



— STANDARD REPORT

Roof Inspection Report

1847 Sample Ridge Drive, Kyle, TX 78640

HAIL & WIND DAMAGE

SEVERE



• REPORT DETAILS

REPORT TYPE	Hail & Wind Damage
ROOF TYPE	Asphalt Shingle
INSPECTION	September 2, 2026
DATE OF LOSS	August 28, 2026
HOMEOWNER	Sample Homeowner

K

Keenan Johns

Roof Inspector

Damage Assessment

SEVERE

MINOR

MODERATE

SEVERE

Documented conditions indicate significant damage; full roof replacement is recommended.

— EXECUTIVE SUMMARY

I documented severe storm-related damage to the roof, including widespread hail impacts concentrated on the Left roof plane and additional hail and wind-related shingle distress on other areas. Collateral impacts were also documented on metal components (spatter and minor denting).

Roofing Material

I inspected a single-layer architectural (dimensional) asphalt shingle roof manufactured by CertainTeed. The roof is installed over 30# felt underlayment on OSB decking, and the shingles observed are from the post-2012 production era.

Roof Condition Assessment

I documented severe storm-related damage to the asphalt shingle roofing system, driven primarily by a widespread hail-impact pattern on the Left roof plane (greater than 15 impacts in a 10x10 area were documented in that slope's representative field). In addition, I documented scattered hail impacts on other



roof planes and wind-related shingle distress including lifted/unsealed tabs and creased shingles, which can compromise the shingle seal and water-shedding performance.

Collateral evidence was also present on metal components. I documented soft-metal indicators including spatter on roof-to-wall flashing and minor denting on downspout faces. Along several roof-to-wall transitions, I also observed heavy or irregular sealant/roofing cement at the flashing line, which represents a vulnerable detail that should be addressed during restoration.

Because the roof damage includes both widespread hail impacts on a primary slope and additional wind-related shingle deformation, spot repairs are unlikely to restore uniform performance across the affected areas. Prompt professional replacement and proper re-detailing at flashings and transitions is recommended to reduce the likelihood of future moisture intrusion.

• STEP 01

Ladder Assist

3 PHOTOS**SEVERITY · MINOR**

I documented minor storm-related effects at the roof edge, including localized hail-consistent granule displacement at the eave line and tabs that could be lifted at the lower edge. These conditions can increase vulnerability at the eave where water shedding depends on tight sealing and intact surfacing.

KEY FINDINGS

- Granule displacement was documented along the roof edge/gutter lip consistent with hail impacts affecting the slope above.
- Lifted/unsealed shingle tabs were documented at the eave, consistent with wind-uplift exposure and loss of seal along the lower edge.

Photo evidence





• STEP 02

Soft Metals & Collateral

15 PHOTOS

SEVERITY · MODERATE

I documented collateral storm indicators on metal components, including spatter on flashing and impact-related marking patterns on metal roofing surfaces. I also documented granule accumulation along metal edge areas consistent with shingle surface disruption above. These findings support that storm effects extended beyond the shingle field and impacted collateral components.

KEY FINDINGS

- A high-density pattern of impact-like marks was documented on a small metal roof surface, consistent with widespread hail impacts on that surface.
- Granule accumulation and displaced surfacing were documented at an eave/edge-metal area consistent with hail-related granule loss at the roof edge.
- Isolated impact-like marks were documented on architectural shingles in this section, consistent with hail impacts.

