

To: City of Coweta
120 E Sycamore Street
Coweta, OK 74429

PROJECT: Coweta City Library
120 E Sycamore Street
Coweta, OK 74429

Affidavit of Payment of Debts and Claims And Release of Liens

By this instrument the undersigned who performs the general management hereby certifies that on this date, or any time prior thereto, except as listed below, has paid in full or has otherwise satisfied all obligations for all materials and equipment furnished, for all work, labor, and services performed and for all known indebtedness and claims against the undersigned for damages arising in any manner on or against the PROJECT, it's land, improvements and equipment of every kind.

The undersigned hereby certifies that upon receipt of all payment currently due under contract for work on the PROJECT (except retainage), hereby waives and/or release its right to claim a lien for labor, services or materials furnished through the 15th day of January, 2020 on the PROJECT.

Performance Roofing Inc
DBA A-Best Roofing
4816 E 112th Pl.
Tulsa, OK 74137

By: Rita Caswell
Signature

CEO
Title

DATED on 1-17-20

STATE OF OKLAHOMA
COUNTY OF TULSA

Signed and sworn to (or affirmed) before me on this 17th day of January, 2020
by **Greta MacLean**



Greta MacLean
NOTARY PUBLIC
Print Name: Greta MacLean
My Commission Expires: 9/21/20



Thank you for selecting Carlisle SynTec Systems as the provider of your new roofing system. We are confident you've purchased a roof that will protect your building and its assets for years to come.

Enclosed is the owner's manual for your new roof. The manual includes your roofing system warranty, along with care and maintenance information that will ensure long-term system performance.

Carlisle SynTec Systems is unsurpassed in its commitment to providing quality commercial roofing systems, products and services. These services include:

- **Carlisle authorized applicators** - This network of professionally trained roofing contractors ensures quality installation of our products and systems. In addition, they are a valuable resource if rooftop conditions change and modifications or revisions to your roofing system are required.
- **Service departments** - There are several departments within Carlisle SynTec Systems available to answer questions and provide information regarding:
 - Roof maintenance programs
 - Revisions, alterations and/or modifications to your roof
 - Roof restoration
 - Warranty service

To properly safeguard your roof – and your warranty – please consult the enclosed care and maintenance information prior to making any changes to your roofing system. For questions regarding your warranty, or to report a roof leak, please call us at 1-800-233- 0551.

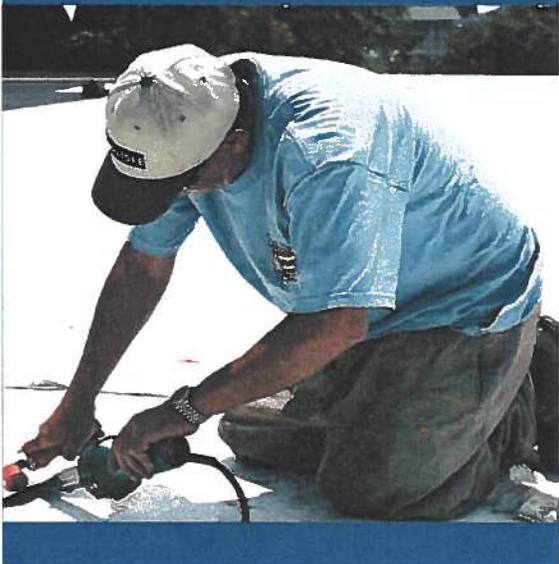
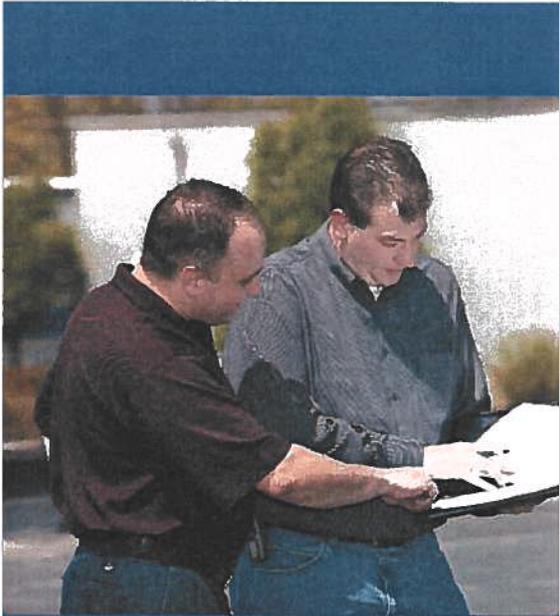
If you wish to see the latest innovations in commercial roofing, please visit www.carlisesyntec.com. Once again, thank you for choosing Carlisle SynTec Systems.

