

True Leaf Lawn & Landscape, LLC

# Estimate

8000 125th Street  
Seminole, FL 33772

Date	Estimate #
2/23/2025	1238

Name / Address
Ameri-Tech Community Management 24701 US Highway 19 North Suite 102 Clearwater, Florida 33763

Ship To
Tarpons Highlands 1 Tarpon Springs, Florida

Project
Tarpon Highlands 1 ...

Description	Qty	Rate	Total
Per request, remove and replace damaged sod areas on building fronts for curb appeal. This estimate is for the pool house to the East corner, and buildings 4, 3, 2, and 1. Remove and replace 1500 sqft of damaged turf areas with St. Augustine turf. Before removal we will flag irrigation heads to minimize any damage during demo. Once install is completed we will run the irrigation system to ensure there are no breaks and adequate coverage. Irrigation not to exceed \$400. Est. sent 02.23.2025	1	3,932.86	3,932.86
<b>Total</b>			\$3,932.86

# ESTIMATE

Oaks Lawn & Tree Services, Corp  
5116 Trouble Creek Road  
New Port Richey, FL 34652

oakslawn@oakslawnandtree.com  
+1 (727) 339-9671  
oakslawnandtreeservice.com



**Bill to**  
Richard Troxell  
Tarpon Highlands 1  
98 S Highland Ave  
Tarpon Springs, FL 34689

**Ship to**  
Richard Troxell  
Tarpon Highlands 1  
98 S Highland Ave  
Tarpon Springs, FL 34689

## Estimate details

Estimate no.: 3692  
Estimate date: 03/06/2025  
Expiration date: 04/06/2025

#	Product or service	Description	Qty	Rate	Amount
1.	LANDSCAPE	<p>Area 1</p> <p>Remove and replace damaged sod areas on building fronts for curb appeal.</p> <p>Area 1 includes the pool house to the East corner, and buildings 4, 3, 2, and 1.</p> <p>Remove and replace 1500 sqft of damaged turf areas with St. Augustine turf.</p> <p>Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.</p> <p>Irrigation not to exceed \$400.</p>	1	\$2,700.00	\$2,700.00
2.	LANDSCAPE	<p>Area 2</p> <p>Remove and replace damaged sod areas on building fronts for curb appeal.</p> <p>Area 2 includes the big strip at 98th S Highland entrance from the side of building 1 to building 10 sidewalk.</p> <p>Remove and replace 2000 sqft of</p>	1	\$3,600.00	\$3,600.00

damaged turf areas with St. Augustine turf.

Before removal we will flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.

Irrigation not to exceed \$400.

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3.	LANDSCAPE	Area 3	1	\$1,530.00	\$1,530.00
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Remove and replace damaged sod areas on building fronts for curb appeal.

Area 3 includes the damaged turf areas on the building fronts of 8,9,10,11, and 13.

Remove and replace 850 sqft of damaged turf areas with St. Augustine turf.

Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.

Irrigation not to exceed \$300.

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4.	LANDSCAPE	Area 4	1	\$2,250.00	\$2,250.00
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Remove and replace damaged sod areas on building fronts for curb appeal.

Area 4 includes the damaged turf areas on the building fronts of 15, 16, 17, 18, and 21.

Remove and replace 1250sqft of damaged turf areas with St. Augustine turf.

Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.

Irrigation not to exceed \$400

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<b>Total</b>	<b>\$10,080.00</b>
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### Note to customer

If you have any questions, please contact Christian at (727) 297-6881 or email gm@oakslawnandtree.com

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Expiry date	04/06/2025
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Accepted date

Accepted by

# Anchor Lawn Care

4329 Grand Boulevard  
New Port Richey, Florida 34652  
7272770595

Joseph@AnchorLawnCare.com | www.AnchorLawnCare.com



## RECIPIENT:

### Tarpon Highlands 1

98 South Highland Avenue  
Tarpon Springs, Florida 34689

Phone: (727) 741-4282

## Quote #631

Sent on

Feb 26, 2025

**Total**

**\$8,328.00**

Product/Service	Description	Qty.	Unit Price	Total
(Area 1) St. Augustine Sod	Per Square Foot Includes: Prep, tear out, delivery and installation.	1500	\$1.33	\$1,995.00
(Area 2) St. Augustine Sod	Per Square Foot Includes: Prep, tear out, delivery and installation.	2000	\$1.33	\$2,660.00
(Area 3) St. Augustine Sod	Per Square Foot Includes: Prep, tear out, delivery and installation.	850	\$1.33	\$1,130.50
(Area 4) St. Augustine Sod	Per Square Foot Includes: Prep, tear out, delivery and installation.	1250	\$1.33	\$1,662.50
Irrigation Wet Check	Wet checks include zones that encompass sod areas. We will address any breaks or heads up to a total value of \$100. The total itemized cost is applicable for each sod area. For repairs exceeding \$100 in value, approval from a board member of Tarpon Highlands 1 will be required.	4	\$220.00	\$880.00

