



PO Box 1174
Van Alstyne, Texas 75495
Phone: 903 821 2790 Fax: 972-559-3915
mail@UQServices.com
www.UQServices.com

HOME MANAGEMENT SERVICES

Premier Package Includes:

Annual services:

- ✓ Inspection by a professional independent inspector
- ✓ HVAC Inspection, Diagnostic service and chemical cleaning
- ✓ Energy Efficiency Inspection
- ✓ Roof Inspection
- ✓ Drain Hot Water Heater

Monthly services:

- ✓ Visual inspection by Unique Services authorized agent
 - Damaged windows
 - Separated foundation
 - Brick/mortar cracks
 - Missing shingles
 - Insect and rodent infestation
 - HVAC drain line blockage
 - Landscape hydration and erosion
 - Perimeter security
- ✓ Removal and replacement of expired interior and exterior light bulbs
- ✓ Removal and replacement of 30 day HVAC return air filters (does not include allergen filters)
- ✓ Remove dust and debris from external HVAC system
- ✓ Test smoke and carbon monoxide detection equipment (replace batteries as needed)
- ✓ Tighten door and cabinet hardware (if possible)
- ✓ Lubricate door and cabinet hardware
- ✓ Tighten plumbing fixtures (if possible)
- ✓ Tighten bathroom wall fixtures (does not include sheetrock repair)
- ✓ One-time unscheduled monthly service call

“A diversified service company catering to your UNIQUE needs”

Additional services available:

- Lawn care service
- Pool Service
- Tree trimming service
- Gutter service
- Sprinkler service
- Water filtration service
- Pest Control
- Maintenance/Repair Service
- General Contracting Services

Unique Services annual customers will be scheduled immediately for all annual services listed. Customers will also be set up on a monthly schedule at one time per month to address all monthly services.

Unique Services annual customers receive free general contractor consultations, free estimates and general contractor fees at a reduced rate of cost plus 15% on most home improvement projects. Please refer to the “General Contracting” list provided for a complete list of our construction services.

Please remember, your Unique Home Management contract can be tailored to your specific needs.

NOTE: Home management referrals – Refer someone to us and receive 50% off a quarterly payment when the referral becomes a home management customer. Referral are only limited to the total amount of 3 quarterly payments.

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HOME MANAGEMENT SERVICES CONTRACT

Name: NAME Date: (today) Mapsco: _____
 Home #: Work #: Cell #:
 Address: City: Dallas State: TX Zip:
 Billing Address: Same Fax#: None
 Total Square Footage of Home: Base Contract Price: \$
 Other Information: (i.e. codes, service date, etc.) _____

The following items will be included in your Unique Home Management Services Contract at the specified rate with a **20% discount for upfront pricing**:

- X Annual Service (included) (SEE COMPLETE DESCRIPTION OF SERVICES ON PREVIOUS PAGE)
- X Monthly Service (included) (SEE COMPLETE DESCRIPTION OF SERVICES ON PREVIOUS PAGE)
- + Lawn Service @ _____ Frequency: _____ Annual Cost: _____
- + Pool Service @ _____ Frequency: _____ Annual Cost: _____
- + Tree Service @ _____ Frequency: _____ Annual Cost: _____
- + Gutter Service @ _\$125.00_ Frequency: _____ Annual Cost: _____
- + Sprinkler Service @ _\$115.00_ Frequency: _____ Annual Cost: _____
- + Water Filtration Service @ _____ Frequency: _____ Annual Cost: _____
- + Pest Control Service @ _\$35.00_ Frequency: _____ Annual Cost: _____
- + Maintenance/Repair Service @ \$55.00 per hour on an "as needed" basis.
- + Other Frequency: _____ Annual Cost: \$

TOTAL CONTRACT PRICE: \$

Payment Options: First payment due upon signing (50%) \$
 ___X___ Quarterly Billing
 _____ Annual Billing

 Property Owner/Client

 "Unique" Authorized Representative

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