

Study Guide for the InterNACHI Florida State Exam for Home Inspector Licensure

The questions of the state exam are sourced from the following resources that are available to those who schedule to take the Florida exam through InterNACHI:

- The 120-hour pre-licensing online training courses listed at <http://www.nachi.org/florida.htm>;
- The wood-destroying organism course at <http://www.nachi.org/wdocourse.htm>; and
- Florida regulations at <https://www.flrules.org/gateway/ChapterHome.asp?Chapter=61-30>.

Studying these resources will help to prepare to take the exam.

General: Clothes dryer. Garage openings. Systems not inspected. Applying for license. Window well. General fastening rules. Garage door safety. Required insurance. Standards of Practice.

Plumbing: Drain, waste, vent system. Water supply and distribution. Water tanks. Exhaust systems. Venting. TPR valves. Water hammer. Potability. FVIR. Valves.

Roofing: Drip edges. Walking on roofs. Types of roof covering materials. Flashing. Hail damage. Slope.

Electrical: GFCIs. AFCIs. Grounding. Bonding. Over-fusing. Electrical shock. Watts, amps, volts.

Heating & Cooling: Heating and cooling systems. Transfer of heat. Refrigerant. Indoor humidity level. Ductwork. Electric disconnect. Electric baseboard. Moisture.

Structure: Supporting components. Cracking. Lumber. Load-bearing. Live vs. dead loads.

Exterior: Component types. Vegetation. Building envelopes. Exterior siding materials. Decks. Surface drainage. Moisture.

Interior: Railings. Impermeability. Stairs. Wall, ceiling and floor covering. Condensation. Perm rating. Doors and windows.

Ethics: Inspection fees. Confidentiality. Code of Ethics. Conflicts of interest.

Insulation & Ventilation: Unvented roof system. R-value. Air leakage. Thickness. Insulation types.

Environment: Carpeting. Heat movement. Home energy. Hot air vs. cool air. Air leakage. Transfer of heat.

Wood Destroying: Termites. Ants. Antropods. Shedding. Signs of infestation.

Safety: Ladders. Shutting down systems. Injury prevention. 4-in-1 rule.

Fireplace & Chimney: Clean outs. Vertical stack. Smoke detector. Fireplace openings. Flue.

Reporting: Present and past conditions. Items required and not required to report upon. Standards of Practice. Visual observations.

Inspection Methods: Falling and safety issues. PPE. Activating systems. Pilot lights. Walking on roof surfaces.

Professional Practice: Visual examinations. Insurability. Latent defects. Advertising. Determining home value. State rules and regulations. Continuing Education. Contractual agreements.