Sincerely,

A handwritten signature in black ink that reads "Mark J. Long".

Mark J. Long
Director, Technical & Warranty Services

Carlisle Owner's Manual



CARLISLE
SYNTEC SYSTEMS

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Carlisle's Roofing Systems Revisions and Alterations Procedures

Carlisle recommends periodic roof system evaluations to ensure the roofing system is performing as Intended. We suggest regular maintenance inspections be conducted by a Carlisle Authorized Roofing Applicator or by someone specially trained in single-ply roofing installations. However, even with the most rigorous reviews, roofing systems can be damaged by flying debris, other trades servicing rooftop equipment, etc. Regardless of how the damage occurs, it is important to understand how to both protect your warranty investment and prolong the life of your roofing system. Following these procedures and recommendations can ensure repairs are performed accurately so that the warranty duration and coverage remain intact.

1. Paragraph 4(a) of the Carlisle Roofing System Warranty states: "This warranty shall be null and void if, after any installation of the Carlisle Roofing System by a Carlisle Authorized Roofing Applicator, there are any alterations or repairs made on or through the roof or objects such as, but not limited to, structures, fixtures, solar panels, wind turbines, roof gardens or utilities placed upon or attached to the roof without first obtaining written authorization from Carlisle."
2. Solar panel installations entail additional documentation and require building owner authorization. Please refer to Carlisle's website to review the proper documentation needed for Photovoltaic installations.

Below is the contact information for Carlisle's Warranty Services Department.

Carlisle SynTec Systems
Attn: Warranty Services
PO Box 7000
Carlisle, PA 17013
Tel: 800-233-0551
Fax: (717) 245-7121 or (717) 245-7181

3. A Carlisle Authorized Roofing Applicator must perform all revision work. It is recommended that the original applicator who installed the roofing system perform the revision work, if possible.
4. The Carlisle Authorized Roofing Applicator must notify Carlisle when the revision work is complete. The form can be found on Carlisle's website under the password protected section titled Warranty Revision/Alteration Procedures.
5. At Carlisle's discretion, a Carlisle Field Service Representative may conduct an inspection to ensure compliance with the current published Carlisle Specifications and Details. The applicator will be notified of the results. Current inspection charges and expenses will apply.
6. When the revision or alteration is completed in compliance with the above procedures, Carlisle will notify the building owner that the warranty is being continued.

Carlisle's Roofing Systems Care and Maintenance Information

The following maintenance items are the responsibility of the building owner and are not included within the scope of the Roofing System Warranty.

Maintenance Item	Action
Drainage	Keep the roof surface clean at drain areas to avoid clogging. While the presence of ponded water will not void the Carlisle warranty, good roofing practice dictates that water should drain from the roof and that ponded water should evaporate within 48 to 72 hours after a rainfall.
Petroleum Products	Keep all petroleum products (solvents, greases, oils or any liquids containing petroleum products) off the membrane to avoid degradation.
Animal Fats – EPDM Membranes	Do not exhaust kitchen wastes (vegetable oils) or other animal fats directly onto the roof surface. If incidental contact is likely, contact Carlisle for recommendations on membrane type and usage.
Animal Fats – TPO & PVC Membranes	TPO and PVC membranes for restaurant rooftop use will not void the warranty. A rooftop maintenance program must be in place to ensure that accumulations of animal fats/grease are regularly removed and the rooftop surface is cleaned with a mixture of warm soap and water and/or by other approved cleaning methods. See Carlisle's Installation Guide for specific cleaning instructions.
Chemicals	Contact Carlisle if any chemicals come in contact with the roofing membrane. Some chemicals could degrade the membrane or cause swelling.
Foot Traffic	Walkways must be provided if regular traffic is required or if rooftop equipment has a regular thirty (30) day or less maintenance schedule. Exercise caution when not walking on walkways, especially on white membranes (Sure-White® or Sure-Weld®), as ice or frost buildup may not be visible. All membranes are slippery when wet.
Roof Cement	DO NOT USE ASPHALTIC ROOF CEMENT to repair or install rubber membrane. Roof cement contains petroleum products, which may degrade the membrane.
Temporary Repairs	Use Carlisle's Lap Sealant or any good grade rubber caulk to make temporary repairs. Notify Carlisle of this action in-writing. Carlisle is not responsible for emergency/temporary repairs in inclement weather conditions that will not allow a permanent repair.

