

TEXAS



COVERAGE OVERVIEW

REAL ESTATE HOME WARRANTY PLANS AND PRICING

	BEST COVERAGE			
	Shield Complete™	Shield Plus™	Shield Essential™	Seller Coverage Option
SYSTEMS				
Air Conditioning (including geothermal systems*)	●	●	●	●
Heating (including geothermal systems*)	●	●	●	●
Plumbing (including stoppages, sump pumps, plumbing sewage ejector pumps)	●	●	●	●
Ductwork	●	●	●	●
Electrical	●	●	●	●
Water Heaters	●	●	●	●
APPLIANCES				
Clothes Washers	●	●		
Clothes Dryers	●	●		
Refrigerators	●	●		
Built-In Microwave Ovens	●	●		
Dishwashers	●	●		
Garbage Disposals	●	●		
Ranges/Ovens/Cooktops	●	●		
ADDITIONAL HOME ITEMS				
Rekey Service™	One included No TSK required	●	●	
Ceiling Fans	●	●	●	●
Doorbells	●	●	●	●
Garage Door Openers	●	●	●	●
Built-In Exhaust/Attic/Whole House Fans	●	●	●	●
Installed Instant Hot/Cold Water Dispensers	●	●		
COVERAGE LIMITS NEW AND ENHANCED <i>Limits shown are available per agreement term</i>				
Refrigerant	Unlimited	\$10/lb covered	\$10/lb covered	\$10/lb covered
Roof Leak Repair	\$1,500	\$1,500 w/Add-on	\$1,500 w/Add-on	—
Appliances (limits are per appliance for each covered malfunction)	\$7,000	\$4,000	—	—
Correction of Code Violations, Permits, and Modifications (shared limit for all)				
Correction of Code Violations	Included above	\$250	\$250	\$250
Permits	Included above	\$250	\$250	\$250
Modifications	Included above	—	—	—
SPECIAL MEMBER OFFERS <i>Fees vary by service and are due at time of request</i>				
➕ Smart Home Tech Installation and Setup Services†	Available	Available	Available	—
➕ Pre-season HVAC Tune-ups‡	Available	Available	Available	—



Livable and Forgivable Coverage

Included in all plans.

We cover breakdowns due to:

- ⊙ Normal wear and tear — no matter the age of the item
- ⊙ Lack of maintenance
- ⊙ Rust, corrosion, and sediment
- ⊙ Undetectable, pre-existing conditions
- ⊙ Mismatched systems and improper installation, repairs, or modifications

And even things like:

- ⊙ Removal of defective equipment
- ⊙ Refrigerant recapture, reclaim, and disposal
- ⊙ Permits and correction of code violations (\$250 or more per agreement term when required during a covered repair or replacement)

Seller Coverage Option



Cover your home for up to 6 months while it's on the market with all the same home systems and items (excluding rekey service) from the **ShieldEssential** plan. Best of all, no payment is due until the home closes.

NOTE: The Seller Coverage Option can be a great negotiating tool in real estate transactions when submitting offers or negotiating home inspection issues.*

*Coverage includes undetectable, pre-existing conditions. Subject to a \$2,000 cap during the listing period. Renewable upon review at the discretion of American Home Shield® after 6-month period, up to 12 months.

Real estate professionals can order on your behalf by:

1. Visiting pro.ahs.com
2. Calling 800.735.4663, ext. 1
3. Mailing enrollment application with payment:
AHS, P.O. Box 650993,
Dallas, TX 75265-0993
4. Mailing enrollment application without payment:
AHS, P.O. Box 849,
Carroll, IA 51401

An American Home Shield® home warranty covers the repair or replacement of many major components of home systems and appliances, but not necessarily the entire system or appliance. Limitations and exclusions apply. See agreement for details by visiting www.ahshome.com.

*Subject to an item specific limit of \$2,000.

**One rekey service is included in ShieldComplete, no Trade Service Call Fee is required. Thereafter, the Trade Service Call Fee applies. ShieldEssential and ShieldPlus will still require a Trade Service Call Fee. Rekey service is an added benefit and may be offered by a third party.

†Smart Home Tech Installation and Setup Services: Smart home tech installation and setup services are provided by a third party. For buyer use only. Not available in all areas.

‡Pre-season HVAC Tune-ups: Tune-ups are available seasonally (spring: A/C; fall: heating) for \$75 per unit. For buyer use only.

For Real Estate Professional use in TX
Trade Service Call Fee \$85



PRICING

	BEST COVERAGE						Seller Coverage Option
	ShieldComplete		ShieldPlus		ShieldEssential		
	1 Year	2 Year	1 Year	2 Year	1 Year	2 Year	
Single-family Home (SFH)	<input type="checkbox"/> \$775	<input type="checkbox"/> \$1,550	<input type="checkbox"/> \$600	<input type="checkbox"/> \$1,200	<input type="checkbox"/> \$450	<input type="checkbox"/> \$900	<input checked="" type="checkbox"/> \$75
Condo/Townhome/Mobile Home	<input type="checkbox"/> \$675	<input type="checkbox"/> \$1,350	<input type="checkbox"/> \$500	<input type="checkbox"/> \$1,000	<input type="checkbox"/> \$350	<input type="checkbox"/> \$700	<input type="checkbox"/> \$75
New Construction SFH (Years 2-5)	<input type="checkbox"/> \$1,275		<input type="checkbox"/> \$1,000		<input type="checkbox"/> \$750		
New Construction Condo (Years 2-5)	<input type="checkbox"/> \$1,125		<input type="checkbox"/> \$825		<input type="checkbox"/> \$575		

OPTIONAL COVERAGE FOR BUYERS

	SFH/Condo/Townhome/Mobile Home		New Construction (Years 2-5)
	1 Year	2 Year	
Electronics Protection Plan*	<input type="checkbox"/> \$240		
Roof Leak Repair** (Included in ShieldComplete)	<input type="checkbox"/> \$100	<input type="checkbox"/> \$200	
Wine/Wet Bar Refrigerators †	<input type="checkbox"/> \$15	<input type="checkbox"/> \$30	<input type="checkbox"/> \$25
Well Pump**	<input type="checkbox"/> \$100	<input type="checkbox"/> \$200	<input type="checkbox"/> \$165
Septic System Pumping and Septic Sewage Ejector Pump**	<input type="checkbox"/> \$75	<input type="checkbox"/> \$150	<input type="checkbox"/> \$125
Pool and Built-in Spa Equipment **	<input type="checkbox"/> \$255	<input type="checkbox"/> \$510	<input type="checkbox"/> \$420
Saltwater Pool and Built-in Spa Equipment **	<input type="checkbox"/> \$400	<input type="checkbox"/> \$800	<input type="checkbox"/> \$660
Portable Spa Equipment	<input type="checkbox"/> \$255	<input type="checkbox"/> \$510	<input type="checkbox"/> \$420

NOTE: Unless otherwise noted, all prices shown are for homes under 5,000 sq. ft. To obtain quotes for single-family homes over 5,000 sq. ft., or for guest unit pricing and multiple unit properties (such as duplex, triplex, and four-plexes), please call 800.735.4663.
 NOTE: Sales tax included in price.

ENROLLMENT FORM

Agreement Number _____
 (provided when American Home Shield receives your application)

PROPERTY INFORMATION

25516 Cedar Springs
 Property Address to be Covered

Spring TX 77373
 City State ZIP

2611
 Home Sq. Ft.

September 30, 2023
 Listing Expiration Date (if selling)

SELLER

Shannon Denise Dean Walthall, Administrator for Sharon Janice Stephens Dean
 First Name Last Name

(281)705-4353 **shannon_d_w@yahoo.com**
 Phone Number Email Address

(281) 705-4353, Spring, TX 77373
 Mailing Address (only if different from covered property)

BUYER

First Name Last Name

Phone Number Email Address

Mailing Address (only if different from covered property)

CLOSING COMPANY

Closing Company Name Main Office Phone Number

Closing Company Address Fax Phone Number

City State ZIP

Estimated Closing Date Closing Number

Closing Representative Name

Closing Rep Email

*Electronics Protection Plan: The Electronics Protection Plan is provided by Allstate Protection Plans and can only be purchased in conjunction with an American Home Shield Home Service Plan. Plan is subject to a \$2,000 per claim limit and a \$5,000 aggregate claim limit.

REAL ESTATE COMPANY

Initiating Real Estate Associate Buyer Seller
Coldweel Banker Realty

Real Estate Company Main Office Phone Number

1335 Lake Woodlands Dr The Woodlands
 Real Estate Office Address

Claudia Da Silva
 Agent Name

(281)898-8337
 Agent Mobile Phone Number Agent Email

Cooperating Real Estate Associate Buyer Seller

Agent Name Main Office Phone Number

Agent Mobile Phone Number Agent Email

Buyer Home Warranty	\$ _____
Buyer Optional Coverage Total	\$ _____
Seller Coverage Option	\$ _____
Grand Total	\$ _____

NOTE: Sales tax included in price.

I accept the benefits of American Home Shield home warranty coverage.

I decline the opportunity to purchase American Home Shield home warranty coverage.

Shannon Denise Dean Walthall, Administrator for Sharon Janice Ste
 3/7/2023 9:12:38 PM CST
 Home Buyer or Seller Signature Date **03/07/2023**

Shannon Walthall Administrator of the Estate of Sharon Dean

I (real estate professional) have presented American Home Shield home warranty coverage to my client.

American Home Shield may provide compensation to real estate brokers and their related companies for services provided in connection with its home warranty program. In connection with the program, a broker may provide information regarding you and your home to American Home Shield. By submitting this application, you authorize the broker to share such information with American Home Shield and authorize American Home Shield to use such information in connection with its program. You are not required to buy a home warranty and, if you want one, you are not required to buy it through a broker or sales associate.

** Not available for condos/townhomes/mobile homes

†Available only with the ShieldPlus and ShieldComplete plans