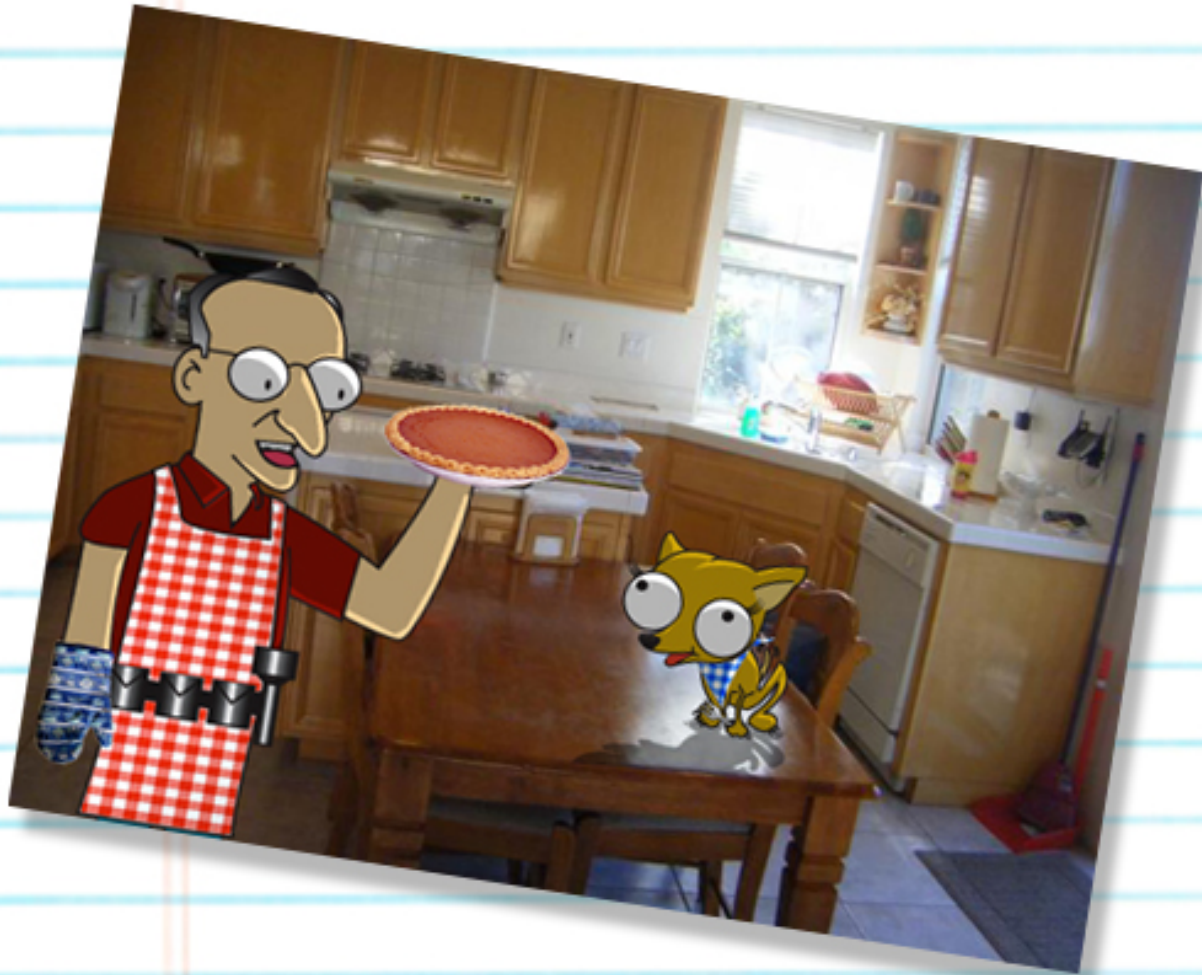


Senel Property Inspection, Inc.[®]

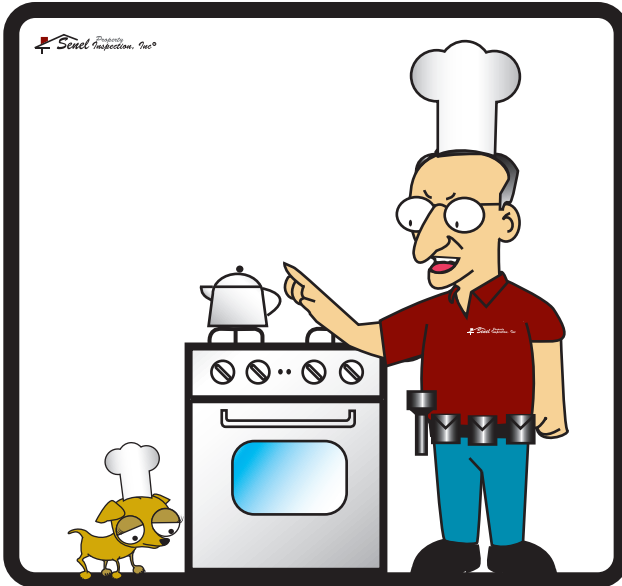


- 39 practical tips for homeowners,
- Excellent marketing material for realtors,
- Fill out the blank forms, print it out and pass it out to your customers

