



FEI INSPECTION SERVICES

FOUNDATION ENGINEERING, INC.

5404 S. MEMORIAL, STE. C

TULSA, OK 74145

PHONE: 918-665-2593

WWW.FEIINSPECTIONS.COM

TEXT: 539-664-1853

FEI@TULSACOXMAIL.COM

Robert & Byrdie Emanuel Trust
C/O Gareth Thompson
BOK Financial

Re: Structural Inspection of the residence located at:
6710 E. 75th Court
Tulsa, OK

FEDERAL TAX ID#73-1219692

INVOICE

Inspection services rendered; Structural



REMARKS: Please note that these reports are outcome of visual inspection of the house and states the condition of house at the time of the inspection. The inspections do not cover wood rot, sidings, painting, windows, and items that can not be visually inspected. This property was not inspected for health related molds, fungi and environmental concerns. We are not qualified, authorized or licensed to inspect for molds, fungi and environmental concerns. These inspection reports do not guarantee the state of the house in the future. All items may not be noted in the report, only those sufficient to describe the general condition of the house at the time of the inspection. Foundation Engineering, Inc. and the inspector's total liability due to errors and omissions is limited and not to exceed the inspection fee.

Closing date:

Closing Dept:

Closer:

EMAILS: garet.thompson@bokf.com



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Below is a list of the inspections performed by FEI Inspection Services or subcontractors of FEI Inspection Services at the above property. If additional inspections are desired that were not performed, please contact our office. The following inspections were performed:

- ☒ Structural
- ☐ Electrical and Plumbing (E&P)
- ☐ Termite and Moisture Damage
- ☐ Roof
- ☐ Drainage
- ☐ Pool
- ☐ In Slab Air Ducts

REMARKS: Use of this report and reports by subcontractors of FEI constitutes acceptance of the following terms contained in this remarks section. Please note that these reports are outcome of visual inspection only. These reports state the condition of house at the time of the inspection only, and these inspections do not guarantee the state of the house in the future. These inspections do not cover wood rot, siding, the installation and integrity of any stucco or stucco type product, cosmetic finishes, windows, and all other items that can not be visually inspected. These inspections and the inspection reports do not include or address any inspections that were not ordered. Refer to the list of inspections performed by FEI and subcontractors of FEI included in this report for a list of inspections performed. All items may not be noted in these reports, only those sufficient to describe the general condition of the house at the time of the inspections. Foundation Engineering, Inc. and the inspector's total liability is limited and is not to exceed the inspection fee. This limit of liability is absolute, and there is no other limit of liability expressed or implied. If these terms are not acceptable, please contact our office for further discussion prior to use of this report.



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Re: Structural Inspection of the residence located at:
6710 E. 75th Court
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On Tuesday, August 18, 2020, I made an engineering inspection of the residence at the above location as you requested. The purpose of the inspection was to detect any defects that might exist, discuss apparent causes of the damage, and make recommendations for repair and prevention of further damage to the property. Please note that all observations and recommendations are strictly my professional opinion and may differ from those of other professionals. This inspection report may be revised as new information about the house become available.

Description

The house is a one story wood frame structure which faces north with an attached two car garage located on the north side of the house. The house has stone veneer and a composition shingle roof. The foundation system appears to be consisted of a concrete slab on grade with continuous perimeter concrete spread footing and stem walls (floating floor slab).

Observations

The inspection revealed these observations of the structure and the property at the following locations:

The exterior stone veneer around the house was inspected and indicated cracks and separations along the walls of the house. Examples occur around the garage door, on west and east sides of the house and along the exposed concrete foundation. These cracks and separations are due to foundation movement under the perimeter walls of the house.



The room south of the kitchen is an addition. A previous patio converted into living space. Please note that there may be no footings under the walls of the room. The addition is built on concrete slab patio with pitched floor. Patio slabs are constructed with a pitch away from the house. Please note that where the addition slabs/foundations meet the original house cracks may develop on the floors/walls due to independent movement between the original house and the additions foundations on this active soil.

The roof framing system was inspected. No sign of buckling or sagging of the roof was apparent. This inspection deals with major load bearing members of the structure and does not cover the roof covering material (shingles), the siding (wood, stucco, asbestos or masonite), and drainage around the house. Please note that this structural inspection does not include an evaluation of the drainage around the property. If a drainage inspection is desired, please contact our office.

Diagonal cracks were apparent on the concrete driveway, the front porch and the back patio slabs. These cracks are due to normal shrinkage of the concrete, lack of control joints, and reinforcing steel in the concrete slabs. The concrete

driveway pavement, porch and patio slabs are independent of the main foundation for the structure and the cracks would not be considered structural damage.

The two car garage located on the north side of the house was inspected (garage occupied, inspection was limited). The foundation stem walls were unobservable due to occupancy. Cracks were observed on the walls of the garage. These cracks are caused by foundation movement under the garage walls. Cracks were also apparent on the garage concrete floor slab. These cracks are due to shrink-swell tendency of the underlying clay soil (minor heaving). The garage floor slab is independent of the house foundation and it is a non-load bearing part of the structure. Cracks were noticed on the garage ceiling. The cracks are due to minor deflection of the ceiling joists caused by over loading of the attic area. The load bearing capacity of the ceiling joists have not been affected.



The attic was inspected and the framing system of the supports were proper. No structural problem was noticed. The roof framing consists of 2x4 trusses at 24 inches on centers.

The interior of the house was inspected and indicated cracks on the interior and perimeter walls. Examples occur below the south window in the master bedroom, and above the master bathroom door. Substantial uneven floors were noticed throughout eastern portion of the house. These cracks and uneven floors are due to floor slab settlement and foundation movement. Interior floors were checked for cracks, settlement, heaving, separations and none were apparent (due to floor coverings, wood, tile, carpet, etc., floor surfaces may not be observable).

The air conditioning ducts through the floor slab were not inspected. If water/moisture penetration in the duct system and rust are a concern, an inspection of the ducts, via camera, through the floor slab by a licensed heating and air

conditioning contractor is advised to determine the cause and recommendations for repair and prevention of further damage to the air ducts.



Determinations

A soil report has not been made for this residence that I am aware of, however the house seems to be built on active type soil which exhibits volume changes and may cause floor slab and foundation movement due to excessively dry or wet conditions. Minor foundation movement, subsequent hairline cracks and minor separations on the interior and exterior of the house are normal as a result of this shrink-swell tendency of the underlying clay soil, common for the area. Please note that additional foundation and/or floor slab movement may warrant future repairs.

The cracks and separations in the garage, and along east and southeast corner of the house, and uneven floors in the kitchen and living room indicate that foundation and floor slab movement has occurred at this residence. Stabilization of the floor slab and walls (per attached drawing) is recommended.

Please note that stabilization will prevent further settlement of the foundation and floor slab at the repair locations but it will not eliminate minor movement and subsequent hairline cracks and minor separations on the interior and exterior of the house as a result of this shrink-swell tendency of the underlying soil.

