



# Homeowner Warranty Manual

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## **1. Introduction**

### ***Welcome to your New home!***

This manual is designed to provide you with important information about the homeowner warranty that accompanies your new construction home. It outlines the coverage provided, your responsibilities as a homeowner, and the procedures for making a warranty claim. Please read this manual carefully to understand and utilize your warranty effectively.

## **2. Understanding Your Warranty**

Your homeowner warranty provides coverage for specified defects in materials and workmanship for a defined period after the completion of construction. It is essential to understand what is covered and what is not covered to make informed decisions about maintenance and repairs.

### **2.1 Structural Warranty**

**Duration:** 10 Years

**Coverage:** This limited warranty covers major structural defects such as foundation issues, load bearing walls, roof framing, and structural floor systems.

### **2.2 Systems Warranty**

**Duration:** 1 year

**Coverage:** This limited warranty covers the labor for mechanical, electrical, plumbing, & HVAC System within your home.

### **2.3 Workmanship Warranty**

**Duration:** None

**Coverage:** Home is to be quality walked at the time of purchase. Cosmetic defects will not be covered after homeowner orientation.

### **2.4 Appliance Warranty**

**Duration:** Manufacturer Warranty

**Coverage:** The manufacturer's warranty accompanying the product you have purchased is provided by the manufacturer and is subject to their terms and conditions. Please carefully review the warranty documentation included with your product for specific details regarding coverage, duration, exclusions, and claim procedures.

Our company makes no representations or warranties regarding the manufacturer's warranty, including but not limited to its fitness for a particular purpose or its adequacy to cover any defects or issues that may arise. Any claims under the manufacturer's warranty must be made directly to the manufacturer in accordance with their specified procedures.

Our company is not responsible for any actions or omissions of the manufacturer related to the warranty, including the processing of claims or the replacement or repair of products. Please contact the manufacturer directly for assistance with any warranty-related inquiries or issues.

## **3. Responsibilities of the Homeowner**

As the homeowner, you have certain responsibilities to maintain your home and adhere to warranty conditions:

- Regular maintenance and care of your home's components

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- Prompt reporting of any issues to the builder or warranty provider
- Compliance with the terms and conditions outlined in this manual
- Homeowner negligence is not covered under the limited warranty.

#### **4. Process for Making a Warranty Claim**

If you discover a defect covered by your warranty, follow these steps:

- Notify your builder or warranty provider promptly
- Provide details of the issue and any relevant documentation
- Allow for an inspection and evaluation of the problem
- Work with the builder to resolve the issue, which may include repairs or replacements as per the warranty terms
- Submit all warranty requests to the email below

#### **5. Exclusions and Limitations**

Certain items and conditions may not be covered by your warranty. These exclusions could include:

- Normal wear and tear
- Damage caused by homeowner negligence or misuse
- Non-structural issues beyond the warranty period
- Cosmetic defects after homeowner acceptance
- Any modifications to the home will immediately void this limited warranty

#### **6. Contact Information**

Keep this section readily accessible for quick reference:

- Builders Warranty Department:
  - To submit a warranty request, please visit our website: <https://www.jaynconstruction.com/warranty-request>
  - In your submission please ensure to upload photos and detailed description of the warranty request.

#### **Emergency Contacts**

- Roofing: Proformance Roofing – Tel. (833) 467-7635
- Mechanical: Rolando's HVAC – Tel. (813) 373-6804
- Electrical: Ruiz Electrical Services – Tel. (813) 451-2814
- Plumbing: Mike Scott Plumbing – Tel. (866) 314-4443

By understanding and following the guidelines in this manual, you can help ensure that your home remains safe, comfortable, and a well-maintained place to live for many years to come. ***Enjoy your New Home!***

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