

TEXAS



COVERAGE OVERVIEW

REAL ESTATE HOME WARRANTY PLANS AND PRICING

Coverage may not be available in all areas.

SYSTEMS

Air Conditioning (including geothermal systems*)	●	●	●	●
Heating (including geothermal systems*)	●	●	●	●
Plumbing (including stoppages, sump pumps, plumbing sewage ejector pumps)	●	●	●	●
Ductwork	●	●	●	●
Electrical	●	●	●	●
Water Heaters	●	●	●	●

APPLIANCES

Clothes Washers	●	●	●	●
Clothes Dryers	●	●	●	●
Refrigerators	●	●	●	●
Built-in Microwave Ovens	●	●	●	●
Dishwashers	●	●	●	●
Garbage Disposals	●	●	●	●
Ranges/Ovens/Cooktops	●	●	●	●

ADDITIONAL HOME ITEMS

Rekey Service**	●	●	●	●
Ceiling Fans	●	●	●	●
Doorbells	●	●	●	●
Garage Door Openers	●	●	●	●
Built-in Exhaust Fan (including bathroom, attic, and whole house fans)	●	●	●	●
Installed Instant Hot/Cold Water Dispensers	●	●	●	●

COVERAGE LIMITS

Limits shown are available per agreement term.

HVAC Limit (per system)	\$15,000	\$15,000	\$15,000	\$1,500
Refrigerant (included in the \$15,000 HVAC limit)	Unlimited	\$10/lb covered	\$10/lb covered	\$10/lb covered
Roof Leak Repair	\$1,000	\$1,000 w/Add-on	\$1,000 w/Add-on	—
Appliances (per item)	\$7,000	\$4,000	—	—
Correction of Code Violations, Permits, and Modifications (shared limit for all)	\$1,000	—	—	—
Correction of Code Violations	Included above	\$250	\$250	\$250
Permits	Included above	\$250	\$250	\$250
Modifications	Included above	—	—	—

SPECIAL MEMBER OFFERS

Fees vary by service and are due at time of request.

Smart Home Tech Installation and Setup Services*	Available	Available	Available	—
Pre-season HVAC Tune-ups†	One Included	Available	Available	—

BEST COVERAGE

Shield Complete

Shield Plus

Shield Essential

Seller Coverage Option



Livable and Forgivable Coverage
Included in all plans.

We cover breakdowns due to:

- ☑ Normal wear and tear — no matter the age of the item
 - ☑ Insufficient maintenance
 - ☑ Rust, corrosion, or sediment
 - ☑ Improper installations or repairs
 - ☑ Mismatched HVAC systems
- And include things like:
- ☑ Undetectable, pre-existing breakdowns
 - ☑ Removal of defective equipment
 - ☑ Refrigerant recapture, reclaim, and disposal
 - ☑ Permits and correction of code violations (\$250 or more per agreement term when required during a covered repair or replacement)

Seller Coverage Option



Cover your home for up to 6 months while it's on the market with all the same home systems and items (excluding rekey service) from the **ShieldEssential** plan. Best of all, no payment is due until the home closes.

NOTE: The Seller Coverage Option can be a great negotiating tool in real estate transactions when submitting offers or negotiating home inspection issues.⁹

⁹Coverage available for undetectable, pre-existing breakdowns. Subject to a \$1,500 cap during the listing period. Renewable upon review at the discretion of American Home Shield[®] after 6-month period, up to 12 months.

Real estate professionals can order on your behalf by:

1. Visiting pro.ahs.com
2. Calling 800.735.4663, ext. 1
3. Mailing enrollment application with payment:
AHS, P.O. Box 650993,
Dallas, TX 75265-0993
4. Mailing enrollment application without payment:
AHS, 1524 US HWY 30 E,
Carroll, IA 51401

See the plan contract at ahs.com/contracts for coverage details including service fees, limitations and exclusions. Charges for non-covered items may apply. Plan is subject to \$50,000 aggregate limit of liability.

⁹Subject to an item specific limit of \$2,000.

^{**}Rekey service is an added benefit and may be offered by a third party. For buyer use only.

[†]Smart Home Tech Installation and Setup Services: Smart home tech installation and setup services are provided by a third party. For buyer use only. Not available in all areas.

[‡]Pre-season HVAC Tune-ups: Tune-ups are available seasonally (spring: A/C; fall: heating) and offered by a third party. With the ShieldComplete plan, your first tune-up of one unit is included for free per contract term. Service dates are limited and may vary based upon location. For buyer use only.