Photo evidence

**• STEP 03**

Gutters & Downspouts

10 PHOTOS**SEVERITY · MINOR**

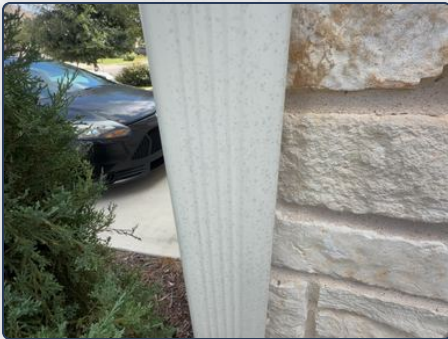
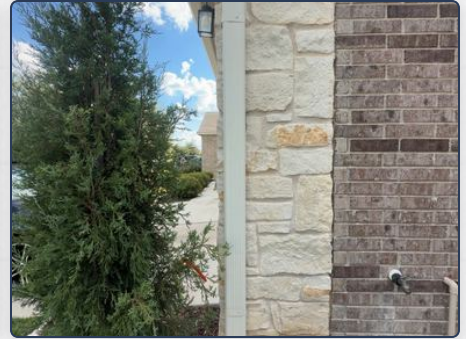
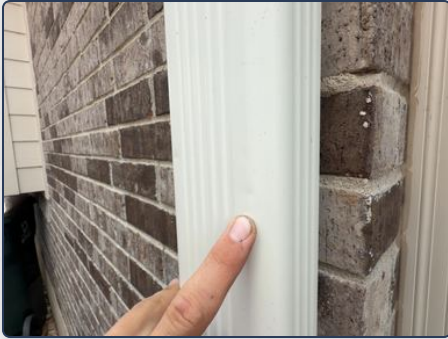
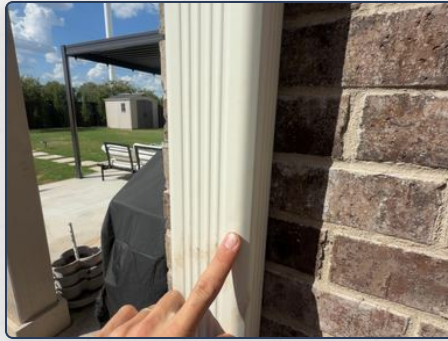
I documented minor denting on downspout surfaces consistent with soft-metal impact damage. While some downspout photos show speckling that appears consistent with surface spotting rather than deformation, the documented denting areas warrant repair or replacement of affected sections to restore appearance and ensure proper drainage alignment.

KEY FINDINGS

- Minor denting was documented on downspout faces, consistent with soft-metal impact damage.
- Downspout and gutter components were documented at multiple elevations for condition verification and repair scoping.



