

Candor Companies, Inc.

1909 73rd St.

Hugo, MN. 55038

Phone: 651-274-5545

Fax: 651-699-6958

December 15, 2020

Contractor for: 1013 Jamenson st St Paul MN

This agreement is made by and between Candor Companies, Inc. and: 1013 Jamenson St St Paul MN (hereinafter "property owner/contractor") upon the following terms and conditions:

Candor Companies, Inc. proposes to perform the following for the property owner at: 1013 Jamenson st St Paul MN

We propose the following:

Fix all improper water line connections in the basement

Raise meter to proper height.

Repipe the Meter with 1" pex to 1st major take off

Install new valves on meter per code compliance

Install new main cleanout (**contractor to break and patch floor**)

Repair corroded and possibly leaking lines on the stack in basement

Pipe the laundry sink to code

Bring water heater to code (gas and water)

Install either new shower valve or install proper 1016 and 1017 valves to tub/shower valves

Bring all gas appliances to code

Install water pipe to code in 1st and second floor bathrooms.

Bring waste line to code in 2nd floor bathroom.

Bid Total: \$8,500

Heating Option:

Install liner (Couldn't verify but if in place reduce bid by \$1600)

Orset test the boiler (permit and filing included)

Install hangers as needed on the gas line/boiler mains.

Bring the make-up air to proper code

Bid Total: \$2,900

Kay Moore
1013 Jamenson St

12-26-20
Date

Bid includes labor, permit, and material.

BID EXCLUDES REMOVAL OF LEAD WASTE IF FOUND AFTER DEMO!!!!

Bid excludes all patches to walls, ceilings, floors.

Bid Excludes toilets/faucets/trim/appliances/etc.

Any unforeseen will be charged at a labor rate of \$100.00 per hour plus material and any additional permit fees.

Candor Companies, Inc. agrees to perform the work specified above, provided Candor Companies, Inc. receives the acceptance of the bid within 30 days from the date of the bid. The property owner/contractor agrees that any work performed by Candor Companies, Inc. that is not specified in the above proposal will be charged on a time and material basis.

Property owner/contractor will pay Candor Companies, Inc. as follows: Total due 30 days from invoice date. If Candor Companies, Inc. has to stop work due to the property owners'/contractor's construction schedule, the property owner will pay Candor Companies, Inc. on a percentage basis for the work performed to the date of the stop with 30 days of such stop. Candor Companies, Inc. will not continue work if payment is not received for the amount due as a result of a stoppage of work. If the property owner/contractor does not pay Candor Companies, Inc. for any amount due and outstanding, Candor Companies, Inc. may take legal action against the property owner/contractor for payment.

Candor Companies, Inc. guarantees all of the labor and materials used in the installation for a period of one year from the date of installation. Candor Companies, Inc. is not responsible for any damages caused by leakage during the guarantee period. Warranty work will take place during regular business hours only. Candor Companies, Inc. shall not be held liable for any contingencies occasioned by strikes, fire, weather, the acts of other contractors or any other cause beyond our control.

Your signature below indicates your acceptance of the terms of this agreement.

Respectfully Submitted,

Candor Companies, Inc.

Date

Ray Moore 12-26-20

1013 Jameson St.