Other cracks and separations on the exterior veneer, and uneven floors and cracks at the interior of the house are due to minor floor slab and foundation movement under the house. This movement has not affected the load bearing capacity of the structure and it is not severe to warrant any repair at this time. Foundation stabilization in the form of underpinning (piers) or foam injection will be necessary if further floor and/or foundation movement (settlement) continues in the future.

Recommendations

1- Tuck pointing the cracks and gaps in the exterior stone around the house is recommended. This repair is to be completed by a qualified mason, and the repair is to aesthetically match the existing exterior veneer.

2- Underpinning of the perimeter walls with piers (see attached drawing) is recommended to stabilize the foundation at the pier locations. Please note that the piers are located where foundation movement/settlement is severe. All piers are to penetrate a minimum of 12 feet below the bottom of the foundation to a firm, stable strata below. The contractor is to provide a pier log showing the depth, type, diameter, driving pressure, and amount of lift at each pier location. If there are existing shallow concrete piers under the foundation at a location where new piers are recommended, please contact our office for further direction. Prior to piering, the mortar in all patched cracks in the vicinity of the piers is to be removed.

The following piering systems are acceptable: steel piers (refer to the attached detail). Other types of piers will need to be submitted to our office for approval.

Enclosed you will find sketches for the pier locations and a detail showing the typical installation of a steel pier. Due to subsurface conditions not visible at the initial inspection (including footings size, lack of footings, or excessively cracked footings), the recommended pier location, type, and number may vary from the original recommendations, and other repairs may be recommended if deemed necessary due to unforeseen circumstances.

3- Stabilization of the interior floor slab is recommended at the location shown on the attached drawing. Two options exist for stabilization of the floor slab: underpinning the slab with steel piers or stabilizing the slab with foam injection.

If underpinning the floor slab with piers is the chosen method of slab repair, This piercing system requires placement of piers at approximately 6 feet on center (for 4 to 5 inch thick slab) throughout the floor slab. All piers should penetrate below the slab to a firm strata. Augering of the pier hole may be necessary to ensure that the piers reach the proper depth. Use low pressure grout to fill large voids (greater than 3 inches) under the slab after the lift. Grout all holes and epoxy grout cracks on the slab after leveling of the slab is completed.

An alternative method of slab releveling is foam injection. Foam injection is acceptable provided that the portions of the slab where foam injection was performed is warranted against all floor slab movement for a duration that is acceptable to the buyer. The foam ports are to be located at an approximate 6 ft. grid throughout the location shown on the attached drawing. Please note that the foam injection process supports the slab on the existing soil (that may or may not have stabilized) rather than bedrock (as is the case with slab piers). If foam injection is performed and additional movement occurs, additional injections may be necessary in the future.

Additionally, at the contractor's discretion, a combination of interior piers and foam injection may provide an effective method of releveling. If using both interior piers and foam injection is desired, please contact our office for further direction.

If there are large cracks on the floor slab need to be repaired using carbon fiber staples and epoxy or stitching (18 inch long #3 rebar @ 18 inch on center placed at one and a half inch depth of the floor slab, saw cut the slab to place the rebar across the crack) and epoxy grout compound. The epoxy grout should penetrate the entire depth of the cut and the crack.

4- The plumbing system for the house (including the supply lines, drain lines, fixtures, and any shower pans) is to be tested for any leaks before and after the structural repairs are completed. This test is to be performed by a licensed plumber, and any leaks discovered are to be repaired.

All underground utilities are to be located and marked prior to excavation.

All work shall be performed by a qualified contractor.

If a follow up inspection is desired, all repair work is to be coordinated (prior to starting any repair) with our office. The engineer may not approve any

completed repair work without prior consultation. Due to only a visual inspection of the house having been performed and unforeseen circumstances that may become evidence during the repair process, changes and other repairs may be recommended if necessary.

Inspection of the recommended repairs is not included in the scope of this report. If inspection of the repairs is requested, the inspection fee is \$175 for the first trip (not including any traveling charges) and \$75 per additional trip. The inspection of the repairs is not to supervise the contractors work but rather to determine general conformance with the recommendations contained in this report. Please note that all the necessary warranties for the repairs are provided by the contractor. Foundation Engineering, Inc. does not provide such warranties.

If I can be of any assistance to you, please feel free to contact me.

Sincerely,



Ashkan Ghaee, P. E.
FOUNDATION ENGINEERING, INC.



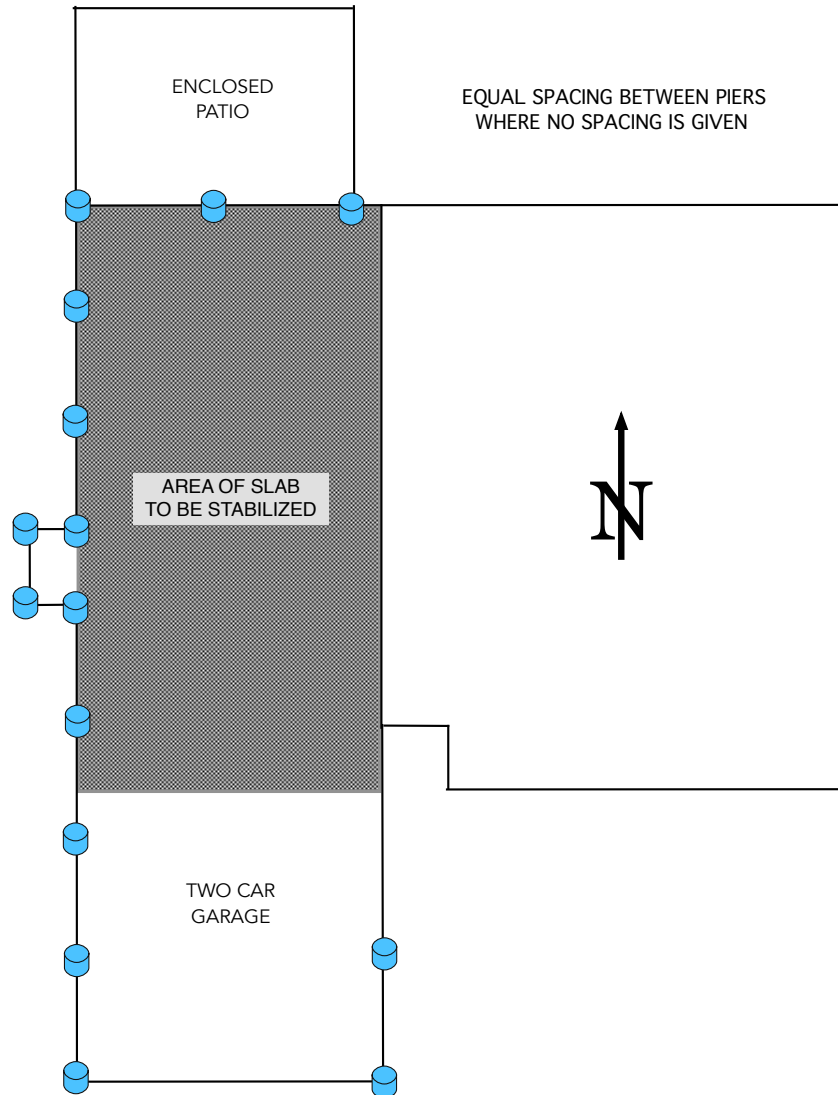
Attachments: Pier location plan, Steel pier detail, Interior slab pier detail, Contractors list

