

Solar Inspection Certificate



Sprk Certified Solar Home

Year Built: 2003
Home Size: 2820 sq. feet
Client:
Inspection Date: September 18, 2025
Inspection Time: 1-2 PM
Weather: Sunny, 90 F



5707222388

September 18, 2025



**Property Inspection
Solutions LLC**

Home Inspector

2109845222

admin@property-inspection-solutions.com

TREC#24939

Solar
System
Grade

C

This inspection and report is not a warranty, guarantee or insurance policy for the inspected solar system or home.





Solar Inspection Report



Solar System

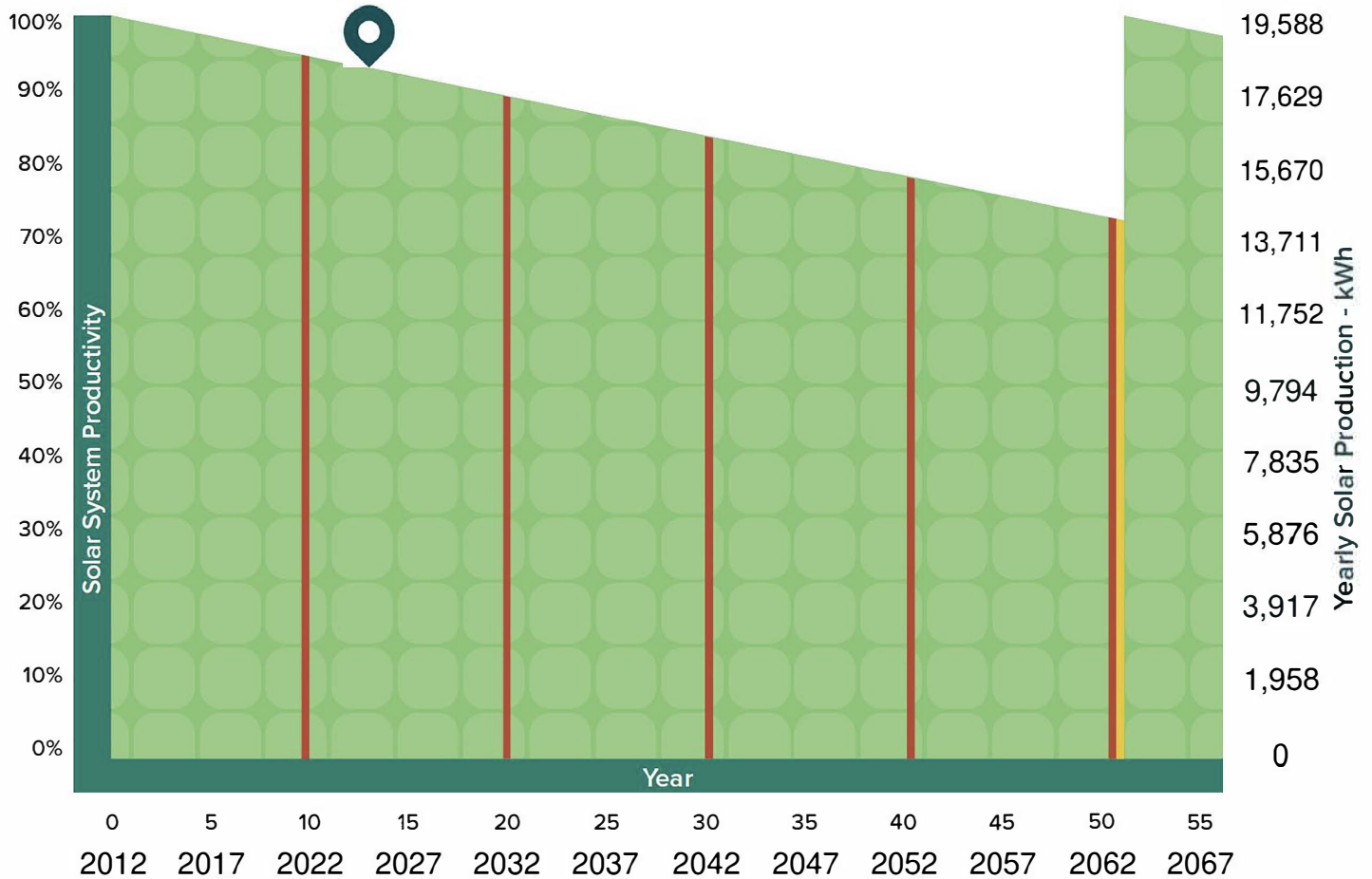
11.8kW 76%

C

		Score	Grade															
	Solar System Remaining Life Page 3	88%	<table><tr><td>Excellent</td><td>Good</td><td>Fair</td><td>Poor</td><td>Fail</td></tr><tr><td><input type="checkbox"/></td><td><input checked="" type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td>A</td><td>B</td><td>C</td><td>D</td><td>F</td></tr></table>	Excellent	Good	Fair	Poor	Fail	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	A	B	C	D	F
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	Solar Energy Production Page 4	65%	<table><tr><td>Excellent</td><td>Good</td><td>Fair</td><td>Poor</td><td>Fail</td></tr><tr><td><input type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td><td><input checked="" type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td>A</td><td>B</td><td>C</td><td>D</td><td>F</td></tr></table>	Excellent	Good	Fair	Poor	Fail	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	A	B	C	D	F
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	Solar Energy Storage Page 5	80%	<table><tr><td>Excellent</td><td>Good</td><td>Fair</td><td>Poor</td><td>Fail</td></tr><tr><td><input type="checkbox"/></td><td><input checked="" type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td>A</td><td>B</td><td>C</td><td>D</td><td>F</td></tr></table>	Excellent	Good	Fair	Poor	Fail	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	A	B	C	D	F
