

Aspenwood Roofing Inc.  
 9801 Westheimer Rd Ste 300  
 Houston, TX 77042

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 www.aspenwoodroofing.com



## ESTIMATE

Attn: [Redacted]  
 Property Address: 9611 Abigail Dr. Apt 224  
 Sugar Land, TX 77498, USA  
 Phone: [Redacted]  
 Project: Roof Replacement & Interior

Reference # 071222-9611  
 Date 07/12/2022  
 Terms See Attached  
 Validity 30 Days

Item	Description	Qty	Unit
A01	Tear off, haul, and dispose of architectural shingles	34	SQ
A02	Install CertainTeed Landmark Max Def Architectural Shingle (Color: Weathered Wood)	37	SQ
A03	Remove and replace Top Shield SG Max Synthetic Felt	34	SQ
A04	Install Starter Shingles	249	LF
A05	Remove and Install Drip Edge (1.5" x 1.5") - Bronze	249	LF
A06	Remove and replace Galv. Pipe Jack - 3 in 1 housing (Galvanized)	4	PC
A07	Ridge Cap - CertainTeed XT25 - Composition Shingles	81.5	LF
A08	Ice & Water Protection of Valleys	84.5	LF
A09	Ridge Vent CertainTeed 4' -12"	47	LF
A10	Roof Vent Turtle Type Plastic - Detach and Reset	6	PC
A11	Rain Cap - 4" - to 5" - Install	2	PC
A12	Continuous Ridge Vent - Shingle over	32.0	LF
A13	Flue Cap - Oversized	1	PC
A14	Detach and re-install / dispose digital satellite system	1	PC
A15	Remove, clean, and dispose debris/waste	-	-
A16	Install OSB (Decking) as required up to 5 pcs. Additional @ \$95 each.	-	-
B01	Laundry Room: Prep, Remove contents, final cleaning - Ceiling: Drywall, Insulation, Prime and Paint. Wall: Drywall, Insulation, Paint.	-	-
B02	Bathroom: Prep, Remove contents, final cleaning - Ceiling: Drywall, insulation, primer, paint. Wall: Drywall, Insulation, Paint.	-	-
B03	Living Room: Prep, Remove contents, final cleaning, Mask wall, Ceiling: Drywall, insulation, primer, and paint.	-	-
B04	Fencing Left Run: R&R: 4"x4" Treated Lumber	3	PC
B05	Fencing Left Run: R&R: 4"x4" Wood Fence 5' - 6' Treated	24	LF

- All scoped repairs are noted per on-site inspection, adjustment report and satellite Images
- Any additional changes to the scope above will be communicated in person and change of scope will be signed by the homeowner.

Total: \$20,150.81

**Net Total \$20,150.81**

DS



The prices, specifications, and conditions are satisfactory as per above scope. I hereby accept and authorize Aspenwood Roofing Inc. to perform the work as specified therein.

Payment Milestones for the above services as follows:

Payment 1: At Work authorization: \$11,500.00


Payment 2: A. Work completion: \$8,650.81

Note: No additional work will be performed without prior approval from the customer.

**Home Owner's Authorization:**

Name: Syed Manzar Abbas Zaidi & Butool Fatima

Date: 7/15/2022

Signature: A blue DocuSign signature box containing the text 'DocuSigned by:' followed by a handwritten signature in blue ink that reads 'Syed Manzar Abbas Zaidi & Butool Fatima'. Below the signature is the alphanumeric string 'D4CF32EBF28F425...'.



ASPENWOOD ROOFING INC.

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## GENERAL TERMS & CONDITIONS

1. This Agreement is between the Property Owner (Customer) and Aspenwood Roofing Inc. (Contractor), allowing Contractor to reach a "price agreeable" with Customer and/or its insurance Contractor to complete specified services and or repairs.
2. All material is to be as specified and to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from the above specifications involving extra costs will become an extra charge over and above this agreement.
3. Contractor has the right to sub-contract part or full scope of work at its discretion. Our sub-contractors will be fully covered by worker's compensation insurance.
4. Should default be made in payment of this agreement, charges shall be added from the date thereof at a rate of one and 1.5% per month (18% per annum) with a minimum charge of \$2.00 per month, and if placed in the hand of an attorney for collection, all attorney's fees and legal and filling fees shall be paid by Customer accepting said agreement.
5. Should a lien holder (bank, mortgagee or other) act as intermediary in payment of Agreement, Customer agrees to permit Contractor to communicate directly with the lien holder to expedite completion of repairs and/or payment. This may require direct communication between Customer and the lien holder to grant permission. Failure to assist in a timely manner will result in accrual of interest on the balance of Contractor's invoice at the rate of 1.5% per month
6. Contractor shall have no responsibility for subsequent damages from rain, fire, tornado, windstorm or other perils, as is normally contemplated to be covered by Property Owner's Risk Insurance or unless a specified written agreement is made therefore prior to commencement of work. During the duration of the work Customer's insurance will be responsible for any interior damages to the property.
7. Contractor shall not be liable for failure to perform due to labor controversies, strikes, fires, weather, and inability to obtain permits or materials from usual sources, or any other circumstances beyond the control to Contractor.
8. If new equipment or material installation is involved, it is understood and agreed that manufacturer warranty, a copy of which is available in our office, shall be acceptable and that all terms and provisions therein shall prevail, unless otherwise specifically agreed to in writing prior to the commencement of the work.
9. Contractor is not responsible for any damage due to leaks caused by acts of nature e.g., earth movement, excessive wind, flooding, rain, ice or hail etc. during the periods of the warranty.
10. Contractor shall be held harmless and free from all liability and legal action relating to any presence of mold, asbestos, lead, or any other toxic and hazardous materials at the subject property regardless of the legal theory upon which any such claim rests.
11. Customer has right to cancel this work order up to three (3) prior to the date of work being performed. If Agreement is cancelled any less than three (3) days from the execution, Customer shall pay to Contractor 5% of the Agreement price as liquidated damages, not as a penalty, and Contractor agrees to accept such as a reasonable and just compensation for said cancellation.
12. THIS AGREEMENT CANNOT BE CANCELLED ONCE WORK HAS COMMENCED except by mutual written agreement accepted by both parties.
13. Substantial completion shall mean that work completed functions to its intended purpose. Cosmetic, city or county inspection, or "punch list" items will be completed by Contractor but shall not hinder payment of the Agreement.
14. If any provision of this Agreement should be held to be invalid or unenforceable, the enforceability of the remaining provisions of this Agreement shall not be affected thereby.
15. ANY REPRESENTATIONS, STATEMENTS, OR OTHER COMMUNICATIONS, NOT WRITTEN ON THIS CONTRACT ARE AGREED TO BE IMMATERIAL, and not relied on by either party, and do not survive the execution of this Agreement.
16. Notwithstanding anything to the contrary, the maximum liability, regardless of the cause, for Contractor shall be the original cost of labor and materials for the repair which Customer agrees shall be liquidated sum, under any event of default of Contractor therein.
17. Contractor is not responsible for construction problems of the subject property. If pointed out and notified to Contractor, Contractor will try to assist in correcting them on a time and material basis.
18. Should the work of Contractor fail to meet required code inspections Customer agrees to allow Contractor to complete the required repairs in a reasonable time frame.
19. Contractor is not responsible for the requirements of the property management companies, associations or covenants. Any such requirements not mentioned in this Agreement are considered to be immaterial. These requirements include but are not limited to types, colors, and grades of materials to be installed, yard signs, or noise ordinances. Contractor will work with Customer to meet any such requirements which will be charged on a time and material basis.
20. Contractor will not be held responsible for any service disruption related to disconnection or temporary shutdown of neighboring equipment.
21. All Agreements are subject to approval of our credit department and office without exceptions. The person executing this Agreement must obtain the approval of the officer of Contractor here in after referred to as Contractor for this Agreement to be effective under any conditions.