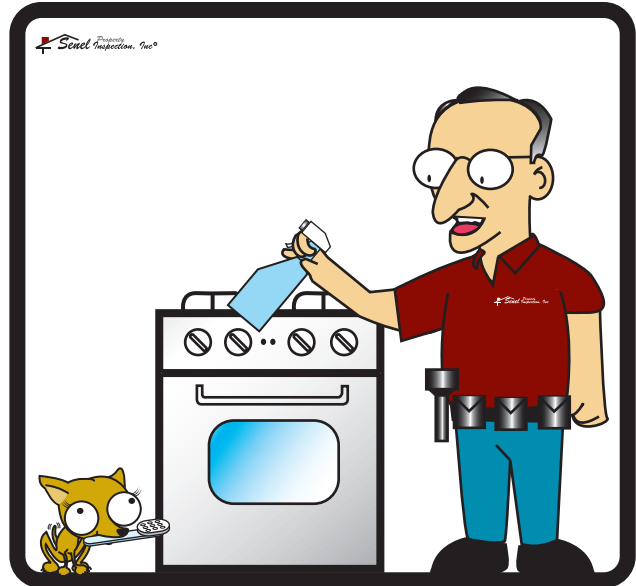
(800) 339-6988

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COOKING



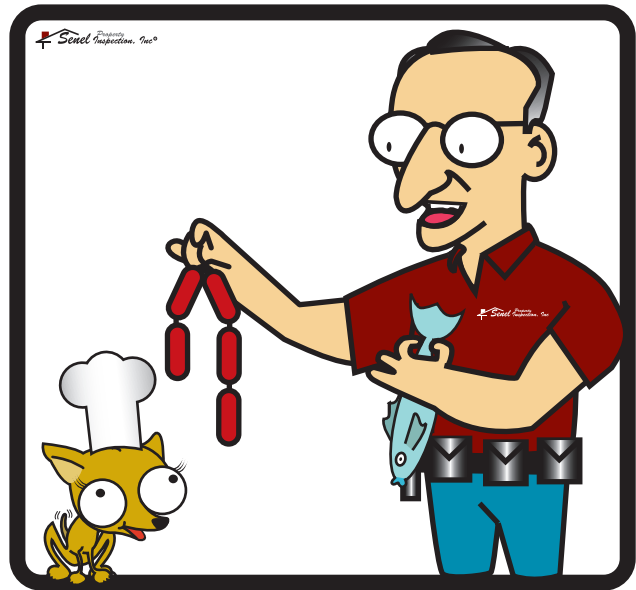
Don't open the oven door while food is cooking. You can lose up to 50 degrees in temperature and waste energy.



Keep oven and burners clean. A clean oven uses energy more efficiently.



Defrost frozen food prior to grilling.



Cook several meals at the same time.

Planning to sell or buy a house, contact:

Agent

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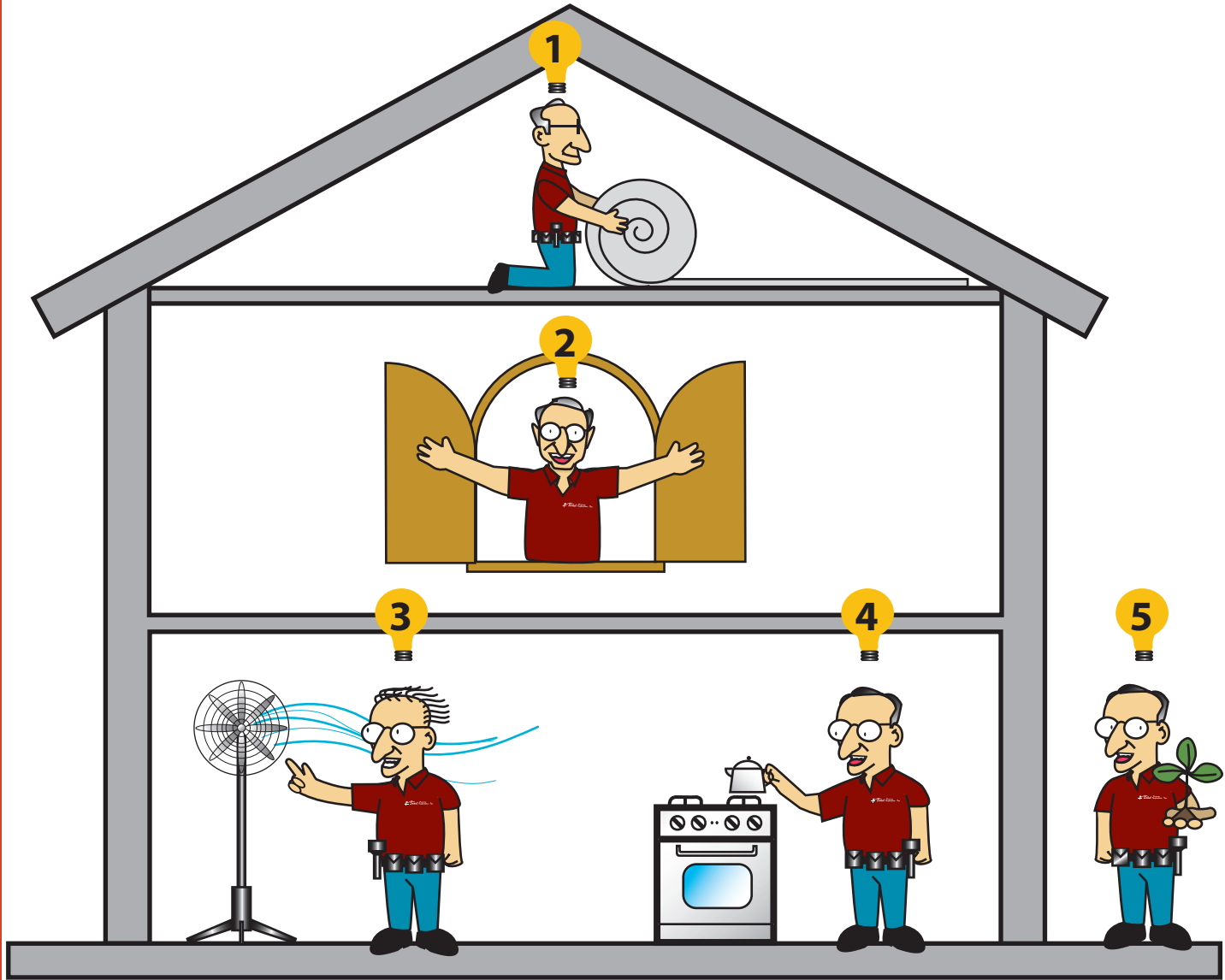
Phone