REMARKS: Please note that this report is the outcome of a visual inspection of the house and states the condition of load bearing members of the structure at the time of the inquiry. This inspection does not cover wood rot, roof covering materials (shingles), sidings, painting, windows, and items that cannot be visually inspected. This property was not inspected for health related molds, fungi and environmental concerns. We are not qualified, authorized or licensed to inspect for molds, fungi and environmental concerns. This inspection report does not guarantee the state of the structure in the future. All structural items may not be noted in the report, only those sufficient to describe the general structural condition of the house at the time of the inspection. Foundation Engineering, Inc. and the engineer's total liability due to errors and omissions is limited and not to exceed the inspection fee.




JOB #S52963

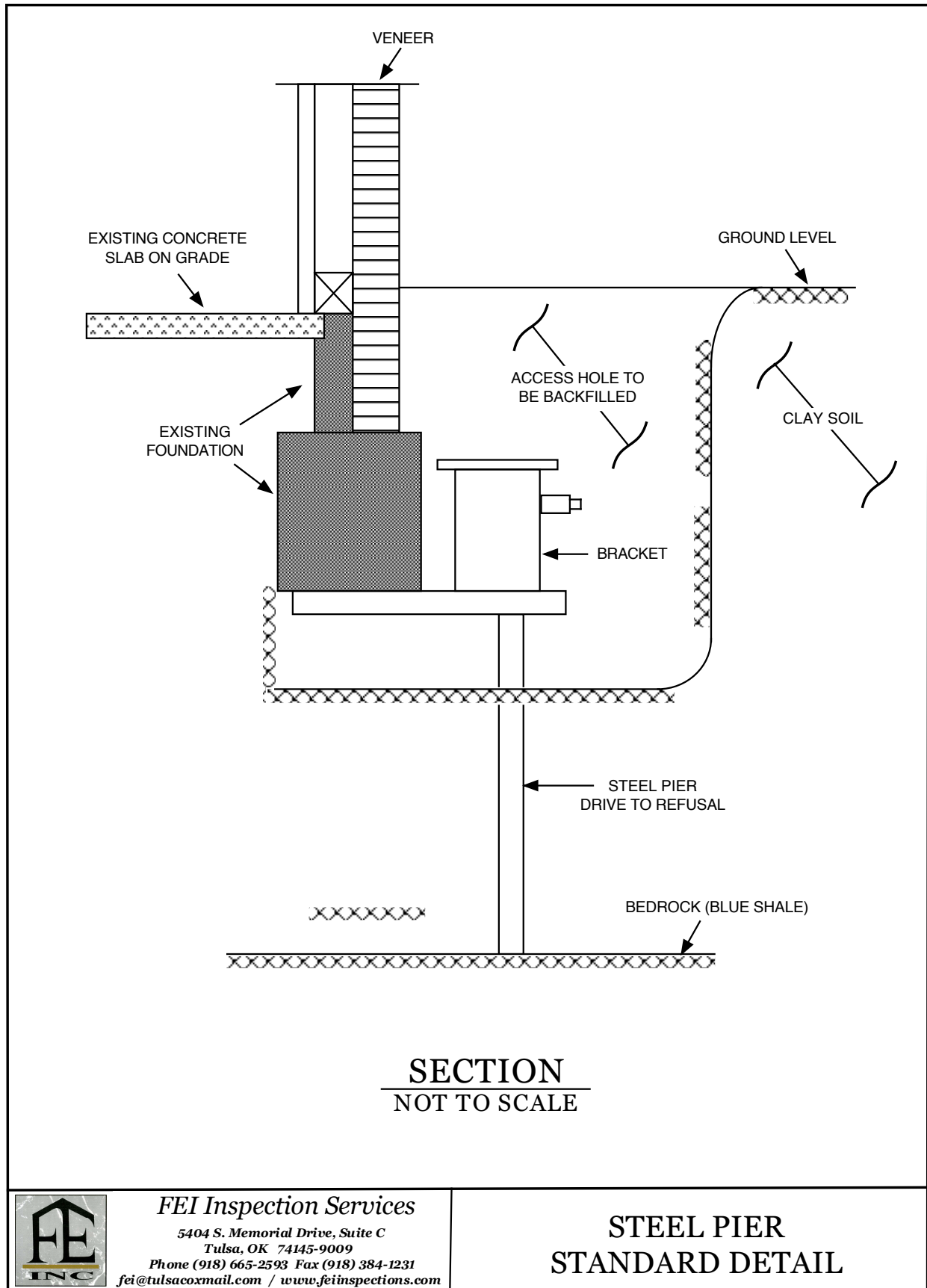
PIER LOCATION PLAN NOT TO SCALE



6710 E. 75th Ct. Tulsa, OK

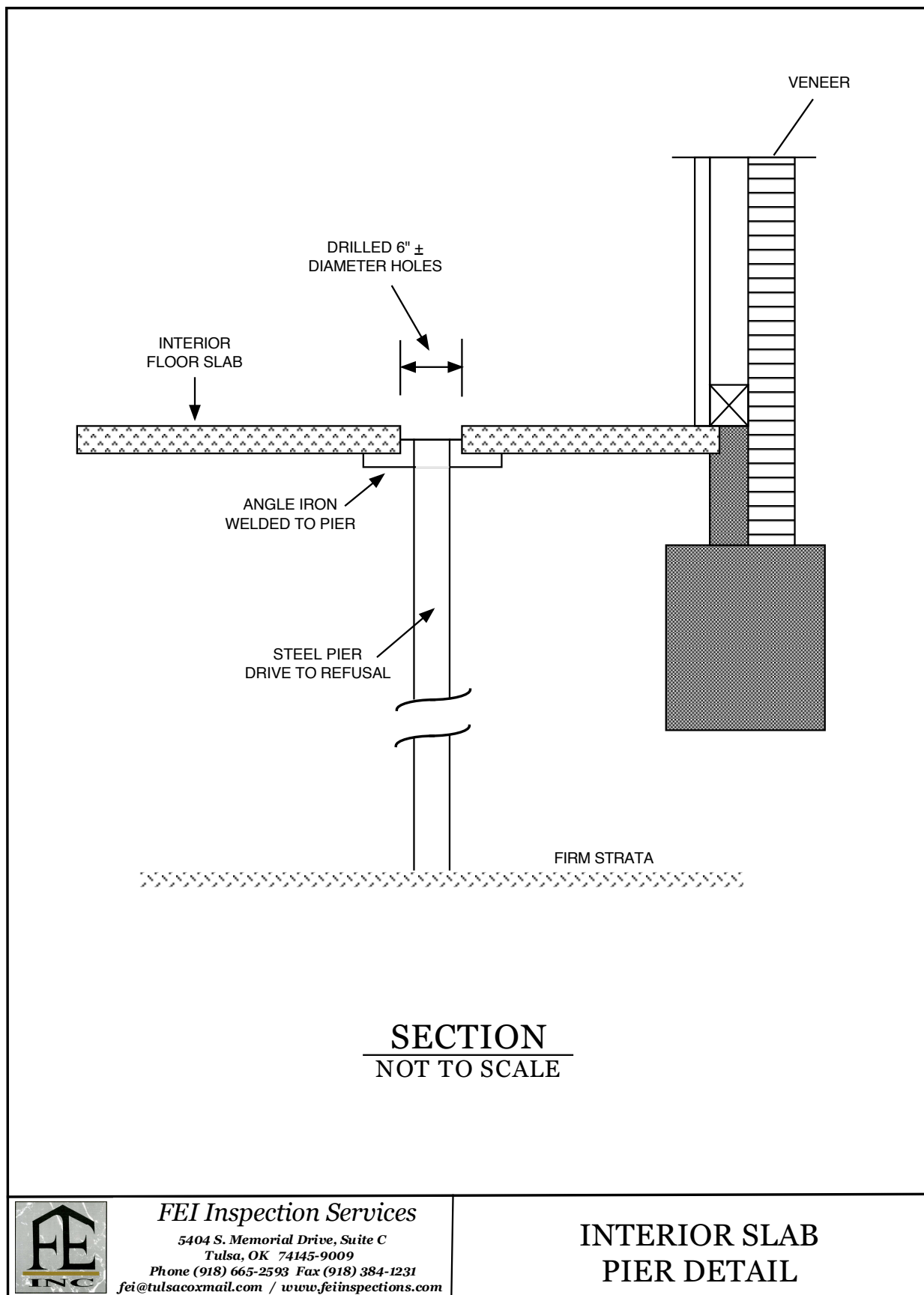
WHERE PIERS FALL IN THE VICINITY OF
A CRACK, AN ANGLE IRON (6"X6"-1/2")
NEEDS TO BE PLACED UNDER THE CRACK
PRIOR TO LIFTING

 FOUNDATION PIERS
NO. RECOMMENDED 15



FEI Inspection Services
 5404 S. Memorial Drive, Suite C
 Tulsa, OK 74145-9009
 Phone (918) 665-2593 Fax (918) 384-1231
 fei@tulsacoxmail.com / www.feiinspections.com

STEEL PIER STANDARD DETAIL



FEI Inspection Services
 5404 S. Memorial Drive, Suite C
 Tulsa, OK 74145-9009
 Phone (918) 665-2593 Fax (918) 384-1231
 fei@tulsacoxmail.com / www.feiinspections.com

INTERIOR SLAB PIER DETAIL

CONTRACTORS LIST

STEEL PIERS / FOAM INJECTION

Edens Structural Solutions
15807-B S. Memorial
Bixby, OK 74008

Phone: 918-366-3001

Metro Structural Services, Inc.
3701 S. Maybelle Ave.
Tulsa, OK 74107

Phone: 918-627-0267

Perma Jack
704 S. 12th Street
Broken Arrow, OK 74012

Phone: 918-835-7700

TriFusion
2100 N. Willow Ave.
Broken Arrow, OK 74012

Phone: 918-398-9070

CONTRACTORS LIST

PLUMBING

Campbell Plumbing
1701 S. Main - #3277
Broken Arrow, OK 74013

Phone: 918-770-3110

Mullin Plumbing
118 S. Elm Place
Broken Arrow, OK 74012

Phone: 918-258-6636

EDENS

STRUCTURAL

SOLUTIONS, LLC

Putting your home back on solid ground.

Edens Structural Solutions, LLC
15807 S Memorial Drive, Bixby, Oklahoma 74008
Office (918) 366-3001
Fax (918) 366-3225 E-Fax (918) 364-3043

Proposal submitted to: Garet Thompson
Phone: (918) 779-6621
Engineer: FEI #S52963

Job Location: 6710 E 75th Ct, Tulsa
Date of bid: 9/21/2020
Date of plans: 8/18/2020

