



ERVICE AGREEMENT

This service agreement is dated 29 September 2022 and it is between JL Remodel Inc, a Florida corporation ("JL Remodel Inc" or "Company") and _____ a _____ ("Service Provider"). JL Remodel Inc is a construction and remodeling company, represented by its director Leonardo Freitas. The company needs to subcontract services to be performed in the properties subject to its remodeling, such as construction painting, plumbing etc. It is always for a specific service and limited term.

Service Provider is a _____ and wants to contract with JL Remodel Inc to provide its services.

JL Remodel Inc and Service Provider therefore agree as follows:

1.Term. This agreement is valid for three years and shall be renewed automatically for succeeding terms of three (3) years. Any party can terminate at any time, upon 90 days written notice to the other.

2.Rights and Obligations This is an upon demand agreement. The services will be requested and described via e-mail, and upon acceptance, the description email will be incorporated to this agreement by reference. Services can be performed Monday to Saturday, from 8 am to 7 pm, depending on the case and of the client's request. In performing the services, the Service Provider and its agents shall always act with courtesy, and dress properly, using the requested protection equipment. No smoking or drinking alcohol is allowed in construction sites.

In exchange for the services performed, JL Remodel Inc will pay Service Provider the amount agreed upon in the Request for Services email. Payment will be made 30 days after the termination of services. Payment shall be made by money transfer, check or Zelle. If payment of an initial deposit is established via e-mail, it will be due one week after initiating the execution of services and the amount will be abated from the final payment.

Services shall be delivered in a rate of 1 day per \$1000 of work (for instance, if it is a \$30,000 service, Service Provider will have 30 days to finish it). If there is any delay on the delivery of the services, Service provider will incur in a fine on the amount of \$100 per day unless if per good reason.

Performance by the Service Provider will only be deemed completed after final inspection by a supervisor designated by JL Remodel Inc. If supervisor finds that the performance is not satisfactory as per Company's quality standards, Service Provider will have 48 hours to remake the unsuitable service, otherwise Company will hire another provider to fix it and the amount paid for the new service will be abated from the final payment. If service provider does not conclude the service, payment will be abated proportionally to the extent of the undone service.

If a change on the order is requested by the builder or homeowner, it MUST be approved by the Company via e-mail.

Service provider agrees that it shall not assert rights to or claim a lien, or encumbrance of any type or kind, including any mechanic's lien on any portion of the land, buildings, equipment, fixtures, or materials that constitute or form a part of the project or the properties subject to this Agreement.

3.Definition. For purposes of this agreement, the following definition apply:

"Good reason" refers to any of the following events:

- (1) death of an immediate relative
- (2) serious illness of the Service Provider or an immediate relative
- (3) tornado, hurricane, or tropical storm that makes impossible the performance of the services on time.

Initials: _____



4. Non-soliciting of customers During the term of this agreement and for a period of two years following the termination of Service Provider's relationship with the company, Service Provider shall not, engage in any kind of agreement to provide services, directly or indirectly, to JL Remodel Inc customers. Service Provider shall not, directly, or indirectly disclose to any person, firm or corporation the names or addresses/phones of any of the customer's or clients of Remodel Inc or any information pertaining to them. Neither shall Service Provider call on, solicit, take away any customer of JL Remodel Inc on whom Service Provider became acquainted with during the term of the agreement, as a direct or indirect result of Service Provider relationship with JL Remodel Inc. Breach of this clause will incur in a fine of \$50,000.

5. Non- Disclosure During the term of this agreement or at any time thereafter, Service Provider will not directly or indirectly reveal, divulge, disclose, or communicate to any person or entity, in any manner whatsoever, any information pertaining Remodel Inc and its customers, clients or properties. This includes social media postings. Service Provider shall NOT post anything in any social media network about the Property or Remodel Inc and its clients, unless previously agreed by the Company.

6. Service Provider Insurance. During the Term, and for a period of six months following the effective date of termination the Service Provider and each Service Provider Service Contractor and subcontractor shall maintain and keep in force, at its own expense, the following minimum insurance coverages and minimum limits:

Minimum Limits. Each Loss \$1,000,000 Aggregate \$2,000,000

7. Equipment Service Provider will provide at the Service Provider's own expense, all tools, machinery, equipment, raw materials, supplies, workwear and any other items or parts necessary to deliver the services in accordance with the agreement.

8. Assignment Service Provider will not voluntarily, or by operation of law assign or otherwise transfer its obligations under this Agreement, unless prior written consent is given by JL Remodel Inc.

9. Non-Exclusivity The parties agree that this contract is non-exclusive and that either party will be free, during and after the term, to engage or contract with third parties for the provision of any kind of service.

10. Capacity/ Independent Contractor: In providing the services under this agreement it is expressly agreed that the Service Provider is acting as an Independent Contractor and not as an employee. Service Provider and JL Remodel Inc acknowledge that this agreement does not create a partnership or joint venture between them and is exclusive a contract for service. JL Remodel Inc is not required to pay or make any contributions to any social security, local, state, or federal tax, unemployment compensation, workers' compensation, insurance premium, profit-sharing, pension or any other employee benefit for the Service Provider or its employees and subcontractors during the Term. The Service Provider is responsible for paying and complying with reporting requirements for all local state and federal taxes related to payments made to the Service Provider under this agreement.

Initials: _____



11. Notices (a) For a notice or other communication under this agreement to be valid, it must be in writing and delivered at the following addresses or by e-mail.

If to JL Remodel Inc:

11900 Biscayne Boulevard #290 Miami, FL, 33181

leo@jlremodelinc.com

If to the Service Provider:

Company: _____

Address: _____

Email: _____

12. Severability In the event that any of the provisions of this agreement are held to be invalid or unenforceable in whole or in part all other provisions will nevertheless continue to be valid and enforceable with the invalid or unenforceable parts severed from the remainder of this agreement.

13. Waiver The waiver by either party of a breach, default, delay, or omission of any of the provisions of this agreement by the other party will not be construed as a waiver of any subsequent breach of the same or other provisions.

14. Governing Law. This contract shall be governed by and construed under the laws of the State of Florida, and any action brought to enforce the terms of this contract shall be brought in a court of competent jurisdiction located in Miami-Dade County.

15. Scope of Agreement This agreement constitutes the entire understanding between the parties with respect to the subject matter of this agreement and supersedes all other agreements, whether written or oral, between the parties. This agreement incorporates by reference the e-mails requesting and describing services, upon acceptance via e-mail in response.

16. Effectiveness and Date This agreement will become effective when all parties have signed it. The date of this agreement will be the date this agreement is signed by the last party to sign it (as indicates by the date associated with that party's signature).

17. Electronic Signatures. Each party agrees that this Agreement and any other documents to be delivered in connection herewith may be electronically signed, and that any electronic signatures appearing on this Agreement, or such other documents are the same as handwritten signatures for the purposes of validity, enforceability, and admissibility.

By:

JL Remodel Inc

Sign here:

Your company name:

Date:

Date: