

At Ease RV



RV Inspection Report

Prepared for: Total level Example

RV Location:



Inspection Date / RV Model:
January 8, 2026; 2024 Forest River Wildwood 26ICE

VIN Number: exampleVIN

At Ease RV Inspections & Services

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Life Safety Issue



At Ease RV Inspections & Services

Customer

Total level Example

Inspection Date / Year, Make, Model:

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VIN Number:

exampleVIN

The following items indicate that the condition is a **LIFE SAFETY ISSUE**. It is recommended that a qualified RV technician correct the identified issue, and before the unit is occupied.

5. Life Safety Components

5.2 Fire Extinguisher - Condition

Fair

Inspector observed that the fire extinguisher was in a cabinet. It is recommended that it be mounted to the wall in keeping with the NFPA 1192 Standard 6.2.2: "Fire extinguishers shall be located in the recreational vehicle interior within 24 in. (610 mm) of the opening of the primary means of escape and not be obstructed or obscured from view."

10(A) . Curbside Front

10.0.A Tire Pressure Monitor System Installed?

No

Inspector observed that the tire pressure is not currently set (48.4 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.

10(B) . Curbside Rear

10.0.B Tire Pressure Monitor System Installed?

No

Inspector observed that the tire pressure is not currently set (50.7 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.

10(C) . Streetside Rear

10.0.C Tire Pressure Monitor System Installed?

No

Inspector observed that the tire pressure is not currently set (49.9 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.

10(D) . Streetside Front

10.0.D Tire Pressure Monitor System Installed?

No

Inspector observed that the tire pressure is not currently set (51.1 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.

Major Issue



At Ease RV Inspections & Services

Customer

Total level Example

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exampleVIN

The following items indicate that the condition is a MAJOR ISSUE. It is recommended that a qualified RV technician correct the identified issue as needed.

9. Slideouts

9.2 Slideout - Roof

Acceptable

Inspector observed several areas in the sealant tape over the outside edge of the slideout that had gaps/tears. It is recommended that this be repaired or replaced by a qualified RV technician to prevent possible future water intrusion.

10(E) . Spare Tire Assembly

10.1.E Tire/Rim - Condition

Fair

Inspector observed that the tire pressure is not currently set (7.4 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.

11. Hitch and Stabilizing System

11.2 Travel Trailer - Safety Chains - Condition

Acceptable

Inspector observed some bending/breaking of the hitch near where the safety chains attach. It is recommended this be repaired by a qualified RV technician.

Minor Issue



At Ease RV Inspections & Services

Customer

Total level Example

Inspection Date / Year, Make, Model:

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VIN Number:

exampleVIN

The following items indicate that the condition is a MINOR ISSUE. It is recommended that a qualified RV technician correct the identified issue as needed.

6. Roof Exterior

6.4 Trim Rail (Streetside) - Condition

Fair

Inspector observed two tiny gaps in the sealant along the trim rail streetside, just in front of the slideout. It is recommended this sealant be touched up by a qualified RV technician to prevent the gaps expanding.

7(B) . Curbside Sidewall

7.2.B Sealant- Condition

Acceptable

Inspector observed that the sealant at the bottom of the front cap/curbside joint was cracked. It is recommended that this be re-sealed by a qualified RV technician to prevent possible future water intrusion.

12. Running Gear

12.2 Frame - Visible Signs of Bent or Damaged Components

Yes

Inspector observed that both skid/bumper guards where bent, the curbside one is broken. It is recommended that these be evaluated for repair or replacement by a qualified RV technician.

12.16 Underbelly - Condition

Acceptable

(1) Inspector observed a loose section of covering on the outside between the frame and the sidewall edge, behind the tires on the streetside. It is recommended that this be sealed with underbelly tape or similar by a qualified RV technician to prevent damage to the wire.

14. Electrical System 120-Volts AC and 12-Volts DC

14.10 Voltage Test - USB Ports - Condition and Operation

Fair

Inspector observed that the only working USB port was the one on the curbside wall of the primary bedroom. It is recommended that the other three USB ports (both type A and C) be repaired by a qualified RV technician.

15. Exterior Water Systems

15.9 On-Board Water System - Pump Creates and Holds Pressure

Yes

Inspector observed that the pump would run for less than 1 second every 2-5 minutes even when water was not being turned on. Inspector was unable to see any water leaks. It is recommended the lines and pump be evaluated for repair or replacement by a qualified RV technician.

16. Appliances: Kitchen

16.21 Cooktop - Rubber Grommets for Stovetop Grate

No

Inspector observed that one of the rubber grommets for the stove was missing. It is recommended this be replaced to cushion the metal grate.

19. Interior Water Systems

19.17 Shower / Tub - Water Damage or Leaks

Yes

(1) Inspector observed that there was a steady stream of water from the shower hose attachment at the fixture while the shower was running. It is recommended this be repaired by a qualified RV technician.

Notice / Comment



At Ease RV Inspections & Services

Customer

Total level Example

Inspection Date / Year, Make, Model:

January 8, 2026; 2024 Forest River Wildwood 26ICE

VIN Number:

exampleVIN

The following items indicate that the condition is a NOTEWORTHY COMMENT.

6. Roof Exterior

6.0 Roof - Condition

Acceptable

Inspector observed debris in the gutters. It is recommended this be cleaned out to allow water to flow unobstructed off roof.

7(B) . Curbside Sidewall

7.0.B Sidewall - Condition

Acceptable

Inspector observed several bends in the bottom of the metal skin. These bends are not producing any significant gaps.

7(D) . Streetside Sidewall

7.0.D Sidewall - Condition

Acceptable

Inspector observed several bends in the bottom of the metal skin. These bends are not producing any significant gaps.

9. Slideouts**9.4 Slideout - Floor****Acceptable**

(1) Inspector observed a small puddle of water near the back corner of the slideout, as well as a stain by the front corner, while the slideout was in.

(2) Inspector observed some staining on the slideout floor at both the front and the back of the slideout. All stains were solid to the touch.

17. Appliances: Other**17.14 Center Air Conditioner- Filter Condition****Fair**

Inspector observed some dust buildup on the washable AC filters. It is recommended these be cleaned.

19. Interior Water Systems**19.3 Kitchen Sink - Condition****Acceptable**

Inspector observed a wire cap and screw stuck at the sink drain on the left. It is recommended these be removed.

20. Interior**20.32 Windows - Window Coverings / Blinds - Condition****Acceptable**

Inspector observed that the kitchen blinds had one section that was bent.

21. Furniture**21.4 Dinette or Table and Chairs - Condition****Acceptable**

(1) Inspector observed some staining on the backside of the removable dinette backrest cushion.

(2) Inspector observed some staining on the back of the removable back cushion of the dinette that faces to the front.

Inspection Date / Year,Make,Model : January 8, 2026; 2024 Forest River Widlwood 26ICE	Time: 09:00 AM	VIN Number: exampleVIN
RV Location:	Customer: Total level Example	

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This is not considered an NRVIA level inspection, as it excludes most points of inspection related to style or type of components and excludes evaluation of electronics.

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 home. Any recommendations by the inspector to repair suggests further action by a qualified RV technician. All costs associated with repair or replacement of items and components identified in this report should be considered before purchasing this RV home..

Acceptable (A) = A visually observed item, component or unit and if no other comments were made then it appeared to be performing its intended function with little or no deterioration visible.

Fair (F)= The item or its components is not in need of immediate repair as it is performing its intended function but deterioration is visible. Some may elect to repair or replace this item now while others may wait.

Poor (P) = The item, component or unit is not functioning as intended and replacement is recommended, or needs further action 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 and a statement for the 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 companies RV Inspector to inspect and report in an objective manner 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 purpose of the RV inspection is 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 items, components and systems of the Recreational Vehicle.

6 – RV Inspections performed under the Standards of Practice are basically visual and rely upon the judgment, education and experience of the RV Inspector and are not intended to be technically exhaustive.

7 – RV inspections shall be performed on a calendar day which will 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. In the event 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 which were present at the time of 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 companies Standards of Practice exclude any items concealed or not readily accessible to the RV Inspector. The RV Inspector is not required to move furniture, personal or stored items. Lifting floor covering, accessing interior walls and ceilings in 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 a statement being rendered by 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 it's consequence of physical damage, toxicity, odors, waste products and noxiousness.

4 – The RV Inspection and report 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 or construed as a guarantee, warranty or any form of insurance. The RV Inspector will not be responsible for any repairs or replacement with regard to 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 inspected and reported on the RV items listed in this report and their condition during the RV Inspection. Any additional items of inspection were dependent upon any agreements that were made between the client and the RV Inspector.