# Roofr Report

Prepared by Roofr

9611 Abigail Dr, Sugar Land, TX 77498, USA

2981 sqft

12 facets

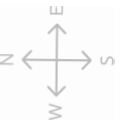
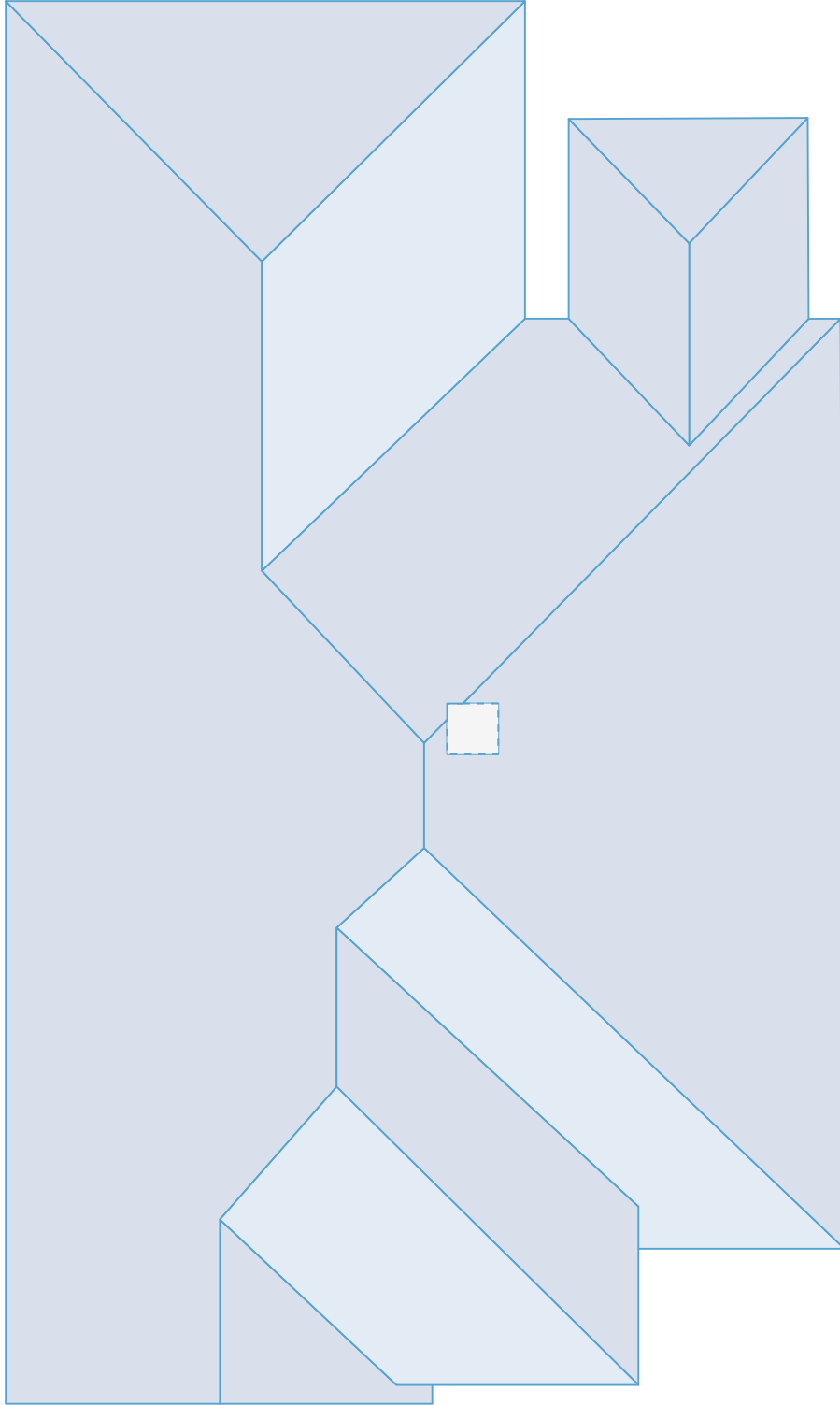
Predominant Pitch 6/12