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR:
INSTALLATION OF EXTERIOR PIERS AS PER ENGINEER'S REPORT:

1. Installation of 15 hydraulic driven steel piers.
2. If caulking is removed to close a gap, we will replace with white or clear caulking.
3. Strike mortar and tuck point masonry joints as needed in the area of piling.
4. Furnish a written twenty-year warranty. Warranty becomes valid after receipt of final payment.
5. We are not responsible for flowers, shrubs, trees, sprinkler, or french drain lines.
6. We will not be responsible for cosmetic damage caused by lifting structure.
7. Remove and replace concrete per pier placement as needed. (Approximately 3x3section)
8. Bid is based on an existing average footing of approximately 18"x 24". If deeper excavation is required or inadequate footing or no footing is found, options will be discussed at that time.
9. If pier depth exceeds 25 feet, there will be an additional charge of \$6.00 per foot.
10. If additional piers are needed, options will be discussed at that time.
11. We endeavor to recover as much vertical lift as possible; however, understand we cannot guarantee how much recovery is possible.
12. If existing piers are found and/or excessive rock is encountered and poses a problem for pier placement, options will be discussed at that time.
13. This bid qualifies for a rebate due to a current structural engineer's report being provided to us within the 60-day period of being issued by the engineer. There will be a maximum \$300 rebate per report #S52963. A credit of \$150 is reflected in the balance below. This is not to be combined with any other offers or discounts.
14. We will contact Callokie to have utility lines located prior to pier installation.
15. Customer is responsible for marking all other lines. If a private line is not marked and is damaged during pier installation, customer will be responsible for repairs.

WE PROPOSE HEREBY TO FURNISH MATERIAL AND LABOR-COMPLETE IN ACCORDANCE WITH ABOVE SPECIFICATIONS FOR THE SUM OF: **Eight Thousand Seven Hundred Seventy Five Dollars (\$8,775).**

PAYMENT TO BE MADE AS FOLLOWS: **Balance on Completion. If total cumulative balance is greater than or equal to \$2,500, we require 1/2 down and the remaining due upon completion. Any amount not paid in a timely manner will be subject to an interest rate of 18% per annum. There is an additional 3% charge for the courtesy use of credit or debit card(s).**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. All alterations or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are covered by Workers Compensation Insurance.