Email

Source: www.socalgas.com/residential/conservation/index.html

If you want to order a Home Inspection: (800) 339- 6988 or go to www.seneal.net

INTERNAL TEMPERATURE



Source: www.socalgas.com/residential/conservation/index.html

1

Consider installing a programmable thermostat, attic/wall insulation.

2

Open windows for cool air during the evening and early morning.

3

Use a fan instead of your air conditioner to circulate air.

4

Don't open the oven door while food is cooking. You can lose up to 50 degrees in temperature and waste energy.

5

Trees, awnings, drapes, shades and sun-control window film will all help to keep temperatures down by keeping the sun out.

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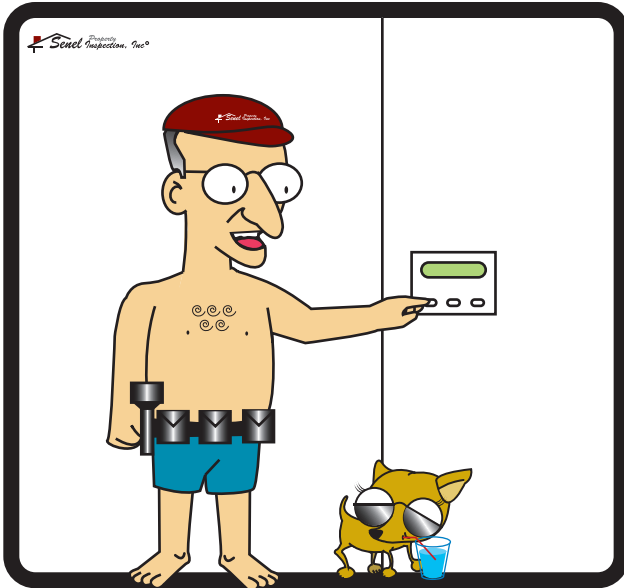
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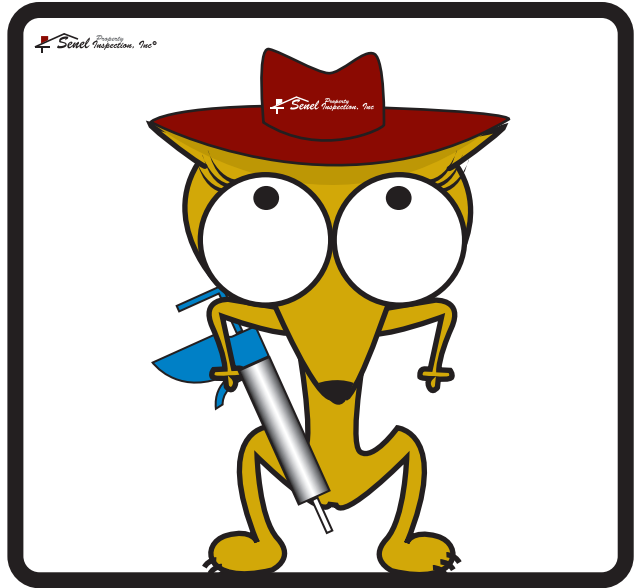
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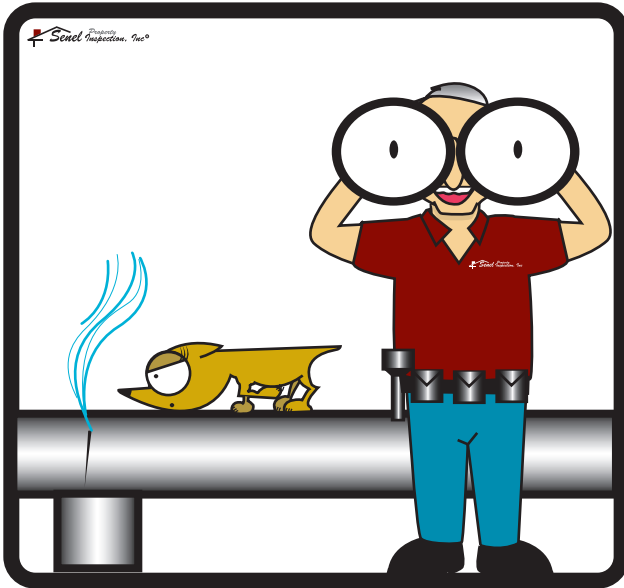
HEATING & DUCTS