Photo evidence





• STEP 04

Flashing

8 PHOTOS

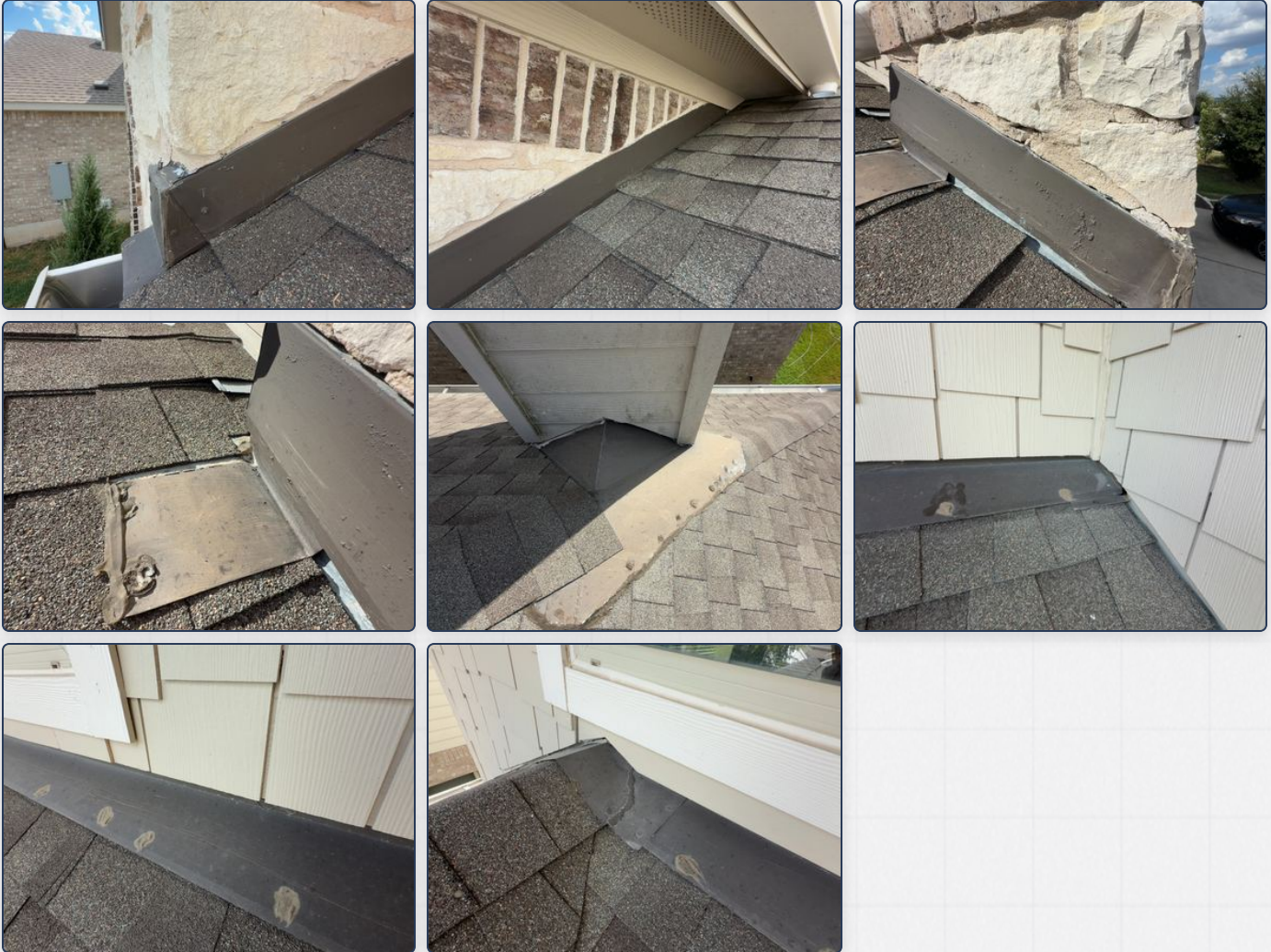
SEVERITY · MODERATE

I documented storm-consistent collateral on roof flashings, including spatter on roof-to-wall flashing. I also documented wind-related shingle creasing on the roof surface in this section, indicating uplift/flexing occurred in the affected area. Several roof-to-wall locations showed heavy or irregular sealant/roofing cement at the flashing line, which should be properly re-detailed to reduce leak vulnerability.

KEY FINDINGS

- Spatter was documented on roof-to-wall flashing, consistent with hail impacts on soft metal surfaces.
- Wind-related creasing was documented across multiple shingles, consistent with wind-uplift flexing.
- Irregular/heavy sealant and patching was documented at roof-to-wall flashing transitions, indicating vulnerable detailing that should be corrected during repairs.

Photo evidence

**• STEP 05**

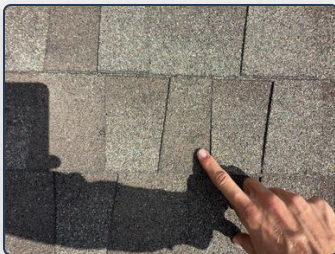
Shingles — Hail & Wind

39 PHOTOS**SEVERITY · SEVERE**

I documented hail impact damage to the architectural shingles, with impacts concentrated most heavily on the Left roof plane where the impact density reached a widespread pattern. Additional hail impacts were documented as scattered across other slopes. I also documented wind-related shingle distress including lifted/unsealed tabs and creased shingles, which can prevent reliable resealing and increase blow-off and leak risk. Due to the extent and density of documented impacts on the Left slope, the shingle surface has been functionally compromised in that area and is not well-suited for spot repair alone.

**KEY FINDINGS**

- Widespread hail impacts were documented on the Left roof plane, exceeding typical repairable density for asphalt shingles.
- Additional hail impacts were documented on other roof planes in scattered patterns.
- Wind-related shingle distress was documented, including lifted/unsealed tabs and creased shingles that may not reseal reliably.

Roof-wide evidence**Front****7 PHOTOS****SEVERITY · MODERATE**

On the Front roof plane, I documented hail impacts as scattered, including multiple views where isolated rounded impact signatures interrupt an otherwise uniform granule field. The photographed areas include close-ups used to confirm individual impacts as well as wider context shots used to show distribution across the plane.

KEY FINDINGS

- Hail impacts were documented on the Front roof plane in a scattered pattern.

**Right****7 PHOTOS****SEVERITY · SIGNIFICANT**

On the Right roof plane, I documented wind-related shingle distress including lifted/unsealed tab edges and creasing on individual shingles. These conditions indicate loss of adhesion and prior flexing, which



can reduce wind resistance and increase water entry potential at laps and fasteners. Hail impacts were also documented in close-ups in this instance's photo set.

KEY FINDINGS

- Lifted/unsealed tabs and creased shingles were documented on the Right roof plane, consistent with wind-uplift stress.
- Hail impacts were documented on the Right roof plane in localized close-ups.

**Rear****12 PHOTOS****SEVERITY · MODERATE**

On the Rear roof plane, I documented hail impacts in a scattered pattern across multiple courses. The photo set includes both wide-field roof-plane views and close-ups used to confirm individual impact signatures.

