

Contract between Dietz Builders LLC
and Lion Development Group

September 19, 2022

The said parties, for the considerations hereinafter mentioned, hereby agree to the following:

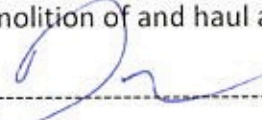
Dietz Builders LLC hereafter called the General Contractor, and Lion Development Group hereafter called the Owner.

1. The Contractor agrees to provide all labor required performing the following work. For 4319 Hamilton St New Orleans, LA 70118.
2. The Owner hereby agrees to pay the Contractor, for labor and material, the sum \$18,000 (Eighteen Thousand).
3. The Contractor agrees that the various portions of the work shall be completed in a professional timely.
4. The Owner agrees to provide and pay for all of the materials (where applicable and specified) required for the prosecution and timely completion of the work. Unless otherwise specified, all materials shall be new and of good quality.
5. In the execution of the work, the Contractor shall employ a sufficient number of workers skilled in their trades to suitably perform the work.
6. Workers are responsible for reasonably clean the worksite at the end of each day, as well as putting away materials, tools and equipment being used at the job. Owners are not responsible for stolen property.
7. All changes and deviations in the work ordered by the Owner must be in writing, the contract sum being increased or decreased accordingly by the Contractor. Any claims for increases in the cost of the work must be presented by the Contractor to the Owner in writing, and written approval of the Owner shall be obtained by the Contractor before proceeding with be ordered change or revision.
8. The Owner/or Owner's representative and public authorities shall at all times have access to the work.
9. The Contractor agrees to re-execute any work which does not conform to the drawing and specifications warrant the work performed and agrees to remedy any defects resulting from faulty materials or workmanship which shall become evident during a period phone year after completion of the work.
10. In the event the Contractor is delayed in the prosecution of the works by acts of God, fire, flood or any other unavoidable casualties: or by labor strikes, late delivery of materials: or by neglect of the Client; the time for completion of the work shall be extended for the same period as the delay occasioned by any of the aforementioned causes.
11. The Contractor agrees to obtain insurance to protect himself against claims for property damage, bodily injury or death due to his performance of this agreement.
12. This agreement shall be interpreted under the laws of the State of Louisiana.

13. Attorney's fees and court costs shall be paid by the defendant in the event that judgment must be and is obtained to enforce this agreement or any breach thereof.

Scope of Work:

Demolition of and haul away of existing structure, all debris and excess landscaping.

x 

Owner:
LION DEVELOPMENT GROUP

x 

General Contractor:
Dietz Builders LLC



State Licensing Board for Contractors

DIETZ BUILDERS LLC
3820 Orleans Avenue
New Orleans, LA 70119

This is to Certify that:

is duly licensed and entitled to practice the following classifications

BUILDING CONSTRUCTION; MUNICIPAL AND PUBLIC WORKS CONSTRUCTION



Witness our hand and seal of the Board dated,
Baton Rouge, LA 3rd day of May 2021

M. B. McP Director

Lee Mallett Chairman

Expiration Date: May 2, 2022

License No: 55088

André M. M. M. Treasurer

This License Is Not Transferable



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

03/11/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Jeff Davis Insurance Agency 1010 N Lake Arthur Ave Jennings, LA 70546 License #: 439406	CONTACT NAME: Laci R. Lemieux	FAX (A/C, No): 337-824-4743
	PHONE (A/C, No, Ex1): 337-824-4455	
E-MAIL ADDRESS: laci@jeffdavisins.com		
INSURER(S) AFFORDING COVERAGE		NAIC #
INSURER A: Crum & Forster Specialty Insurance		
INSURER B:		
INSURER C:		
INSURER D:		
INSURER E:		
INSURER F:		

COVERAGES CERTIFICATE NUMBER: 95955628-258550 REVISION NUMBER: 28

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD. WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJ-ECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:		BAK-71504-2	10/31/2021	10/31/2022	EACH OCCURRENCE \$ 1,000,000
						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000
						MED EXP (Any one person) \$ 5,000
						PERSONAL & ADV INJURY \$ 1,000,000
						GENERAL AGGREGATE \$ 2,000,000
						PRODUCTS - COMP/OP AGG \$ 2,000,000
						\$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY					COMBINED SINGLE LIMIT (Ea accident) \$
						BODILY INJURY (Per person) \$
						BODILY INJURY (Per accident) \$
						PROPERTY DAMAGE (Per accident) \$
						\$
	UMBRELLA LIAB <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$	<input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS-MADE				EACH OCCURRENCE \$
						AGGREGATE \$
						\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	<input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> N/A				PER STATUTE
						OTHER
						E L EACH ACCIDENT \$
						E L DISEASE - EA EMPLOYEE \$
						E L DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER CANCELLATION

Pars Construction LLC 933 Mystic Avenue GRETN, LA 70056	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE (LRL)

State of Louisiana

State Licensing Board for Contractors

This is to Certify that: **THERON LARROQUETTE**
9423 Old Hermitage Parkway
Baton Rouge, LA 70810

is duly licensed and entitled to practice the following classifications

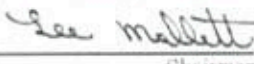
RESIDENTIAL BUILDING CONTRACTOR



Witness our hand and seal of the Board dated,
Baton Rouge, LA 16th day of January 2022



Director



Chairman



Treasurer

Expiration Date: January 15, 2023

License No: 86272

This License Is Not Transferrable