ACCEPTANCE OF PROPOSAL: The above prices, Specifications and conditions are satisfactory and are hereby Accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Katarina Blake

Authorized Signature

This Proposal may be withdrawn if not accepted within 90 days.

DocuSigned by:
Garet Thompson
Signature
97CE0363C81427...

Garet Thompson

Print Name

Date of Acceptance: 1/26/2021

EDENS

STRUCTURAL

SOLUTIONS, LLC

Putting your home back on solid ground.

Edens Structural Solutions, LLC
15807 S Memorial Drive, Bixby, Oklahoma 74008
Office (918) 366-3001
Fax (918) 366-3225 E-Fax (918) 364-3043

Proposal submitted to: Garett Thompson
Phone: (918) 779-6621
Engineer: FEI #S52963

Job Location: 6710 E 75th Ct, Tulsa
Date of bid: 9/21/2020
Date of plans: 8/18/2020

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR FOAM INJECTION AS PER ENGINEER'S REPORT:

1. Perform camera inspection of air ducts located under slab. If customer chooses to forego foam injection due to condition of ducts, there will be a charge of \$200 for duct inspection. Edens Structural Solutions, LLC, will not be responsible for any ductwork damage, which may occur as a result of the work performed.
2. **We will perform** one plumbing pressure test and hydrostatic test on the supply and drain lines **before** and one plumbing pressure and hydrostatic test on the supply and drain lines **after** the lift. Any additional plumbing pressure tests will be done at a trip charge of \$225 per trip. If leaks are found before lifting, we require the customer make repairs prior to our company performing any repairs. Edens Structural Solutions, LLC, will not be responsible for any plumbing damage, which may occur as a result of the work performed. After the first plumbing pressure test and hydrostatic test, if customer chooses to forego foam injection due to a plumbing leak, there will be a charge of \$225 for the pressure test performed.
3. **If cleanout is not found, any additional cost to have one installed will be passed along to the customer as quoted by the plumber.**
4. Drill holes and install injection ports in affected areas.
5. Inject closed cell, high-density polyurethane lifting foam to fill voids and help stabilize un-compacted fill material and lift the slab.
6. The ability to lift the slab depends on many factors. Not all slabs lift the same. We endeavor to recover as much vertical lift as possible, however understand we cannot guarantee the horizontal levelness of the slab. We do not guarantee how much recovery is possible.
7. Customer is responsible to remove and replace the floor coverings. Edens Structural Solutions, LLC is not responsible for any damage.
8. This proposal includes up to 200 pounds of high-density polyurethane foam. Should project require material in excess of 200 pounds, the cost will be \$4 per pound for each additional pound. No additional material will be used without consent of homeowner.
9. Furnish a written five-year pro-rated warranty. Warranty becomes valid after receipt of final payment and final plumbing test performed within 5 days of repairs being completed.
10. The warranty does not cover upward movement. Please be advised that the foam injection process supports the slab on the existing soil (that may or may not have stabilized) rather than bedrock (as in the case of slab piers). The foam injection will recover settlement but might not prevent further settlement of the floor slab and reinjection of the floor slab may be need in the future.
11. This bid qualifies for a rebate due to a current structural engineer's report being provided to us within the 60-day period of being issued by the engineer. There will be a maximum \$300 rebate per report #S52963. A credit of \$150 is reflected in the balance below. This is not to be combined with any other offers or discounts.
12. Note: Additional cracks could appear with the foam installation method.

WE PROPOSE HEREBY TO FURNISH MATERIAL AND LABOR COMPLETE IN ACCORDANCE WITH THE ABOVE SPECIFICATIONS, FOR THE SUM OF: **Three Thousand Nine Hundred Dollars (\$3,900).**

PAYMENT TO BE MADE AS FOLLOWS: **Balance on Completion. If total cumulative balance is greater than or equal to \$2,500, we require 1/2 down and the remaining due upon completion. Any amount not paid in a timely manner will be subject to an interest rate of 18% per annum. There is an additional 3% charge for the courtesy use of credit or debit card(s).**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. All alterations or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are covered by Workers Compensation Insurance.

ACCEPTANCE OF PROPOSAL: The above prices, Specifications and conditions are satisfactory and are hereby Accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Katarina Blake

Authorized Signature

This Proposal may be withdrawn if not accepted within 90 days.

DocuSigned by:
Garett Thompson
Signature

Garett Thompson

Print Name

Date of Acceptance: 1/26/2021




Edens Structural Solutions, LLC
15807 S. Memorial Dr.
Bixby, OK 74008
918-366-3001office
918-366-3225fax
www.edensstructural.com

Engineer Inspection Form

Address: 6710 E 75th Ct, Tulsa

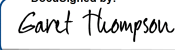
Engineer: FEI

*****Please initial one*****

 I request that Edens Structural Solutions contact FEI for an in process inspection on my home/property. **NOTE:** Customer should check with engineer to find out charge for re-inspection.

OR

_____ I decline to have an in process inspection on the work being performed on my home/property. I understand that by waiving the right to have the engineer perform the in process inspection, there could be additional charges incurred should the inspection be required at a later date.

DocuSigned by:

97CEE0363C81427...

Signature

1/26/2021

Date

Garet Thompson

Print

EDENS

STRUCTURAL

SOLUTIONS, LLC

Engineer Rebate Program

Edens Structural Solutions, LLC realizes the importance of protecting one of your most valuable assets--your home. This is why we strongly recommend that our customers hire an Oklahoma State Board certified Structural Engineer to assess your repair needs and recommended repair solutions.

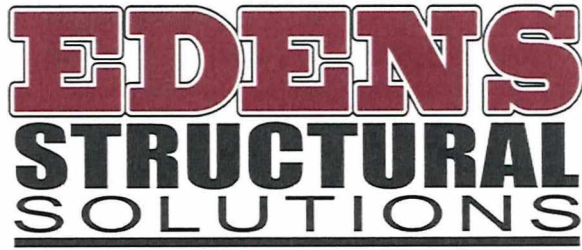
An engineer's report provides unbiased recommendations for repairs and documentation for current or future real estate disclosure.

Edens Structural believes so strongly in working together with the homeowner and the engineer in an effort to protect your investment that we offer a rebate (up to \$300 per engineer's report) to each of our customers. The structural engineering report must be rendered by an Oklahoma State Board certified engineer within the past 60 days. The rebate will be deducted from the total balance of the requested proposal in the amount indicated below.

