

Area	Bldg	Unit	Inspected Item	Defect	Severity		Deduction			
					2.1 Inspection	2.3 Inspection	2.1 Inspection	2.3 Inspection	Difference	
Site			Hazards	Tripping (NLT)	L3		0	5.82	5.82	
			Grounds	Erosion/Rutting Areas**	L3		7.7	7.76	0.06	
				Overgrown/Penetrating Vegetation	L3		2.89	2.91	0.02	
				Ponding/Site Drainage	L2		3.85	3.88	0.03	
			Parking Lots/Driveways/Roads	Rutting	L3	NOD	3.21	0	-3.21	
				Cracks	L3	NOD	3.69	0	-3.69	
			Walkways/Stairs	Ponding	L3	NOD	4.93	0	-4.93	
				Cracks/Settlement/Heaving	L3	NOD	5.77	0	-5.77	
	Building Exterior	12		Roofs	Missing/Damaged Components from Downspouts		L1	0.05	0.05	0
				Walls	Missing Pieces/Holes/Spalling	L2	NOD	0.09	0	-0.09
				Windows	Damaged Sills/Frames/Lintels/Trim	L2	L1	0.15	0.07	-0.08
		14		Foundations	Cracks/Gaps**	L1	L2	0.09	0.18	0.09
				Roofs	Missing/Damaged Components from Downspouts		L1	0.05	0.05	0
		29		Windows	Damaged/Missing Screens	L1	NOD	0.05	0	0.05
				Roofs	Missing/Damaged Components from Downspouts		L1	0.05	0.05	0
32			Walls	Cracks/Gaps**		L3	0.3	0.3	0	
			Walls	Stained/Peeling/Needs Paint		L1	0.05	0.05	0	
52			Roofs	Missing/Damaged Components from Downspouts		L1	0.05	0.05	0	
			Walls	Cracks/Gaps**		L3	0.3	0.3	0	
				Missing Pieces/Holes/Spalling		L2	0.09	0.09	0	
				Stained/Peeling/Needs Paint		L1	0.05	0.05	0	
59		Roofs	Missing/Damaged Components from Downspouts		L1	0.05	0.05	0		
61		Walls	Stained/Peeling/Needs Paint		L1	0.05	0.05	0		
76	Roofs	Missing/Damaged Components from Downspouts	L3	L2	0.16	0.08	-0.08			
82	Roofs	Missing/Damaged Components from Downspouts		L1	0.08	0.08	0			
85	Foundations	Spalling/Exposed Rebar	L1	NOD	0.05	0	-0.05			
89	Roofs	Missing/Damaged Components from Downspouts		L1	0.1	0.1	0			
Building Systems	6	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)		L3	0.92	0.93	0.01		
	14	Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.21	0.21	0		
	65	Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.73	0.73	0		
	85	Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.21	0.21	0		
	89	Domestic Water	Leaking Central Water Supply		L3	0.69	0.69	0		
		Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)	L3	NOD	1.15	0	-1.15		
	90	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)		L3	1.62	1.62	0		
		Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.73	0.73	0		
	92	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)		L3	0.92	0.93	0.01		
	93	Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.42	0.42	0		
	95	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)		L3	1.39	1.39	0		
	97	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)		L3	0.92	0.93	0.01		
		Sanitary System	Missing Drain/Cleanout/Manhole Covers		L3	0.42	0.42	0		
	106	Fire Protection	Missing/Damaged/Expired Extinguishers** (LT)	L3	NOD	0.15	0	-0.15		
	Common Areas	6	Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01	
27		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
47		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
		Hazards	Tripping (NLT)	L3	NOD	0	0	0		
65		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
89		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
90		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
93		Patio/Porch/Balcony	Floors - Bulging/Buckling		L3	0.17	0.18	0.01		
106		Basement/Garage/Carport	Ceiling - Needs Paint		L1	0.05	0.05	0		
		Community Room	Outlets/Switches/Cover Plates - Missing or Broken		L3	0.07	0.08	0.01		
		Halls/Corridors/Stairs	Doors - Damaged Surface (Holes/Paint/Rusting)		L3	0.07	0.08	0.01		
		Restrooms/Pool Structures	Lavatory Sink - Damaged/Missing (NLT)	L3	NOD	0.05	0	0		
12		31	Bathroom	Lavatory Sink - Damaged/Missing (NLT)	L3	L1	0.65	0.16	-0.49	
				Plumbing - Clogged Drains		L1	0.36	0.36	0	
			Electrical System	Missing Breakers/Fuses (LT)		L3	0.96	0.97	0.01	
14	37	Kitchen	Countertops - Missing/Damaged	L2	NOD	0.18	0	-0.18		
		Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01		
27	66	Kitchen	Refrigerator - Missing/Damaged/Inoperable		L1	0.16	0.16	0		
		Laundry Area (Room)**	Dryer Vent - Missing/Damaged/Inoperable**	NOD	L3	0	0.09	0.09		
		Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01		
		Hazards	Tripping (NLT)	L3	NOD	0	0	0		
		Doors	Damaged Hardware/Locks	L3	NOD	0.19	0	-0.19		
			Deteriorated/Missing Seals (Entry Only)		L3	0.26	0.26	0		
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01	

Dwelling Units	29	75	Floors	Floor Covering Damage	L1	NOD	0.06	0	-0.06
			Hot Water Heater	Misaligned Chimney/Ventilation System (LT)		L3	0.96	0.97	0.01
			Kitchen	Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
				Range Stove - Missing/Damaged/Inoperable		L3	0.65	0.65	0
			Walls	Peeling/Needs Paint		L2	0.05	0.05	0
			Infestation	Insects (NLT)		L3	0.96	0.96	0
	32	86	Bathroom	Lavatory Sink - Damaged/Missing (NLT)	L3	L1	0.65	0.16	-0.49
				Plumbing - Leaking Faucet/Pipes		L1	0.22	0.22	0
			Doors	Damaged Surface - Holes/Paint/Rusting/Glass**		L3	0.19	0.2	0.01
				Deteriorated/Missing Seals (Entry Only)		L3	0.26	0.26	0
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
			Kitchen	Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
	39	99	Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
			Kitchen	Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
				Range Stove - Missing/Damaged/Inoperable	L3	L2	0.65	0.33	-0.32
	47	124	Bathroom	Shower Tub - Damaged/Missing (NLT)	L3	L1	0.86	0.22	-0.64
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
	50	130	Kitchen	Refrigerator - Missing/Damaged/Inoperable		L1	0.16	0.16	0
				Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97
	52	134	Floors	Floor Covering Damage	L1	NOD	0.06	0	-0.06
				Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
			Kitchen	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
				Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
			Refrigerator - Missing/Damaged/Inoperable		L1	0.16	0.16	0	
	Outlets/Switches	Missing/Broken Cover Plates		L1	0.05	0.05	0		
	59	147	Doors	Insects (NLT)		L3	0.96	0.96	0
				Deteriorated/Missing Seals (Entry Only)		L3	0.26	0.26	0
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
				Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
	61	149	Kitchen	Refrigerator - Missing/Damaged/Inoperable		L1	0.16	0.16	0
				Bathroom	Lavatory Sink - Damaged/Missing (NLT)	L1	NOD	0.16	0
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
				Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09
Laundry Area (Room)**			Dryer Vent - Missing/Damaged/Inoperable**	NOD	L3	0	0.09	0.09	
65	161	Bathroom	Ventilation/Exhaust System - Inoperable	L3	L2	0.65	0.43	-0.22	
			Doors	Deteriorated/Missing Seals (Entry Only)		L3	0.26	0.26	0
		Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01	
			Leaking Valves/Tanks/Pipes		L3	0.57	0.58	0.01	
		Hot Water Heater	Rust/Corrosion**		L2	0.22	0.22	0	
		Infestation	Insects (NLT)		L3	0.96	0.96	0	
68	169	Ceiling	Needs Paint		L2	0.05	0.05	0	
		Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01	
		Kitchen	Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09	
			Dryer Vent - Missing/Damaged/Inoperable**	NOD	L3	0	0.09	0.09	
		Walls	Damaged		L1	0	0.05	0.05	
		Peeling/Needs Paint			L2	0.05	0.05	0	
76	185	Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01	
			Countertops - Missing/Damaged	L1	NOD	0.09	0	-0.09	
		Kitchen	Range Stove - Missing/Damaged/Inoperable	L3	L2	0.65	0.33	-0.32	
			Refrigerator - Missing/Damaged/Inoperable		L1	0.16	0.16	0	
82	206	Hot Water Heater	Leaking Valves/Tanks/Pipes		L3	0.57	0.58	0.01	
			Rust/Corrosion**		L2	0.22	0.22	0	
83	208	Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01	
90	243	Hot Water Heater	Floors	Floor Covering Damage	L1	NOD	0.06	0	-0.06
			Ceiling	Holes/Missing Tiles/Panels		L1	0.06	0.06	0
			Walls	Rust/Corrosion**		L1	0.11	0.11	0
93	253	Walls	Damaged		L2	0.1	0.09	-0.01	
			Ceiling	Holes/Missing Tiles/Panels		L1	0.06	0.06	0
			Electrical System	GFI Inoperable (NLT)		L3	0.96	0.97	0.01
95	263	Walls	Damaged		L2	0.1	0.09	-0.01	
			Ceiling	Holes/Missing Tiles/Panels		L1	0.06	0.06	0
		Doors	Damaged Hardware/Locks		L1	0.05	0.05	0	
			Damaged Surface - Holes/Paint/Rusting/Glass**	NOD	L3	0	0.2	0.2	
		Outlets/Switches	Missing/Broken Cover Plates (LT)		L3	0.19	0.17	-0.02	
		Walls	Damaged**		L3	0.19	0.17	-0.02	
101	291	Laundry Area (Room)**	Peeling/Needs Paint		NOD	0	0.05	0.05	
			Dryer Vent - Missing/Damaged/Inoperable**		NOD	L3	0	0.09	0.09
			Walls	Damaged**		L2	0.1	0.09	-0.01
							76.7	60.33	-16.22

Notes:

- 1.) "Deduction" is presented exclusive of the "zero" constraint at the area/sub-area level and therefore may be larger than the net property score deduction
- 2.) Deductions are an estimate based on the points off summary and may not account for the rounding of <0.05 defects nor H/S estimates