Carlisle's Roofing Systems Care and Maintenance Information *(continued)*

Maintenance Item	Action
Leaks	<p>Locate the leak and determine if it is a roof membrane leak or a wall, curb, skylight, metal ductwork or plumbing leak. Deterioration or failure of building components that cause a leak is not covered by the warranty. A water leak may be indicated by soft or warped insulation.</p> <p>Physical damage to the membrane or flashing is not covered by the warranty.</p> <p>If the leak is determined to be membrane-related, please notify Carlisle's Warranty Services department at (800)-233-0551 or online at www.carlisesyntec.com; Warranty Services link.</p> <p>The building owner is responsible to provide access to the roof system by removing overburden including snow/ice/water removal in excess of 1 hour.</p>
Hypalon and Non-Carlisle Acrylic Coatings	<p>These are maintenance items and are excluded from the Carlisle warranty. Recoat when necessary.</p>
Rooftop Maintenance	<p>When it is necessary for workers to be on the roof to service rooftop equipment, e.g. HVAC units, antennas, etc., workers should be cautioned to use walkways and to exercise care with their tools and equipment to avoid puncturing the roofing membrane.</p>
Roof Alterations	<p>Please refer to the Carlisle Roofing System Revision and Alteration procedures on the preceding page.</p>
Cleaning	<p>Handprints, footprints, general traffic grime, industrial pollutants and environmental dirt may be cleaned from the surface of the membrane by scrubbing with detergent and water, then rinsing with clean water. To maximize reflectivity, white membrane(s) should be cleaned once every two years.</p>
Metal Work	<p>Keep roof maintenance items, such as counterflashing, metal curbs and metal ducts sealed watertight at all time.</p>

The preceding care and maintenance requirements are for Sure-Seal®, Sure-White®, Sure-Weld®, Sure-Flex™ and FleeceBACK® Membrane Roofing Systems. The list is not meant to be exhaustive and is for illustrative purposes only. Carlisle recommends that your maintenance staff and/or maintenance contractor inspect the roof periodically or at least twice a year. The inspection should concentrate on high-risk areas such as roof hatches, drains and around all rooftop equipment as well as general inspection of the entire roof. The inspector should be looking for membrane damage (cuts and tears), oil or Freon leaks, chemical spills or water infiltration into the roofing system.

Compliance with the above-listed care and maintenance requirements will aid in ensuring a durable, watertight membrane roofing system.

Building Maintenance

We are pleased that you purchased a Carlisle roof and would like to provide some recommendations about how to properly care for your roof to ensure long-term performance.

Inspect and maintain your roof on schedule.

Weather, structural movement and stress are constantly attacking your roof. While normal aging will occur on all roofs, problems stemming from neglect, abuse, contamination or accident can result in extensive, costly repairs or premature failure of the roofing system *if not detected early*.

You can add years to the life of your roof by properly maintaining the roof with a regular inspection program to detect minor problems before they become serious. Plan and start an inspection program during the first year your new roof has been installed.

Track your roof maintenance.

An essential element of a good inspection and maintenance program is proper record keeping and documentation. Carlisle recommends restricted access to your roof. Carlisle has provided a maintenance log for your convenience to keep track of who has access to your roof.

The log also includes columns to track two maintenance/inspection events per year. Carlisle recommends that you have your roof inspected twice annually and after a severe storm. Please have your Carlisle authorized maintenance company document the condition of your roof with photographs.

If repair, alteration or retrofit is needed, please see the revisions and alterations procedures included in your owner's manual packet.

Building Owner Services: 866-386-7454

CAUTION:

Roof surfaces may be slippery.
Use extreme caution when
walking on your roof.

