



Warranties

Builder's One Year Warranty

Warrants the workmanship and materials used in the home, as defined in **the 2-10 Home Buyers Warranty** Booklet. Service is provided by Ball Homes and its subcontractors.

Two Year Warranty

Certain aspects of the mechanical systems, as specifically described in the 2-10 Buyers Warranty booklet, are covered for 2 years from closing. Coverages include adequate protection of drain, waste, vent, and water pipes to prevent freezing and bursting during normally anticipated cold weather, and leakage from any piping, sanitary sewers, fixtures, waste or drain lines that are clogged due to improper construction (not misuse or negligence), service connections to water supply, freon leaks or loose ducts in the HVAC system, and the ability of the electrical system to carry its designed load. Again, service is provided by the Ball Homes Warranty Team and by its subcontractors.

Ten Year Structural Warranty

Provides coverage of load bearing elements of the home as defined in the 2-10 Home Buyers Warranty Booklet.

2-10 Home Buyers Warranty

Purchased by Ball Homes on the homebuyer's behalf, the 2-10 provides a written warranty as described above, which constitutes a contract between homebuyer and builder. The 2-10 company functions as an insured, thirdparty administrator who could, if it were to become necessary, arbitrate any disputed warranty claim between the builder and the homebuyers, and compensate the homebuyer if required as described in the 2-10 Home Buyers Warranty Booklet.

One-Time Three-Year Drywall Touchup

At any one time during the first three years, a homeowner may request a service call to touch up (but not paint) nail pops, stress cracks, loose tape, and seams as identified by the homeowner during the service call. Paint or painting is not provided due to the difficulty in matching the existing paint. Restoration of wallpaper or special finishes is not provided. We recommend that homebuyers consider postponing installation of wallpaper or custom finishes for at least a full cycle of seasons, or until after the drywall touchup.

We offer this service primarily because as a new house experiences weather and humidity cycles of the first few years, materials used in the construction process expand and contract and become seasoned. As a result, cosmetic blemishes typically appear in the drywall, such as protrusions of nail heads (nail pops), and stress cracks. While this activity can be expected to continue over the life of the home, the majority of it takes place in the first few years.

Manufacturers' Warranties

Warranties on some components extend beyond the builder's warranty, such as the windows, the shingles, and the plumbing pipes and fittings. Please see warranty information provided at closing for specific coverages and registration cards, which should be submitted to the manufacturers promptly after closing. Warranty service on appliances is administered directly by the supplier.