

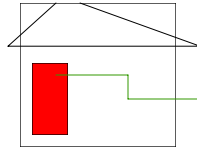
**What to expect from your  
PRAIRIE HOME INSPECTION SERVICES  
Home Inspection:**

*Our clients are encouraged to take part in their inspection as an introduction to the workings of their new home.*

- ◆ Inspections generally take about 2 ½ hours for the average single family residence.
- ◆ The emphasis of your home inspection will be on safety and function as well as the identification of conditions that could require a repair or significant expense either now or in the near future.
- ◆ Non-invasive inspection techniques will be used including visual assessment and instrument testing to evaluate the condition of all important components.
- ◆ Critical controls will be identified, labeled and their operation explained.
- ◆ A verbal, on site, report during the inspection will explain the function, operation and condition of each component and system inspected.
- ◆ A written report will also be provided that includes information on the construction, relative age, present condition, and expected useful life of all critical components and systems.
- ◆ Your inspection report may also include photographs, drawings and maintenance tips that pertain to specific conditions in your new home.

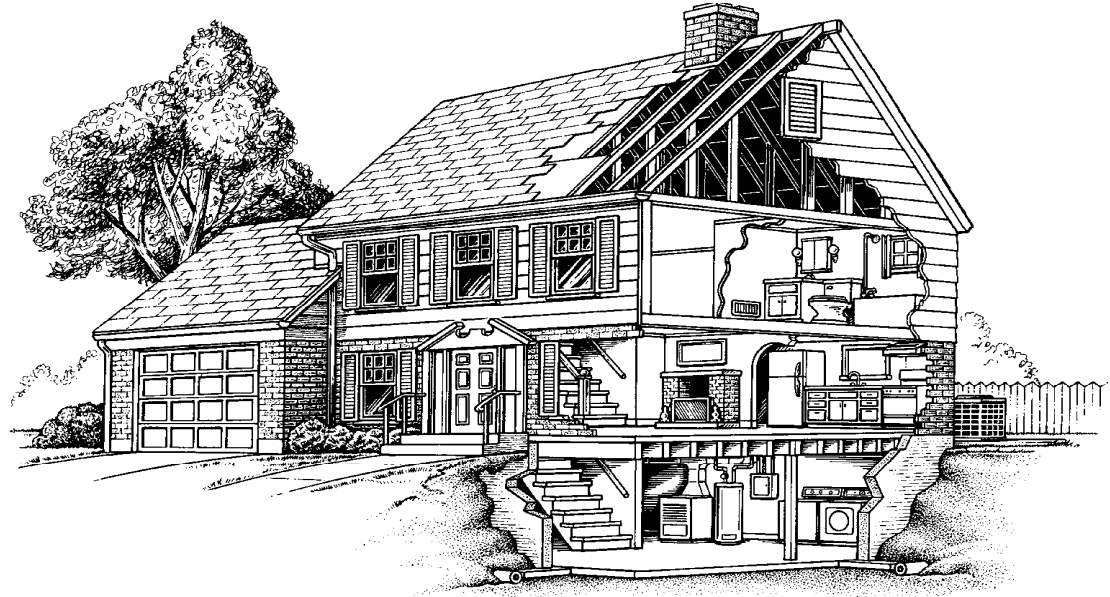
**PRAIRIE HOME INSPECTION SERVICES** can also assist when additional information, testing or evaluation is indicated:

- \* Toxic Substances
- \* Mold
- \* Engineering Evaluations
- \* Reinspection following repairs



**PRAIRIE HOME INSPECTION SERVICES, INC.**

**708, 848-2244**



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This cut-away drawing helps to show the components of a house that are inspected (accessibility and conditions permitting) in a typical **PRAIRIE HOME INSPECTION SERVICES, INC.** inspection.

**GROUNDS**

Grade,  
Drainage,  
Walks,  
Driveway,  
Patio, Deck,  
Fences  
Plantings, Trees

**STRUCTURE**

Foundation,  
Basement Slab,  
Crawl Space,  
Floor/Wall/Ceiling Framing,  
Stairs, Railings  
Attic Framing  
Insulation/Ventilation

**INTERIOR**

Wall/Floor/Ceiling Surfaces,  
Doors, Windows,  
Trim, Hardware,  
Kitchen Cabinets,  
Built-in Kitchen Appliances,  
Bath Built-ins,  
Kitchen/Bath Ventilation

**UTILITY  
APPLIANCES**

Furnace or Boiler,  
Water Heater,  
Air Conditioning  
(temp. permitting)  
Laundry Connections,  
Sump Pump

**EXTERIOR**

Siding, Brick/Stone,  
Trim, Doors,  
Windows,  
Soffits, Fascia,  
Steps, Railings, Porches

**ROOF**

Shingles,  
Flashing, Sheathing  
Chimney,  
Penetrations, Gutters/  
Downspouts

**UTILITIES**

Electrical Service,  
Panel and Distribution  
Water Service and  
Distribution, Plumbing Fixtures  
Sewer Piping, Natural Gas

**GARAGE**

Overhead Door,  
Door Operator,  
Passage Door,  
Floor Slab,  
Exterior, Roof

## Why choose

### PRAIRIE HOME INSPECTION SERVICES, INC?

- ◆ **Experience.** More than twenty years of experience in evaluating buildings and building components.
- ◆ **Professional.** Our inspections meet or exceed the stringent guidelines of the American Society of Home Inspectors.
- ◆ **Convenient.** Inspections are scheduled to suit the personal needs and timetable of the client.
- ◆ **Informative.** We take the time to explain the operation and function of what we inspect. We want our clients to learn as much as possible about their new home before they move in.
- ◆ **Competitive.** Our reasonable rate structure and commitment to customer satisfaction combine to provide our clients with the best inspection service available.
- ◆ **Reporting.** Our home inspection report not only explains existing conditions, it contains information designed to help home owners plan future repairs and budget repair costs.
- ◆ **Satisfaction.** Most of our new clients hear about **PRAIRIE HOME INSPECTION SERVICES, INC.** from our many satisfied customers from all over the Chicagoland area. References are available upon request.

Serving Home Buyers throughout  
Northeastern Illinois

PRAIRIE HOME INSPECTION SERVICES, INC.  
708, 848-2244

Visit our web site:

**YourPHIS.biz**

## Some comments from our clients...

*"I was pleased by the completeness and clarity of your explanations. I learned a great deal about our new home...I hadn't expected this amount of detail and historical perspective and I was delighted!"*

Patrick  
Oak Park

*"This will be our fifth home. Your inspection was by far the most thorough. Thank you for your time and the expert inspection..."*

David & Katherine  
Naperville

*"...you took the time to explain and show how the mechanical items work. You were very patient with us. You're the best!"*

Ron & Debbie  
Westchester

*"We can't thank you enough for the service you provided to us at our home inspection. Your attention to detail and thorough explanations were a great comfort to us as first time home owners."*

Liz & Becky  
Elmwood Park

*"I was very pleased with the experience. It is nice to be treated with patience and clarity as I asked questions. I especially appreciated not being treated in a condescending way! Thanks."*

Kathy  
Oak Park

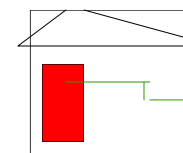
*"We have worked with several home inspectors in the past twelve years and you are head and shoulders above the rest. It gave us great confidence to work with someone like you, whose skill and knowledge is so extensive."*

M. & N.  
River Forest

# House Hunting?



When you find that  
**Dream House**  
it's time to call for a  
**Home Inspection**



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HOME INSPECTION  
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