

100-Day Inspection Guarantee

Coverage

Electrical: Main service panel.

Appliances: Oven, cooktop, range, dishwasher, microwave oven, garbage disposal, water heater.

HVAC: Furnace, heat pump, air conditioner.

Coverage Terms

This guarantee covers items that were inspected by US Inspect and found to be operating properly at the time of inspection. In order for an item to be covered, it must be maintained in accordance with the manufacturer's standards or be maintained within reasonable standards where no such standards exist.

Exclusions

Any coverage not specifically stated in this guarantee is presumed to be excluded.

1. The Inspection Guarantee is secondary to all warranties, guarantees or insurance policies, including but not limited to, homeowners insurance, manufacturers, contractors, builders, distributors, or home warranties.
2. The guarantee excludes liability for bodily injury, property damage, consequential, or secondary damages resulting from the failure or malfunction of the covered items.
3. This guarantee excludes water damage, cosmetic repairs, or items that are inaccessible without the removal of installed covering.
4. The guarantee does not cover systems or appliances that have already been repaired.
5. The guarantee excludes all climate control systems and fixtures and all appliances over 5 years old.
6. The guarantee does not apply to performance of routine maintenance, occurrences which result from failure to perform such maintenance or the negligent misuse of the covered item (re-occurrence of a settled claim condition).
7. US Inspect disclaims any liability for improper installation or design of any covered element or component or its failure to comply with any local, state, or national code.
8. This guarantee does not cover plumbing stoppages, well or septic systems or any related components, chimneys, fireplaces, brick failure, or cracking concrete.
9. This guarantee does not apply to any original or subsequent claims with implied or expressed allegations of negligence, breach of contract, error, omission or oversight against US Inspect, its inspectors or any of its representatives.

Effective Dates

Coverage under the Inspection Guarantee begins on the home inspection date. In the event that the closing occurs more than 100 days from the inspection, coverage will extend for 21 days from the closing date.

Limitations

All coverage is limited to those items within the home's foundation and limited to an aggregate amount of \$500 per claim. US Inspect will pay up to an aggregate amount of \$1,000 per guarantee for the cost of multiple repair expenses of the items covered throughout the property. If in US Inspect's sole judgment, the repair of a covered component is not feasible, US Inspect will pay up to a maximum of \$500 for the replacement of a similar quality and style component. The Inspection Guarantee is provided for the exclusive benefit of the home-buying client and may not be transferred or assigned to any other party.

Claim Procedure

1. Claim must be submitted at www.usinspect.com/100-day-claim-form and received by US Inspect prior to the expiration of the guarantee (defined as noon, the 100th day after the inspection is completed). Claim must include name, full address, phone number, e-mail, and description of the claim. Contact 100@usinspect.com if questions.
 2. An itemized repair estimate must be submitted for every approved claim, including the breakdown of parts and labor, as well as a specific cause for the failure in writing from a licensed or properly certified repair person. The estimate must include contact information for the repair person. Estimates must be submitted to US Inspect prior to repairs being performed. US Inspect reserves the right to request up to two additional estimates and have the inspector revisit the property.
- Claims will be processed only after items 1 and 2 have been received. Once made by US Inspect, all claims decisions are final.

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