

DESCRIPTION
Yard area must be clean, no trash, debris or junk.
Lawn Must be mowed.
Exterior condition, no chipped paint, corrosion, negligence of repair.
Address numbers on house, visible from street, 3" or 4" depending on set back.
Chimneys must be maintained in good condition.
Handrails and guards on all stairways.
Doors and windows must be maintained and in good condition.
Windows must operate smoothly with normal effort, must have screens and stay in an open position when opened.
Bathrooms must have a window or mechanical ventilation.
Bathrooms, kitchens, laundry rooms that have 110 volt duplex outlet, must install GFI rated receptacle. Within 6 ft of open water source.
Clothes dryer must have metal vent hose or metal pipe, no plastic permitted.
All rooms must have minimum of two (2) electric outlets.
A smoke or fire alarm detector is required on each floor, 10 Year sealed Unit, No Battery, as per UFC, unless hard wired w/ back up battery
A carbon monoxide detector is required if heating or hot water systems are gas or oil fired.
No windows with broken glass.
Toilets must be functioning and no leaks.
Water heater must be in good condition with PVR discharge pipe extending 6" from floor.
Heater/ furnace must have been inspected within last two (2) years, oil fired.
Electric service provided and in good condition/ no bare wires or missing box covers.
Oil tanks must be in good condition and not leaking.
Wood burning fireplaces or stoves must be cleaned and inspected by licensed chimney sweep.
Sidewalks, no raised sections above one (1")
Plumbing , no leaks.
Water pressure must be adequate.
Accessory structures, garages, sheds fences must be in good condition.
No junk cars on property
Fire Extinguisher must be a rating of 2-A:10-B:C carry a rating of ABC
New installed range must have a non-tilt device.
Basement steps, open areas must be blocked or secured, no fall through.
CO will not be issued if home has any open construction permits that are pending.

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NOTES:

