

Slab Foundation Leveling Warranty

- (1) ACE House Leveling & Repair has a limited lifetime warranty on drilled concrete footing. We warrant foundation work, labor and materials for five (5) years from date of job completion subject to the following:
 - (a) Warranty applies only to resetting of the foundation slab perimeter and only to resettling of areas of the structure where work was performed.
 - (b) Warranty applies to reworking only.
 - (c) After five (5) years, releveling of slab off existing piers will be done at the going rate at the time.
 - (d) No warranty is made in respect to damages to interior walls or any damages to sheet rock or internal structures, such as plumbing, gas lines, etc.
- (2) No warranty is made by ACE House Leveling & Repair with respect to damages resulting from fire flood, lightning, windstorm, earthquake or other acts of God.
- (3) ACE House Leveling & Repair makes no express or implied warranties, except as are set forth herein.
- (4) This warranty is transferable at no charge during the warranty period provided ACE House Leveling & Repair is notified with sixty (60) days of the transfer of the property to the new owner.
- (5) NO Warranty is made by ACE House Leveling & Repair with respect to foundations with no pre-existing rebar or wire, or built with post tension foundation.
- (6) It's best to wait 3 to 6 months after house is jacked up before any sheet rock is repaired.
- (7) Warranty covers one-half inch or greater movement of foundation, and
- (8) It is the owner's responsibility to properly maintain the foundation. Homeowner's failure to properly maintain foundation will void the warranty.

Dear Homeowner,

Unfortunately, no slab is poured perfectly level. Over the years, we have shot elevations on new slabs with no building on them. Some slabs were two to four inches out of level, and some had humps or swags in them. About 90% of slabs are one to four inches higher in the middle than on the sides. This is why we level houses according to the way they were built. A house should be leveled according to the original doors, brick line, roof line, etc. ..., not just by a transit or comp level. ACE levels your house where we install the underreams. Customer must have and furnish access to water and electricity.

Sometimes, when a slab settles downward a hump will appear. This hump may not come out when the slab is leveled. It will have to be jackhammered out and repoured at the owner's expense. If ACE has to install interior footings in the home, the owner is responsible to remove all the contents, or cover all contents. The reason for this is that jackhammering is very messy and causes a lot of dust. ACE accepts no responsibility for damage to contents of the home.

Cracks in brick, sheet rock, etc. ... may not close up completely when the house is leveled, and some doors may have to be readjusted. These possible repairs will be the homeowner's responsibility.

Any oak trees or family of oak trees should be 25 feet or further from your home. Trees located closer than 25 feet from foundation, should be

removed. Oak trees consume large amounts of water with roots extending out beyond the drip line. Also, large plants should not be planted close to the home, such as: red tips, wax leaf type shrubs, azalea bushes, etc. ... Small shrubbery such as: box hedges, flowers, miniature azaleas, etc. ... can be planted close to the house. However, do not box in shrubs with landscape timber, brick, etc. ... without installing good drainage.

The homeowner must recognize that soil conditions in this area are such that some future shifting of the soil may occur, particularly during periods of extended dry weather. If any re-raising of the area on which Contractor performed the work set forth herein is necessary due to such settling during the life of the structure after completion of project, Contractor will re-raise settled area where Contractor's piers have been installed as per warranty. This agreement, and the provisions of this paragraph do not extend to any portion of the building other than the portion upon which Contractor actually performed work. Although the Contractor has examined the building/structure heretofore described, he is not totally familiar with conditions below ground level, the design of foundation or the construction. As a result of the uncertainty between such standards and assumption and the actual conditions as they exist, there is no assurance that the desired results will be totally achieved and that the same or similar problems may not occur in the future. It may be necessary to relocate piers after commencement of construction to meet unanticipated problems.