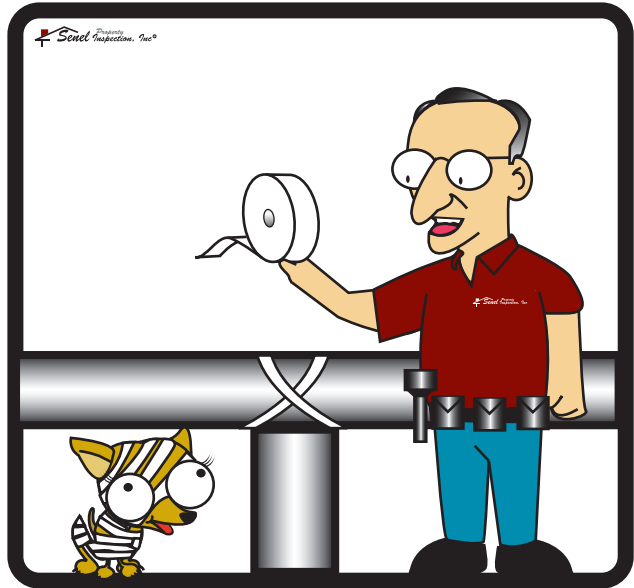
Save up to 10 to 20% on heating costs by lowering your furnace thermostat by 3 to 5 degrees (health permitting).



Caulk and weather-strip drafty windows and doors and save up to 5% on heating costs.



Have your ducts tested for air leakage.



Ducts should be repaired with mastic type sealant—not duct tape. You could save 5 to 20% of your heating costs.

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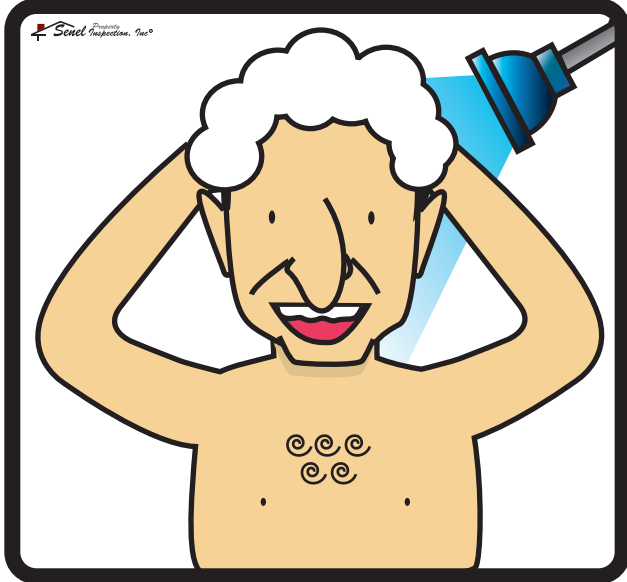
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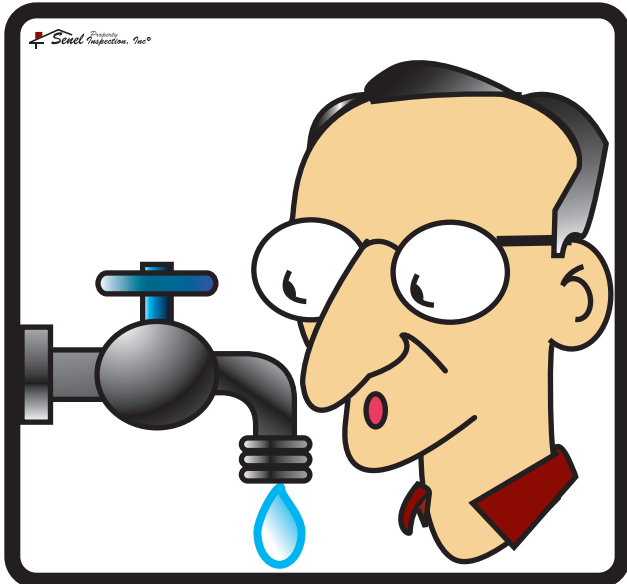
INTERNAL TEMPERATURE



