

Jim Turner

Certified Building Inspector

"Finding the Unknown Within Your Home" SM

Residential ~ Commercial ~ Roofing ~ Litigation Support ~ Forensic Investigations ~ Contractor QC Evaluations

Professional Bio

Jim Turner is a **Certified Inspector** (**ASHI**, **NAHI** & **CREIA**) in residential, multi-family and commercial building inspections. Jim has been an inspector for **30+** years performing more than **10,000 inspections** throughout California and also serves as an Expert Witness in home inspector and construction defect related cases.

Jim possesses an in-depth background in Residential and Light Commercial construction since 1977. Prior to joining the Home Inspection industry Jim's experience includes: Termite Inspector, Roofer, Roofing Foreman, Roofing Consultant, Concrete apprentice/journeyman, Framing apprentice/journeyman, Quality Control Manager and Underwater Construction Inspector/Rescue Diver.



Inspection Related:

30+ years as a Building Inspector in California
30+ years as a Roofing Consultant
15+ years as a Construction Forensic Consultant
3+ years as a California licensed Termite Inspector (no longer licensed)
3+ years as a Reserve Study Surveyor
5+ years as an Indoor Environmental Inspector

Education & Training:

Chaffey College, Rancho Cucamonga, CA.
Mt. San Antonio College, Walnut, CA.
College of Oceaneering, Wilmington, CA.
Inspection Training Associates, Oceanside, CA.

Professional Affiliations:

ASHITM (American Society of Home Inspectors) Certified Inspector # 249528 (2008 -2022)
NAHITM (National Association of Home Inspectors) Certified Real Estate Inspector (CRI) # 2001102 (2002-Lifetime)
CREIATM (California Real Estate Inspection Association) ~ Certified Professional Inspector ~ Past Member, # 0045
ICC (International Code Council) ~ Professional Member, Member # 0562860
NRCA (National Roofing Contractors Association) ~ Professional Member, Past Member # 00993
IAEI (International Association of Electrical Inspectors) ~ Past Member, # 009805
IAPMO (International Association of Plumbing and Mechanical Officials) ~ Past Member, # 95819

Certified Instructor with Private Postsecondary & Vocational Education in California and several other states.

Awards:

1999 ~ **CREIATM** Inspector of the Year
2001 ~ Selected as one of **CREIA'sTM** 25 most influential members in the past 25 years
2007 ~ **NAHITM** "**Top Calibre**" award
2017 ~ Selected as one of **CREIA'sTM** 40 most influential members in the past 40 years

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Professional Bio (cont.)

- 7 + years as a frequent guest lecturer at **NAHI**TM (National Association of Home Inspectors) conferences and chapter meetings throughout California
- 6 + years as a frequent guest lecturer at **CREIA**TM (California Real Estate Inspection Association) conferences and chapter meetings throughout California
- 5+ years as an Instructor with **ITA** (Inspection Training Associates) and **ITA's** Annual Inspection Expo Conferences
- 2+ years as an Instructor for, and certified by, Hometest, Inc. performing mold seminars throughout the country

Other Credentials:

Nationally published author with **NAHI**TM in the "**Forum**" magazine
Frequent guest lecturer at **NAHI**TM National Educational Conferences and chapter meetings
Guest lecturer at **FABI** (Florida Association of Building Inspectors) educational conferences
Frequent guest lecturer at **SCCAI** (Southern California Chapter of the Appraisal Institute) chapter meetings
Nationally published author with **FREA** in the "**The Communicator**" magazine
Nationally published author with **CREIA**TM in "**The Inspector**" magazine
Contributor to the book, "**The Consumer Advocate's Guide to Home Inspection: Avoiding the Nightmare of Purchasing a Money Pit**" by Barry Stone, Certified Building Inspector and nationally syndicated columnist.
Coaching of baseball and football teams from youth through Junior College and semi-pro levels

NAHITM

Past President ~ **NAHI**TM (Lifetime status)
President (2 terms) ~ **NAHI**TM (2007 – 2009)
Vice-president ~ **NAHI**TM (2007)
Director ~ **NAHI**TM Board of Directors (2004 – 2009)
Past State President ~ California chapter of **NAHI**TM (2002 – 2004)
Committees: Chairman ~ Conference (3 terms); Website (2 terms) Committees; NAHI/ASHI Joint Venture Task Force

CREIATM

Committees: Chairman ~ Education (3 terms); Contract; Pre-Listing Inspections Task Force; Finance (2 terms) and Standards & Ethics Committees
Inland Empire Chapter: President (3 terms) and Secretary (3 terms)
State Offices: Past President, President (1 term); Vice President/President Elect (1 term); and Treasurer (2 terms)

