



Home Inspections Certificate Online – T103 200 Hours

The comprehensive home inspection course is broken down in an easy and understandable format. You study at your own pace. The course is comprised of course books, audio and visual tutorials, exercises and practice quizzes, photos of numerous inspection scenarios, exams and valuable industry updates all delivered to you online. The total system contains 9 study modules. Topics: Structure, Exteriors, Roofs, Electrical, Plumbing, Heating & Cooling, Interiors, Insulation & Ventilation, Business & Marketing

I. Introduction to Home Inspection

A. An Overview

1. Defining the Home Inspection
2. The Role of Home Inspection
3. A Little History
4. The Customer
5. The Opportunity

B. Home Inspection Content

1. The General Inspection
2. Inspector Knowledge

C. The Home Inspection Process

1. Before the Inspection
2. Arrival at the Site
3. During the Inspection
4. Communicating the Findings
5. Reporting

D. The Inspection Report

1. A Sample Report
2. About the Report

E. The Real Estate Transaction

1. The Home Inspector's Role

F. Standards of Practice

1. General Exclusions
2. A Code of Ethics

G. About the Course

II. Inspecting Structures

A. The Structural Inspection

1. Inspection Guidelines

B. The Dynamics of Structure

1. Weight
2. Movement
3. Wind and Water
4. Internal Stresses
5. Thinking about Structure



C. Foundation Construction

1. Footings
2. Footing Drains
3. Foundation Walls
4. The Block Foundation
5. Poured Concrete
6. Stone Masonry
7. Brick Foundations
8. Wood Foundations
9. Piles, Piers, and Grade Beams

D. Slab Construction

E. Inspecting Foundations

1. Cracks
2. Using Your Judgment
3. Inspecting from the Outside
4. Let's Review
5. Reporting Your Findings
6. Filling in the Report

F. Inspecting Basements

1. Inspecting for Water Penetration
2. Basement Drainage
3. Stairways, Floors, and Penetrations
4. Supporting Structures
5. Reporting Your Findings

G. Inspecting Crawl Spaces

1. Access
2. Inspecting the Floor
3. Ventilation
4. Insulation
5. Structural Concerns
6. Reporting Your Findings

H. Inspecting Slabs

1. Reporting Your Findings

I. Above-Grade Construction

1. Wood Framing
2. Post and Beam
3. Log Homes
4. Brick Veneer over Wood Framing
5. Solid Masonry Walls

J. Interior Framing

1. Floors
2. Trusses
3. Cantilevers
4. Other Framing Concerns

K. Inspecting Roof Structure

1. Framing Members
2. Roof Trusses
3. Roof Sheathing
4. Water Penetration
5. Attic Moisture
6. Reporting Your Findings

L. Inspecting Structures Final Exam



III. Inspecting Exteriors

A. The Exterior Inspection

B. Inspecting the Siding

1. Under the Siding
2. Wood Plank / Plywood Siding
3. Composition Board
4. Wood, Metal and Vinyl Siding
5. Asphalt Composition
6. Asbestos Cement
7. Stucco
8. Solid Masonry Walls
9. Brick Veneer
10. Other Sidings
11. Paint
12. Reporting Your Findings

C. Trim, Windows, Doors

1. Inspecting the Trim
2. Window Construction
3. Inspecting Windows
4. Inspecting Doors
5. Reporting Your Findings

D. Around the House

1. Steps and Stoops
2. Porches and Decks
3. Balconies and Patios
4. Walks and Driveways
5. Landscaping and Grading
6. Retaining Walls
7. Reporting Your Findings

E. Inspecting the Garage

1. Siding and Trim
2. Windows and Doors
3. Inspecting the Structure
4. Safety Concerns
5. The Floor
6. Vehicle Door
7. Reporting Your Findings

F. Inspecting Exteriors Final Exam

IV. Inspecting Roofs

A. The Roof Inspection

1. Inspection Guidelines
2. Inspection Equipment
3. Inspection Concerns

B. General Information

1. Terms
2. Types of Roofs
3. Natural Enemies

C. Structure from the Exterior



- D. Inspecting the Roof Covering
 - 1. Asphalt Shingles
 - 2. Roll Roofing
 - 3. Built-Up Roofing
 - 4. Wood Shingles and Shakes
 - 5. Tile Roofs
 - 6. Slate and Asbestos Cement Shingles
 - 7. Metal Roofing
 - 8. Single Ply Membranes
 - 9. Reporting Your Findings
 - 10. Filling in the Report
- E. Flashings
 - 1. Ridge and Hip Flashings
 - 2. Valley Flashing
 - 3. Roof-To-Wall Flashing
 - 4. Roof-To-Flat-Roof Flashing
 - 5. Edge Flashing
 - 6. Chimney Flashing
 - 7. Penetration Flashing
 - 8. Roof Structures
 - 9. Reporting Your Findings
- F. Inspecting the Chimney
 - 1. Chimney Construction
 - 2. Clearances
 - 3. Inspecting the Chase
 - 4. Inspecting the Flue
 - 5. The Cricket
 - 6. Reporting Your Findings
- G. Other Roof Items
- H. Inspecting Roof Damage
 - 1. Inspecting Gutters
 - 2. Inspecting Downspouts
 - 3. The Flat Roof
 - 4. Reporting Your Findings
- I. Study Unit Three Examination