**A deposit of \$4,164.00 will be required to begin.**

**Total**

**\$8,328.00**

## Anchor Lawn Care

4329 Grand Boulevard  
New Port Richey, Florida 34652  
7272770595

Joseph@AnchorLawnCare.com | www.AnchorLawnCare.com



### Lawn Maintenance Terms and Conditions:

1. **Scope of Services:** Anchor Lawn Care ("the Company") provides professional lawn maintenance services including mowing, edging, string trimming, blowing, spraying weeds in beds, and trimming shrubs up to 10 feet in height.
2. **Cancellation Policy:** Clients must provide a minimum of 30 days' notice for cancellation of services. Failure to provide adequate notice may result in charges for scheduled services.
3. **Liability:** Anchor Lawn Care is not liable for damages to personal property such as toys, garden hoses, sprinkler systems, landscaping features, or structures, unless such damages are directly caused by negligence on the part of Anchor Lawn Care employees.
4. **Pet Waste Policy:** A \$5 fee will be charged for excessive dog waste found on the property during scheduled maintenance visits. Clients are responsible for cleaning up after their pets to avoid additional charges.
5. **Billing and Payment:** Monthly services will be billed on the first of each month for that month's services. Payment must be received before services commence, and the card on file will be charged after the first invoice is paid.
6. **Modification of Services:** The Company reserves the right to modify or adjust services as necessary to ensure the quality and efficiency of lawn maintenance operations. Please note that for properties with back yards or fenced areas, we are not obligated to provide mowing services if there isn't a minimum 36.5-inch opening for lawn mower access.
7. **Inclement Weather:** In the event of inclement weather, the Company may need to reschedule services for the safety of our team and the preservation of the client's property.
8. **Client Responsibilities:** Clients are responsible for providing clear access to the property on scheduled service days, including unlocking gates and removing any obstacles that may hinder the performance of services.
9. **Satisfaction Guarantee:** We strive to provide high-quality service to all our clients. If you are not satisfied with any aspect of our service, please contact us within 24 hours, and we will work to address your concerns promptly.
10. **Arbitration:** Any disputes arising from these terms and conditions will be resolved through arbitration in accordance with the laws of the state of Florida.

By accepting our estimate, you agree to abide by these terms and conditions.

### Landscape Installation Terms and Conditions:

1. **Scope of Work:**  
Anchor Lawn Care ("the Company") specializes in landscape design and installation services. All estimates provided by the Company are based on the scope of work agreed upon with the client.
2. **Payment Terms:**
  - a. **Deposit:** A deposit equal to half of the total project amount is due upon approval of the estimate.
  - b. **Final Payment:** The remaining balance is due upon completion of the project.
  - c. **Card on file** will automatically be charged on completion of job before leaving the site. If different form of payment would like to be used you must notify us before completion.
  - d. **Cancellation Fee:** If the client cancels the project before the commencement of work, a cancellation fee of 10% of the total project amount will be charged.
3. **Change Orders:**
  - a. **Definition:** Any changes to the original scope of work requested by the client after the commencement of the project are considered change orders.
  - b. **Payment:** Change orders require a 50% upfront payment before work on the changes begins.
4. **Liability:**  
The Company shall not be held liable for any damages, losses, or injuries incurred on the client's property during the course of the project, except in cases of negligence on the part of the Company.
5. **Warranty:**
  - a. The Company provides a thirty (30) day warranty on all materials and workmanship.
  - b. This warranty does not cover damages resulting from natural disasters, misuse, or neglect by the client.
6. **Dispute Resolution:**  
Any disputes arising from this agreement shall be resolved through arbitration in accordance with the laws of the state of Florida.

**Anchor Lawn Care**

4329 Grand Boulevard  
New Port Richey, Florida 34652  
7272770595

Joseph@AnchorLawnCare.com | www.AnchorLawnCare.com



7. Governing Law:

This agreement shall be governed by and construed in accordance with the laws of the state of Florida.

8. Acceptance:

By approving the estimate provided by Anchor Lawn Care, the client agrees to abide by these terms and conditions.

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

True Leaf Lawn & Landscape, LLC

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Tarpon Highlands 1 ...

