

Was Your Last Home Inspector Blind?

Learn Five Things You Must Know To Avoid Hiring The Wrong Home Inspector

1. Get a Home Inspection From The Owner Of The Company:

Nobody works harder for you the client than the owner of the company! The success of the business depends on exceeding your expectations for quality and professionalism each and every time and you just don't get that level of service from "employee inspectors!" So be sure to get an inspection from the owner of the company because he has a vested interest in insuring your Total Satisfaction!

2. Education & Training:

Being a contractor is very different from being a Professional Home Inspector. Professional Home Inspectors are responsible for evaluating all of the systems and components of the home -- not just one aspect like the brick or the framing. To be able to provide a competent evaluation of all of these elements takes formal education and training. Did the inspector attend one of the top home inspection schools, **or did he complete a correspondence course, or have his brother in law, Bubba show him how to inspect?** I am a graduate of (AHIT) American Home Inspectors Training Institute. They help write the ASHI standards that we are supposed to strictly adhere to.

Comprehensive continuing education and training is a must!

3. The Inspection Report:

The top home inspectors in today's business don't produce handwritten reports. A professional inspector will provide a combination checklist/narrative report. Technology has evolved where you should expect to receive a full-color report, with digital photographs of the issues discovered during the course of the inspection. The report should provide "Summary Pages" with specific categories like Major Concerns, Safety Issues and Deferred Cost Items, etc.

The report should **not** contain repair costs or action plans for repairs. Professional home inspectors inspect -- they don't repair! **An inspector that makes repairs should always be avoided due to the conflict of interest inherent in that situation.**

Ask for a sample of an inspection report so you'll know what you can expect for your time and money. After all, you are the client!

4. Ask To See What Other Home Buyers Have Said About The Inspector:

Quality Professional Home Inspectors ask their client's to complete comment cards upon completion of the inspection. Professional Inspectors want to know what they are doing right, as well as what might need improvement. If the inspector can't or won't provide client referrals, he might be blind in more ways than one!

5. Ask Your Lender For A Referral To A Quality Home Inspector:

The lenders sole interest in the transaction is seeing that **You get a quality home that's right for you and your family!**