1. Vehicle Information

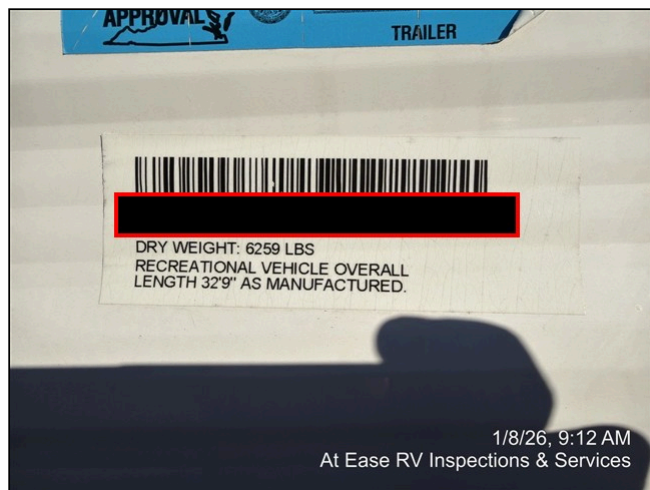
Styles & Materials

VIN: Photo Included VIN: : exampleVIN	VIN Location: Streetside Front	Gross Vehicle Weight Rating (GVWR): From Data Plate Lbs : 7,785
Cargo Carrying Capacity (CCC): From Yellow Sticker Lbs : 1,488	RV - Manufacturer Name and Location: Forest River / Wakarusa, IN	RV - Date of Manufacturer: April Year : 2024
RV - Brand: Manufacturer's Brand Name Brand Name : Wildwood X-Lite	RV - Model Number / Floor Plan Number: RV Model Model Number : 26ICE	RVIA Seal Number: Located by Entrance Door Seal Number : S B095149
State Inspection Sticker Current: No State of Inspection : VA	State License Plate Current: Not Present State and Plate Number : Not present	

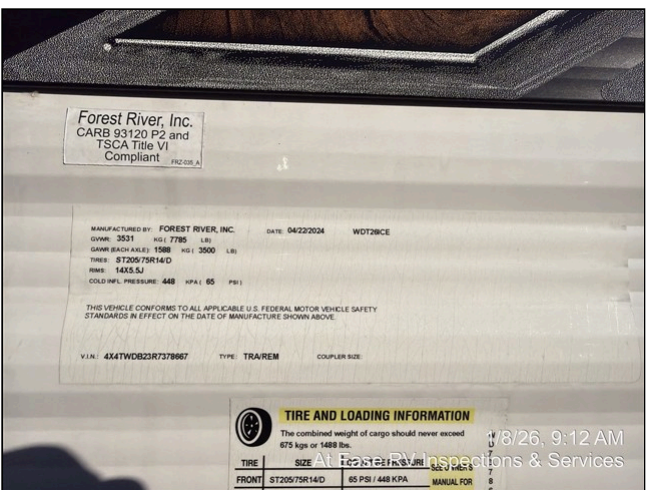
Items

1.0 VIN / VIN Data Plate Photo

Comments: Yes
VIN Sticker



1.0 Item 1 (Picture) VIN Sticker



1.0 Item 2 (Picture) VIN Data plate

1.1 CCC Sticker Photo

Comments: Yes

CCC Sticker



1.1 Item 1 (Picture) CCC Sticker

1.2 RVIA Seal Photo

Comments: Yes

RVIA Seal



1.2 Item 1 (Picture) RVIA Seal

1.3 State Inspection Sticker Photo

Comments: Yes

State inspection sticker



1.3 Item 1 (Picture) State inspection sticker

1.4 State License Plate Photo

Comments: Not Present

License plate not present



1.4 Item 1 (Picture) License plate not present

2. Hot Skin Test

NOTE: Hot Skin is when stray or leak voltage from the 120 voltage AC system is somehow redirected from its normally safe path to some metal component(s) of your RV.

NOTE: Most hot skin issues may not be a direct short of power to ground but rather a high resistive short. In many cases, they may not trip the circuit breakers or blow fuses. However, the frame, chassis, copper tubing and metal trim pieces on the coach can conduct voltage.

NOTE: Any reading below 5 volts is considered safe. Conversely, any reading above 5 volts can be dangerous.

Items

2.0 Hot Skin Test - Door Handles and Frames Voltage

Comments: No

RV Hot Skin test



2.0 Item 1 (Picture) RV Hot Skin test

2.1 Hot Skin Test - Frame and Running Gear Voltage

Comments: No

2.2 Hot Skin Test - Exterior Wall Surface Voltage

Comments: No

2.3 Hot Skin Test - Window Frames and Trim Voltage

Comments: No

2.4 Hot Skin Test - Other Voltage

Comments: No

3. LP System Leak Test

Styles & Materials

Starting Pressure:

At Quick Connect
Inches of Water Column : 11

LP System - Leak Test - Start

Time:
AM
Time : 10 :03

LP System - Leak Test - End

Time:
AM
Time : 10:08

LP System - Leak Test - Did Pressure Change During

Test:

No

Items

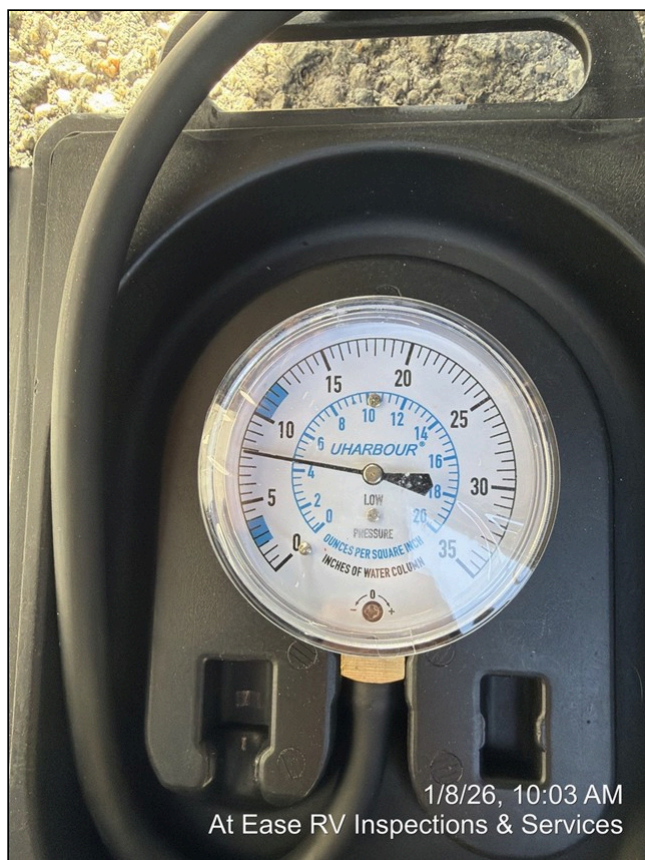
3.0 LP System Leak Test

Comments: Acceptable

Operating pressure



3.0 Item 1 (Picture) Operating pressure



3.0 Item 2 (Picture) Start of test



3.0 Item 3 (Picture) End of test

4. Propane Container(s), Lines and Connections

NOTE: Propane canisters have a recertification date of 12 years.

Styles & Materials

DOT #1 - Date of Manufacture:

2024

Month : 01

DOT #2 - Date of Manufacture:

2024

Month : 01

Items

4.0 DOT Cylinder(s) - Condition

Comments: Acceptable

Propane Cylinders



4.0 Item 1 (Picture) Propane Cylinders

4.1 DOT Cylinder #1 - Rust or Damage

Comments: No

4.2 DOT Cylinder #1 - Regulator Vents Downward

Comments: Yes

4.3 DOT Cylinder #2 - Rust or Damage

Comments: No

4.4 DOT Cylinder #2 - Regulator Vents Downward

Comments: Yes

4.5 DOT Cylinder(s) - 30 PSI Regulator on Split Tank Systems Over 60 Inches

Comments: Not Present

4.6 DOT Cylinder(s) - Hoses and Regulators - Condition

Comments: Acceptable

5. Life Safety Components

NOTE: Liquid Propane gas detectors have an estimated service life of **five years** after which time it is recommended they be replaced. All recreational vehicles equipped with a propane appliance and an electrical system shall be equipped with a propane detector listed and marked on the device as being suitable for use in recreational vehicles under the requirements of UL 1484 and installed according to the terms of its listing (code 6.1.3.1 under NFPA 1192).

You can test your LP detector with an unlit (butane) lighter.

NOTE: Smoke Detectors have an estimated service life of **ten years** after which time it is recommended they be replaced. The smoke alarm shall be listed and marked on the device as being suitable for installation in recreational vehicles under the requirements of UL 217 (code 6.1.1.3 under NFPA 1192).

NOTE: Carbon Monoxide detectors have an estimated service life of **five years** after which time it is recommended they be replaced. All recreational vehicles shall be equipped with a CO alarm listed and marked on the device as being suitable for use in recreational vehicles under the requirements of UL 2034 or CSA 6.19 and installed according to the terms of its listing (code 6.1.2 under NFPA 1192).

Things that trigger your LP (propane) detector to go off:

-propane, butane or methane, low house battery voltage, aerosol sprays (like hairsprays), farts (methane!), things off gassing (batteries, glue from particle board), detector is past replacement date/end of life

Things that cause your CO (carbon monoxide) detector to go off:

-incomplete combustion from sources burning gas/propane/diesel to operate; can come from gas stove/oven, furnace, propane run fridge, water heaters, generator or engine exhaust, low house battery voltage, end of life

If your alert goes off, here are some steps to take:

1. Turn off appliances using propane/gas/diesel, turn off propane, turn off generator if running (and rule out other sources of exhaust like a nearby motorhome idling).
2. Take 5 seconds to look at the alert: is there a pattern to the blinking? On combo detectors, it will help you distinguish between a propane alert and a CO alert, and low voltage.
3. Vent the RV.
- 4.Check battery condition and voltage.
5. Check that no aerosols were used.
6. If you don't already know the replacement date on your detector (typically 5 years from manufacture date), check on the back of the detector to find out the date.
7. If it alerts again, with low voltage, aerosols, propane/generator usage, and end of life ruled out, time to call a mobile RV tech to help find the source.