For Real Estate Professional use in TX

Trade Service
Call Fee

\$100



PRICING

Single-family Home (SFH)

Condo/Townhome/Mobile Home

New Construction SFH (Years 2-5)

New Construction Condo (Years 2-5)

BEST COVERAGE	
ShieldComplete	ShieldPlus
1 Year	2 Year
☐ \$835	☐ \$1,670
☐ \$710	☐ \$1,420
☐ \$1,380	
☐ \$1,170	

ShieldPlus	ShieldEssential
1 Year	2 Year
☐ \$640	☒ \$475
☐ \$515	☐ \$350
☐ \$1,055	☐ \$785
☐ \$850	☐ \$580

ShieldEssential	Seller Coverage Option
1 Year	2 Year
☒ \$475	☐ \$75
☐ \$950	☐ \$75
☐ \$700	

OPTIONAL COVERAGE FOR BUYERS

Electronics Protection Plan*

Roof Leak Repair** (Included in ShieldComplete)

Specialty Units* (built-in bar fridges, kegarators, and drawer refrigerators)*

Well Pump**

Septic System Pumping and Septic Sewage Ejector Pump**

Pool and Built-in Spa Equipment**

Saltwater Pool and Built-in Spa Equipment**

Portable Spa Equipment

SFH/Condo/Townhome/Mobile Home	New Construction (Years 2-5)
1 Year	2 Year
☐ \$216	
☐ \$100	☐ \$200
☐ \$15	☐ \$30
☐ \$100	☐ \$200
☐ \$75	☐ \$150
☐ \$255	☐ \$510
☐ \$400	☐ \$800
☐ \$255	☐ \$510

NOTE: Unless otherwise noted, all prices shown are for homes under 5,000 sq. ft. To obtain quotes for single-family homes over 5,000 sq. ft., or for guest unit pricing and multiple unit properties (such as duplex, triplex, and four-plexes), please call 800.735.4663.
NOTE: Sales tax included in price.

ENROLLMENT FORM

PROPERTY INFORMATION

714 Sycamore Moon

Property Address to be Covered

San Antonio, TX 78216

City State ZIP

1494 11/18/2026

Home Sq. Ft. Listing Expiration Date (if selling)

Property Type:

☒ Single-family Home ☐ Townhome ☐ Condo ☐ Mobile Home

☐ Duplex ☐ Triplex ☐ Fourplex

SELLER

The Estate of M. Colleen Fitzgerald, Executor, Elizabeth Fitzgerald Crissey

First Name Last Name
2108656759 crisseym@sbcglobal.net

Phone Number Email Address

714 Sycamore Moon, San Antonio, TX 78216

Mailing Address* (only if different from covered property)

BUYER

First Name Last Name

Phone Number Email Address

Mailing Address* (only if different from covered property)

CLOSING COMPANY

Independence Title 2102374640

Closing Company Name Main Office Phone Number

18615 Tuscany Stone

Closing Company Address

San Antonio, TX 78258

City State ZIP

Estimated Closing Date Closing Number

Autumn Cooke

Closing Representative Name

acteam@independencetitle.com 2102374640

Closing Rep Email Closing Rep Phone Number

See the plan contract at [ahs.com/contracts](https://www.ahs.com/contracts) for coverage details including service fees, limitations and exclusions. Charges for non-covered items may apply. Plan is subject to \$50,000 aggregate limit of liability.

*Electronics Protection Plan: The Electronics Protection Plan is provided by Allstate Protection Plans and can only be purchased in conjunction with an American Home Shield Home Service Plan. Plan is subject to a \$2,000 per claim limit and a \$5,000 aggregate claim limit.

**Not available for condos/townhomes/mobile homes.

†Available only with the ShieldPlus and ShieldComplete plans.

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REAL ESTATE COMPANY

Initiating Real Estate Associate

☐ Buyer ☒ Seller

Coldwell Banker D'Ann Harper REALTORS® 210-483-7125

Real Estate Company Main Office Phone Number

18756 Stone Oak Parkway

Real Estate Office Address

San Antonio, TX 78258

City State ZIP

Becky Smith

Agent Name

2104837125

Agent Mobile Phone Number

bsmith@cbharper.com

Agent Email

Buyer Home Warranty \$

Buyer Optional Coverage Total \$

Seller Coverage Option \$

Grand Total \$

NOTE: Sales tax included in price.

☐ I accept the benefits of American Home Shield home warranty coverage.

☐ I decline the opportunity to purchase American Home Shield home warranty coverage.

Home Buyer or Seller Signature Date

☐ I (real estate professional) have presented American Home Shield home warranty coverage to my client.

American Home Shield may provide compensation to real estate brokers and their related companies for services provided in connection with its home warranty program. In connection with the program, a broker may provide information regarding you and your home to American Home Shield. By submitting this Enrollment Form, you authorize the broker to share such information with American Home Shield and authorize American Home Shield to use such information in connection with its program. You are not required to buy a home warranty and, if you want one, you are not required to buy it through a broker or sales associate.

Elizabeth A. Crissey, Executor 2/16/26