Rolling H LLC will provide the Client a limited-time visual inspection of the following readily accessible and visible pertinent, major elements existing in the structure on the date of inspection: central air conditioning, central heating, interior electric, interior plumbing, foundation, basement, roofing, siding, walls, floors, ceilings, and built-in kitchen appliances. Rolling H LLC shall have no obligation to repair or replace any items found to be defective, whether or not discussed in the Rolling H LLC written report. Conditions that may exist relating to any legal and/or public records are outside the scope of this inspection. Rolling H LLC cannot determine during the inspection that the roof leaks or is watertight; the rating is on material condition only. Further, this inspection does not cover code compliance, soil or groundwater contamination, geological, design, adequacy evaluation, or any low voltage wiring. Rolling H LLC reserves a 5% margin or tolerance. This inspection will include the above elements unless otherwise restricted by the client. At times, conditions may exist and may not have any visible signs to indicate its existence. Such items must be disclosed by the seller of the property. Rolling H LLC recommends that Client seek the advice of his legal counsel and/or real estate agent to identify items subject to disclosure in additions to those set forth in Rolling H LLC written inspection report. Rolling H LLC inspections are performed with consideration given to the age of the structure, items marked good must in all cases be considered good for the age of the item. Also, items in less than good condition must be marked as such, even though the condition may be normal for the age. Opinions vary from person to person and the report is the opinion of the inspector and must be considered as such. This report is not a mold or hazardous materials inspection.
2. Payment of the fee entitles client to one original of the written inspection report including photographs. Payment, in check or cash, is due within 30 days of inspection unless otherwise stated below. The liability of Rolling H LLC is limited to the terms and conditions as set forth in this contract between Rolling H LLC and the Client. Client agrees when payment becomes past due client becomes liable for an additional debt processing charge of \$50 per month to Rolling H LLC as well as any litigation and professional expenses arising from attempted collection of debt. Client expressly releases Rolling H LLC from any and all claims arising out of the contract.
3. Client represents and assures Rolling H LLC that Client has secured all approvals necessary for entry onto the premises to be inspected. Client further agrees to defend, indemnify and hold harmless Rolling H LLC from demands or claims alleging a trespass upon the premises to be inspected. It is the responsibility of the Client or Agent to ensure the utilities are on at the time of inspection. Rolling H LLC recommends checking for permits on all additional construction performed on the property after the original construction.
4. This Order Form, with its terms, conditions and disclosures, constitutes the entire agreement between Rolling H LLC and Client. Both parties agree that there is no representation, statement or agreement not set forth herein or incorporated by reference. No waiver, alteration or modification of this contract shall be valid unless it is in writing and signed by an authorized representative of both parties. This contract shall be construed and governed by the laws of the State of Wisconsin. For all areas marked outside of good condition, Rolling H LLC recommends proper attention by the appropriate licensed contractor.

5. Rolling H LLC has no liability for occupied/unoccupied homes and structures, and the inspection is only good until the inspector leaves the property. Disgruntled sellers/squatters often change the condition of the property and no guarantees will be made by Rolling H LLC
6. I have read the Terms and Conditions of this inspection and accept them, and also accept the Waiver Conditions.
7. I have full authority to execute this contract. I fully understand the fact that only the original buyer on this contract shall be entitled to the information contained in the inspection report/contract.
8. Client shall be liable for Rolling H LLC attorney's fees in the event of litigation. Any negative comments/actions reflected on/towards Rolling H LLC shall be grounds for a slander-suit for defamation of character in Superior Court. The defamation of character suit shall be filed against the instigator of said comments/actions.
9. I have read and understand the terms and conditions of this contract as set forth on the front of this form. I fully understand that if there is no signature on the line below, this inspection report shall be null and void.
10. This address of the property is to be determined at a later date.

Signed By: CLIENT (OR AUTHORIZED PERSON)



Signed By: JACOB HAMILTON
ROLLING H LLC

Date

1/1/2014

Date