Styles & Materials

Combination LP/CO Detector - Date: One Year Old Manufacture Date : Mar 2024	Combination LP/CO Detector - Alarm During Test: Yes, With LP Spray	Smoke Detector - Date: Two Years Old Manufacture Date : Sept 2023
Smoke Detector - Alarm During Test: Yes, With Test Smoke Spray	Fire Extinguisher - Size: 1A-10B:C - Minimum 1A-10B:C Required	Fire Extinguisher - Meets Minimum Size Requirement: Yes
Fire Extinguisher - Mounted Within 24 Inches of Entrance Door: No	Fire Extinguisher - Secured in Bracket: No	Fire Extinguisher - Gauge Indicates Charged State: Charged

Items

5.0 Combination Propane (LP) / Carbon Monoxide (CO) Detector Condition and Operation

Comments: Acceptable

5.1 Smoke Detector - Condition and Operation

Comments: Acceptable

5.2 Fire Extinguisher - Condition

Comments: Fair

Inspector observed that the fire extinguisher was in a cabinet. It is recommended that it be mounted to the wall in keeping with the NFPA 1192 Standard 6.2.2: "Fire extinguishers shall be located in the recreational vehicle interior within 24 in. (610 mm) of the opening of the primary means of escape and not be obstructed or obscured from view."



5.2 Item 1 (Picture) Fire Extinguisher

6. Roof Exterior

NOTE: Lap sealant should appear soft, pliable and rubbery. If the lap sealant around roof edges, skylights, vents and appliances looks cracked, brittle, loose or turned up at the edges, it is very possible that this could allow water intrusion which can become a major issue.

NOTE: It is recommended that the roof and seams be checked, at a minimum, every 6 months and repaired whenever necessary to prevent water intrusion.



Back to front view



Front to back of roof

Styles & Materials

Areas of Possible Water Intrusion:

No

Items

6.0 Roof - Condition

Comments: Acceptable

Inspector observed debris in the gutters. It is recommended this be cleaned out to allow water to flow unobstructed

off roof.



6.0 Item 1 (Picture) Debris in gutter

6.1 Front Cap, Joints and Seals - Condition

Comments: Acceptable

Front cap



6.1 Item 1 (Picture) Front cap

6.2 Trim Rail (Curbside) - Condition

Comments: Acceptable

6.3 Rear Cap, Joints and Seals - Condition

Comments: Acceptable

Rear Wall



6.3 Item 1 (Picture) Rear wall joint

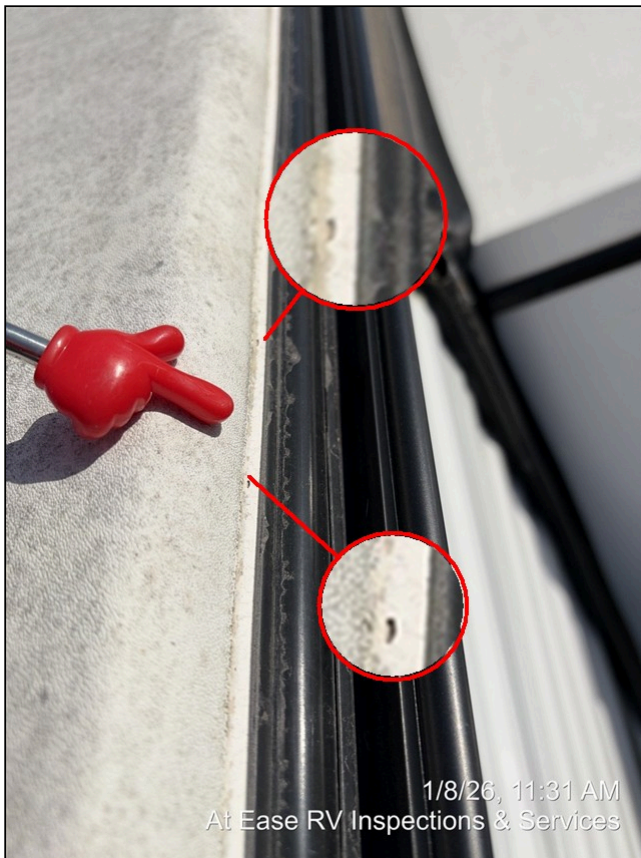


6.3 Item 2 (Picture) Streetside corner

6.4 Trim Rail (Streetside) - Condition

Comments: Fair

Inspector observed two tiny gaps in the sealant along the trim rail streetside, just in front of the slideout. It is recommended this sealant be touched up by a qualified RV technician to prevent the gaps expanding.



6.4 Item 1 (Picture) Gaps in sealant

6.5 Vents - Manual Crank (14 x 14) - Condition

Comments: Acceptable

Testing vents



6.5 Item 1 (Video) Testing vents

6.6 Vents - Powered (14 x 14) - Condition

Comments: Acceptable

Vent



6.6 Item 1 (Picture) Vent

6.7 Exterior Vent Covers - Condition

Comments: Acceptable

6.8 Plumbing Vent Covers - Condition

Comments: Acceptable

1 of 3 plumbing vents



6.8 Item 1 (Picture) 1 of 3 plumbing vents

6.9 Roof Refrigerator Vent - Condition

Comments: Not Present

6.10 Skylights - Condition

Comments: Acceptable

Skylight



6.10 Item 1 (Picture) Skylight

6.11 Center Air Conditioner - Shroud

Comments: Acceptable

6.12 Center Air Conditioner - Exterior Coils

Comments: Acceptable

6.13 TV Antenna - Exterior Roof Unit - Condition

Comments: Not Present

6.14 Satellite Antenna - Condition

Comments: Acceptable

6.15 Radio Antenna - Condition

Comments: Not Present

6.16 Solar Panels - Condition

Comments: Not Present

6.17 Ladder - Condition

Comments: Not Present

7(A) . Front Cap / Wall

Styles & Materials

Any Damage or Discoloration or Delamination?:

No

Items

7.0.A Sidewall - Condition

Comments: Acceptable

Front cap



7.0.A Item 1 (Picture) Front cap

7.1.A Paint and/or Decals - Condition

Comments: Acceptable

7.2.A Sealant- Condition

Comments: Acceptable

7.3.A Windows - Condition

Comments: Not Present

7.4.A Cargo/Access Doors - Condition

Comments: Not Present

7(B) . Curbside Sidewall



Curbside Sidewall

Styles & Materials

Any Damage or Discoloration or Delamination?:

No

Items

7.0.B Sidewall - Condition

Comments: Acceptable

Inspector observed several bends in the bottom of the metal skin. These bends are not producing any significant

gaps.



7.0.B Item 1 (Picture) Bends in metal skin

7.1.B Paint and/or Decals - Condition

Comments: Acceptable

7.2.B Sealant- Condition

Comments: Acceptable

Inspector observed that the sealant at the bottom of the front cap/curbside joint was cracked. It is recommended

that this be re-sealed by a qualified RV technician to prevent possible future water intrusion.



7.2.B Item 1 (Picture) Cracked sealant

7.3.B Windows - Condition

Comments: Acceptable

7.4.B Cargo/Access Doors - Condition

Comments: Acceptable

7.5.B Cargo Interior Compartment - Condition

Comments: Acceptable

7.6.B Cargo Interior Compartment Lights - Operation

Comments: Not Present

7(C) . Rear Cap / Wall



Rear Wall

Styles & Materials

Any Damage or Discoloration or Delamination?:

No

Items

7.0.C Sidewall - Condition

Comments: Acceptable

7.1.C Paint and/or Decals - Condition

Comments: Acceptable

7.2.C Sealant- Condition

Comments: Acceptable

7.3.C Windows - Condition

Comments: Acceptable

7.4.C Cargo/Access Doors - Condition

Comments: Not Present

7(D) . Streetside Sidewall



Streetside Sidewall

Styles & Materials

Any Damage or Discoloration or Delamination?:

No

Items

7.0.D Sidewall - Condition

Comments: Acceptable

Inspector observed several bends in the bottom of the metal skin. These bends are not producing any significant

gaps.



7.0.D Item 1 (Picture) Bends in metal skin

7.1.D Paint and/or Decals - Condition

Comments: Acceptable

7.2.D Sealant- Condition

Comments: Acceptable

7.3.D Windows - Condition

Comments: Acceptable

7.4.D Cargo/Access Doors - Condition

Comments: Acceptable

7.5.D Cargo Interior Compartment - Condition

Comments: Acceptable

7.6.D Cargo Interior Compartment Lights - Operation

Comments: Not Present

8. Entrance Door(s) and Steps

Items

8.0 Door - Condition

Comments: Acceptable



8.0 Item 1 (Picture) Door

8.1 Door - Operation

Comments: Acceptable

8.2 Screen Door - Condition

Comments: Acceptable

8.3 Screen Door - Operation

Comments: Acceptable

8.4 Keyed Door Lock - Operation

Comments: Not Inspected

No keys provided

8.5 Keyed Door Lock - Deadbolt Operation

Comments: Not Inspected

No keys provided

8.6 Keyless Entry - Door Lock Function

Comments: Not Present

8.7 Steps - Condition

Comments: Acceptable

8.8 Steps - Operation

Comments: Acceptable

8.9 Grab Bar - Condition

Comments: Acceptable

8.10 Grab Bar - Operation

Comments: Acceptable

9. Slideouts

Items

9.0 Slideout - Operation

Comments: Acceptable

9.1 Slideout - Alignment

Comments: Acceptable

9.2 Slideout - Roof

Comments: Acceptable

Inspector observed several areas in the sealant tape over the outside edge of the slideout that had gaps/tears. It is recommended that this be repaired or replaced by a qualified RV technician to prevent possible future water intrusion.



