



H&J
Hinson and Jung, LLC

Providing Peace of Mind, One Home At A Time.

Visit Us Online www.HinsonAndJung.com
Call Toll Free (866) 317-9030

Inspection Times

October 2010

ASK THE INSPECTOR...

Question

We are getting ready to build our new home and wondered if we should install radiant floor heating as an alternative or supplemental heat source?

Answer

Radiant floor heating can be a great way to provide warm even heat for your new home.

Using a series of plastic piping connected to a water boiler or an array of electric heating elements under or in your floor, radiant heating systems can transform cold concrete and wood floors into vast heating pads, not only heating the floors but also everything else in the room.

The radiant heating system can be divided into thermostat controlled zones where individual rooms can be heated similar to a standard heating system. This way you can heat certain rooms at certain times of the day, such as only when you plan to be in them, thus saving you money.

Experienced radiant heating system contractors are often good at setting controls at installation that match most people's habits and lifestyles.

While often embedded in concrete, radiant heating systems can also be installed under homes with raised floors, such as over basements or crawlspaces. The piping is attached to the underside of the flooring or the floor sheathing. Hardwood flooring radiant heat systems are also available, but the flooring must be designed for the heating system and proper installation is important to prevent gaps and cracking in the floor.

Smaller electric pad systems are also available for remodels of smaller rooms such as bathrooms and kitchens with tile. Keep electricity cost in mind however since it may actually cost more than standard heating.

CHECK YOUR SMOKE AND CARBON MONOXIDE DETECTORS

With winter upon us, our fireplaces and heating systems will be in full use and smoke and carbon monoxide detectors will be critical safety devices.

Smoke detectors should be checked and tested once per month. If you haven't tested them in a while, it is best to do this before you start spending more time indoors. Check the units by pushing the "Test" button. They should be loud enough to wake you up from sleep. If the detectors are chirping, then the battery is dead or dying. If you've removed the battery from a battery-power only detector to stop the chirping, the detector will not work at all.

It is a good idea to replace detector batteries once per year and replace the entire detector once every 10 years.

Carbon monoxide detectors are just as important as smoke detectors, especially if you have gas appliances or a fireplace. Install according to manufacturer's instructions and test and replace on same schedule as your smoke detectors.



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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