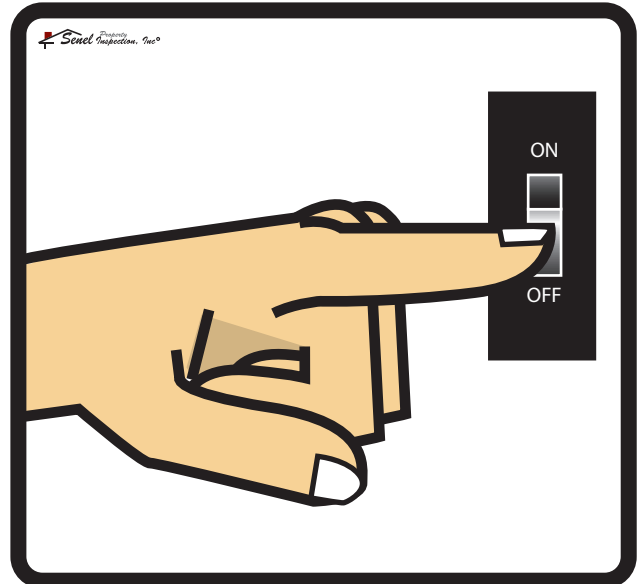
A bath can use up to 2.5 times as much as hot water as a 5 min shower. Install low-flow, water-saving showerheads to cut water use and save 5 to 10% on water heating costs.



Save up to 10% of water costs by washing full laundry loads in cold water.



Fix leaky faucets. One drop of hot water per second can waste 2,500 gallons per year.



If you have a gas water heater, turn it to the "Pilot" setting when you go on vacation.

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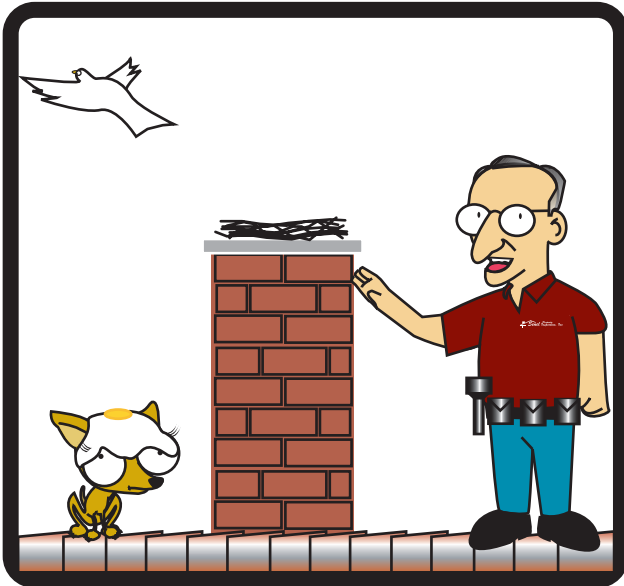
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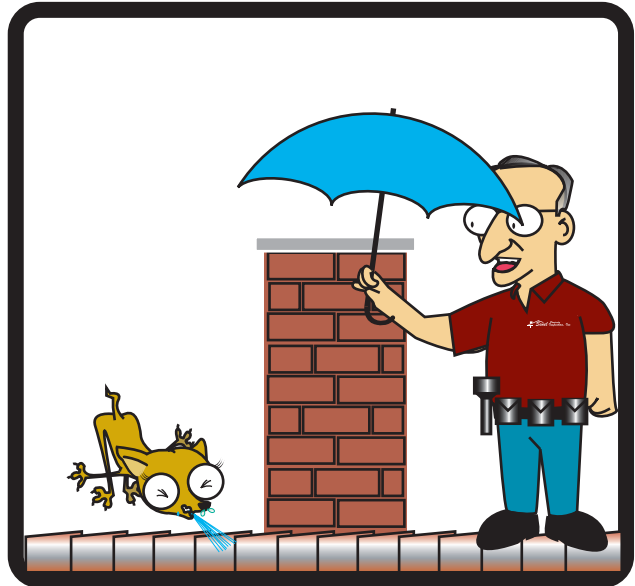
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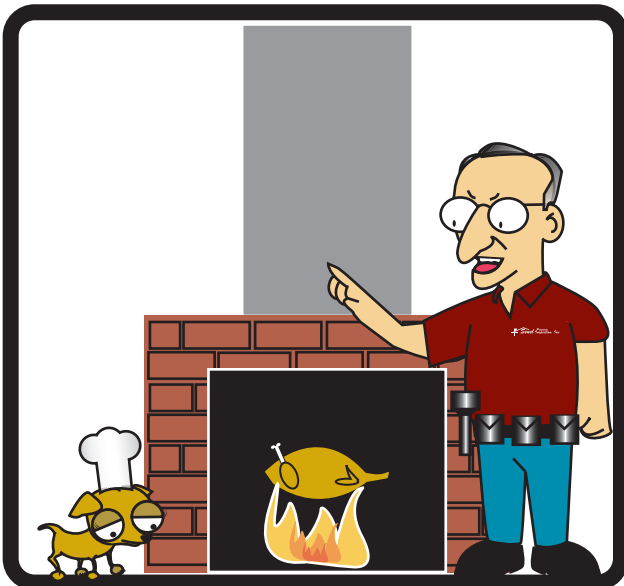
CHIMNEY