9.2 Item 1 (Picture) Gap in tape



9.2 Item 2 (Picture) Gap in tape



9.2 Item 3 (Picture) Gap in tape

9.3 Slideout - Sidewall

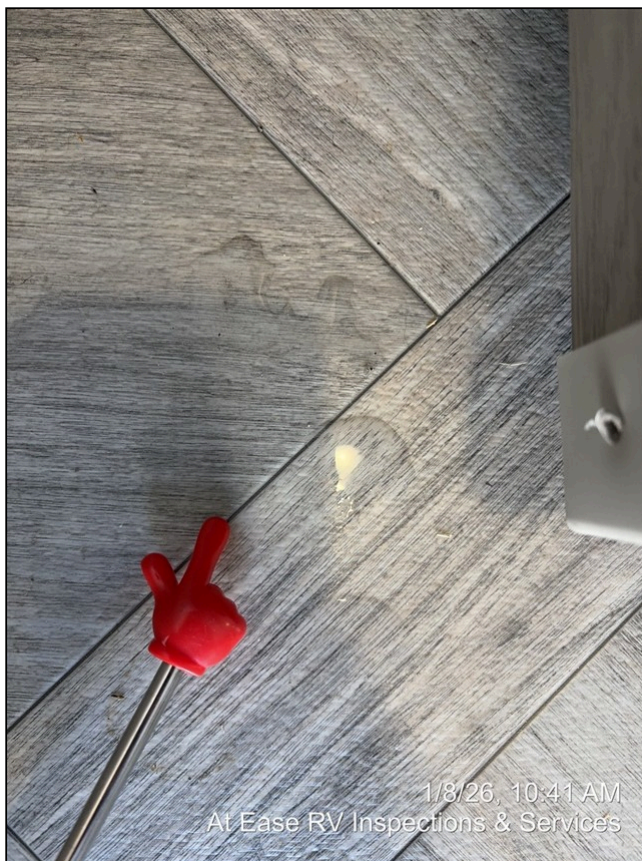
Comments: Acceptable

9.4 Slideout - Floor

Comments: Acceptable

(1) Inspector observed a small puddle of water near the back corner of the slideout, as well as a stain by the front

corner, while the slideout was in.



9.4 Item 1 (Picture) Small water puddle near the back corner of slideout

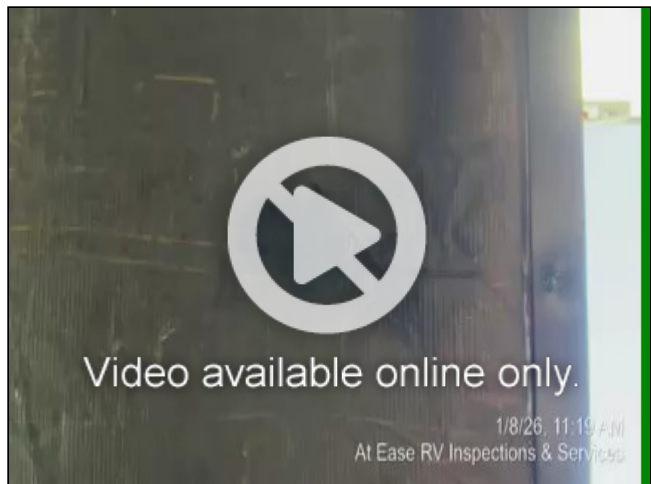


9.4 Item 2 (Picture) Stain on floor on front side of slideout

(2) Inspector observed some staining on the slideout floor at both the front and the back of the slideout. All stains were solid to the touch.



9.4 Item 3 (Picture) Stain on the slideout floor



9.4 Item 4 (Video) Testing solidness

9.5 Slideout - T-Molding Trim

Comments: Acceptable

9.6 Seals, Sweeps and Gaskets

Comments: Fair

9.7 Slideout - Override System

Comments: Acceptable

9.8 Slideout Rail - Gear Rack System

Comments: Acceptable

9.9 Wiring Harness under Slideout

Comments: Not Present

9.10 12-Volt DC Control and Switches

Comments: Acceptable

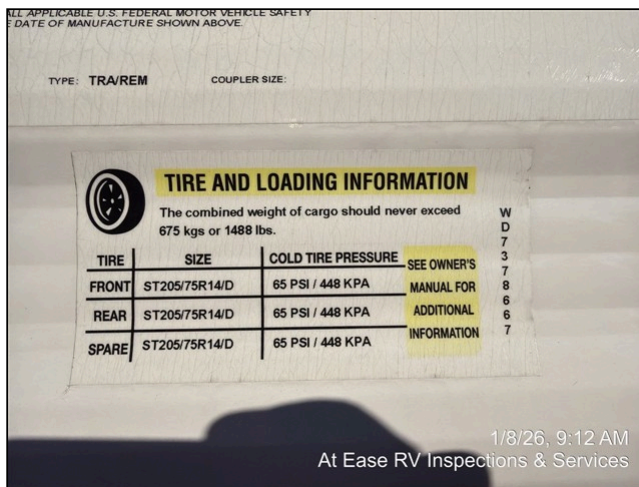
9.11 Slideout Awning Topper - Operation

Comments: Not Present

10(A) . Curbside Front

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.

Inspector does not check the wheel bearings, under dust cap, or that lug nuts are torqued to spec. It is recommended that this be done according to manufacturer recommendations.



Tire info

Styles & Materials

Tire - RV Manufacturer's Recommended Inflation Pressure:
65 PSI

Tire - Current Air Pressure:
Tire Gauge Reading
PSI : 48.4

DOT Date:
Visually Verified
DOT Date Code (WWYY) : 0624

Items

10.0.A Tire Pressure Monitor System Installed?

Comments: No

Inspector observed that the tire pressure is not currently set (48.4 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the

appropriate pressure based on the load.



10.0.A Item 1 (Picture) Tire pressure

10.1.A Tire/Rim - Condition

Comments: Acceptable

Front curbside tire



10.1.A Item 1 (Picture) Front curbside tire

10.2.A Tire Tread - Condition

Comments: Acceptable

Tire tread



10.2.A Item 1 (Picture) Tire tread

10.3.A Valve Extensions - Condition

Comments: Acceptable

10(B) . Curbside Rear

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.

Inspector does not check the wheel bearings, under dust cap, or that lug nuts are torqued to spec. It is recommended that this be done according to manufacturer recommendations.

Styles & Materials

Tire - RV Manufacturer's Recommended Inflation Pressure:	Tire - Current Air Pressure:	DOT Date:
65 PSI	Tire Gauge Reading PSI : 50.7	Visually Verified DOT Date Code (WWYY) : 0624

Items

10.0.B Tire Pressure Monitor System Installed?

Comments: No

Inspector observed that the tire pressure is not currently set (50.7 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.



10.0.B Item 1 (Picture) Tire pressure

10.1.B Tire/Rim - Condition

Comments: Acceptable

Date code



10.1.B Item 1 (Picture) Date code

10.2.B Tire Tread - Condition

Comments: Acceptable

10.3.B Valve Extensions - Condition

Comments: Acceptable

Valve extension



10.3.B Item 1 (Picture) Valve extension

10(C) . Streetside Rear

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.

Inspector does not check the wheel bearings, under dust cap, or that lug nuts are torqued to spec. It is recommended that this be done according to manufacturer recommendations.

Styles & Materials

Tire - RV Manufacturer's Recommended Inflation Pressure:	Tire - Current Air Pressure:	DOT Date:
65 PSI	Tire Gauge Reading PSI : 49.9	Visually Verified DOT Date Code (WWYY) : 3323

Items

10.0.C Tire Pressure Monitor System Installed?

Comments: No

Inspector observed that the tire pressure is not currently set (49.9 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.



10.0.C Item 1 (Picture) Tire pressure

10.1.C Tire/Rim - Condition

Comments: Acceptable

10.2.C Tire Tread - Condition

Comments: Acceptable

10.3.C Valve Extensions - Condition

Comments: Acceptable

10(D) . Streetside Front

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.

Inspector does not check the wheel bearings, under dust cap, or that lug nuts are torqued to spec. It is recommended that this be done according to manufacturer recommendations.

Styles & Materials

Tire - RV Manufacturer's Recommended Inflation Pressure:	Tire - Current Air Pressure:	DOT Date:
65 PSI	Tire Gauge Reading PSI : 51.1	Visually Verified DOT Date Code (WWYY) : 3323

Items

10.0.D Tire Pressure Monitor System Installed?