Nearmap Oct 8, 2021

# Diagram

9611 Abigail Dr, Sugar Land, TX 77498, USA





# Area Measurement Report

9611 Abigail Dr, Sugar Land, TX 77498, USA

Total Roof Area: 2981 sqft

Pitched Roof Area: 2980 sqft

Flat Roof Area: 0 sqft

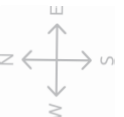
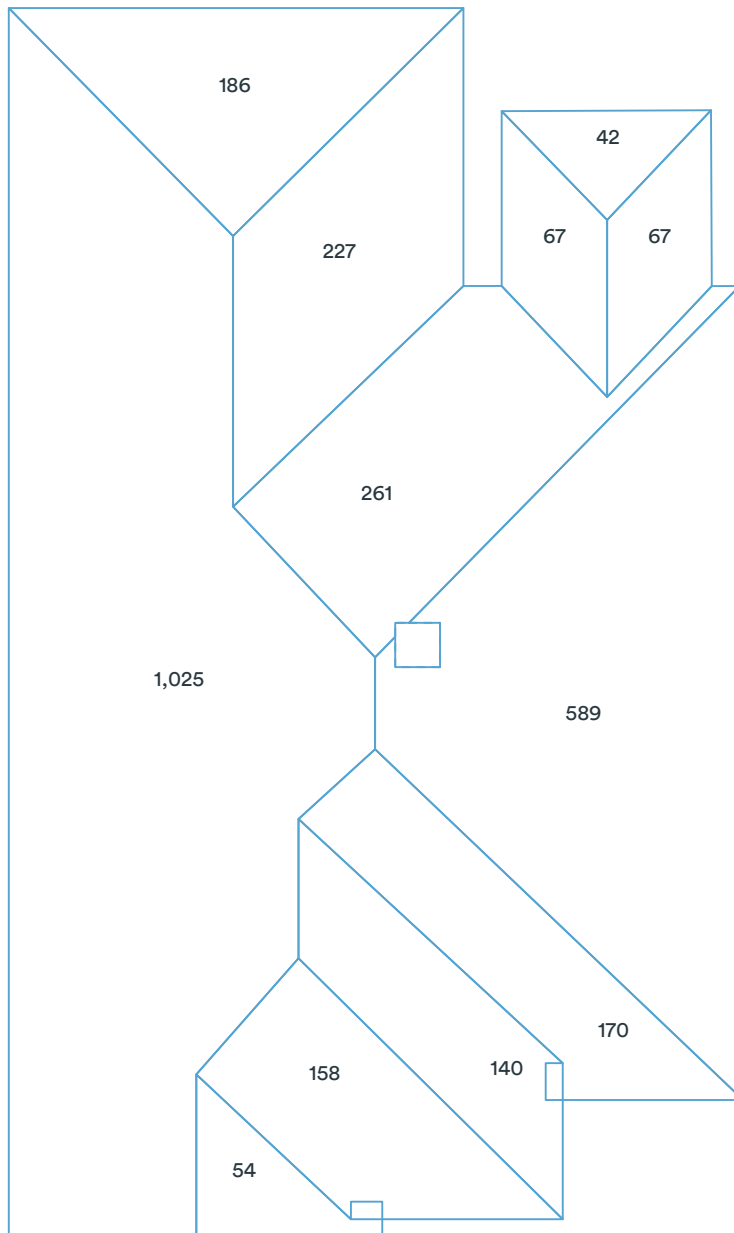
Two Story Area: 0 sqft

Two Layer Area: 0 sqft

Predominant Pitch: 6/12

Predominant Pitch Area: 2981 sqft

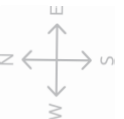
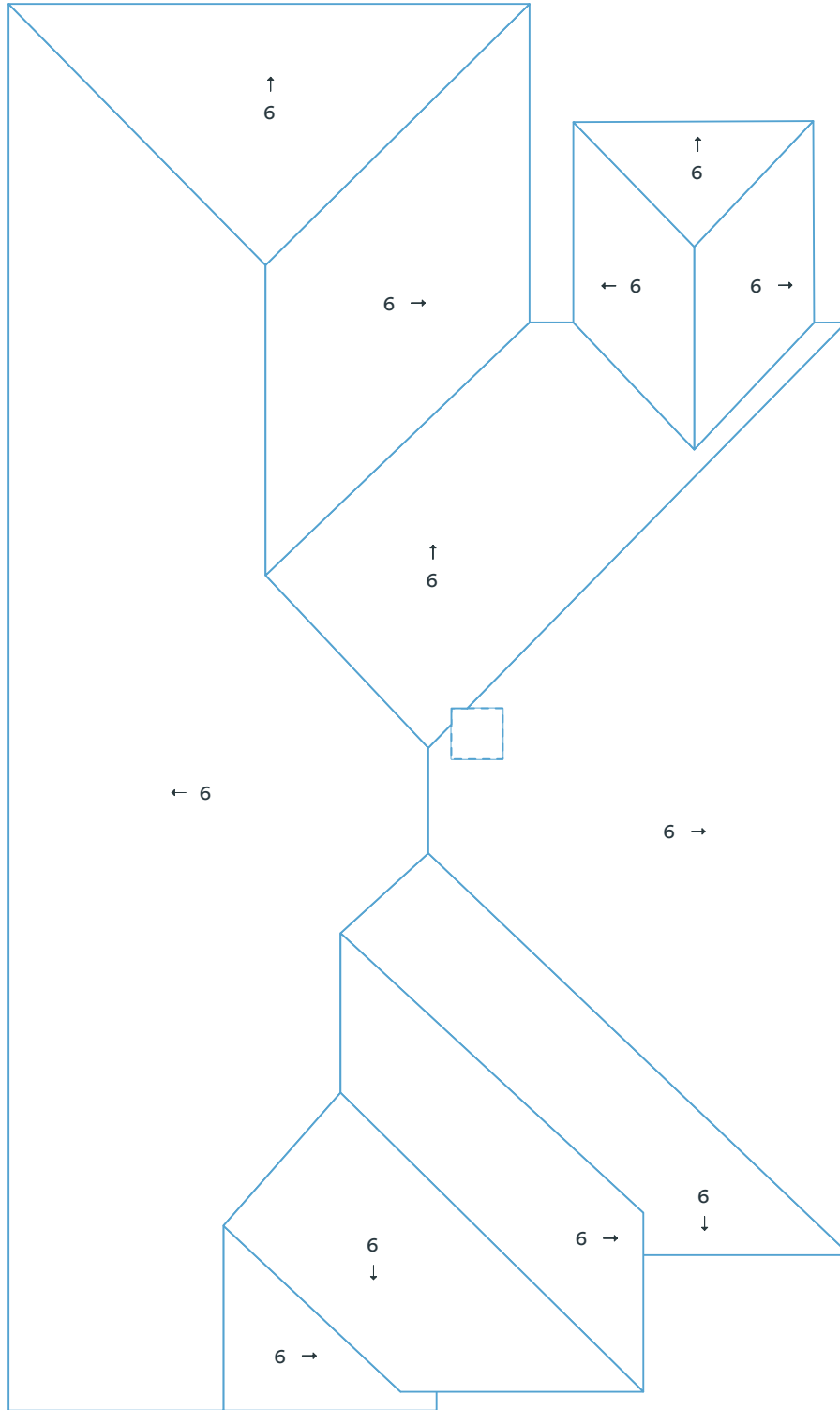
Unspecified Pitch Area: 0 sqft



