



PAINTING SERVICE AGREEMENT TEMPLATE

This painting service contract is entered into on [Date]:

Between:

PROPERTY MANAGER, representative of the company REDFIN, legal representation accredited by the public deed number 13,972 (Thirteen Thousand Nine Hundred Seventy-Two) granted before the notarial offices volume XXVII (Twenty-Seventh), book 1 (One) by Mr. Dayton Fernández Smith, signed on January 13, 2000, at 1099 Stewart St #600, Seattle, WA 98101, hereinafter referred to as "THE CONTRACTING PARTY."

And on the other side:

[Full name of the painting service provider], a legal entity incorporated in accordance with the laws of [Country or State], with a registered office at [full address], represented by [name of legal representative], in their capacity as [position of the representative], who acts in the name and representation of the company, hereinafter referred to as "THE CONTRACTOR."

Both parties, hereinafter jointly referred to as "THE PARTIES," in accordance with the applicable legal and contractual provisions, agree to be bound by this **PAINTING SERVICE AGREEMENT**, which will be governed by the following clauses:

CLAUSES

FIRST: OBJECT OF THE CONTRACT

Through this agreement, **THE CONTRACTOR** agrees to provide the painting services described herein for **THE CONTRACTING PARTY's** facilities located at [full address]. The painting services to be provided will include, but not be limited to:

1. Painting of interior and exterior walls of vacant properties, including surface sanding, primer application, and one or more layers of paint, both in common and private areas.
2. Painting of doors, windows, moldings, and baseboards, with attention to detail and quality finishes.
3. Repairing cracks and minor damages in surfaces to be painted.
4. Cleaning and protecting non-painted areas to prevent stains or damage during the painting process.

The place where the services will be provided will be as indicated below:





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- In **THE CONTRACTOR's** facilities located within 10 to 25 miles of their local area.
- Other painting services that may be requested by **THE CONTRACTING PARTY** and agreed upon by both parties.

SECOND: DURATION AND VALIDITY

This agreement will be valid for a period of 24 (twenty-four) months, beginning on [start date] and ending on [end date], unless a written extension is agreed upon by **THE PARTIES**.

THIRD: OBLIGATIONS OF THE PARTIES

1. Obligations of **THE CONTRACTOR**:

- **THE CONTRACTOR** agrees to provide trained personnel in painting, including proper use of materials and work equipment.
- The personnel of **THE CONTRACTOR** must comply with all applicable safety, health, and hygiene regulations, as well as with industry quality standards.
- **THE CONTRACTOR** agrees to perform the painting work according to the agreed schedules and frequencies, ensuring that **THE CONTRACTING PARTY's** facilities are in optimal condition with high-quality finishes.

2. Obligations of **THE CONTRACTING PARTY**:

- **THE CONTRACTING PARTY** agrees to provide access to the facilities at the necessary times and under the conditions required for the execution of the painting services.
- **THE CONTRACTING PARTY** agrees to make payments for the services in accordance with the provisions outlined in Clause Six of this agreement.
- **THE CONTRACTING PARTY** agrees to provide the necessary materials, tools, and equipment for the proper performance of the painting services, unless otherwise agreed with **THE CONTRACTOR**.

FOURTH: REMUNERATION AND PAYMENT TERMS

1. **THE CONTRACTING PARTY** agrees to pay **THE CONTRACTOR** the following amounts:

HOUSE SIZE	WALLS AND CEILING	DOORS WINDOWS	AND	BASEBOARDS
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1000 – 4000 FT STUDIO	1 Coat: \$2 per ft ²	1 Coat: \$30 per unit	1 Coat: \$4.50 per ft
	2 Coats: \$4 per ft ²	2 Coats: \$45 per unit	2 Coats: \$7.50 per ft

Payment will be made in two installments:

- **50% of the total amount** at the start of the project, before painting work begins.
 - The remaining **50%** upon completion of the project, once **THE CONTRACTOR** has finished the work as agreed, via bank transfer to **THE CONTRACTOR's** account or through ZELLE or wire transfer.
2. In case of payment delay by **THE CONTRACTING PARTY**, they agree to pay a late fee of 10% per month on the amount owed.

