

DIAMOND ROOF & GUTTER

801 E Douglas, 2nd Floor
Wichita, KS 67202
(316)640-6056



July 3, 2024

Roof Inspection For:
1367 N Oxford Rd
Mulvane, KS 67110

Material: 30 year architectural shingle

Condition: Average

Additional comments:

The shingles are in average condition for their age which looks to be 6-9 years old. There was very little granular loss and no fiberglass showing on roof. There is a prior repair to the ridge in the back where the valleys come together which looks good still. There are some nails that have been previously sealed that need to be resealed and a few nail heads that are exposed that need to be sealed. There are also several places that the shingles need to be sealed back down with some silicone. I also noticed exposed nail heads on the chimney and the caulking was cracked.

With the minor repairs made it is my opinion this roof has at least 7+ years of life barring any significant weather.

Let me know if you have any questions.

Respectfully,

Stacia Kolbeck
Diamond Roof and Gutter
316.250.6960

Seller comments via Email.

Lonny finished the sealing of the shingles yesterday with the recommended product from Stacia.