



3101 EVANS STREET, SUITE C GREENVILLE, NC 27834  
1913 N. BERKELEY BLVD, SUITE 5 GOLDSBORO, NC 27534

## PERFORMANCE OF NEEDED REPAIRS

Flagship Property Management may make or cause to be made any repairs, which in its opinion are necessary to preserve, maintain and protect the property. However, Flagship Property Management may not make any repairs costing more than \$250.00 without prior approval of the owner, except as set forth herein. If Flagship Property Management determines that a repair costing in excess of \$250.00 is necessary, the Flagship Property Management will notify the owner by one or more means of communication using contact information previously supplied by the owner. From this time of contact, the owner will have seventy-two (72) hours to respond to Flagship Property Management to indicate whether the owner wishes for Flagship Property Management to make the stated repairs or cause them to be made. As repairs are often "time-sensitive", the Flagship Property Management must insist upon strict owner observance of the seventy-two (72) hour deadline for responding to the Flagship Property Management's notice of the repair need. If Flagship Property Management is not contacted by the owner within the seventy-two (72) hour period, Flagship Property Management may, in its discretion, undertake any repair work that Flagship Property Management deems to be necessary and the owner shall fully reimburse Flagship Property Management for all such costs and related expenses incurred in performing such repairs. In the case of any repairs deemed to be an emergency, Flagship Property Management may, without prior owner contact or approval, incur such expenses as are reasonably necessary to preserve and maintain the property, protect the health of the occupants, or prevent further damage to any physical structures

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