

Scott Properties Teams Up With All American Heating & Air

Scott Properties is very happy to announce that we have partnered with All American Heating & Air to service and maintain your central heating & air system. After I concluded my discussions and research, All American Heating & Air has the best reputation and is committed to providing the highest level of service at the most reasonable prices. As a result of this partnership, All American is willing to discount their one year service agreement to all property owners whose property is currently being managed by Scott Properties.

As you know, tenants aren't always responsible enough to change out the air filters as needed or knowledgeable enough to self diagnose a problem, or to report an unusual occurrence in a timely manner, with a heating & air system. With an investment property it is critical that preventive maintenance is conducted on your system because the cost of preventive maintenance at \$130.00 per year is a lot less expensive than the damage that results from no maintenance. I am also excited about the fact that All American will serve as another set of eyes when visiting the property on service calls and have agreed to report back to me any unusual findings.

WHAT WILL YOU GET FOR BEING A SERVICE AGREEMENT CUSTOMER?

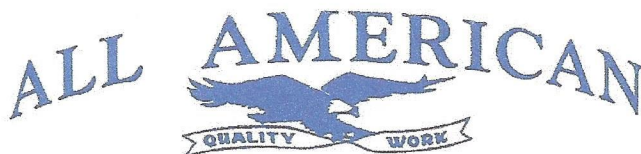
During a service call All American Heating & Air will change out ALL the filters in your home twice per year and will run a complete diagnostic test on your system twice per year. You will also get half off the first emergency call valued at \$42.50. Not only will you get the one year service agreement at a discounted price you will also get parts & materials at a discount. Here is a running list of benefits.

1. 1 SUMMER service call & a full system diagnostic test
2. 1 WINTER service call & a full system diagnostic test
3. ½ OFF first emergency service call - **VALUE \$42.50**
4. 10% discount on all repair parts & materials
5. Discounted Service Calls

All of this information can be found on the attached service agreement. **AS YOU CAN SEE THE VALUE FAR EXCEEDS THE COST OF \$130.00.** If you would like to move forward with the service agreement simply fill in your name, address & phone numbers on the attached form and sign the bottom. Once you fill in this information on the form you will need to fax the form back to us at 803.681.0133. All American will complete the remainder of the form during their first visit to your property. There is also no need for you to mail me a check for the \$130.00. I will simply deduct the \$130.00 from your next payout.

Thanks for your time and please consider this offer because it will save you money in the long run. If you would like more information on All American Heating & Air you can visit their web site at www.AllAmericanHeatingAndAir.com

ALL AMERICAN HEATING AND AIR CONDITIONING
 3220 LEAPHART ROAD
 WEST COLUMBIA, SC 29169
 PHONE: (803) 796-8356



HEATING & AIR CONDITIONING HOME SERVICE AGREEMENT

This agreement is between the Purchaser:

NAME _____ AGREEMENT NO. _____
 ADDRESS _____ TODAY'S DATE _____ 20____
 CITY _____ ZIP _____
 PHONE _____ CELL PHONE _____ EMAIL _____

and All American Heating and Air Conditioning for the purpose of providing maintenance on the heating and air conditioning system (s) at the above residence. The work is to include (2) visits:

- (1) Filter change plus complete inspection of the heating system(s).
- (1) Filter change plus complete inspection of the air conditioning system(s).

EQUIPMENT

	MAKE	MODEL	SERIAL	FILTER SIZE
Cooling	_____	_____	_____	_____
	_____	_____	_____	_____
Heating	_____	_____	_____	_____
	_____	_____	_____	_____

- GAS
 OIL
 ELECTRIC
 HEAT PUMP
 SPLIT
 PACKAGE
 AIR CLEANER
 EQUIPMENT IS ACCESSIBLE AND CAN BE SERVICED WITH NO ONE HOME
 HUMIDIFIER

All American Heating and Air Conditioning will also provide:

1. 24 hour emergency service, seven (7) days a week.
2. Preferential treatment in scheduling all service calls.
3. The first half hour on one emergency call is absolutely free, or a minor inspection including a filter change in lieu of the emergency call. Customer can choose either option.
4. 10% discount on all repair parts and materials.
5. All service calls at a regular rate.
6. One (1) pound of freon on scheduled visits or emergency call only.
7. Renewal notice will be sent automatically each year.
8. **This agreement to be renewed on the purchase date of the following year.**

COST: Single Heating/Cooling System
 Add For Each Additional System
 Add For Each Electrostatic Air Cleaner
 Add For Each 1 Inch Permanent Electronic Filter
 Add For Each Spaceguard Filter (one per year only)
 Add For Each Humidifier

Check # _____ enclosed TOTAL COST _____

() CASH/CHECK () CREDIT CARD

Purchaser _____

All American Heating and Air Conditioning _____

Let Our Family Help Your Family
www.allamericanheatingandair.com