Comments: No

Inspector observed that the tire pressure is not currently set (51.1 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.



10.0.D Item 1 (Picture) Tire pressure

10.1.D Tire/Rim - Condition

Comments: Acceptable

10.2.D Tire Tread - Condition

Comments: Acceptable

10.3.D Valve Extensions - Condition

Comments: Acceptable

10(E) . Spare Tire Assembly

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.

Styles & Materials

Tire - RV Manufacturer's Recommended Inflation Pressure:

65 PSI

Tire - Current Air Pressure: DOT Date:

Tire Gauge Reading

PSI : 7.4

Visually Verified

DOT Date Code (WWYY) : 3323

Spare Tire Rack Type:

Mounted Rack

Items

10.0.E Tire Pressure Monitor System Installed?

Comments: No

10.1.E Tire/Rim - Condition

Comments: Fair

Inspector observed that the tire pressure is not currently set (7.4 PSI) to the RV manufacturer's recommended tire pressure (65 PSI). It is recommended that tires be set to RV manufacturer's tire pressure or set to the appropriate pressure based on the load.



10.1.E Item 1 (Picture) Spare tire



10.1.E Item 2 (Picture) Tire pressure

10.2.E Tire Tread - Condition

Comments: Acceptable

10.3.E Valve Extensions - Condition

Comments: Acceptable

11. Hitch and Stabilizing System

Items

11.0 Travel Trailer - Tongue Jack - Condition

Comments: Acceptable

11.1 Travel Trailer - Coupler - Operation

Comments: Acceptable

11.2 Travel Trailer - Safety Chains - Condition

Comments: Acceptable

Inspector observed some bending/breaking of the hitch near where the safety chains attach. It is recommended this be repaired by a qualified RV technician.



11.2 Item 1 (Picture) Safety chain attachment

11.3 Travel Trailer - Stabilizers - Condition

Comments: Acceptable

12. Running Gear

NOTE: Due to the lack of clearance under the RV and safety concerns, the inspector will conduct the following visual inspections from the outer perimeter of the RV.

Items

12.0 Frame - Condition

Comments: Acceptable

12.1 Frame - Visible Signs of Rust

Comments: No

12.2 Frame - Visible Signs of Bent or Damaged Components

Comments: Yes

Inspector observed that both skid/bumper guards where bent, the curbside one is broken. It is recommended that these be evaluated for repair or replacement by a qualified RV technician.



12.2 Item 1 (Picture) Curbside



12.2 Item 2 (Picture) Streetside

12.3 Frame - Visible Signs of Oil Stains

Comments: No

12.4 Running Gear (Axles, Springs, Other Components) - Condition

Comments: Acceptable

U Bolts, brake wires, etc



12.4 Item 1 (Picture) U Bolts, brake wires, etc

12.5 Running Gear - Scraping or Drag Damage

Comments: No

12.6 Axle - Visible Signs of Rust

Comments: No

Axle info



12.6 Item 1 (Picture) Axle info



12.6 Item 2 (Picture) Axles

12.7 Axle - Visible Signs of Bent or Damaged Components

Comments: No

12.8 Axle - Visible Signs of Oil Stains

Comments: No

12.9 U-Bolts and Nuts - Condition

Comments: Acceptable

12.10 Leaf Springs - Condition

Comments: Acceptable

End of leaf spring



12.10 Item 1 (Picture) End of leaf spring

12.11 Hangers - Condition

Comments: Acceptable

12.12 Shackles - Condition

Comments: Acceptable

12.13 Spring Equalizers - Condition

Comments: Acceptable

Running gear



12.13 Item 1 (Picture) Running gear

12.14 Suspension Bolts - Condition

Comments: Acceptable

12.15 Shock Absorbers - Condition

Comments: Not Present

12.16 Underbelly - Condition

Comments: Acceptable

(1) Inspector observed a loose section of covering on the outside between the frame and the sidewall edge, behind the tires on the streetside. It is recommended that this be sealed with underbelly tape or similar by a qualified RV technician to prevent damage to the wire.



12.16 Item 1 (Picture) Gap in covering

(2) Looking towards the front



12.16 Item 2 (Picture) Looking towards the front

13. 12-Volt DC Chassis Lights

NOTE: The inspector has verified all the items in this section are functional.

The inspector tested the **Breakaway** switch by pulling the break away cable and checked DC amperage at the **Breakaway** switch. However, this does not indicate that the brakes engaged at all wheel assemblies. It is recommended that the trailer be attached to a tow vehicle and with the **Breakaway** switch engaged, test resistance to movement. The best way to be sure this system is functioning is to have the wheels pulled and the brakes be evaluated by a qualified RV technician.

Styles & Materials

Trailer Brake Amp Draw:

Amps

DC Amps : 12.4

Items

13.0 Breakaway Switch

Comments: Acceptable

13.1 7-Pin Cord - Condition

Comments: Acceptable

7 pin cord



13.1 Item 1 (Picture) 7 pin cord

13.2 Trailer Brakes

Comments: Acceptable

13.3 Clearance Lights - Front

Comments: Acceptable

13.4 Clearance Lights - Rear

Comments: Acceptable

13.5 Marker Lights - Streetside

Comments: Acceptable

13.6 Marker Lights - Curbside

Comments: Acceptable

Light testing



13.6 Item 1 (Picture) Light testing

13.7 Turn and Brake Light - Left

Comments: Acceptable

Light testing



13.7 Item 1 (Video) Light testing

13.8 Turn and Brake Light - Right

Comments: Acceptable

13.9 Tail Lights

Comments: Acceptable

13.10 Backup Lights

Comments: Not Present

13.11 Flood Lights

Comments: Not Present

13.12 Utility Lights

Comments: Not Present

13.13 Hitch Lights

Comments: Acceptable

13.14 Porch Lights

Comments: Not Present

13.15 Security Lights

Comments: Not Present

13.16 Waste Dump Lights

Comments: Not Present

14. Electrical System 120-Volts AC and 12-Volts DC

A part of the inspection is looking for loose wires or loose connections because “loose wires start fires”. I recommend opening up your electrical panel yearly to check for loose or discolored wires.

Your RV will have two power sources at minimum: 12V DC house battery power and 120V AC shore power.

Your shore power will be 30A or 50A, and you may have a generator and/or solar panels.

You may not have an inverter, which turns 12V DC power into 120V AC power.

All RV's have a converter, which turns 120V AC into 12V DC power to charge your house batteries.

For a deep dive into RV electricity, I highly recommend Mike Sokol's book “No Shock Zone” and/or subscribing to his substack newsletter.

Styles & Materials

Power Source:	Power Converter - AC Power On:	Power Converter - AC Power Off:
30 Amp Plug - 120 VAC - 3,600 Watts	Operational Test DC Voltage : 13.9	Operational Test DC Voltage : 12.7

Items

- 14.0 Polarity / Voltage Test - Exterior Receptacles

Comments: Acceptable
- 14.1 Polarity / Voltage Test - Storage Bay Receptacles

Comments: Not Present
- 14.2 Polarity / Voltage Test - Receptacle Behind Refrigerator

Comments: Not Inspected
- 14.3 Polarity / Voltage Test - Kitchen Receptacles

Comments: Acceptable

Polarity testing



14.3 Item 1 (Picture) Polarity testing

14.4 Polarity / Voltage Test - Living Room Receptacles

Comments: Acceptable

14.5 Polarity / Voltage Test - Dining Area Receptacles

Comments: Not Present

14.6 Polarity / Voltage Test - Bedroom Receptacles

Comments: Acceptable

14.7 Polarity / Voltage Test - Bath and Toilet Area Receptacles

Comments: Acceptable

14.8 Polarity / Voltage Test - Receptacles Behind all Electronics and Appliances

Comments: Not Inspected

14.9 Voltage Test - 12-Volt DC Power Outlet(s) - Condition and Operation

Comments: Not Present

14.10 Voltage Test - USB Ports - Condition and Operation

Comments: Fair

Inspector observed that the only working USB port was the one on the curbside wall of the primary bedroom. It is

recommended that the other three USB ports (both type A and C) be repaired by a qualified RV technician.