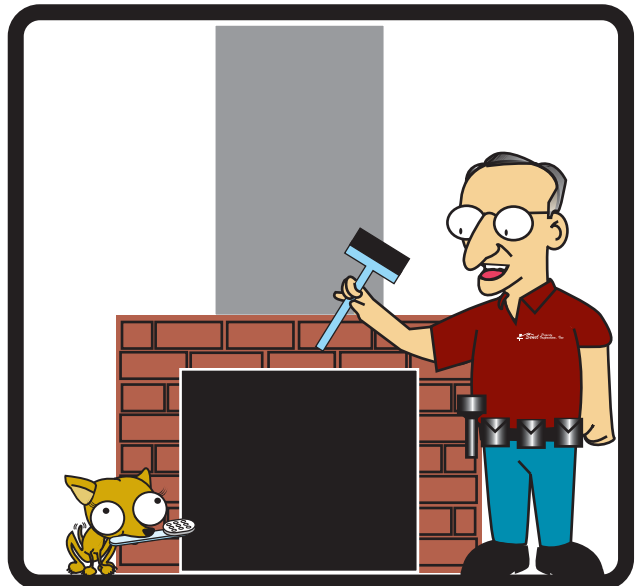
Animal invasion can lead to many problems including fires from nests, carbon monoxide backup from blockage and the potential for disease.



Moisture is the major cause of chimney corrosion. Your chimney and the area around it are prime areas for water infiltration. Molds may be a consequence of it.



Never use a chimney for any purpose if its safety condition is unknown. Serious fire or carbon monoxide hazards could be present.



Chimneys and fireplaces that have not been cleaned or have unseen damage are major sources of carbon monoxide poisoning.

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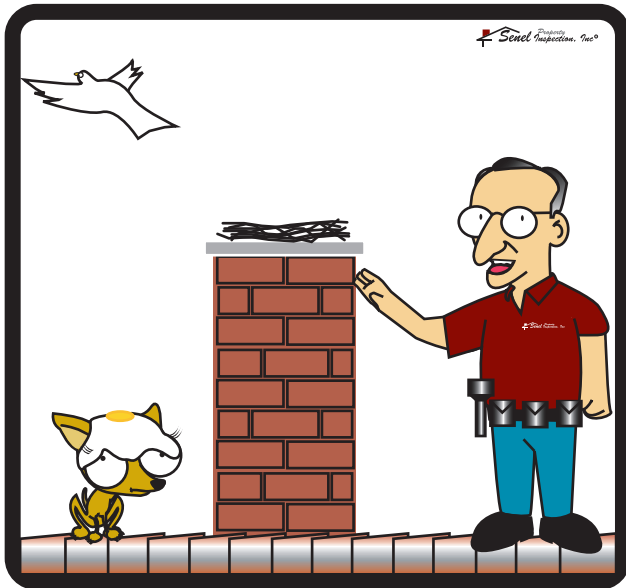
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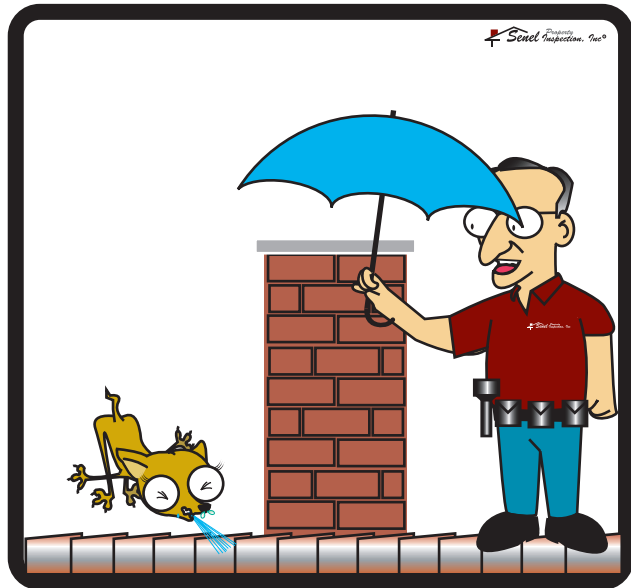
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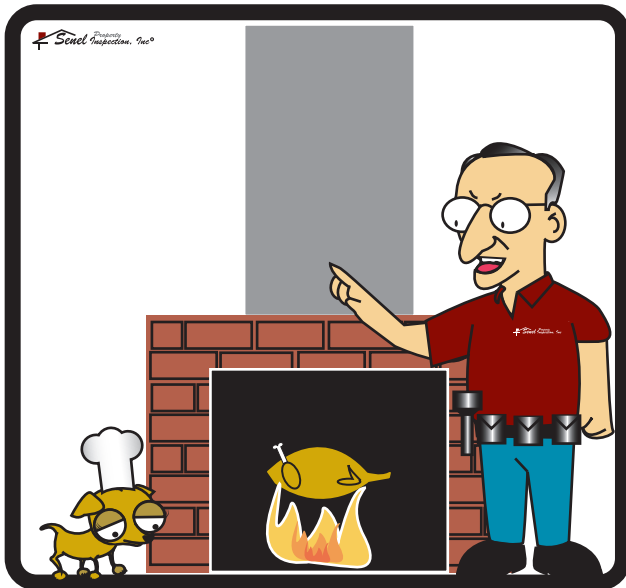
CHIMNEY



