

# PRE-INSPECTION AGREEMENT

This Pre-Inspection Agreement ("Agreement") is made this \_\_\_\_\_ 1

between \_\_\_\_\_ ("Buyer") 2  
Buyer Buyer

and **Ryan W Kurth** **Briana C Brady** ("Seller") 3  
Seller Seller

in anticipation of the negotiation of a purchase and sale agreement between them for the real property located at 4

**11520 3rd Ave NW** **Seattle** **WA 98177** (the "Property"). 5  
Address City State Zip

**1. Pre-Contract Inspection.** Seller agrees that Buyer may inspect the Property at a mutually convenient time and 6  
date. Buyer's inspection may include, at Buyer's option, the structural, mechanical and general condition of the 7  
improvements to the Property, compliance with building and zoning codes, an inspection of the Property for 8  
hazardous materials, a pest inspection, and a soils/stability inspection. The inspection must be performed by 9  
Buyer or a person licensed (or exempt from licensing) under Chapter 18.280 RCW. 10

**2. Buyer's Obligations.** All inspections are to be (a) ordered by Buyer (b) performed by an inspector of Buyer's 11  
choice and (c) completed at Buyer's expense. Buyer shall not alter the Property or any improvements on the 12  
Property without first obtaining Seller's permission. Buyer is solely responsible for interviewing and selecting all 13  
inspectors. Buyer shall restore the Property and all improvements on the Property to the same condition they were 14  
in prior to the inspection. Buyer shall be responsible for all damages resulting from any inspection of the Property 15  
performed on Buyer's behalf. Buyer shall not provide the inspection report, or portions of the report, to Seller, 16  
unless Seller requests otherwise. Upon Seller's written request, Buyer shall provide the inspection report to Seller. 17

**3. Sewer Inspection.** Buyer's inspection of the Property ☐ may; ☒ may not (may, if not checked) include an 18  
inspection of the sewer system, which may include a sewer line video inspection and assessment and may 19  
require the inspector to remove toilets or other fixtures to access the sewer line. 20

**4. Oil Storage Tanks.** Any inspection regarding oil storage tanks or contamination from such tanks shall be limited 21  
solely to determining the presence or non-presence of oil storage tanks on the Property, unless otherwise agreed 22  
to in writing by Buyer and Seller. 23

**5. No Further Obligation.** The parties understand that this Agreement does not obligate the Buyer or Seller to 24  
consider or enter into a purchase and sale agreement. 25

**6. Attorneys' Fees.** If Buyer or Seller institutes suit against the other concerning this Agreement, the prevailing 26  
party is entitled to attorneys' fees and expenses. 27

\_\_\_\_\_  
Buyer's Signature Date 28  
Authentisign Ryan W Kurth 06/16/2025  
\_\_\_\_\_  
Seller's Signature Date

\_\_\_\_\_  
Buyer's Signature Date 29  
Authentisign Bri Brady 06/17/2025  
\_\_\_\_\_  
Seller's Signature Date

\_\_\_\_\_  
Buyer Broker MLS LAG No. Buyer Brokerage Firm 30

\_\_\_\_\_  
Buyer Broker's E-mail Address Buyer Broker's Phone Number 31