The Carlisle Experience: Setting the Standard for Excellence



Carlisle SynTec Systems, the flagship division of Carlisle Construction Materials (CCM), is the largest supplier of commercial roofing products in the world. Carlisle produces high-performance EPDM, TPO, and PVC single-ply roofing membranes, a full line of polyiso and expanded polystyrene insulation, and a wide variety of solvent-based and low-VOC adhesives. With more than 55 years of manufacturing experience and 23 billion square feet of roofing materials sold, Carlisle continues to lead the industry by providing the best products, services, and warranty options available today.

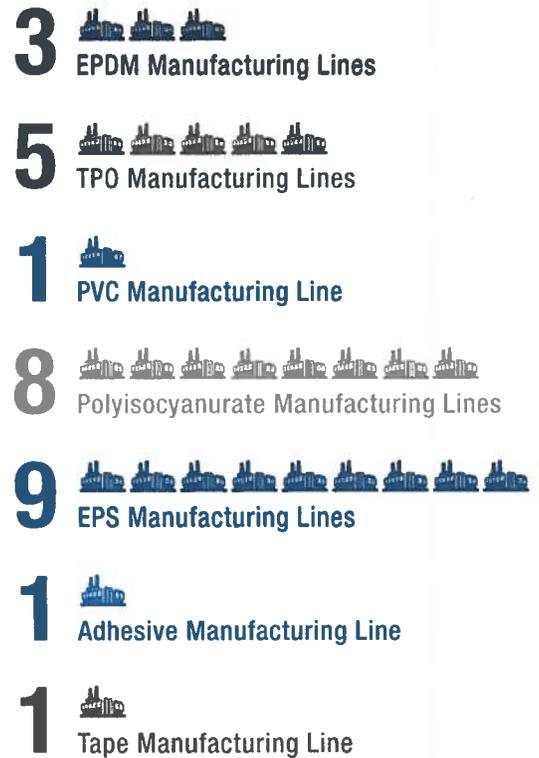
INDUSTRY-LEADING MANUFACTURING CAPABILITIES

Carlisle is the only roofing manufacturer to produce all three major roofing membranes – EPDM, TPO, and PVC – and is the world’s largest manufacturer of EPDM, TPO, and polyiso insulation. Carlisle’s 55+ years of manufacturing experience are reflected in its innovative, durable products, all of which are designed to enhance roof system performance. Today, billions of square feet of warranted Carlisle roof systems protect buildings worldwide.

PROGRESSIVE PRODUCT DEVELOPMENT

Carlisle is dedicated to leading the industry in innovation by developing and manufacturing the most progressive and innovative building materials on the market. Every Carlisle product is designed to enhance building performance and contractor efficiency. Carlisle has pioneered productivity-boosting products, such as Factory-Applied Tape™ and Flexible FAST™ Adhesive – and has developed true market differentiators, such as FleeceBACK membranes, the Octaguard XT™ Weathering Package, KEE-enhanced PVC, and APEEL™ Protective Film – reshaping the commercial roofing landscape.

CCM MANUFACTURING CAPACITY





New Roof or Re-Roof
"Zero Defects" Commitment
 A Limited, Transferable Workmanship Warranty

1. Duration

This warranty shall be valid for a period of **2 Years** from the effective date set forth below. The election by A-Best to provide warranty service under this warranty will not extend the duration of this warranty. This warranty shall not be in effect until full payment is made for services rendered by A-Best.

2. Warranty Coverage

All materials are guaranteed by the manufacturer as represented by the manufacturer. Performance Roofing, Inc. d/b/a A-Best Roofing, Inc. ("A-Best") hereby warrants to the original purchaser or transferee ("Owner") there to be "Zero Defects" in the workmanship provided by A-Best for the installation of the Owner's new roof. This warranty shall be limited to defects in workmanship within the scope of work performed by A-Best and which arise and become known within the Duration of this Warranty from the effective date set forth below. This warranty is limited to the following conditions, exclusions and other provisions provided herein.

3. Conditions

A-Best will honor claims under this warranty only if the following conditions are satisfied:

- a. 100% of payment has been received in full and cleared A-Best's bank for the payment of the roof structure covered by this Warranty. Notice has been received by A-Best, as provided for in Section 6, within 30 days after the discovery of any claim against A-Best's, such notice must include written detail off the failure or defect or any consequential damages.
- b. Proof of purchase, including the date and amount of the original purchase, and proof that he/she is the original owner or transferee of this warranty, along with a copy of this document have been provided to A-Best.
- c. A-Best must be notified prior to making any permanent repair to the alleged failure or defect, or any consequential damages.
- d. Owner must make every reasonable effort to prevent consequential damages caused by a failure or defect in workmanship or materials.

