

## PREVENTIVE MAINTENANCE AGREEMENT

**Date** **Location if different**

**Customer Name**

**Address**

**City, State, Zip Code**

**Phone Number:**

Two inspections each year, cooling and heating, and 10% discount on parts and labor.

Exclusions: 10% discount on diagnostic charge, replacement of condenser, coil, electric air handler or gas furnace.

Priority service at our normal rates, should the need arise between inspections.

Inspections are scheduled Monday thru Friday 8:00 a.m. to 5:00 p.m.

Condensate water leaks: Air Conditioning Specialists warranty on condensate water leaks is 72 hours and ACS is not responsible or liable for any prior, current, or consequential damages, mold, or sickness caused by said leaks. This includes all servicing, cleaning and new equipment installations.

**INSPECTIONS INCLUDE:**

**Cooling**

1. Lubricate motors
  2. Check fan belts
  3. Inspect and/or clean filters
  4. Check evaporator air temperatures
  5. Check wiring & connections
  6. Check refrigerant charge
  7. Check operating pressures
  8. Check voltage and AMP draw
  9. Clean condensate line
  10. Check performance of system
  11. Check contactor points
  12. Check pressure switches
  13. Clean condenser coil
  14. Check temperature differential
  15. Clean washable CleanEffects pre-filters
- \*\*Evaporator cleaning is extra\*\*

**Heating**

1. Lubricate motors
  2. Adjust controls (if needed)
  3. Adjust combustion air to burners
  4. Check fan belts
  5. Inspect and/or clean filters
  6. Check air temperature rise
  7. Check wiring & connections
  8. Clean burners
  9. Clean & adjust pilot assembly
  10. Check for gas leaks in furnace
  11. Check heat exchanger for cracks
  12. Check performance of system
  13. Check heat strips
  14. Check heat pump in heating mode
  15. Check heat pump in defrost operation
- \*\*Heat exchanger cleaning is extra\*\*

**First Unit: \$132.00, for each additional unit add: \$104.00**

**Amount Due: \$**

**Contract Period:                      thru**

**Return one copy – retain one copy for your records**

**Contract is non-refundable but can be transferred to new homeowner if property is sold.**

\_\_\_\_\_  
**Dealer Signature**

\_\_\_\_\_  
**Customer Signature** **Date**

**Conditions**

- 1) Air Conditioning Specialists will endeavor to render reasonably prompt service hereunder but will not be responsible for any loss or damage caused directly or indirectly as the result of unavoidable delay in the rendering of such service.
- 2) Owner agrees to operate equipment per our instructions and permit only our personnel to work on subject equipment.
- 3) Owner agrees to provide unobstructed access to equipment.
- 4) No service shall be rendered under this agreement if customer has past due account.
- 5) Service agreement must be paid in full before any service can be rendered on the agreement.