14.10 Item 1 (Picture) Curbside wall primary bedroom



14.10 Item 2 (Picture) Streetside wall primary bedroom



14.10 Item 3 (Picture) Top bunk



14.10 Item 4 (Picture) Bottom bunk

14.11 GFCI Trip Testing - Exterior Receptacles

Comments: Acceptable

GFCI testing



14.11 Item 1 (Picture) GFCI testing

14.12 GFCI Trip Testing - Storage Bay Receptacles

Comments: Not Present

14.13 GFCI Trip Testing - Kitchen Receptacles

Comments: Acceptable

14.14 GFCI Trip Testing - Bathroom Receptacles

Comments: Acceptable

14.15 GFCI Trip Testing - Bedroom Receptacle

Comments: Not Present

14.16 GFCI Trip Testing - All Receptacles Behind Electronics and Appliances

Comments: Not Inspected

14.17 GFCI Trip Testing - Circuit Breaker in Panel Box

Comments: Acceptable

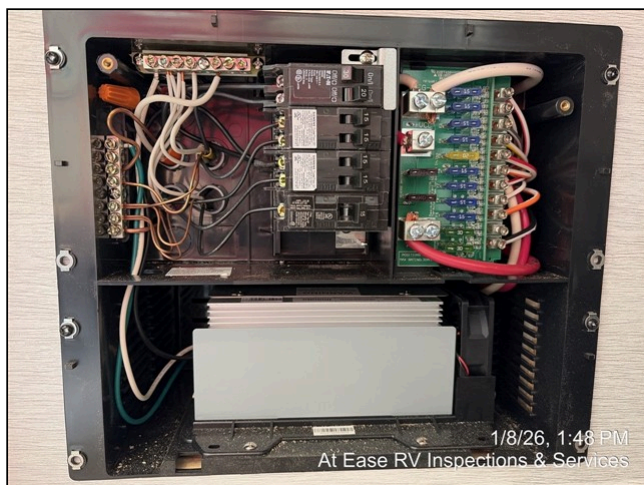
14.18 Power Cord - Condition

Comments: Acceptable

14.19 Electrical Panel Box - Condition

Comments: Acceptable

Inside electrical panel



14.19 Item 1 (Picture) Inside electrical panel

14.20 Electrical Panel Box - Wiring Secure

Comments: Yes

14.21 Electrical Panel Box - Signs of Repair or Service

Comments: No

14.22 Electrical Panel Box - Circuit Breakers in Place

Comments: Yes

14.23 Electrical Panel Box - Wiring with Signs of Discoloration from Heat

Comments: No

14.24 Electrical Panel Box - All White, Black, and Ground Wires Kept Separate

Comments: Yes

14.25 12 Volt DC Fuse Panel - Condition

Comments: Acceptable

14.26 12 Volt DC Fuse Panel - Wires and Terminals Tight

Comments: Yes

14.27 12 Volt DC Fuse Panel - Fuse Connections - Condition

Comments: Acceptable

14.28 12 Volt DC Fuses - Condition

Comments: Acceptable

14.29 Power Converter - AC On

Comments: Acceptable

Battery voltage with shore power on



14.29 Item 1 (Picture) Battery voltage with shore power on

14.30 Power Converter - AC Off

Comments: Acceptable

Battery voltage with shore power off for 5 minutes



14.30 Item 1 (Picture) Battery voltage with shore power off for 5 minutes

14.31 Power Converter - Operation - Minimum 0.5 Volt DC Drop

Comments: Yes

14.32 12 Volt DC House Battery(s) - Condition

Comments: Acceptable

14.33 12 Volt DC House Battery Box(es) - Condition

Comments: Acceptable

14.34 12 Volt DC House Battery Box(es) - Vented and Secured

Comments: Yes

14.35 12-Volt DC House Battery(s) - Matched for Size and Age

Comments: Yes

14.36 12-Volt DC House Battery(s) - Cables and Terminals - Condition

Comments: Acceptable

14.37 12-Volt DC House Battery(s) - Positive and Negative Cables Matched for Load

Comments: Yes

14.38 12-Volt DC House Battery(s) - Have They Been Maintained?

Comments: Yes

14.39 12-Volt DC House Battery(s) - Operational

Comments: Yes

14.40 Inverter - Condition

Comments: Not Present

14.41 Generator - Condition

Comments: Not Present

14.42 Cable and Satellite TV Hookup Visually Acceptable

Comments: Yes

15. Exterior Water Systems

NOTE: 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.

NOTE: 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.

NOTE: The onboard in-line water filter will be visually inspected but the canister assembly will not be removed to verify the presence of a filter or to determine its condition at the time of the inspection.

Gray tank is typically filled from sinks and showers. Some RV's will have kitchen/galley gray tank and a separate gray tank for the bathroom

Black tank is for human waste, and is usually plumbed directly from the toilet.

City Water: not tested if there is no access to a spigot where the RV is inspected. Using the fresh water tank tests everything except the check valve. If the check valve is bad, you would see the fresh water tank start to fill when you are connected to and set on city water. It is an easy and relatively cheap part to replace

"Drain Cap Holds Water Back". This test is to see if anything drips out from a closed drain cap and open valves. This is tested because in most states you can get a ticket/fine for waste leaking from an RV.

Items

15.0 City Water - Connection - Condition

Comments: Acceptable

15.1 City Water - System Holds Pressure

Comments: Yes

15.2 City Water - Pressure Regulator Available

Comments: Yes

15.3 City Water - Food Grade Hose Available for Test

Comments: Yes

15.4 Outside Shower - Operation and Condition

Comments: Not Present

15.5 On-Board Water Filtration System

Comments: Not Present

15.6 On-Board Water System - Tank, Water Pump and Fixtures for Tank Fill Condition

Comments: Acceptable

15.7 On-Board Water System - Tested Fresh Water Fill

Comments: Yes

15.8 On-Board Water System - Operation

Comments: Acceptable

15.9 On-Board Water System - Pump Creates and Holds Pressure

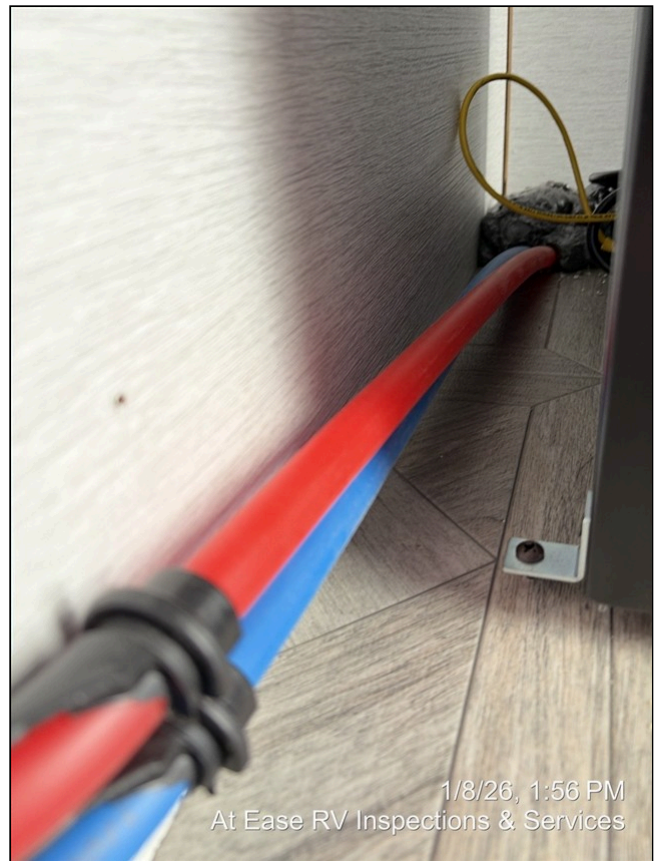
Comments: Yes

Inspector observed that the pump would run for less than 1 second every 2-5 minutes even when water was not being turned on. Inspector was unable to see any water leaks. It is recommended the lines and pump be evaluated

for repair or replacement by a qualified RV technician.



15.9 Item 1 (Picture) Water pump under kitchen sink



15.9 Item 2 (Picture) Pex line running behind outside fridge1



15.9 Item 3 (Picture) Pex line running behind outside fridge2

15.10 In-Line Check Valve - Operation

Comments: Acceptable

15.11 Waste Water - Sewer / Hose Fittings

Comments: Not Inspected

15.12 Black Water Tank #1 - Condition

Comments: Acceptable

15.13 Black Water Tank #1 - Valve Operation and Condition

Comments: Not Inspected

No access to dump station

15.14 Black Water Tank #1 - Tank or Valve or Line Leaks

Comments: No

15.15 Black Water Tank #1 - Drain Cap in Place

Comments: Yes

Primary dump valves



15.15 Item 1 (Picture) Primary dump valves

15.16 Black Water Tank #1 - Drain Cap Condition

Comments: Acceptable

15.17 Black Water Tank #1 - Drain Cap Holds Waste Water Back

Comments: Not Inspected

No access to dump station

15.18 Gray Water Tank #1 - Condition

Comments: Acceptable

15.19 Gray Water Tank #1 - Valve Operation and Condition

Comments: Not Inspected

No access to dump station

15.20 Gray Water Tank #1 - Tank or Valve or Line Leaks

Comments: No

15.21 Gray Water Tank #1 - Drain Cap in Place

Comments: Yes

15.22 Gray Water Tank #1 - Drain Cap Condition

Comments: Acceptable

15.23 Gray Water Tank #1 - Drain Cap Holds Waste Water Back

Comments: Not Inspected

No access to dump station

15.24 Black Water Tank #2 - Condition

Comments: Not Present

15.25 Gray Water Tank #2 - Condition

Comments: Acceptable

15.26 Gray Water Tank #2 - Valve Operation and Condition

Comments: Not Inspected

No access to dump station

15.27 Gray Water Tank #2 - Tank or Valve or Line Leaks

Comments: No

15.28 Gray Water Tank #2 - Drain Cap Condition

Comments: Acceptable

15.29 Gray Water Tank #2 - Drain Cap in Place

Comments: Yes

Second dump valve



15.29 Item 1 (Picture) Second dump valve

15.30 Gray Water Tank #2 - Drain Cap Holds Waste Water Back

Comments: Not Inspected

No access to dump station

16. Appliances: Kitchen

NOTE: Refrigerators need to be on for a minimum of 12 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 minimum recommended time.