Repair Total	Rebate
\$1,500 - \$2,500	\$100
\$2,501 - \$3,500	\$200
\$3,501 and up	\$300



6710 E 75th Ct
Tulsa, Ok 74133
Final Documents



Edens Structural Solutions, LLC
15807 S. Memorial
Bixby, OK 74008 US
918-366-3001
rhonda@edensstructural.com
www.edensstructural.com

INVOICE

BILL TO

Garet Thompson
6710 E 75th Court
Tulsa, OK

INVOICE # 6937

DATE 05/04/2021

TERMS Due on receipt

DESCRIPTION	QTY	RATE	AMOUNT
4/23/21 Down payment-Installation of 15 hydraulic driven steel piers as per Engineer's report	0	4,387.50	4,387.50
4/23/21 Down payment-Foam injection as per Engineer's report	0	1,950.00	1,950.00
Installation of 15 hydraulic driven steel piers as per Engineer's report	0	4,387.50	4,387.50
Foam injection as per Engineer's report	0	1,950.00	1,950.00
Reinspected by FEI			

Returned Checks are subject to a \$30.00 charge.

PAYMENT

6,337.50

BALANCE DUE

\$6,337.50

There is an additional 3% charge for the courtesy use of credit or debit card(s).



20 YEAR WARRANTY EXTERIOR PIERS

The work performed under this agreement is guaranteed against all defects in material and workmanship for the below named property owner or subsequent purchasers of the below named property for a period of Twenty years. If any vertical settlement occurs in the area repaired within this time, other than settlement caused by earthquake, severe wind, change in the water table, other act of nature, or any similar manmade condition, then Edens Structural Solutions, L.L.C. will at no cost to you, correct any defect in workmanship or material that may have occurred in order to stabilize such area.

The foregoing is our sole warranty, all other warranties, expressed or implied are excluded. This warranty becomes valid upon final receipt of payment.

Your exclusive remedy shall be for correction of any defect in workmanship and materials, as set forth above. In no event shall you be entitled to consequential damages, regardless of whether the claim is based on warranty, contract, tort, or otherwise.

Garet Thompson

Customer Name

6710 E 75th Ct

Street Address

Tulsa, Ok 74133

City State Zip

Katarina Blake
Authorized Signature

Katarina Blake

May 4, 2021

Date



5 YEAR WARRANTY URETHANE INJECTION

For a period of Five years, we will provide a warranty on the materials from deterioration or volume shrinkage for the below named property owner or subsequent purchasers of the below named property. For the first Two years of warranty, there will be no additional charge for material or labor for injection should there be shrinkage or deterioration. After Two years, any additional injections shall be at an additional charge of \$200.00 per injection port. The number of injections per visit shall not to exceed the number of original injection ports. It is our company policy that if additional injections are required, customer must provide written proof that a plumbing pressure test was performed a maximum of two weeks in advance of injections being done. The warranty does not cover upward movement. Please be advised that the foam injection process supports the slab on the existing soil (that may or may not have stabilized) rather than bedrock (as in the case of slab piers). The foam injection will recover settlement but might not prevent further settlement of the floor slab and reinjection of the floor slab may be needed in the future. If any vertical settlement occurs in the area repaired within this time, other than settlement caused by earthquake, severe wind, change in the water table, other act of nature, or any similar manmade condition, then Edens Structural Solutions, L.L.C. will correct any defect in workmanship or material that may have occurred in order to stabilize such area.

The foregoing is our sole warranty, all other warranties, expressed or implied are excluded. This warranty becomes valid upon final receipt of payment and documentation of a plumbing pressure test being performed after foam injection. If customer is not able to provide plumbing test results showing there are no leaks and/or proof the plumbing repairs were made after the foam injection, this warranty will be null and void until documentation is provided to our office. If warranty work is needed, customer is responsible to have a plumbing hydrostatic test done before and after the warranty work.

Your exclusive remedy shall be for correction of any defect in workmanship and materials, as set forth above. In no event shall you be entitled to consequential damages, regardless of whether the claim is based on warranty, contract, tort, or otherwise.

Garet Thompson

Katarina Blake

Customer Name

Authorized Signature

6710 E 75th Ct

Katarina Blake

Street Address

Tulsa, Ok 74133

May 4, 2021

City State Zip

Date

EDENS STRUCTURAL SOLUTIONS, LLC

Putting your home back on solid ground.

Edens Structural Solutions, LLC
15807 S Memorial Drive, Bixby, Oklahoma 74008
Office (918) 366-3001
Fax (918) 366-3225 E-Fax (918) 364-3043

Proposal submitted to: Garett Thompson
Phone: (918) 779-6621
Engineer: FEI #S52963

Job Location: 6710 E 75th Ct, Tulsa
Date of bid: 9/21/2020
Date of plans: 8/18/2020

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR:
INSTALLATION OF EXTERIOR PIERS AS PER ENGINEER'S REPORT:

1. Installation of 15 hydraulic driven steel piers.
2. If caulking is removed to close a gap, we will replace with white or clear caulking.
3. Strike mortar and tuck point masonry joints as needed in the area of piling.
4. Furnish a written twenty-year warranty. Warranty becomes valid after receipt of final payment.
5. We are not responsible for flowers, shrubs, trees, sprinkler, or french drain lines.
6. We will not be responsible for cosmetic damage caused by lifting structure.
7. Remove and replace concrete per pier placement as needed. (Approximately 3x3 section)
8. Bid is based on an existing average footing of approximately 18" x 24". If deeper excavation is required or inadequate footing or no footing is found, options will be discussed at that time.
9. If pier depth exceeds 25 feet, there will be an additional charge of \$6.00 per foot.
10. If additional piers are needed, options will be discussed at that time.
11. We endeavor to recover as much vertical lift as possible; however, understand we cannot guarantee how much recovery is possible.
12. If existing piers are found and/or excessive rock is encountered and poses a problem for pier placement, options will be discussed at that time.
13. This bid qualifies for a rebate due to a current structural engineer's report being provided to us within the 60-day period of being issued by the engineer. There will be a maximum \$300 rebate per report #S52963. A credit of \$150 is reflected in the balance below. This is not to be combined with any other offers or discounts.
14. We will contact Callokie to have utility lines located prior to pier installation.
15. Customer is responsible for marking all other lines. If a private line is not marked and is damaged during pier installation, customer will be responsible for repairs.

WE PROPOSE HEREBY TO FURNISH MATERIAL AND LABOR-COMPLETE IN ACCORDANCE WITH
ABOVE SPECIFICATIONS FOR THE SUM OF: **Eight Thousand Seven Hundred Seventy Five Dollars (\$8,775).**

PAYMENT TO BE MADE AS FOLLOWS: **Balance on Completion. If total cumulative balance is greater than or equal to \$2,500, we require 1/2 down and the remaining due upon completion. Any amount not paid in a timely manner will be subject to an interest rate of 18% per annum. There is an additional 3% charge for the courtesy use of credit or debit card(s).**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. All alterations or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are covered by Workers Compensation Insurance.

ACCEPTANCE OF PROPOSAL: The above prices, Specifications and conditions are satisfactory and are hereby Accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Katarina Blake

Authorized Signature

This Proposal may be withdrawn if not accepted within 90 days.