FIFTH: PERFORMANCE BOND

1. **Performance Bond:** **THE CONTRACTOR** commits to fulfilling all obligations stipulated in this contract. To guarantee compliance, **THE CONTRACTOR** will provide a performance bond in the amount of \$5,000, to be delivered to **THE CONTRACTING PARTY** upon contract approval and activation.
2. **Condition for Reimbursement of the Bond:** The performance bond will be refunded to **THE CONTRACTOR** once they have fully and satisfactorily fulfilled all obligations under the painting service contract and there are no pending claims, complaints, or breaches. The refund will be made within 30 days after the satisfactory completion of the contract or service, upon verification that no breaches or outstanding debts exist.
3. **Bond Financing Option:** For the activation of the bond, **THE CONTRACTOR** may choose to finance 30% to 50% of the total bond amount (\$1,500 - \$2,500), which must be paid to **THE CONTRACTING PARTY** at the time of contract approval and activation. The remaining 50% to 70% may be financed and paid in monthly installments over a period of [specify the payment period, e.g., 6 months]. Payments must be made on time as per the agreed schedule.
4. **Financing Conditions:**
 - **THE CONTRACTOR** agrees to pay the remaining balance of the bond in [number of installments] monthly payments, starting on [specify month and year].
 - If **THE CONTRACTOR** fails to make any payments on time, **THE CONTRACTING PARTY** may cancel the financing and demand immediate payment of the full outstanding balance.





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- **THE CONTRACTING PARTY** reserves the right to apply any received payment, whether monthly installments or otherwise, to the outstanding bond balance until the entire bond is paid off.
5. **Disposition of the Bond in Case of Breach:** If **THE CONTRACTOR** fails to fulfill the obligations under this contract, **THE CONTRACTING PARTY** may use all or part of the bond to cover costs arising from non-compliance, including damages, expenses, penalties, or any other amount resulting from the breach. If **THE CONTRACTOR** is in arrears with financing payments, the bond may be used to cover the outstanding balance.

SIXTH: INSPECTION AND SUPERVISION

THE CONTRACTING PARTY may carry out periodic inspections of the services provided by **THE CONTRACTOR** to verify compliance with the terms established in the contract. If deficiencies in the services are detected, **THE CONTRACTOR** must correct them immediately at no additional cost.

SEVENTH: COMMERCIAL RELATIONSHIP

With regard to their contractual relationship, the Parties expressly agree that **THE CONTRACTOR** acts independently and not as an employee, and thus there is no employer-employee relationship between them, with the relationship being strictly commercial. The Parties further acknowledge that this contractual relationship does not create any corporation nor imply any type of partnership or collaboration between them beyond the commercial relationship arising from the provision of the aforementioned service. **THE CONTRACTING PARTY** is not obligated, during the term of the agreement, to pay labor-related taxes or social security (whether local, state, or federal), nor to pay unemployment compensation, workers' compensation, bonuses, liability, insurance for keys, or work compensation for a mandatory 24-month period, and will not accept monthly or annual renewals, pensions, or any other labor benefits. **THE CONTRACTOR** is responsible for paying all local, state, and federal taxes arising from payments made by **THE CONTRACTING PARTY**, and must also comply with any related reporting requirements.

EIGHTH: BREACH AND EARLY TERMINATION

1. Either of **THE PARTIES** may terminate this contract in case of a serious breach of obligations by the other party, with prior written notice 10 days in advance.
2. In the event of early termination by **THE CONTRACTING PARTY**, they agree to pay **THE CONTRACTOR** for the work performed up to the termination date, plus a penalty equivalent to 10% of the total contract value.





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NINTH: CONFIDENTIALITY

THE PARTIES agree to maintain confidentiality regarding sensitive and confidential information they may access during the term of this contract. This obligation will remain in effect even after the termination of the contract.

TENTH: JURISDICTION AND APPLICABLE LAW

This contract will be governed and interpreted according to the laws of [Country or State]. In case of dispute, **THE PARTIES** submit to the jurisdiction of the competent courts of [City or State], waiving any other jurisdiction that might apply.

ELEVENTH: ACCEPTANCE AND SIGNATURE

After reading this contract, **THE PARTIES** accept and sign it in two identical copies, each party retaining one.

For THE CONTRACTING PARTY: [Signature]

For THE CONTRACTOR:

[Signature]

Name:

Position:

Legal Representative of [Name of the Contractor's Company]