V. Inspecting Electrical

- A. The Electrical Inspection
 - 1. Inspection Guidelines
 - 2. Inspection Equipment
 - 3. Inspection Concerns
- B. Basic Electricity
 - 1. Volts, Ohms, Amps, and Watts
 - 2. Circuits
- C. Inspecting the Service Entrance
 - 1. The Service Drop
 - 2. Conduit or Cable
 - 3. The Meter
 - 4. Service Entrance Conductors
 - 5. The Main Disconnect
 - 6. Determining Amperage Rating
 - 7. Grounding System



8. Reporting Your Findings
9. Filling in the Report
- D. Inspecting the Main Panel
 1. Safety Precautions
 2. Panel Locations
 3. Main Panel Layouts
 4. Subpanels
 5. Inspecting the Panels
 6. Inspecting the Fuses or Breakers
 7. Inspecting the Wiring
 8. Reporting Your Findings
- E. Inspecting Branch Circuit Wiring
 1. Types of Branch Wiring
 2. Wiring Practices
 3. Inspecting Knob-and-Tube Wiring
 4. Inspecting Modern Wiring
 5. Aluminum Wiring
 6. Reporting Your Findings
- F. Inspecting Fixtures, Switches, and Outlets
 1. Lighting Fixtures, Switches, and Outlets
 2. Electrical Outlets
 3. Outlet Requirements
 4. Inspecting the outlets
 5. Testing the Outlets
 6. Putting It All Together
 7. Reporting Your Findings
- G. Study Unit Four Exam

VI. Inspecting Plumbing

- A. The Plumbing Inspection
 1. Inspection Guidelines
- B. Water Supply Entrance
 1. Public Water Supply
 2. Private Water Supply
 3. Inspecting Private Water Supply
 4. Reporting Your Findings
 5. Filling in the Report
- C. Water Supply Piping
 1. Corrosion
 2. Types of Supply Piping
 3. Inspecting Supply Piping
 4. Functional Flow
 5. Cross Connections
 6. Reporting Your Findings
- D. Drain, Waste, and Vent System
 1. Waste Disposal
 2. The Venting System
 3. DWV Piping Materials
 4. Inspecting DWV Piping
 5. Inspecting Drainage
 6. Reporting Your Findings
- E. Hot Water System
 1. Water Heaters



2. Gas Water Heaters
 3. Electric Water Heaters
 4. Reporting Your Findings
- F. Fixtures and Faucets
1. Inspecting Faucets
 2. Inspecting Sinks, Tubs, and Showers
 3. Inspecting Toilets
 4. Putting It All Together
 5. Reporting Your Findings
- G. Gas Piping
- H. Study Unit Five Examination

VII. Inspecting Heating and Cooling

- A. The Heating Inspection
1. Inspection Guidelines
 2. Inspection Equipment
 3. Inspection Concerns
- B. General Information
1. Thermostats
 2. Zoning
 3. Master Shut-Off
 4. Clearances and Codes
 5. Heat Transfer
 6. Types of Heating Systems
- C. Gas-Fired Systems
1. A Word about Efficiencies
 2. Gas Supply
 3. Gas Controls
 4. Gas Burners
 5. Inspecting Gas Components
- D. Oil-Fired Systems
1. Oil Supply
 2. Oil Controls
 3. Oil Burners
 4. Inspecting Oil Component
- E. Gravity Warm Air Furnaces
1. Operation and Distribution
 2. Inspecting Gravity Warm Air Furnaces
- F. Forced Warm Air Furnaces
1. Types of Forced Warm Air Furnaces
 2. Furnace Components
 3. Inspecting Forced Warm Air Furnaces
 4. Reporting Your Findings
 5. Filling in the Report
- G. Hot Water Boilers
1. Types of Hot Water Systems
 2. Types of Hydronic Boilers
 3. Boiler Components
 4. Inspecting Hot Water Boilers
 5. Reporting Your Findings
 6. H. Steam Boilers
- H. Steam Systems
1. Steam Boiler Controls and Gauges



2. Inspecting Steam Boilers
3. Reporting Your Findings
- I. Other Heating Systems
 1. Electric Heating
 2. Other Heating System
- J. The Cooling Inspection
 1. Inspection Guidelines
 2. The Refrigerant Cycle
 3. Inspection Concerns
 4. A Word about Cooling Capacity
- K. Air Cooled Air Conditioning
 1. The Furnace-Related Cooling System
 2. The Standalone Air Cooled Unit
 3. Inspecting Air Cooled Systems
 4. Reporting Your Findings
- L. Other Cooling Systems
 1. Water Cooled Air Conditioning
 2. The Gas Chiller
 3. The Evaporator Cooler
- M. The Heat Pump
 1. Air-to-Air Heat Pumps
 2. Inspecting Air-to-Air Heat Pumps
 3. Reporting Your Findings
- N. Study Unit Six Examination

