LANDLORD INSPECTION REPORT

Routine mid-lease inspection: condition, safety items, maintenance needed and lease issues

INSPECTION

PROPERTY ADDRESS
88 Maple Ct, Unit 2, Tucson, AZ

INSPECTION DATE
Mar 12, 2027

TENANT(S)
M. & J. Alvarez

TYPE
Routine (6-month)

INSPECTED BY
Sonoran Property Mgmt — K. Bell

NOTICE GIVEN ON
Mar 5, 2027 (48 h+)

CONDITION BY AREA

AREA	CONDITION	ACTION NEEDED	PHOTO #
Exterior / entry	Good	—	1
Living areas	Good, clean	—	2
Kitchen	Faucet drips	Replace cartridge	3
Bathrooms	Caulk mildew at tub	Re-caulk	4
Bedrooms	Good	—	
HVAC / filter	Filter dirty	Replace filter	5
Water heater	No leaks	—	
Yard / patio	Good	—	

SAFETY CHECKS

ITEM	TESTED / OK?	NOTES
Smoke detectors	Yes (3)	Batteries replaced in bedroom 2
CO detector	Yes	
Fire extinguisher	Yes	Charged
GFCI outlets	Yes	
Locks, window latches	Yes	

LEASE ISSUES OBSERVED

None. No unauthorized occupants or pets observed.

FOLLOW-UP AND DATES

Plumber to replace faucet cartridge and re-caulk tub — scheduled Mar 15. Filter replaced during visit.

INSPECTOR / LANDLORD — NAME, SIGNATURE, DATE

TENANT (ACKNOWLEDGES RECEIPT) — NAME, SIGNATURE, DATE