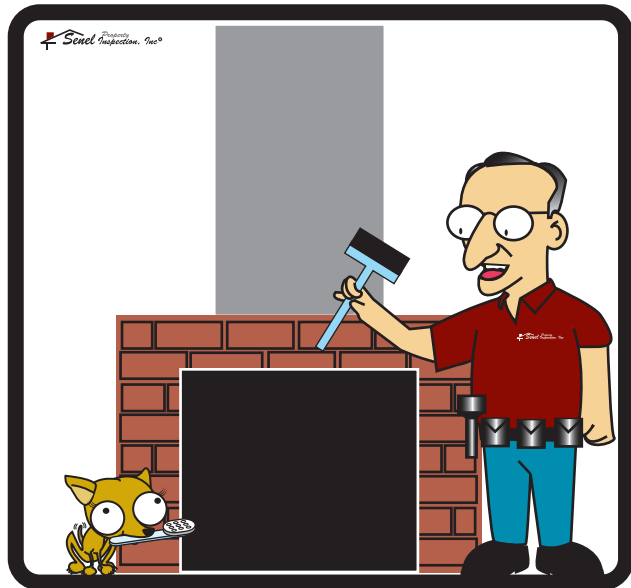
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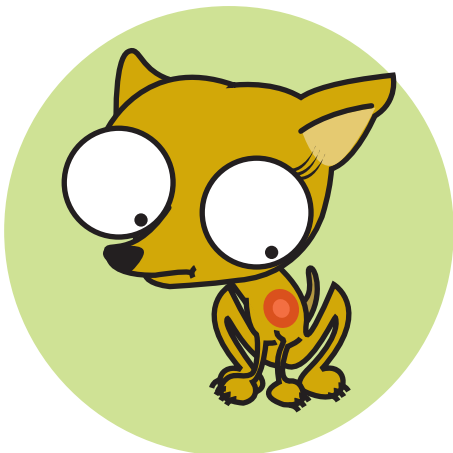
HOW DO MOLDS AFFECT PEOPLE?



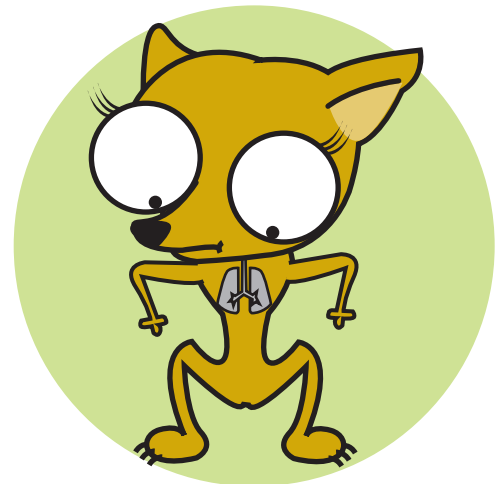
Nasal stuffiness



Eye irritation



Skin irritation.



Mold infections in lungs

Planning to sell or buy a house, contact:

Source: www.epa.gov/mold

Agent

Phone

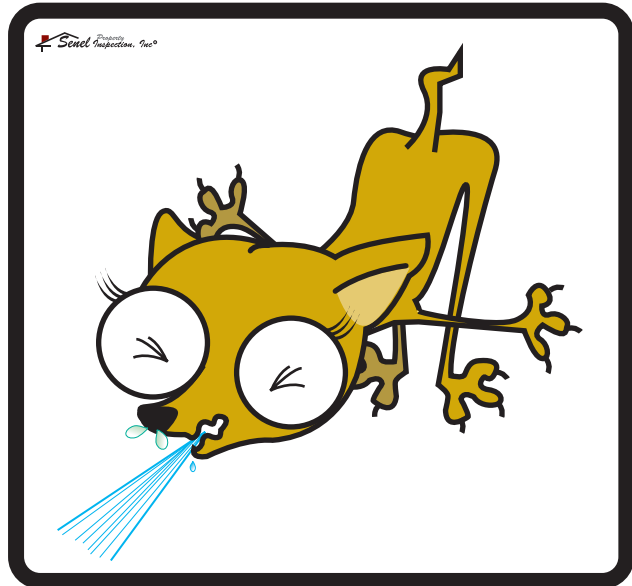
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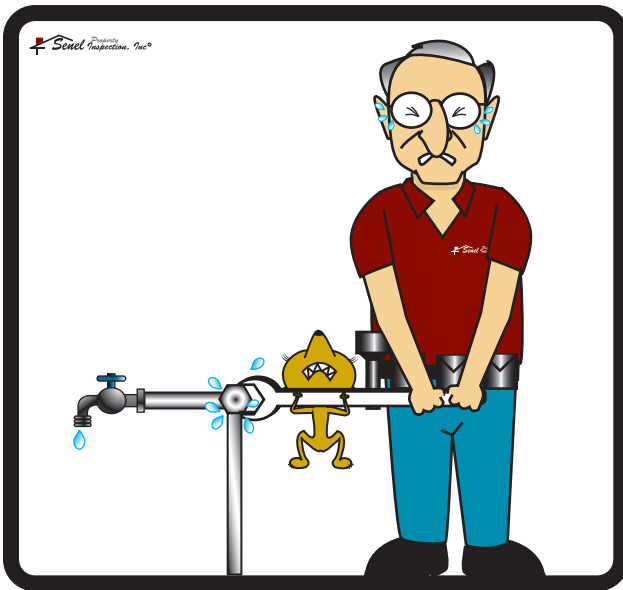
HOW DO MOLDS AFFECT PEOPLE?



