Termite Inspection Checklist: Visual Wood Destroying Insects

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Property

INSPECTION DATE

INSPECTED BY

PROPERTY ADDRESS

OCCUPANCY

FOUNDATION TYPE

UNDER-FLOOR OR BASEMENT ACCESS LOCATION

ACCESS METHOD

WEATHER DURING THE WALK

PRIOR TREATMENT ON FILE

LAST TREATMENT DATE IF KNOWN

TREATMENT OR INSPECTION COMPANY

SERVICE AGREEMENT OR WARRANTY

☐ Owner or agent present

Exterior grade and drainage

Item	OK	Defect	N/A	Notes
Finished grade slopes away from foundation walls	☐	☐	☐	
No low spots or standing water against the foundation	☐	☐	☐	
Gutters present, attached, and not overflowing at the wall	☐	☐	☐	
Downspouts discharge away from the foundation	☐	☐	☐	
Foundation wall is exposed so shelter tubes can be seen	☐	☐	☐	
Visible slab edge sits above adjacent finished grade	☐	☐	☐	
No large patches of dead vegetation or standing dampness at the wall	☐	☐	☐	
Window-well bottoms sit below the nearest wood	☐	☐	☐	

Wood-to-soil and cellulose near the house

Item	OK	Defect	N/A	Notes
No structural wood in contact with or near soil	☐	☐	☐	
Firewood and wood debris not piled next to the house	☐	☐	☐	
Trees and shrubs not growing against exposed wood	☐	☐	☐	
Foundation vents not blocked by plants or stored items	☐	☐	☐	
Wood mulch or ground cover not piled against the structure	☐	☐	☐	

Landscape timbers and railroad ties not bridging to the house	☐	☐	☐	
Stumps, form boards, and wood scraps removed from under and around the house	☐	☐	☐	
Trellises, fences, and stair carriages do not connect soil to house wood	☐	☐	☐	
Foam insulation, stucco, or siding does not run to the soil	☐	☐	☐	

Mud tubes and foundation openings

Item	OK	Defect	N/A	Notes
No earthen shelter tubes on foundation walls	☐	☐	☐	
No tubes on piers, pipes, conduits, or steel columns	☐	☐	☐	
No tubes at porches, patios, sidewalks, or dirt-filled stoops	☐	☐	☐	
Foundation line behind shrubbery is clear of tubes	☐	☐	☐	
Foundation cracks and utility penetrations are filled	☐	☐	☐	
Exterior meter or fuse box set into the wall is clear of tubes and damaged wood	☐	☐	☐	
Garage and other buildings on the lot show no tubes from soil	☐	☐	☐	
Exterior walls near kitchens and bathrooms show no tubes or wet wood	☐	☐	☐	

Damaged wood and visible WDI evidence

Item	OK	Defect	N/A	Notes
Accessible wood is not hollow or soft when probed	☐	☐	☐	
Door bottoms, frames, and window sills are sound	☐	☐	☐	
No galleries with soil-like specks along the grain	☐	☐	☐	
No sawdust-like frass, pellets, or kick-out holes on or under wood	☐	☐	☐	
No honeycombed timbers or thin wooden shells	☐	☐	☐	
Paint, veneer, and trim are not blistered over soft wood	☐	☐	☐	
Attached porch, deck, and garage wood shows no WDI damage	☐	☐	☐	
No carton nest material in a wall or void you can see	☐	☐	☐	

Moisture and leaks

Item	OK	Defect	N/A	Notes
No active roof, plumbing, or foundation leaks wetting wood	☐	☐	☐	
Plumbing and utility entries at the foundation and floor are dry and sealed	☐	☐	☐	
Walls and ceilings do not show moisture stains over wood	☐	☐	☐	
Wood near sinks, toilets, tubs, and water heaters is dry	☐	☐	☐	

Air-conditioner condensate and hose bibs are not wetting soil or wood at the wall	☐	☐	☐	
Crawl or basement soil is not wet and has no standing water	☐	☐	☐	
Crawl vents or other foundation vents are open and unblocked	☐	☐	☐	

Interior swarmers, wings, and attic

Item	OK	Defect	N/A	Notes
No winged swarmers inside the house	☐	☐	☐	
No discarded wings on sills, floors, or in cobwebs	☐	☐	☐	
Winged insects were identified as termites or as ants	☐	☐	☐	
Baseboards, door facings, and hardwood floors probe sound	☐	☐	☐	
Kitchen and bath interiors show no tubes, wings, or soft wood	☐	☐	☐	
Attic shows no shelter tubes, leaks, or damaged wood	☐	☐	☐	
Eaves and gable vents show no swarm entry or damaged wood	☐	☐	☐	

Crawl space and basement

Item	OK	Defect	N/A	Notes
Under-floor access was used or the limit was written down	☐	☐	☐	
No shelter tubes on crawl or basement walls, piers, or pipes	☐	☐	☐	
No stumps, form boards, or wood debris on the crawl soil	☐	☐	☐	
Floor framing is clear of the soil enough to inspect	☐	☐	☐	
No crawl or basement wood in contact with soil	☐	☐	☐	
Plumbing and conduits in the crawl hang clear of the soil	☐	☐	☐	
Crawl soil has a cover or the space is dry enough to inspect	☐	☐	☐	
Finished basement wood floors or furring are noted if present	☐	☐	☐	

Treatment records and bait stations

Item	OK	Defect	N/A	Notes
Treatment graph, sticker, or invoice was found and matches the header	☐	☐	☐	
In-ground bait or monitor stations are visible, labeled, and not buried	☐	☐	☐	
Old drill holes, trench lines, or foam at the slab are noted, not hidden	☐	☐	☐	
Treated soil at the foundation has not been freshly trenched for utilities or beds	☐	☐	☐	
No one treated the house from this worksheet	☐	☐	☐	

Findings and sign-off

FINDINGS

OBSTRUCTED OR INACCESSIBLE AREAS

ACTION

INSPECTOR SIGNATURE

OWNER OR AGENT SIGNATURE

TIME SIGNED

Reference only. Verify against local codes, a licensed inspector or a qualified contractor.