KEY FINDINGS

- Hail impacts were documented on the Rear roof plane in a scattered pattern.





Left

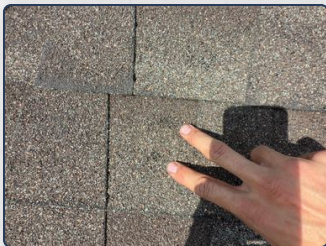
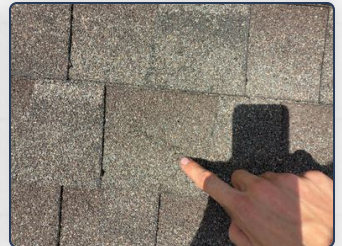
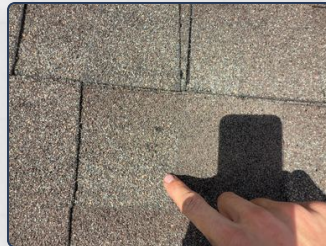
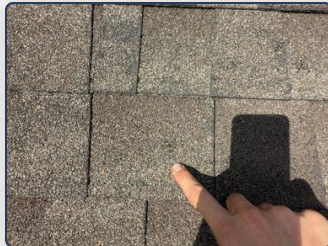
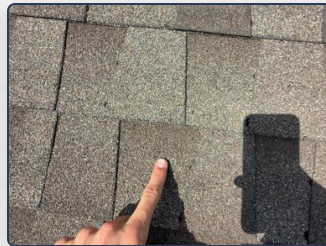
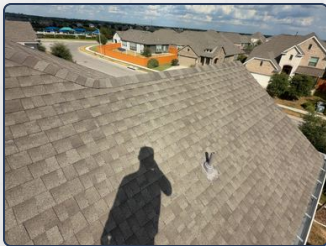
12 PHOTOS

SEVERITY · SEVERE

On the Left roof plane, I documented a widespread hail-impact pattern across the architectural shingles. Multiple views show numerous rounded impact signatures and granule displacement distributed randomly across the exposed shingle faces. This level of impact density supports replacement of the affected plane rather than spot repair.

KEY FINDINGS

- Widespread hail impacts were documented on the Left roof plane.





• STEP 06

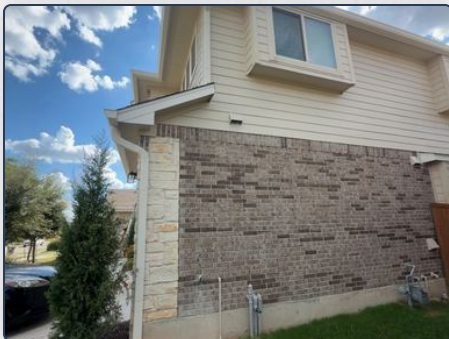
Elevation Overviews

13 PHOTOS

SEVERITY · NONE

No damage or deficiencies were observed in this area during the inspection.

