

**iddc innovative design development  
& construction CA Lic 539500**

40500 Wilderness Lodge Road Branscomb CA 95417

**THIS AGREEMENT IS BETWEEN:**

\_\_\_\_\_  
(Direct Contractor's Name)  
\_\_\_\_\_  
(Direct Contractor's License Number)  
\_\_\_\_\_  
(Direct Contractor's Address)  
\_\_\_\_\_  
(City) (State) (Zip)  
\_\_\_\_\_  
(Direct Contractor's Telephone) (Direct Contractor's Fax)  
Email \_\_\_\_\_  
(Direct Contractor's)

**AND**

**RE PROJECT:**

\_\_\_\_\_  
(Owner's Name)  
\_\_\_\_\_  
(Owner's Address)  
\_\_\_\_\_  
(City) (State) (Zip)  
\_\_\_\_\_  
(Project Address)  
\_\_\_\_\_  
(City) (State) (Zip)  
Email \_\_\_\_\_  
(Property Owner's)

**CONSTRUCTION LENDER:** \_\_\_\_\_

(Name and Branch Address of Bank, Savings and Loan Assn. Escrow Agent, Joint Control or Other)

**SCOPE OF WORK:** Direct Contractor provide all labor, materials, supplies, equipment, services, machines and tools required for the prompt and efficient execution of the work described herein and to perform the work necessary to complete the following: \_\_\_\_\_

**TIME FOR STARTING & COMPLETION:** The work to be performed by Direct Contractor pursuant to this agreement shall be commenced within \_\_\_\_\_ days from this date or approximately on \_\_\_\_\_ and shall be substantially completed within \_\_\_\_\_ days or approximately on \_\_\_\_\_.

**PAYMENT:** Owner agrees to pay Direct Contractor a total cash price of \$ \_\_\_\_\_ **DOWNPAYMENT** (if any): \_\_\_\_\_

**PAYMENT SCHEDULE AS FOLLOWS:**

- 1. \$ \_\_\_\_\_ (Work or Services to be Performed) \_\_\_\_\_ (Date)
- 2. \$ \_\_\_\_\_ (Work or Services to be Performed) \_\_\_\_\_ (Date)
- 3. \$ \_\_\_\_\_ (Work or Services to be Performed) \_\_\_\_\_ (Date)
- 4. \$ \_\_\_\_\_ (Work or Services to be Performed) \_\_\_\_\_ (Date)

**INTEREST:** Overdue payments will bear interest at the rate of 1½% per month.

**ALLOWANCES:** The following items or specific prices as indicated are included in the contract price as allowances. The contract price will be adjusted upward or downward on actual amounts rather than estimated amounts herein: \_\_\_\_\_

CONTRACTORS ARE REQUIRED BY LAW TO BE LICENSED AND REGULATED BY THE CONTRACTORS' STATE LICENSE BOARD WHICH HAS JURISDICTION TO INVESTIGATE COMPLAINTS AGAINST CONTRACTORS IF A COMPLAINT REGARDING A PATENT ACT OR OMISSION IS FILED WITHIN FOUR YEARS OF THE DATE OF THE ALLEGED VIOLATION. A COMPLAINT REGARDING A LATENT ACT OR OMISSION PERTAINING TO STRUCTURAL DEFECTS MUST BE FILED WITHIN 10 YEARS OF THE DATE OF THE ALLEGED VIOLATION. ANY QUESTIONS CONCERNING A CONTRACTOR MAY BE REFERRED TO THE REGISTRAR, CONTRACTORS' STATE LICENSE BOARD, P.O. BOX 26000, SACRAMENTO, CALIFORNIA 95826.

**YOU, THE HOMEOWNER (BUYER) OR TENANT HAVE THE RIGHT TO REQUIRE THE CONTRACTOR TO FURNISH YOU WITH A PERFORMANCE AND PAYMENT BOND, HOWEVER THE CONTRACTOR CAN REQUIRE YOU TO PAY FOR THAT BOND.**

**NOTICE TO OWNER:** IF YOU AGREE TO ARBITRATION, REVIEW THE "ARBITRATION OF DISPUTES" SECTION ON THE REVERSE SIDE OF THIS PAGE (PROVISION 14) AND PLACE YOUR INITIALS ON EACH COPY OF THIS CONTRACT.

**TERMS & CONDITIONS:** The terms and conditions on the reverse side are expressly incorporated into this Agreement.

**Owner acknowledges receipt of an Insurance Disclosure provided by the Contractors' State License Board.**

\_\_\_\_\_ **X** \_\_\_\_\_ (Owner's Signature) \_\_\_\_\_ (Date) \_\_\_\_\_ (Direct Contractor's Firm Name)  
\_\_\_\_\_ **X** \_\_\_\_\_ (Date) \_\_\_\_\_ **X** \_\_\_\_\_ (Direct Contractor's Signature) \_\_\_\_\_ (Date)  
(If more than One Owner, Please Sign Here)