Note: The above diagram contains measurements rounded to the nearest whole number. The total at the top of the page is the sum of all the unrounded (exact) measurements, which is then rounded. Flashings are depicted as dotted lines. Deleted facets, which are not labeled with area, (Skylights, Chimneys, AC units) are omitted from area sums.

# Pitch & Direction Measurement Report

9611 Abigail Dr, Sugar Land, TX 77498, USA

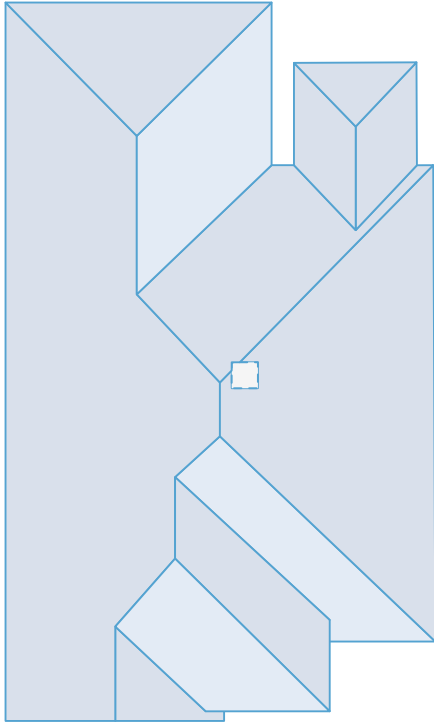


Note: Flashings are depicted as dotted lines. Deleted facets do not have a pitch and therefore are not labeled.



# All Structures Summary

9611 Abigail Dr, Sugar Land, TX 77498, USA



## Measurements

Total Roof Area	2981 sqft
Total Pitched Area	2980 sqft
Total Flat Area	0 sqft
Total Roof Facets	12 facets
Predominant Pitch	6/12
Total Eaves	226ft 3in
Total Valleys	72ft 1in
Total Hips	167ft 11in
Total Ridges	47ft 6in
Total Rakes	23ft 7in
Total Wall Flashing	7ft 0in
Total Step Flashing	9ft 11in
Total Transition	0ft 0in
Total Parapet Walls	0ft 0in
Total Unspecified	76ft 1in
Hips + Ridges	215ft 5in
Eaves + Rakes	249ft 11in

Pitch 6/12

Area (sqft) 2,981

Squares 29.9

Waste % 15%

Area (sqft) 3,429

Squares 34.3

We've calculated the waste percentages you might expect for this job. A number of factors are involved in determining which waste percentage to use including: how complex the roof is, and your roof application style. These numbers only include the roof area. You will also need to calculate the quantity of materials you will need for hips, valleys, ridges, and starter lengths.

Sketch: SKETCH1, Level: Main Level