DocuSigned by:
Garett Thompson
Signature

Garett Thompson

Print Name

1/26/2021

Date of Acceptance:

EDENS STRUCTURAL SOLUTIONS, LLC

Putting your home back on solid ground.

Edens Structural Solutions, LLC
15807 S Memorial Drive, Bixby, Oklahoma 74008
Office (918) 366-3001
Fax (918) 366-3225 E-Fax (918) 364-3043

Proposal submitted to: Garet Thompson
Phone: (918) 779-6621
Engineer: FEI #S52963

Job Location: 6710 E 75th Ct, Tulsa
Date of bid: 9/21/2020
Date of plans: 8/18/2020

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR FOAM INJECTION AS PER ENGINEER'S REPORT:

1. Perform camera inspection of air ducts located under slab. If customer chooses to forego foam injection due to condition of ducts, there will be a charge of \$200 for duct inspection. Edens Structural Solutions, LLC, will not be responsible for any ductwork damage, which may occur as a result of the work performed.
2. We will perform one plumbing pressure test and hydrostatic test on the supply and drain lines before and one plumbing pressure and hydrostatic test on the supply and drain lines after the lift. Any additional plumbing pressure tests will be done at a trip charge of \$225 per trip. If leaks are found before lifting, we require the customer make repairs prior to our company performing any repairs. Edens Structural Solutions, LLC, will not be responsible for any plumbing damage, which may occur as a result of the work performed. After the first plumbing pressure test and hydrostatic test, if customer chooses to forego foam injection due to a plumbing leak, there will be a charge of \$225 for the pressure test performed.
3. If cleanout is not found, any additional cost to have one installed will be passed along to the customer as quoted by the plumber.
4. Drill holes and install injection ports in affected areas.
5. Inject closed cell, high-density polyurethane lifting foam to fill voids and help stabilize un-compacted fill material and lift the slab.
6. The ability to lift the slab depends on many factors. Not all slabs lift the same. We endeavor to recover as much vertical lift as possible, however understand we cannot guarantee the horizontal levelness of the slab. We do not guarantee how much recovery is possible.
7. Customer is responsible to remove and replace the floor coverings. Edens Structural Solutions, LLC is not responsible for any damage.
8. This proposal includes up to 200 pounds of high-density polyurethane foam. Should project require material in excess of 200 pounds, the cost will be \$4 per pound for each additional pound. No additional material will be used without consent of homeowner.
9. Furnish a written five-year pro-rated warranty. Warranty becomes valid after receipt of final payment and final plumbing test performed within 5 days of repairs being completed.
10. The warranty does not cover upward movement. Please be advised that the foam injection process supports the slab on the existing soil (that may or may not have stabilized) rather than bedrock (as in the case of slab piers). The foam injection will recover settlement but might not prevent further settlement of the floor slab and reinjection of the floor slab may be need in the future.
11. This bid qualifies for a rebate due to a current structural engineer's report being provided to us within the 60-day period of being issued by the engineer. There will be a maximum \$300 rebate per report #S52963. A credit of \$150 is reflected in the balance below. This is not to be combined with any other offers or discounts.
12. Note: Additional cracks could appear with the foam installation method.

WE PROPOSE HEREBY TO FURNISH MATERIAL AND LABOR COMPLETE IN ACCORDANCE WITH THE ABOVE SPECIFICATIONS, FOR THE SUM OF: **Three Thousand Nine Hundred Dollars (\$3,900).**

PAYMENT TO BE MADE AS FOLLOWS: **Balance on Completion. If total cumulative balance is greater than or equal to \$2,500, we require 1/2 down and the remaining due upon completion. Any amount not paid in a timely manner will be subject to an interest rate of 18% per annum. There is an additional 3% charge for the courtesy use of credit or debit card(s).**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. All alterations or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance. Our workers are covered by Workers Compensation Insurance.

ACCEPTANCE OF PROPOSAL: The above prices, Specifications and conditions are satisfactory and are hereby Accepted. You are authorized to do the work as specified. Payment will be made as outlined.

Katarina Blake

Authorized Signature

This Proposal may be withdrawn if not accepted within 90 days.

DocuSigned by:
Garet Thompson
Signature

Garet Thompson

Print Name

Date of Acceptance: 1/26/2021



Edens Structural Solutions, LLC
15807 S. Memorial Dr.
Bixby, OK 74008
918-366-3001office
918-366-3225fax
www.edensstructural.com

Engineer Inspection Form

Address: 6710 E 75th Ct, Tulsa

Engineer: FEI

*****Please initial one*****

☒ I request that Edens Structural Solutions contact FEI for an in process inspection on my home/property. **NOTE:** Customer should check with engineer to find out charge for re-inspection.

OR

☐ I decline to have an in process inspection on the work being performed on my home/property. I understand that by waiving the right to have the engineer perform the in process inspection, there could be additional charges incurred should the inspection be required at a later date.

DocuSigned by:
Garet Thompson
97CEB363C61427...
Signature

1/26/2021
Date

Garet Thompson
Print



Duvall Plumbing Co
11059 S Memorial Dr
Tulsa, OK 74133
(918) 991-0123

Invoice 7314470
Invoice Date 4/8/2021
Completed Date 4/8/2021
Customer PO

Billing Address
Edens Structural Solutions, LLC
15807 South Memorial Drive
Bixby, OK 74008 USA

Job Address
Garet Thompson
6710 East 75th Court
Tulsa, OK 74133 USA

Description of Work

Excavated and repaired four inch drain pipes from the house to the clean out. Performed static pressure test. Test passed.

Task #	Description	Quantity	Your Price	Your Total
PIPE-110	Repair 4" underfloor drain piping up to 5'. Remove concrete and expose and replace damaged piping. Backfill and finish floor to original grade. Work to be performed in accordance with local code.	1.00	\$2,400.00	\$2,400.00

Paid On	Type	Memo	Amount
4/15/2021	Check	Check 465733	\$2,400.00

Potential Savings	\$360.01
Sub-Total	\$2,400.00
Tax	\$0.00
Total Due	\$2,400.00
Payment	\$2,400.00

Balance Due \$0.00

Limited Warranty: All materials, parts and equipment are warranted by the manufacturers'/suppliers' written warranty only. All labor performed by Duvall Plumbing Co is warranted for 30 days or as otherwise indicated in writing. Duvall Plumbing Co makes no other warranties, express or implied, and its agents or technicians are not authorized to make any such warranties on behalf of Duvall Plumbing Co. Drains are guaranteed for 30 days unless stoppage was caused by paint, rags, debris, grease, broken settled pipe, orangeburg-fiber sewer lines, feminine products, or roof main lines.

I hereby authorize the work described above and agree to the terms and conditions as stated on this invoice. I recognize that aged and deteriorated plumbing fixtures, heating, air conditioning equipment, piping, appendages, etc, may no longer be serviceable, and I agree to hold Duvall Plumbing Co, LLC blameless for any damages or destruction to those items as a result of these conventional repair efforts.

