



SUMMARY
 1234 Main Street Rockford IL 61101
 Buyer Name
 06/15/2026 9:00AM

Dan Aranki
 IL License No. 450.013334, interNACHI
 Certified Professional Inspector®
 D.A. Inspections
 (815) 765-4324
info@da-inspections.com



This summary highlights the most significant findings from the inspection, including safety concerns, major defects, and issues that may require immediate attention. For a complete understanding of the home's condition, please review the full inspection report. If you have any questions, feel free to reach out.

4.2.1 Garage Door & Opener

DETACHED GARAGE DOOR OPERATION CONCERN



The detached garage overhead door opener activated at the time of inspection; however, the door appeared to bind or jam during closing and did not close normally under powered operation. Manual operation using the emergency release function was possible at the time of inspection. The condition may be related to track alignment, hardware adjustment, or another operational issue. Evaluation and repair by a qualified garage door contractor is recommended. See attached video.

Recommendation
 Contact a qualified professional.



Video
 (click here to view on web)

4.3.1 Garage Electrical

MISSING GFCI PROTECTION IN GARAGE

A receptacle in the attached garage was observed without ground-fault circuit interrupter (GFCI) protection. Current safety standards require GFCI protection for all 15- and 20-amp receptacles in garages, including outlets serving refrigerators, garage door openers, and washing machines. The absence of GFCI protection increases the risk of electrical shock. Installation of proper GFCI protection by a licensed electrician is recommended.

Recommendation

Contact a qualified electrical contractor.



4.3.2 Garage Electrical

OPEN GROUND/OPEN NEUTRAL CONDITION AT GARAGE RECEPTACLE

Defect

An open ground/open neutral condition was indicated at a garage electrical receptacle during testing at the time of inspection. This condition may affect proper operation and safety of the receptacle and connected devices. Evaluation and repair by a qualified electrician is recommended.

Recommendation

Contact a qualified professional.



18.3.1 Panelboards and Breakers

OPEN BREAKER KNOCKOUT (FILLER PLATE MISSING)

Defect

An unused circuit-breaker panel opening was observed without a filler plate installed. Missing filler plates expose live electrical components, presenting a serious shock hazard. Correction by a licensed electrician is recommended.

Recommendation

Contact a qualified electrical contractor.

