

TENNESSEE HOME INSPECTOR LICENSING BY RECIPROCITY

62-6-305. Application for licensure -- Prerequisites and qualifications.

Any person who applies for licensure as a home inspector must submit an application on a form prescribed by the commissioner. The application shall be accompanied by the fee specified in § 62-6-303. Applicants for licensure shall furnish evidence satisfactory to the commissioner that the applicant:

- (1)** Is at least eighteen (18) years of age;
- (2)** Has graduated from high school or earned a general education development (GED(R)) certificate;
- (3)** Has not been convicted of a crime that has a direct bearing on the applicant's ability to perform competently and fully as a licensee;
- (4)** Is not the subject of a disciplinary or enforcement action by another state or a local jurisdiction in connection with the performance of home inspections or the licensing or certification of home inspectors;
- (5)** Has ***successfully completed ninety (90) hours of a commissioner-approved training program or course of study involving the performance of home inspections and the preparation of home inspection reports;**
- (6)** Has ****passed a commissioner-approved competency examination administered by the state or an entity selected by the state;** and
- (7)** Has obtained a certificate of insurance in an amount required by the commissioner for general liability as well as errors and omissions to cover all activities contemplated under this part.

***Our Commissioner approved education requires 90 hours of Tennessee approved course/s as per the approved course/provider listing on the website**

****the Commissioner approved exam is the National Home Inspector Exam (NHIE) conducted by PSI. Please register using the link to their site on our website**

- 1. We will accept 32 hours of Continuing Education from a Tennessee approved provider in lieu of the 90 hours, if accompanied by an active Home Inspector license form another State.**
- 2. We can only accept the National Home Inspector examination from another State if it was taken within three years of the date of the Tennessee application – else, the applicant must take and pass the NHIE for our state before applying.**