

SAMPLE ROOF REPLACEMENT CONTRACT

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR:
MAIN COMPOSITION SHINGLE ROOF:

- Removal of one layer (approx. 900 square feet) of existing shingles, to the wood deck surface and properly dispose of at approved landfill.
- Cut out ridge pole on all peaks of roof for proper ventilation.
- Replacement of any damaged plywood decking at \$xx per sheet. All misc. work, at an additional cost of materials and \$xx.00/hr. if needed. Decking will be replaced in accordance with recommendations by both the National Roofing Contractors Association (NRCA) and the American Plywood Association (APA). New decking shall be APA rated for structural use. Deck fastening will meet or exceed local building code requirements.
- Replacement of following flashing materials: vent pipe collars, aluminum drip edge along all rakes and eaves. All materials to meet or exceed manufacturer's requirements and to be installed "hidden nail" fashion so that no "shiners/nails" are present.
- One row of Ice and Water Protection membrane shall be installed along all eaves to provide protection against damage from water and ice dams.
- Installation of one layer of 30 lb. felt and/or Palisade synthetic roofing under-layment on entire roof deck surface.
- Installation of new GAF Timberline HD Lifetime laminated, premium architectural shingles, with Ltd. Lifetime warranty, of homeowner's color choice. Shingles will be installed in strict accordance with the manufacturer's specifications and shall be fastened using four nails per shingle.
- Installation of a Ridge Vent with a Free Vent Area of 18 square inches per lineal foot. Vents underneath the eaves will provide maximum intake ventilation for the full attic ventilation system.
- Installation of manufacturer's pre-made hip and ridge material (Caps). Hip and ridge rows will be run straight and shall be installed according to manufacturer's instructions.
- All grounds to be cleaned up on a daily basis. All bushes, shrubs, and flowers will be protected.
- All gutters will be cleaned of all Existing and New debris.
- Homeowner is asked to supply electrical power if needed.

All material is guaranteed to be as specified. All work is to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from the above specifications involving extra costs will be charged accordingly. Not responsible for roof leaks in areas other than those worked on. Under no circumstances is xxxxx Roofing responsible for existing damages to building, its contents or roof deck.

GUARANTEE: Five (5) year(s) roof leak repair under normal weather conditions, excluding hail and wind, from completion date. The warranty shall protect the owner from roof leakage for a period of five (5) years, beginning from the date of completion of the project. The warranty shall cover roof leakage directly attributed to the contractor's workmanship. *Shingles will be covered under manufacturers Ltd Lifetime Warranty.