

PO Box 36537  
Abq., NM 87176  
+15058973766  
hello@bmcroofing.com



# INVOICE

**BILL TO**  
Cliff Dahm  
5 Pine Rd  
Placitas, NM 87043

**SHIP TO**  
Rhea Graham  
5 Pine Rd  
Placitas, NM 87043

**INVOICE #** MC1927  
**DATE** 09/26/2025

**EXISTING ROOF TYPE:**  
MB: Coating

PROJECT SCOPE	AMOUNT
---------------	--------

<b>Gaco Roof</b> Clear debris from roof, clean roof surface, prep roof and apply Gaco Patch to seal termination bar and/or details. Apply Gaco Roof coating per mfg spec.	5,944.75T
------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-----------

Main Home: 975 sf 150 perimeter  
Garage: 530 + 91 perimeter

TAN Coating

**5 Year Workmanship Warranty**

BMC Roofing Inc. will ensure the proper installation of all roofing materials, and will warranty any defect directly caused by improper installation for five years.

**ROOF MAINTENANCE AGREEMENT-RESTORATION**

BMC ROOFING INC. has conducted a visual inspection of this roof and identified maintenance and repairs necessary to bring the visible and accessible roofing components to a serviceable condition. Upon completion of the outlined work, the roof will be eligible for enrollment in our Annual Roof Maintenance Program. This program is designed to help extend the useful life of the roof by addressing routine issues and providing regular oversight of restorable components.

The maintenance agreement will be provided at no additional cost for the first year and is renewable annually upon mutual acceptance by both parties. The annual inspection will be completed automatically, without appointment, unless the homeowner requests otherwise. Renewal pricing is \$369 per year, payable on the anniversary of the initial completion date.

The expected service life of this roof—if regularly maintained and barring unforeseen deterioration, weather events, or hidden conditions—is estimated at approximately 5 years. This is not a warranty or guarantee of performance.

**Scope of Maintenance Program**

BMC will assume responsibility for roof maintenance, including:

Annual roof inspection with a written report to the owner outlining completed preventive maintenance repairs. (Inspection is limited to accessible areas; gravel-covered roofs, concealed conditions such as underlayment beneath tile or metal, and areas covered by decking will not be disturbed without separate authorization.)

Emergency leak response, with repairs performed promptly using standard patching techniques, to the extent feasible based on the roof's condition.

#### Important Limitations and Exclusions

This agreement does not cover: Stucco or wall systems, full roof replacement, structural modifications, damage caused by vandalism, acts of God, animals, structural movement, or building failure, interior damage or any consequential damage resulting from leaks or roof failure, damage caused by other contractors or individuals accessing the roof, including walking, dragging equipment, or impacting parapet walls or roofing components. Repairs are limited to feasible, restorable areas of the existing roof system. If the roof has deteriorated to the point that further repairs are no longer technically viable, BMC will notify the owner and recommend replacement or alternative solutions (a proposal outlining costs will be provided).

Diagnosing leaks on older or gravel-surfaced roofs can be inherently challenging due to concealed or migrating water paths. BMC will make all reasonable efforts to locate and address leaks, but this is not a leak-free guarantee.

Homeowners must carry adequate insurance to cover interior water damage or structural issues. BMC's liability under this agreement is limited to the annual cost of the maintenance program.

#### Transfer of Agreement (Real Estate Transactions)

If this work is being completed in connection with a real estate transaction, the new homeowner must contact our office within 30 days of closing to transfer the maintenance agreement and any applicable warranties. Failure to do so will void coverage.

License No. 370374

SUBTOTAL	5,944.75
TAX	453.29
TOTAL	6,398.04
BALANCE DUE	<b>\$6,398.04</b>