



**H&J**  
Hinson and Jung, LLC

Providing Peace of Mind, One Home At A Time.

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Call Toll Free (866) 317-9030

# Inspection Times

November 2011

## ASK THE INSPECTOR...

### Question

**Our new home is wonderful, but the 70's paint on the inside has got to go! We have selected the colors, but which type of paint should we use and where?**

### Answer

Since you have selected colors, you need to pick the correct sheen of paint to use for each part of your interior. Paint sheen is based on the texture created by the paint and also a measurement of how much light is reflected from the painted surface. While to some extent the sheen type is up to you, here are some guidelines to make the choice a little easier.

- **Flat** – Provides a smooth, low sheen look and helps hide imperfections. A good choice for living rooms, dens, dining rooms and home offices.
- **Satin** – Slightly shiny, satin provides a more washable surface. Good for high traffic areas, such as kid's rooms and hallways.
- **Eggshell** – Also a washable sheen, eggshell has a soft look that looks and works great in dining rooms, home offices, living rooms, dens and loft areas.
- **Semi-Gloss** – More shiny than satin but not as shiny as gloss. Use in kitchens, bathrooms and on trim and windows.
- **Gloss** – Great for use on doors, trim, cabinets and other areas that are washed often. Gloss has the highest sheen level.

Remember to prime first. Primers seal porous areas and provide a better surface for paint to adhere. They also keep old unwanted paint colors from showing through.

## FALL BACK – CHECK SMOKE DETECTORS

For those states participating, the first Sunday in November is the time to *fall back* to standard time. Not only is this a good time to get an extra hour of sleep, it's also a great time to check one of the most important safety devices in your house – your smoke and carbon monoxide (CO) detectors. It is estimated that as much as 30% of smoke detectors are not working - many times due to dead or missing batteries.

- All smoke and CO detectors should be tested at least once a month to make sure they are operating properly, and change their batteries each time change or every 6 months.
- In addition to replacing batteries, consider your detectors age. Over time sensors in detectors degrade and lose their effectiveness. The Consumer Product and Safety Commission recommends the following guidelines:
  - Smoke Detectors - replace every 10 years.
  - CO detectors – replace every 5 years.



If you have questions about home inspections or home maintenance, Ask the Inspector!

**Call Pete Jung at 301-351-1113**

## 200% NO RISK GUARANTEE

If our clients are not 100% satisfied at the end of the Home Inspection, they will pay nothing. We will match the fee and they can hire another home inspector.

# Why Use **Hinson & Jung Home Inspections?**

- ❖ FREE 90 day limited warranty along with a Brinks Security System inspection. This starts the day of the inspection.
- ❖ FREE 128 page Home Maintenance Manual
- ❖ FREE Phone consultations for as long as the client lives in the house.

## **Hinson & Jung Home Inspections and Services**

*for all your inspection needs.*

### ***My Pledge to You***

***I dedicate 100% of my time and energy delivering First-Class service to YOU, my customer.***

***My philosophy about real estate is simple. I put myself in your shoes, treat you like family and treat your money like it was my money. The greatest compliment I can receive is a referral from you to a friend or family member.***

***My goal...is to become Your personal building consultant for life!***



**Hinson & Jung, LLC**  
Home Inspections and Services  
Certified Mold Inspector

**Pete Jung**

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