Compressor based fridges do not require external vents.

Styles & Materials

Refrigerator - Has Unit been Running 12 +
Hours:
No

Refrigerator - Current
Temperature:
Degrees F
Degrees : 34

Refrigerator - Freezer - Current
Temperature:
Degrees F
Degrees : 10

Microwave - Temperature of Water after 60
Seconds:
Degrees F
Degrees : 108.3

Items

16.0 Refrigerator - Operates on all Available Sources
Comments: Yes

16.1 Refrigerator - Condition
Comments: Acceptable

16.2 Refrigerator - User Control Panel
Comments: Acceptable

16.3 Refrigerator - Front Side Door Panels
Comments: Acceptable

16.4 Refrigerator - Front Side Door Frame
Comments: Acceptable

16.5 Refrigerator - Front Side Door Seals
Comments: Acceptable

16.6 Refrigerator - Door Latch Secure
Comments: Yes

16.7 Refrigerator - Inside Light - Operation
Comments: Acceptable

16.8 Refrigerator - Inside Walls
Comments: Acceptable

Fridge temp set on medium



16.8 Item 1 (Picture) Fridge temp set on medium

16.9 Refrigerator - Shelves / Door Racks

Comments: Acceptable

16.10 Refrigerator - Crisper Trays and Drawers

Comments: Acceptable

16.11 Refrigerator - Odor Detectable

Comments: No

16.12 Refrigerator - Water & Ice Dispenser - Condition and Operation

Comments: Not Present

16.13 Refrigerator - Freezer - Inside Walls

Comments: Acceptable

Freezer temp



16.13 Item 1 (Picture) Freezer temp

16.14 Refrigerator - Freezer - Shelves / Door Racks

Comments: Acceptable

16.15 Refrigerator - Freezer - Odor Detectable

Comments: No

16.16 Cooktop - Condition

Comments: Acceptable

16.17 Cooktop - Condition of Knobs / Controls

Comments: Acceptable

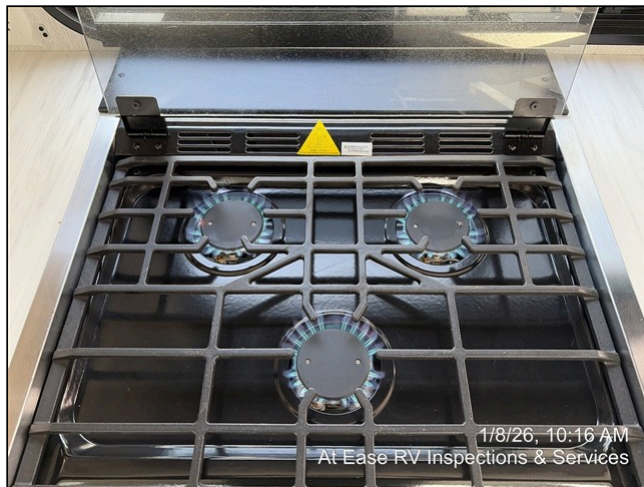
16.18 Cooktop - Burner Grate / Cover Condition

Comments: Acceptable

16.19 Cooktop - Color of Burner Flame

Comments: Acceptable

Cooktop flames



16.19 Item 1 (Picture) Cooktop flames

16.20 Cooktop - All Burners Operate

Comments: Yes

16.21 Cooktop - Rubber Grommets for Stovetop Grate

Comments: No

Inspector observed that one of the rubber grommets for the stove was missing. It is recommended this be replaced to cushion the metal grate.



16.21 Item 1 (Picture) Rubber grommet for stove grate

16.22 Cooktop - Cover Matches Countertop Material

Comments: Yes

16.23 Oven - Condition

Comments: Not Present

16.24 Cooktop Exhaust Vent - Condition

Comments: Not Present

16.25 Microwave - Condition

Comments: Acceptable

Water temp after 60 seconds in microwave



1/8/26, 12:39 PM
At Ease RV Inspections & Services

16.25 Item 1 (Picture) Water temp after 60 seconds in microwave

16.26 Microwave - Convection Mode - Fan Blower Comes On

Comments: Yes

16.27 Microwave - Convection Mode - Verified Temperature of 350 Degrees

Comments: Yes

Temp set to 355



1/8/26, 1:03 PM
At Ease RV Inspections & Services

16.27 Item 1 (Picture) Temp set to 355

16.28 Dishwasher - Condition

Comments: Not Present

17. Appliances: Other

NOTE: Mud Dauber screens are stainless steel screens and springs that are designed to keep mud daubers, wasps and spiders from nesting in the appliances. Verify the appliance manufacturers approve of their use prior to installation.

Ductwork for AC/Furnace: Every year or so, check airflow and temp at each register/vent with your hand to test duct integrity.

AC Coils: Should be inspected/cleaned annually-every other year depending on use.

Styles & Materials

Water Heater - Bypass Valves in Correct Position:	Water Heater – Water Output Temperature:	Center Air Conditioner - Delta-T:
Yes	Degrees F	Degrees F
	Degrees : 113	Degrees : 25.6

Items

17.0 Water Heater - Exterior - Dauber Screens Installed

Comments: Yes

17.1 Water Heater - Exterior - Condition of Burner Assembly Area

Comments: Acceptable

17.2 Water Heater - Exterior - Rubber Grommet Around Gas Line Sealed

Comments: Not Present

Sealed appropriately

17.3 Water Heater - Exterior - Proper Drain Plug Installed

Comments: Yes

17.4 Water Heater - Exterior - Leaks at Pressure Relief Valve

Comments: No

17.5 Water Heater - Condition

Comments: Acceptable

17.6 Water Heater - Operates on all Sources

Comments: Yes

17.7 Furnace #1 - Exterior - Dauber Screens Installed

Comments: No

17.8 Furnace #1 - Exterior - Air Intake / Exhaust Area Condition

Comments: Acceptable

17.9 Furnace #1 - Operation

Comments: Acceptable

17.10 Furnace #1 - Floor Vents Blocked or Covered

Comments: No

Furnace vent output temps



17.10 Item 1 (Picture) Vent under microwave



17.10 Item 2 (Picture) Vent by sink



17.10 Item 3 (Picture) Vent in primary bedroom

17.11 Furnace #1 - Warm Air Discharge out of Vents

Comments: Yes

17.12 Furnace #1 - Return Air Blocked

Comments: No

17.13 Center Air Conditioner- Condition

Comments: Acceptable

AC temp



17.13 Item 1 (Picture) Intake temp



17.13 Item 2 (Picture) Output temp



17.13 Item 3 (Picture) AC info

17.14 Center Air Conditioner- Filter Condition

Comments: Fair

Inspector observed some dust buildup on the washable AC filters. It is recommended these be cleaned.



17.14 Item 1 (Picture) AC filter

17.15 Center Air Conditioner- Exhaust Condition

Comments: Acceptable

17.16 Center Air Conditioner- Heat Mode- Operation

Comments: Not Present

17.17 Washer - Operation and Condition

Comments: Not Present

17.18 Dryer - Operation and Condition

Comments: Not Present

17.19 In-House Vacuum System - Operation

Comments: Not Present

17.20 Electric Fireplace - Condition

Comments: Acceptable

17.21 Electric Fireplace - Operation

Comments: Acceptable

Electric Fireplace



17.21 Item 1 (Picture) Fireplace output temp



17.21 Item 2 (Picture) Electric Fireplace

18. Awnings

Items

18.0 Awning - Operation

Comments: Acceptable

Awning



18.0 Item 1 (Picture) Awning

18.1 Frame and Latching Mechanism - Operation

Comments: Acceptable

18.2 Fabric - Condition

Comments: Acceptable

18.3 Awning Lights - Condition

Comments: Acceptable

19. Interior Water Systems

Styles & Materials

Fresh Water Tank Reading:

Empty

Black Water Tank #1 Reading:

Owner asked to not empty the tank

Gray Water Tank #1 Reading:

Owner asked to not empty the tank

Gray Water Tank #2 / Galley Reading:

Owner asked to not empty the tank

Items

19.0 Kitchen Faucet - Operation and Condition

Comments: Acceptable

19.1 Kitchen Faucet - Hot and Cold Water Available

Comments: Yes

Water temp



19.1 Item 1 (Picture) Water temp

19.2 Kitchen Faucet - Leaks at Stem

Comments: No

19.3 Kitchen Sink - Condition

Comments: Acceptable

Inspector observed a wire cap and screw stuck at the sink drain on the left. It is recommended these be removed.



