



HOME MAINTENANCE CHECKLIST

Texan Inspection Services, L.L.P. recommends homeowners do a number of maintenance items on a regular basis to keep their home safe and in good condition. Doing this also increases the resale value of your home and minimizes unexpected expenses when you sell it. With this in mind, please consider printing this handy check-list. Keep it somewhere convenient and use it throughout the year. We hope this list proves helpful and hope that you will consider Texan Inspection for a home inspection the next time you decide to purchase a home in the Greater Houston area.

Home maintenance "How To" videos can be viewed at <https://www.texaninspection.com/diy-videos/>

SPRING

- A/C check
- Pour Bleach into the A/C unit bleach lines
- Change HEPA/media filters in the A/C Units
- Check fault breakers for correct function of trip/reset
- Check GFCI breakers for correct function of trip/reset
- Check drains and faucets. Clear any build-up
- Fertilize the yard and garden beds
- Check foundation shows 6" of slap above soil and vegetation
- Purge TPR valve on water heater
- Inspect and perform pest control
- Consider termite inspection/prevention
- Clear spider webs
- Check sprinkler function
- Trim trees

FALL

- Pour Bleach into the A/C unit bleach lines
- Change HEPA/media filters in the A/C Units
- Inspect & repair damaged exterior caulking
- Inspect & repair grout
- Silicone bath corners and wall penetrations
- Check fault breakers for correct function of trip/reset
- Check GFCI breakers for correct function of trip/reset
- Check drains and faucets. Clear any build-up
- Check fireplace for animals and nests
- Test smoke detectors
- Clean gutters
- Inspect furnace(s)
- Purge TPR valve on water heater
- Winterize sprinklers

MONTHLY

- Change A/C filters in ceilings

ANNUALLY

- Check fire extinguisher
- Replace lifted wood driveway expansion joints
- Clear dryer vent
- Document your repairs and save receipts
- Oil garage door rollers



281-342-5762
info@texaninspection.com
www.texaninspection.com

TREC #6387