VIII. Inspecting Interiors

- A. The Interior Inspection
 1. Inspection Guidelines
 2. Inspection Tools
- B. Walls and Ceilings
 1. Plaster Facing
 2. Drywall
 3. Other Facings
 4. A Word about Structure
 5. Wall and Ceiling Coverings
 6. Trim
- C. Floors
 1. Construction
 2. Wood Finish Flooring
 3. Flooring Tiles
 4. Floor Coverings
 5. Inspecting Floors
- D. Windows and Doors
 1. Window Components
 2. Types of Windows
 3. Inspecting Windows
 4. Interior Doors
 5. Inspecting Doors
- E. Stairs and Balconies
 1. Inspecting Stairways
 2. Inspecting Balconies



F. Fireplaces and Wood Stoves

1. The Masonry Fireplaces
2. Other Types of Fireplaces
3. Inspecting Fireplaces
4. Wood Stoves
5. Reporting Your Findings
6. Filling in the Report

G. Room-By-Room Inspection

1. Electrical, Plumbing, and Heating Review
2. Inspecting the Kitchen
3. Inspecting the Bathroom
4. Inspecting Other Rooms
5. Reporting Your Findings

H. Study Unit Seven Examination

IX. Inspecting Insulation and Ventilation

A. The Insulation and Ventilation Inspection

1. Inspection Guidelines

B. Insulation

1. Types of Insulation
2. Asbestos in Insulation
3. Insulating the Home
4. Inspecting the Insulation
5. Reporting Your Findings
6. Filling in the Report

C. Ventilation

1. Crawl Space Ventilation
2. A Word about Radon
3. Attic Ventilation
4. Cathedral and Flat Roofs
5. Inspecting the Ventilation
6. Reporting Your Findings

D. Inspecting the Attic

1. The Entryway
2. Structure Review
3. Water Penetration
4. Insulation
5. Ventilation
6. The Chimney
7. Electrical Safety
8. Equipment in the Attic
9. Reporting Your Findings

E. Study Unit Eight Examination

Course Books

You will receive eight course books/study modules on all the different components of a home that will allow you to do a professional home inspection. For your convenience, you'll also have online access to the course books in electronic format.

Online Photobook

The photo book includes over 200 images that correspond with the course books. You'll see firsthand what to expect.



Online Exercises

The supplemental tutorials reinforce important concepts of the course and the Flash animation, narration and interactivity enhance the presentations to increase student comprehension. They're rounded out by quizzes that reinforce learning objectives.

Online Exams

Our web-based exams allow you to take tests from anywhere you have Internet connection and you can exit and resume tests at your own pace and easily track your progress. The multiple choice formatted exams are highly flexible. They include corresponding photos and diagrams, easy to use navigation and a help screen to call on if needed.

Certificate of Completion

When you successfully complete all of our exams in the course, you will receive your Certificate of Completion. This will allow you to utilize our AHIT Certified Inspector Logo. This course is also accepted in most states requiring pre-licensing education except Oregon, New York and Louisiana (only classroom course are accepted).

Industry Updates

There's also an Industry Updates section to ensure you stay on top of industry updates and changes. Another feature that's helpful during an inspector's entire career.

Standards of Practice

For each module, a nationally accepted Standard of Practice is used (ASHI, NAHI, CREIA). These recognized professional guidelines outline what is to be inspected, what is not inspected, and what the report should cover.

Entertaining Comments

Throughout the course, the author shares his valuable, and sometimes humorous, on-the-job home inspection experiences. Read about how not to topple chimneys, slide off roofs, and shock yourself in the sump pump. It's real life.

Supplemental Materials

Our course includes supplemental videos, manuals and tools that enhance the learning experience and help jump-start your career as a home inspector.

Inspection Reporting

Learn more than how to inspect the home. Learn how to use your people skills with the customer and write up a real inspection report.

Marketing & Operational Manual

This is your blueprint for operating a successful home inspection business. It includes your Sales & Marketing Plan, Inspection Plan, Office Plan and risk management.

Unlimited Support

During the entire program you have toll-free telephone support from the experts in the industry. Our course is designed to get you started. With our training and support you will be off the ground running.

NOTE:

Javascript & the ability to accept cookies must be enabled in the browser you use.

MACINTOSH SYSTEM REQUIREMENTS

Macintosh PowerPC

128 MB RAM

OS 9.1 or later



Internet connection to access online course books, tutorials, and online exams

Email account to receive exam and course notifications

Speakers required for narrated supplemental Flash tutorials

Macromedia Flash Player version 6 or greater (for supplemental tutorials)

Adobe Acrobat Reader version 5 or greater (for online Course Books)

Only the browsers below have been tested for Macintosh:

Netscape 7+

Internet Explorer 5.1+