

FHIA, LLC

License No. CGC1519922
 3801 SW 30th Ave.
 Hollywood, FL 33312



Broward: 954-884-8500
 Web: www.fhiaremodeling.com
 Email: info@fhiaremodeling.com

Window & Door Contract

Judy Freshour

155 SE Willow Dr
 Lake city FL 32025

386-965-5615
jmfresh@comcast.net

Date: 07/26/2025

Rep: John Peck

This Contract is made and entered into this date of 07/26/2025 by and between FHIA LLC, a Delaware Limited Liability Company known as ("Contractor" or "FHIA, LLC") Florida LIC: CGC1519922, and Judy Freshour ("Owner") for certain Work on the property located at 155 SE Willow Dr Lake city FL 32025 ("Property").

Pursuant to Florida Statutes § 713.015, the notice required to be printed in no less than 12-point capitalized, bold face print is contained on Exhibit "A" of this Agreement, on the page immediately following the signature page.

Scope of Work: The Contractor agrees to perform the work described on Exhibit "B" at the Property ("Work").

Contract Sum: Owner shall pay Contractor the sum of \$18,954 for the Work, subject to changes as set forth herein, as follows:

Judy Freshour(Customer's Initials) JF

Deposit: Owner shall pay Contractor a Deposit in an amount equal to Thirty (30%) Percent of the Contract Sum upon the date of this Contract.

Judy Freshour(Customer's Initials) JF

Interim Payment: Owner shall pay Contractor a Deposit in an amount equal to Thirty (30%) Percent of the Contract Sum upon the commencement of installation.

Judy Freshour(Customer's Initials) JF

Final Payment: Owner shall pay Contractor the Final Payment, in an amount equal to Forty (40%) Percent of the Contract Sum upon Substantial Completion of the Work.

Judy Freshour(Customer's Initials) JF

Owner hereby agrees that, pursuant to §489.126(2)(a), Florida Statutes, Contractor shall not be liable, nor required to return any Deposit paid, should the acquisition of permits exceed Thirty (30) days or the commencement of construction exceed Ninety (90) days.

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EXHIBIT "A"

DISCLOSURE REGARDING MANDATORY PROVISIONS FOR DIRECT CONTRACTS

Pursuant to § 713.015, Florida Statutes, the following notice provision is required to be provided to the Owner (Owner) and printed in no less than 12-point, capitalized, boldface type on the front page of the contract or on a separate page, signed by the Owner (Owner) and dated. The following is provided in compliance with this requirement:

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS, THOSE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE ALREADY PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. TO PROTECT YOURSELF, YOU SHOULD STIPULATE IN THIS CONTRACT THAT BEFORE ANY PAYMENT IS MADE, YOUR CONTRACTOR IS REQUIRED TO PROVIDE YOU WITH A WRITTEN RELEASE OF LIEN FROM ANY PERSON OR COMPANY THAT HAS PROVIDED TO YOU A "NOTICE TO OWNER." FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT YOU CONSULT AN ATTORNEY.

By signing, the Owner(s) acknowledges receipt of the above statutory disclosure, on the date set forth below:



Judy Freshour

07/26/2025

Date



John Peck

07/26/2025

Date

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FHIA One Year Total Investment	\$26,323
FHIA Monthly Marketing Promotion	\$5,264
Initial Visit Reward	\$2,105
Total Contract Price (including all discounts)	\$18,954
Deposit	\$5,686
Deposit Form of Payment	Check
Check #	2914
Check Date	07/26/2025
Balance Due	\$13,268
Balance Form of Payment	Check
All discounts are final. No additional promotions apply.	

Comfort Shield By Pella Non-Impact

	Window Style Glass Type Location Grid/Pattern	Single Hung Solar Max with Neat Technology Bedroom 1 %4.name%	Window Brand Comfort Shield By Pella (COLOR WHITE) Quantity Package Comfort Shield By Pella (COLOR WHITE) Size	1 35 X 58
	Window Style Glass Type Location Grid/Pattern	Single Hung Solar Max with Neat Technology Dining Room %4.name%	Window Brand Comfort Shield By Pella (COLOR WHITE) Quantity Package Comfort Shield By Pella (COLOR WHITE) Size	1 23 X 59
	Window Style Glass Type Location Grid/Pattern	Single Hung Solar Max with Neat Technology Dining Room %4.name%	Window Brand Comfort Shield By Pella (COLOR WHITE) Quantity Package Comfort Shield By Pella (COLOR WHITE) Size	1 23 X 59
	Window Style Glass Type Location Grid/Pattern	2 Lite Roller Solar Max with Neat Technology Dining Room %4.name%	Window Brand Comfort Shield By Pella (COLOR WHITE) Quantity Package Comfort Shield By Pella (COLOR WHITE) Size	1 70 X 59

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