4. Exclusions

This warranty does not cover damage to your roof or failures in workmanship cause by the following:

- a. Pressure washing your roof (air cleaning is recommended).
- b. Penetrations to your new roof by any party other than A-Best or an A-Best Authorized Representative. This includes but is not limited to the installation of satellite dishes, antennas, solar panels, sky lights, roof vents, vent pipes, chimneys or flues, skylights, sunrooms and or building additions.
- c. Work provided by other technicians, including but not limited to faulty construction causing structural movement, poor maintenance, abuse, vandalism, or foot traffic including but not limited to HVAC, guttering, plumbing, and or satellite service personnel.
- d. Normal wear and tear caused by direct sunlight, extreme temperatures and temperature changes, wind, rain, snow, ice, bird droppings, organic debris, moss and fungus, normal aging, and/or accelerated aging from lack of maintenance.
- e. Extreme natural forces included but not limited to ice damming, hurricanes, hail, lightning, tornadoes, and wind blown rain in excess of 50 mph (or wind speed greater than the rating of your roof material).
- f. Any area of the roof where work was not performed by A-Best, which may include but is not limited to: flashing or counter flashing around fireplaces, skylights, dormers, tin shingle run-ups, and/or heated vent pipe flashings.
- g. Areas of rotted or damaged wood including but not limited to trim, siding, fascia or soffits.

Damage done to the roof system through no fault of A-Best is not warranted by A-Best.

5. Right to Cure

A-Best shall have the first right to cure any defect in workmanship, materials, or consequential damages caused by any defect in workmanship or materials before the Owner may seek to cure such defect by use of another contractor or file any action in court against A-Best. This does not mean that A-Best accepts any liability for any portion of defects in materials, but that A-Best would first like the opportunity to assist the Owner in remedying any failure of the roofing system that may have an effect on the workmanship warranty provided herein. A-Best will not reimburse any expenses paid to another contractor for the cure of alleged damages in workmanship or materials. A-Best shall have this right to cure whether this Warranty is in effect or not.

6. Warranty Claims / Notifications

A written claim must be made to A-Best describing in detail the failure or defect and, if any, consequential damages, and be accompanied by proof of purchased date and amount, and proof that the owner is the original purchaser or transferee. All claims should be remitted to A-Best as follows:

US Mail:	E-Mail:
Attn: Warranty Claim	warrantyclaim@abestroofing.com
A-Best Roofing	
1411 East 3 rd Street	Facsimile:
Tulsa, OK 74120	918-794-7481

7. Remedy

If after inspection by A-Best, A-Best determines that there is a valid claim of a defect in A-Best's workmanship, A-Best shall have the sole right to elect whether to:

- a. Repair or arrange for repair of the defect; or
- b. Make a refund of any portion of the cost associated with correcting the defect in workmanship or consequential damages.

8. Transfer of Warranty

This Warranty may be transferred only one (1) time. A transfer of this Warranty may be facilitated by the completion of a Request for Warranty Transfer form, which may be obtained from A-Best. Upon completion and submission of this form A-Best will inspect the roof and a transfer may be granted by A-Best at A-Best's sole and reasonable discretion. Such transfer is limited to certain terms and conditions as set forth on the Request for Warranty Transfer form, and will only be granted if there are no signs of damage, as excluded by this Warranty in Section 4, to any portion of the roof installed by A-Best.

9. Disclaimer

A-Best's total liability for any and all claims made for a single contract shall not exceed the total purchase price of the roof. No other warranty expressed or implied except as provided for herein, or presented to the Owner in writing by A-Best, shall be valid.

January 15, 2020

Effective Date

Authorized Signature

A-Best Roofing

PO Box 1259
 Tulsa, OK 74101
 (918) 587-1426 Main
 (918) 587-1440 Fax
 www.abestroofing.com

Coweta City Library/City of Coweta

Owner

120 E Sycamore Street, Coweta, OK 74429

Address