4/8/2021

I agree that the above described work was performed to my satisfaction. The parts, labor, and materials were installed as agreed. I agree to pay the total amount in full or represent the party that will pay in full. If insurance/Warranty Company does not pay any portion of the work performed, I understand that I am responsible for the balance of the entire invoice. All warranty issues are/will be performed during normal business hours.

4/8/2021



Edens Structural Solutions, LLC

15807 S. Memorial
Bixby, OK 74008 US
918-366-3001
rhonda@edensstructural.com
www.edensstructural.com

INVOICE

BILL TO

Garet Thompson
6710 E 75th Court
Tulsa, OK

INVOICE # 6937

DATE 04/23/2021

TERMS Due on receipt

DESCRIPTION

QTY RATE AMOUNT

Down payment-Installation of 15 hydraulic driven steel piers as per Engineer's report

0 4,387.50 4,387.50

Down payment-Foam injection as per Engineer's report

0 1,950.00 1,950.00

Returned Checks are subject to a \$30.00 charge.

There is an additional 3% charge for the courtesy use of credit or debit card(s).

**PAYMENT
BALANCE DUE**

6,337.50

\$0.00

PAID



Exterior Pier Log

Crew: Mario Date: 4/26/21 Field Rep: ME

Customer: Garet Thompson Phone: 918-779-6621

Address: 6710 e 75th Ct, Tulsa

Comments: _____

	Pier No. 1	Pier No. 2	Pier No. 3	Pier No. 4	Pier No. 5	Pier No. 6	Pier No. 7
1	1000	1000	1000	1000	500	1000	1000
2	1500	1500	2000	1500	2500	2000	2000
3	3000	3500	4000	3000	3500	4000	4000
4	5500	5000	5500	5500	5000	5500	5500
5	7000	7000	7000	7000	7000	6500	6500
6							
7							
8							
9							
10							
Lift:	1/4"	1/4"	1/4"	1/4"	1/8"	1/4"	1/4"
Depth:	15'	15'	15'	15'	15'	15'	15'
	Pier No. 8	Pier No. 9	Pier No. 10	Pier No. 11	Pier No. 12	Pier No. 13	Pier No. 14
1	1000	1000	1000	1000	1000	1000	1000
2	2500	2000	2500	2000	2500	2500	2000
3	4000	3500	3000	3000	4000	3500	3000
4	5000	5000	4500	5000	5000	5500	5000
5	7000	7000	7000	7000	7000	7000	7000
6							
7							
8							
9							
10							
Lift:	1/2"	1/2"	1 3/4"	2"	1/4"	1/8"	1/2"
Depth:	15'	15'	15'	15'	15'	15'	15'



Exterior Pier Log

Crew: Mario

Date: 4/26/21

Field Rep: ME

Customer: Garet Thompson

Phone: 918-779-6621

Address: 6710 e 75th Ct, Tulsa

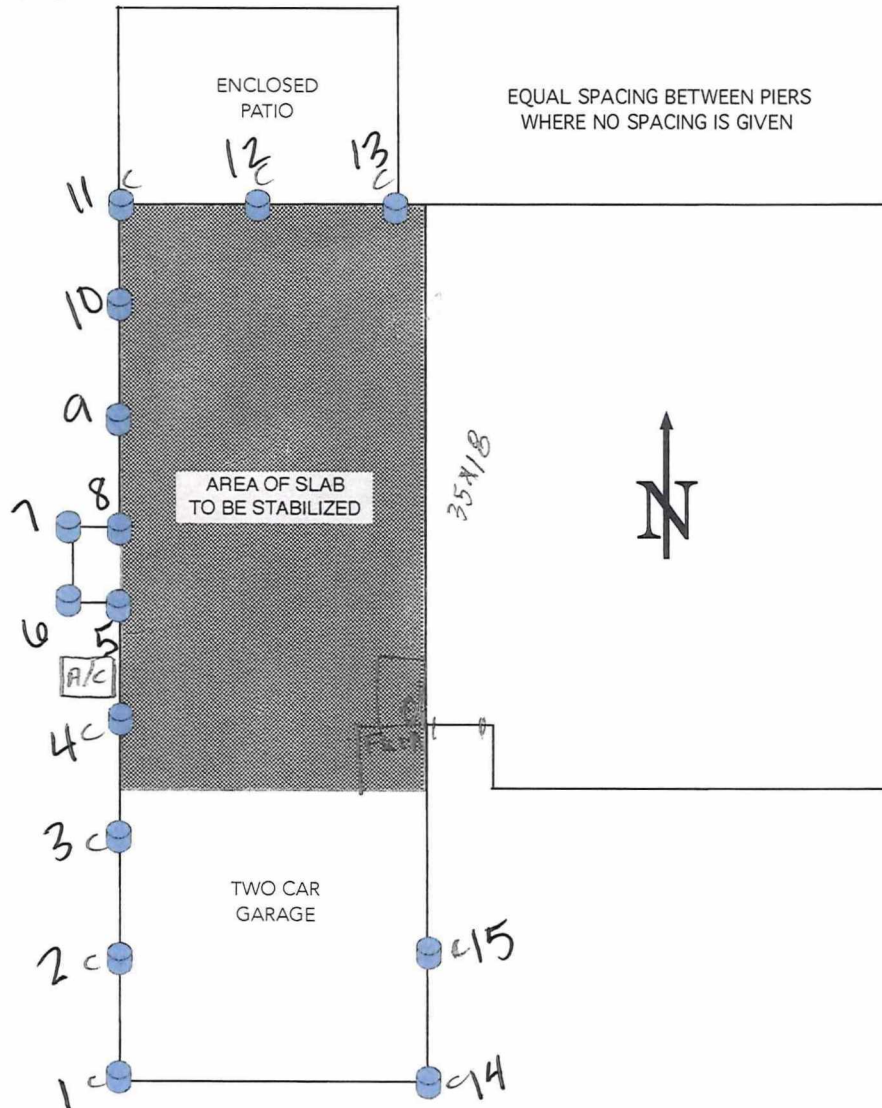
Comments:

	Pier No. 15						
1	1000						
2	2500						
3	4000						
4	5000						
5	6500						
6							
7							
8							
9							
10							
Lift:	1/4"						
Depth:	15'						
1							
2							
3							
4							
5							
6							
7							
8							
9							
10							
Lift:							
Depth:							



JOB #S52963

PIER LOCATION PLAN NOT TO SCALE



6710 E. 75th Ct. Tulsa, OK

WHERE PIERS FALL IN THE VICINITY OF A CRACK, AN ANGLE IRON (6"X6"-1/2") NEEDS TO BE PLACED UNDER THE CRACK PRIOR TO LIFTING

FOUNDATION PIERS
NO. RECOMMENDED 15