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	Safety and Quality Page 6-7	71%	<table><tr><td>Excellent</td><td>Good</td><td>Fair</td><td>Poor</td><td>Fail</td></tr><tr><td><input type="checkbox"/></td><td><input type="checkbox"/></td><td><input checked="" type="checkbox"/></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td>A</td><td>B</td><td>C</td><td>D</td><td>F</td></tr></table>	Excellent	Good	Fair	Poor	Fail	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	A	B	C	D	F
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A	B	C	D	F														



Life Cycle of a Solar System



SYMBOL

Inverter Replacement Interval
Panels Replacement Interval
Current year



Remaining Life

38 years

Solar Panels

76%

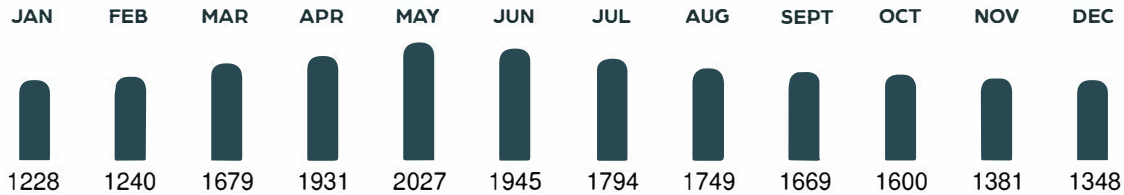
0 years

Solar Inverter

0%



EXPECTED MONTHLY SOLAR PRODUCTION



Year Expected Production: 19,588 kWh

Solar Production Health

Measured energy output per year in kWh 2,305 - 2,706 kWh

SCORE 11%



Solar Panel Orientation Optimization

Southern	36	100%
Western	0	-
Eastern	0	-
Northern	0	-
SCORE	100%	



Solar Monitoring

Solar equipped with monitoring

☒ Yes ☐ No

SCORE 100%

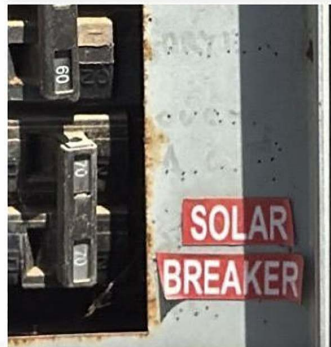


Solar Breaker Size

Actual Expected

70 65

SCORE 100%



Solar Inverter

Solar system size 11,772 watts

Inverter size 12,000

Actual solar to inverter(s) ratio 98%

Inverter type Other

SCORE 100%





Battery Storage

Does the home have backup energy?

- ☐ No
☒ Partial home
☐ Full home

SCORE 0%

Battery Storage Information

Battery installation date	-
Battery age	-
Battery manufacturer	-
Battery warranty	-
Remaining warranty	-
Battery storage capacity	-
Battery count	-
Total battery storage capacity	-

Net Metering

Solar equipped with utility net metering?

- ☒ Yes
☐ No

SCORE 100%




Solar Breaker and Conduit Labeled

Solar breaker labeled?

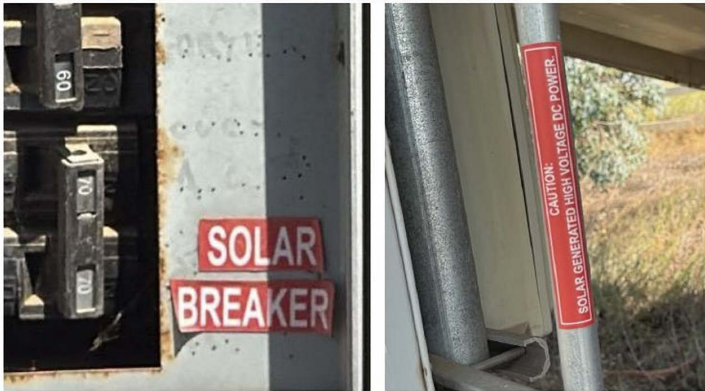
☒ Yes
☐ No

Solar conduit labeled?

☒ Yes
☐ No

SCORE

100%


Solar Label on Exterior of Electrical Panel

Electrical panel labeled for solar?

☐ Yes
☒ No

SCORE

0%


Solar Panel Clamps

Any loose solar panel clamps?

☐ Yes
☒ No

SCORE

100%

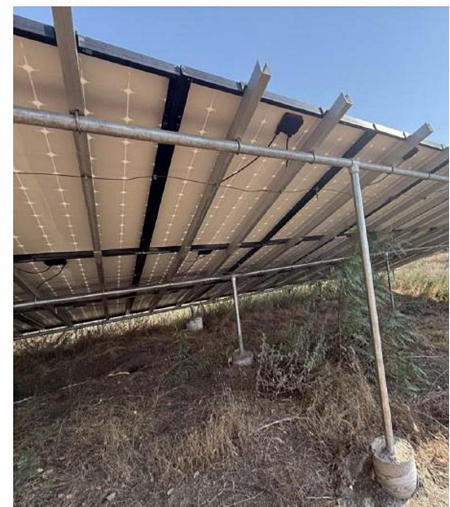

Solar Wire Management

Any solar wires touching the roof?

☐ Yes
☒ No

SCORE

100%





Fire Code Setbacks

Fire code setback violations?

☐ Yes
☒ No

SCORE

100%



Pest Proofing

Pest proofing installed?

☐ Yes
☒ No

SCORE

0%



Solar Panels with Broken Glass

Broken solar panels?

☐ Yes
☒ No

SCORE

100%



Other Visible Damage

Other solar system damage?

☒ Yes
☐ No

SCORE

0%



COMMENTS

We recommend removing the plant growth both coming through the solar panels as well as all the plant growth under the solar panels to improve energy output and maintain system integrity. It is also recommended to have a solar professional do this so as to carefully remove the panels in order to remove the debris without breaking the solar panels. We also recommend trimming nearby trees back to reduce shading and to clean the solar panels to enhance solar energy performance.



Solar System Details

Solar System Size	11.77 kW
Installation Date	2012
Age of Solar System	13 years
Annual kWh Production	19,588 kWh
Annual Market Value of Energy Produced	\$2,977
Monthly Market Value of Energy Produced	1,632 kWh
Monthly Market Value	\$248

Solar System Details	Solar Array #1	Solar Array #2	Solar Array #3	Solar Array #4
Solar Azimuth	South	-	-	-
Solar Panel Count	36	-	-	-
Panel Wattage	327	-	-	-
Array Size in kW	11.77	-	-	-
Solar Panel Manufacturer		-	-	-
Solar Warranty	25	-	-	-
Year 1 kWh Production	20,907 kWh	-	-	-
Number of Inverters	1	-	-	-

Inverter Details	Inverter #1	Inverter #2	Inverter #3	Inverter #4
Inverter Type	String	String		
Inverter Manufacturer	Power One	Power One		
Inverter Age	13 years	13 years		
Inverter Wattage	12,000 W			
Original Inverter Warranty	10 years	10 years		
Remaining Warranty Time	1 year	1 year		
Monitoring Access	Yes	Yes		

Solar Installer Details

Solar Installer	SunPower
Still in Business	No
Workmanship Warranty	25 years
Phone Number	+18007867693
Email	technical.support@sunpower.com



BUYER'S CHECKLIST

HOW TO BUY A SOLAR HOME (STEP BY STEP)



Property
Inspection
Solutions



Sprk

OWNED
SOLAR

TRANSACTION GUIDE

PHASE 1: COLLABORATE DURING ESCROW

STEP 1: GET SOLAR INFORMATION FROM SELLER

- ☐ Gather Solar Information from Seller
 - Solar installation agreements, equipment warranties, etc.

STEP 2: LEARN ABOUT SOLAR HOME

- ☐ Order Solar Inspection and Home Energy Reports from a Sprk Certified Home Inspector in the inspection phase
 - Learn if solar is fully functional and in good condition and negotiate repairs if necessary
 - Discover expected home energy expenses with solar on the home

STEP 3: FINALIZE SOLAR TRANSFER

- ☐ Provide solar documentation to the Escrow Officer, Loan Officer, and Appraiser
- ☐ Confirm with Escrow Officer prior to final walkthrough that the solar system is showing as owned outright
- ☐ Get solar monitoring login info from Seller at or prior to the final walkthrough
- ☐ Schedule to take over electric utility services
 - When possible, transfer the existing net metering agreement into your name

PHASE 2: CONNECT AFTER CLOSE OF ESCROW

STEP 4: OPTIMIZE YOUR SOLAR HOME

- ☐ Set up solar monitoring app or portal and connect solar to your WiFi to track solar production
- ☐ Contact Solar Installer
 - For help connecting the solar monitoring to your new WiFi network
 - To take over any installation and equipment warranties
 - To troubleshoot any solar problems found during the solar inspection
- ☐ Use the Home Energy Report to optimize your new home for your energy preferences
- ☐ Save digital copies of all solar documentation in a secure cloud folder for future reference
- ☐ To maximize solar production and longevity, have the solar inspected at least on a bi-annual basis

SOLAR DOCUMENTATION

- ☐ State solar disclosure documentation (where applicable)
- ☐ Solar Installation Agreement
- ☐ Electricity Utility Net Meter/Billing Agreement
- ☐ Solar Panel Warranty
- ☐ Solar Inverter Warranty
- ☐ Battery Warranty
- ☐ Sprk Reports: Home Energy Report / Listing Report / Solar Inspection Report / Solar Appraisal Report