19.3 Item 1 (Picture) Wire cap and screw in drain

19.4 Kitchen Sink - Sink(s) Holds Water

Comments: Yes

19.5 Kitchen Sink - P-Trap Holds Water

Comments: Yes

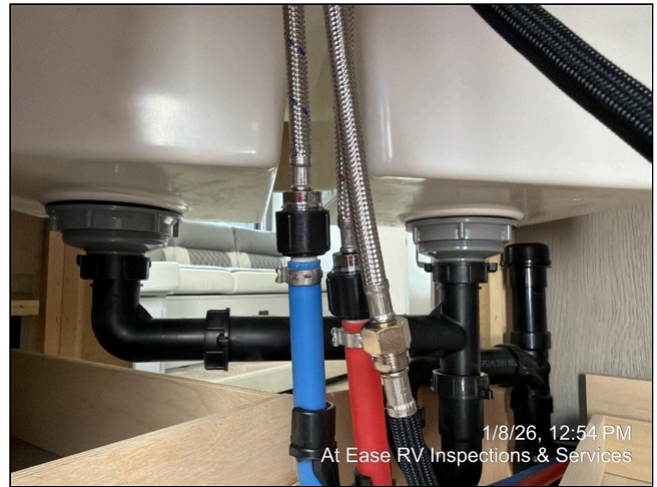
19.6 Kitchen Sink - Under Sink Condition

Comments: Acceptable

Under sink



19.6 Item 1 (Picture) Under sink 1



19.6 Item 2 (Picture) Under sink 2

19.7 Toilet - Operation and Condition

Comments: Acceptable

19.8 Toilet - Bowl Holds Water

Comments: Yes

Toilet



19.8 Item 1 (Picture) Toilet

19.9 Toilet - Mounting Problems

Comments: No

19.10 Toilet - Water Leaks

Comments: No

19.11 Toilet - Indication of Previous Damage or Repair

Comments: No

19.12 Shower / Tub - Condition

Comments: Acceptable

19.13 Shower / Tub - Operation

Comments: Acceptable

19.14 Shower / Tub - Hot and Cold Water Available

Comments: Yes

Hot water temp



19.14 Item 1 (Picture) Hot water temp

19.15 Shower / Tub - Stains, Chemical Buildup in Stall / Tub

Comments: No

19.16 Shower / Tub - Discoloration

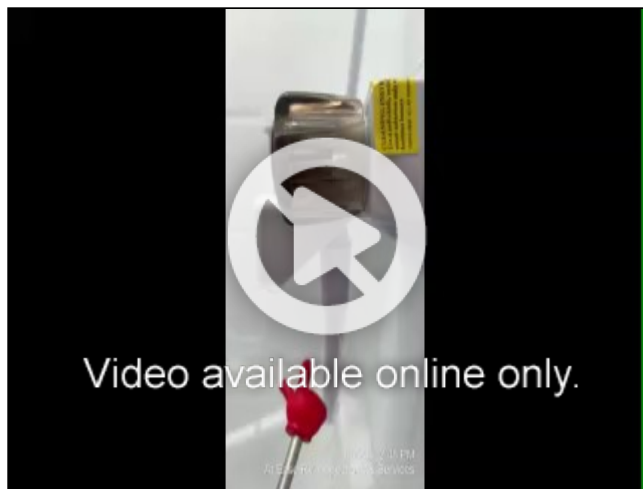
Comments: No

19.17 Shower / Tub - Water Damage or Leaks

Comments: Yes

(1) Inspector observed that there was a steady stream of water from the shower hose attachment at the fixture

while the shower was running. It is recommended this be repaired by a qualified RV technician.



19.17 Item 1 (Video) Leak from hose
(2) Inspector ran shower for 5 minutes



19.17 Item 2 (Picture) Under shower



19.17 Item 3 (Picture) Under shower

19.18 Shower / Tub - Glass Doors - Operation

Comments: Not Present

19.19 Shower / Tub - Curtain with Rod - Operation

Comments: Acceptable

19.20 Shower / Tub - Soap Dish in Place

Comments: Yes

19.21 Shower / Tub - Towel Racks in Place

Comments: Yes

19.22 Bathroom Faucet - Operation and Condition

Comments: Acceptable

19.23 Bathroom Faucet - Hot and Cold Water Available

Comments: Yes

Water temps



19.23 Item 1 (Picture) Cold water temp



19.23 Item 2 (Picture) Hot water temp

19.24 Bathroom Faucet - Leaks at Stem

Comments: No

19.25 Bathroom Sink - Condition

Comments: Acceptable

19.26 Bathroom Sink - Sink(s) Holds Water

Comments: Yes

19.27 Bathroom Sink - P-Trap Holds Water

Comments: Yes

19.28 Bathroom Sink - Under Sink Condition

Comments: Acceptable

Under bathroom sink



19.28 Item 1 (Picture) Looking up under sink



19.28 Item 2 (Picture) Looking down under bathroom sink

19.29 Battery / Waste / Water Monitor Panel - Condition
Comments: Fair

20. Interior



Interior



Interior slide in

Items

20.0 Interior - Condition

Comments: Acceptable

20.1 System Controls / Switches - Operation

Comments: Acceptable

20.2 System Controls / Switches - Condition

Comments: Acceptable

20.3 Ceiling - Condition

Comments: Acceptable

20.4 Ceiling - Discoloration or Stains

Comments: No

20.5 Ceiling - Trim Work Missing or Damaged

Comments: No

20.6 Ceiling Vents and Skylights - Condition

Comments: Acceptable

20.7 Ceiling Vents and Skylights - Stains Around Roof Vents and Skylights

Comments: No

20.8 Ceiling Vents - Manual - Operation

Comments: Acceptable

20.9 Ceiling Vents - 12-Volt DC Fans - Operation

Comments: Acceptable

20.10 Lights and Light Fixtures - Condition

Comments: Acceptable

20.11 Lights and Light Fixtures - Operation

Comments: Acceptable

20.12 Lights and Light Fixtures - Missing or Broken Lenses

Comments: No

20.13 Lights and Light Fixtures - Missing Shades or Broken Covers

Comments: No

20.14 Walls - Condition

Comments: Acceptable

20.15 Walls - Panels Loose

Comments: No

20.16 Walls - Panels Discolored or Stained

Comments: No

20.17 Walls - Soft Spots

Comments: No

20.18 Walls - Trim Work - Condition

Comments: Acceptable

20.19 Interior Doors - Condition

Comments: Acceptable

20.20 Interior Doors - Operation

Comments: Acceptable

20.21 Privacy Curtains / Screens - Condition

Comments: Acceptable

20.22 Privacy Curtains / Screens - Operation

Comments: Acceptable

20.23 Cabinets / Pantries - Condition

Comments: Acceptable

20.24 Cabinets / Pantries - Operation

Comments: Acceptable

20.25 Cabinets / Pantries - Countertop Damage / Scratches

Comments: No

20.26 Windows - Condition

Comments: Acceptable

20.27 Windows - Operation

Comments: Acceptable

20.28 Windows - Screens - Condition

Comments: Acceptable

20.29 Windows - Emergency Exit Windows - Installed

Comments: Yes

20.30 Windows - Emergency Exit Windows - Operation

Comments: Acceptable

Emergency exit windows



20.30 Item 1 (Picture) Primary bedroom emergency exit window



20.30 Item 2 (Picture) Top bunk emergency exit window

20.31 Windows - Window Coverings / Blinds - Operation

Comments: Acceptable

20.32 Windows - Window Coverings / Blinds - Condition

Comments: Acceptable

Inspector observed that the kitchen blinds had one section that was bent.



20.32 Item 1 (Picture) Kitchen blinds

20.33 Flooring - Condition

Comments: Acceptable

20.34 Flooring - Floor Covering Discolored or Stained

Comments: Yes

20.35 Flooring - Soft Spots in Floor

Comments: No

20.36 Interior Steps - Condition

Comments: Not Present

21. Furniture

Items

21.0 Chairs - Condition

Comments: Not Present

21.1 Sofa(s) - Condition

Comments: Acceptable

21.2 Sofa(s) - Operation

Comments: Acceptable

Sofa in bed mode



21.2 Item 1 (Picture) Sofa in bed mode

21.3 Theater Seating - Condition

Comments: Not Present

21.4 Dinette or Table and Chairs - Condition

Comments: Acceptable

(1) Inspector observed some staining on the backside of the removable dinette backrest cushion.



21.4 Item 1 (Picture) Removable dinette backrest cushion

(2) Inspector observed some staining on the back of the removable back cushion of the dinette that faces to the

front.



21.4 Item 2 (Picture) Staining on dinette back cushion

21.5 Dinette or Table and Chairs - Operation

Comments: Acceptable

Dinette in bed mode



21.5 Item 1 (Picture) Dinette in bed mode

21.6 Bed(s) - Condition

Comments: Acceptable

Under bed



21.6 Item 1 (Picture) Under bed



21.6 Item 2 (Picture) Under bed

21.7 Bed(s) - Fabric Discolored or Stains

Comments: No

21.8 Closets / Cabinets / Dressers - Condition

Comments: Acceptable

21.9 Closets / Cabinets / Dressers - Operation

Comments: Acceptable

21.10 Closets Doors / Cabinets Door / Drawers - Pull-Out - Condition

Comments: Acceptable

21.11 Closets Doors / Cabinets Door / Drawers - Pull-Out - Operation

Comments: Acceptable

21.12 Desk / Vanity - Condition

Comments: Not Present

22. Exterior Kitchen - Refrigerator

Styles & Materials

Refrigerator - Current Temperature:

Degrees F

Degrees: : 30

Refrigerator - Has Unit been Running 12 + Hours:

No

Items

22.0 Outside Kitchen - Condition

Comments: Acceptable

Outside fridge temp



22.0 Item 1 (Picture) Outside fridge/freezer temp

22.1 Refrigerator - Condition

Comments: Acceptable

22.2 Refrigerator - Operation

Comments: Acceptable

22.3 Refrigerator - Freezer - Condition

Comments: Not Present