

Russak Restoration, LLC

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12/2/10

Exhibit 4

Saint Sebastian's School
61 Durant Terrace
Middletown, CT 06457

Inspection report:

I, Eric Russak, inspected roof and gutters and in my opinion found the following:

Roof is a cement tile roof. The bottom two courses are damaged where gutter straps were nailed through tile. There are 20-25 damaged tiles in roof. A small section was removed and asphalt singles applied.

The gutters are not installed properly and are 5" K style and too small for this roof. The gutter should be removed. I recommend a 6" copper gutter with an apron. The tiles should be removed 4' up the roof. Ice and water shield installed and 50 old good tiles saved for repairs to roof now and any future repairs. 2-3 courses would be put back at bottom of new tile matching as close as possible. The gutter now has 2 - 3"x4" leader pipes. 3 pipes would be a minimum recommendation.

Estimated cost for roof repair, gutter, and leaders in copper is \$31,500.00

This would make roof and walls water tight and with minor gutter cleaning and 5-10 tile repair a year be good for minimum of 10 years.

If you have any questions please feel free to call my cell # 860-601-0385.

Thank you,

Eric Russak
Russak Restoration, LLC