

# ALVARADO ROOFING, INC.

4815 Jefferson St NE  
Albuquerque NM 87109  
(505) 842-7663

## TWELVE YEAR LIMITED ROOF WARRANTY

This warranty is issued to the owner of the home or building located at the address below. Alvarado Roofing, Inc. warrants all materials and workmanship furnished and installed by Alvarado Roofing, Inc., against defects of workmanship for a period of Twelve Years from the date of completion thereof, excluding leaks caused by sheathing nails installed by others, work performed by others, acts of God, (hail, high winds, tornadoes, lightning etc.), or accidents in which Alvarado Roofing, Inc. has no control over.

If a problem ever occurs, the homeowner shall promptly notify Alvarado Roofing, Inc. within 5 days. Warranty does not include any interior damage. In the event that the problem is due to workmanship or defective materials, Alvarado Roofing, Inc. will rectify the situation and no charge to the homeowner for the duration of this warranty. However, should repairs be necessary which are not the results of defects in workmanship or materials provided by Alvarado Roofing, Inc. reasonable charges will be incurred for such repair and/ or inspections. Repairs and/ or inspections completed by Alvarado Roofing, Inc. for defects not caused by workmanship or materials shall be paid within 30 days from date of invoice, failure to pay will release Alvarado Roofing, Inc. from any obligation under this warranty and customer shall, thereafter, have no legal right to make any claim or seek any remedy against Alvarado Roofing, Inc. whatsoever. Normal maintenance should be done every other year and is not included in this warranty.

This warranty is limited to defective workmanship provided by Alvarado Roofing, Inc. and shall not apply to any other defects in the roof, including but not limited to those caused by improper construction of the dwelling or base upon which the roof is laid, such as warped sheathing boards, cracking or undue expansion of the roof deck or building. Nothing in this warranty shall be construed to cover any damages to the dwelling or contents thereof, past or present mold and or abatement, after completion of the roof. Alvarado Roofing, Inc. shall have no obligation to perform any work or services under this warranty until the work and materials covered hereby are paid in full. Should customer fail to pay, or become past due, Alvarado Roofing, Inc. shall have no obligation to perform any work or services under this warranty until customer's account is made current.

After completion of the roof, no HVAC equipment, radio or television aerials, satellite dishes, framework or signs, water towers, sprinkler systems, vents, skylights, lighting, electrical conduit, electrical wiring, solar & heating units, additions or any other type of roof penetration shall be installed thereon unless Alvarado Roofing, Inc. is first notified of such installation and be given the opportunity to make and charge for proper sealing to roof surface. Should one or any combination herein stated be performed prior to notifying Alvarado Roofing, Inc. shall have no obligation to perform any work or services under this warranty.

This warranty is transferable at the sole discretion of Alvarado Roofing, Inc. for a transfer fee \$150.00 plus applicable taxes, within 30 days of sale of home. If warranty transferred after 30 days but within 1 year of the sale of home the fee is 250.00 plus applicable taxes, after 1 year if warranty is not transferred it is void.

**OWNER: SAMPLE TPO**

**ADDRESS:**

**WORK COVERED:**

**DATE COMPLETED:**

**WARRANTY EXPIRATION DATE:**

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CRAIG L. KEMPER, PRESIDENT