Molds can be found almost anywhere; they can grow on virtually any substance, providing moisture is present. There are molds that can grow on wood, paper, carpet, and foods.



Potential health effects and symptoms associated with mold exposures include allergic reactions, asthma, and other respiratory conditions.



Fix the source of any water problem or leak to prevent mold growth.



In areas where there is a perpetual moisture problem, do not install carpeting.

Planning to sell or buy a house, contact:

Source: www.epa.gov/mold

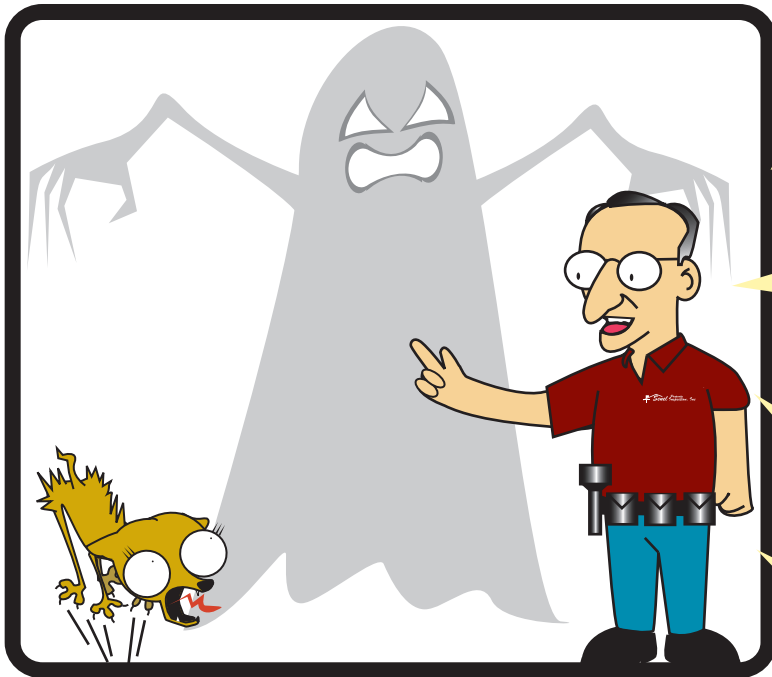
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RADON



Radon is the second leading cause of lung cancer, following smoking. Radon is odorless, colorless, and tasteless.

It is a naturally occurring radioactive gas resulting from the decay of radium, itself a decay product of uranium.

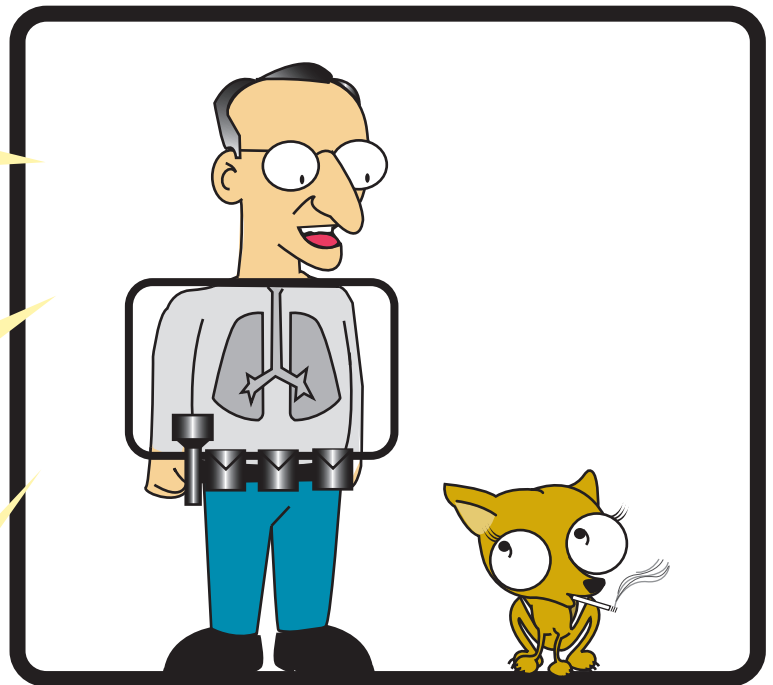
The EPA estimates that as many as six million homes throughout the country have elevated levels of radon.

Since 1988, EPA and the Office of the Surgeon General have recommended that homes below the third floor be tested for radon.

When radon decay products are inhaled and deposited in the lungs, the alpha emissions penetrate the cells of the epithelium lining the lung.

Energy deposited in these cells during irradiation is believed to initiate the process of carcinogenesis.

Scientists estimate that the increased risk of lung cancer to smokers from radon exposure is ten to twenty times higher than to people who have never smoked.



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Source: www.epa.gov

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