Roof-wide evidence



Rear

2 PHOTOS

SEVERITY · NONE





Left

4 PHOTOS

SEVERITY · NONE



• STEP 07

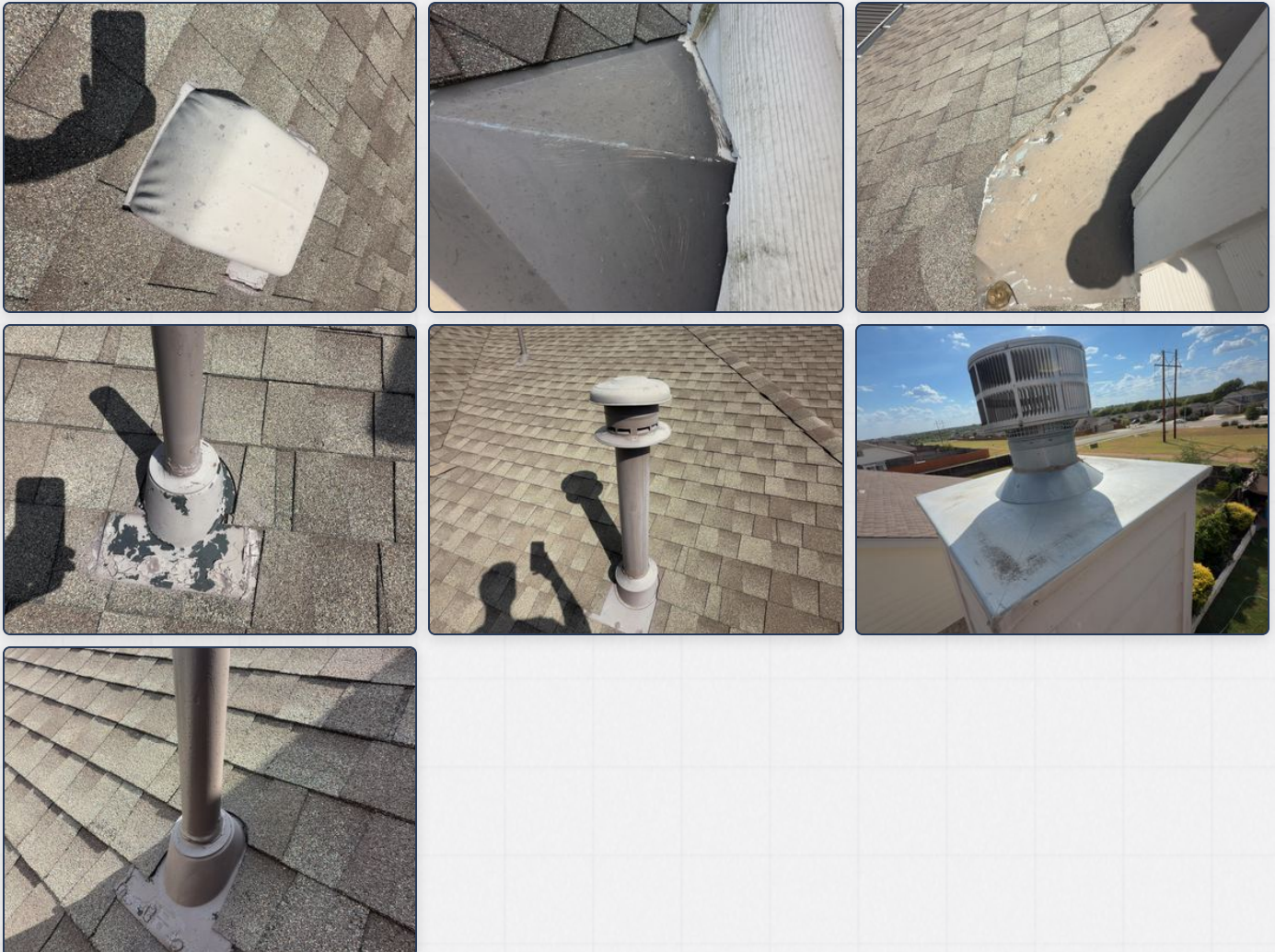
Other Roof Detail

7 PHOTOS

SEVERITY · NONE

No damage or deficiencies were observed in this area during the inspection.

Photo evidence





• RECOMMENDATION

Recommended Repairs

Replace Hail- and Wind-Damaged Shingles

URGENT

Replace the damaged asphalt shingle roofing on the Left roof plane where widespread hail impacts were documented, and address additional hail-impacted areas on other slopes as part of the replacement scope. Include replacement of affected ridge/hip caps and any shingles with wind-related creasing or loss of seal at tab edges.

Repair/Replace Damaged Flashing & Terminations

PRIORITY

Replace or re-detail roof-to-wall flashing areas where spatter and irregular/heavy sealant or roofing cement were documented, ensuring proper step/apron flashing integration with shingles and reliable terminations.

Repair Dented Downspouts

ROUTINE

Repair or replace downspout sections showing denting and confirm gutter/downspout alignment and secure fastening at impacted locations.

• CONCLUSION

Next Steps

The roof sustained severe storm-related damage with documented widespread hail impacts on the Left slope along with additional hail and wind-related shingle distress on other roof planes. The next step is to proceed with a qualified roofing contractor to scope replacement of the affected roofing areas and associated accessories, including evaluation of metal components showing spatter/denting. After replacement scope is confirmed, verify all roof-to-wall and flashing transitions are properly detailed and sealed where prior sealant/patching was noted.

RECOMMENDATION DETAILS

I recommend replacement based on the documented widespread hail-impact density on the Left slope and additional functional shingle concerns including wind-related creasing and loss of seal on tabs. Multiple roof components also show storm-consistent collateral (spatter and minor soft-metal damage), indicating the event affected more than one building surface.