Description	Qty	Rate	Total
Per request, remove and replace damaged sod areas on building fronts for curb appeal. This estimate is for damaged turf areas on the building fronts of 15, 16, 17, 18, and 21. Remove and replace 1250 sqft of damaged turf areas with St. Augustine turf. Before removal we will flag irrigation heads to minimize any damage during demo. Once install is completed we will run the irrigation system to ensure there are no breaks and adequate coverage. Irrigation not to exceed \$400. Est. sent 02.23.25	1	3,405.23	3,405.23
<b>Total</b>			\$3,405.23

# Estimate

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2/23/2025	1239

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Description	Qty	Rate	Total
Per request, remove and replace damaged sod areas on building fronts for curb appeal. This estimate is for the big strip at 98th S Highland entrance from the side of building 1 to building 10 sidewalk. Remove and replace 2000 sqft of damaged turf areas with St. Augustine turf. Before removal we will flag irrigation heads to minimize any damage during demo. Once install is completed we will run the irrigation system to ensure there are no breaks and adequate coverage. Irrigation not to exceed \$400.	1	4,926.88	4,926.88
<b>Total</b>			\$4,926.88





*The New Standard in Landscape Maintenance*

**1.888.RED.TREE**

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday FL 34690

## **Sod Replacement Proposal**

FOR

### ***Tarpon Highlands 1***

Attention: Richard Keith Troxell

March 12, 2025

#### **Scope of Work**

#### **AREA 1**

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 1 includes the pool house to the East corner, and buildings 4, 3, 2, and 1.
- Remove and replace 1500 sq ft of damaged turf areas with St. Augustine turf.
- Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.
- Irrigation not to exceed \$400.

<b>SERVICE</b>	<b>COST</b>
<b>SOD REPLACEMENT</b>	<b>\$3,375.00</b>
<b>IRRIGATION</b>	<b>NTE \$400.00</b>

## AREA 2

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 2 includes the big strip at 98th S Highland entrance from the side of building 1 to building 10 sidewalk.
- Remove and replace 2,000 sq ft of damaged turf areas with St. Augustine turf.
- 
- Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.
- Irrigation not to exceed \$400.

SERVICE	COST
SOD REPLACEMENT	\$4,500.00
IRRIGATION	NTE \$400.00

## AREA 3

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 3 includes the damaged turf areas on the building fronts of 8, 9, 10, 11, and 13.
- Remove and replace 850 sq ft of damaged turf areas with St. Augustine turf.
- Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.
- Irrigation not to exceed \$300.

SERVICE	COST
SOD REPLACEMENT	\$1,912.50
IRRIGATION	NTE \$300.00

## AREA 4

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 4 includes the damaged turf areas on the building fronts of 15, 16, 17, 18, and 21.
- Remove and replace 1,250 sq ft of damaged turf areas with St. Augustine turf.
- Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.
- Irrigation not to exceed \$400.

SERVICE	COST
SOD REPLACEMENT	\$2,812.50
IRRIGATION	NTE \$400.00

### SUMMARY OF COSTS

AREA	SOD	IRRIGATION
AREA 1	\$3,375.00	NTE \$400.00
AREA 2	\$4,500.00	NTE \$400.00
AREA 3	\$1,912.50	NTE \$300.00
AREA 4	\$2,812.50	NTE \$400.00
<b>TOTAL</b>	<b>\$12,600.00</b>	<b>NTE \$1,500</b>

\_\_\_\_\_  
Authorized Signature to Proceed

\_\_\_\_\_  
Date of Authorization

Proposal submitted by David Lucadano – President / Owner  
[daveluke@redtreelandscape.systems](mailto:daveluke@redtreelandscape.systems) / Cell phone: (727) 919-3913

True Leaf Lawn & Landscape, LLC

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## **Sod Replacement Proposal**

FOR

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March 12, 2025

#### **Scope of Work**

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<b>SERVICE</b>	<b>COST</b>
<b>SOD REPLACEMENT</b>	<b>\$3,375.00</b>
<b>IRRIGATION</b>	<b>NTE \$400.00</b>

## AREA 2

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 2 includes the big strip at 98th S Highland entrance from the side of building 1 to building 10 sidewalk.
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- 
- Before removal, flag irrigation heads to minimize any damage during demo. Once install is completed, run the irrigation system to ensure there are no breaks and adequate coverage.
- Irrigation not to exceed \$400.

SERVICE	COST
SOD REPLACEMENT	\$4,500.00
IRRIGATION	NTE \$400.00

## AREA 3

- Remove and replace damaged sod areas on building fronts for curb appeal.
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SERVICE	COST
SOD REPLACEMENT	\$1,912.50
IRRIGATION	NTE \$300.00

## AREA 4

- Remove and replace damaged sod areas on building fronts for curb appeal.
- Area 4 includes the damaged turf areas on the building fronts of 15, 16, 17, 18, and 21.
- Remove and replace 1,250 sq ft of damaged turf areas with St. Augustine turf.
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SERVICE	COST
SOD REPLACEMENT	\$2,812.50
IRRIGATION	NTE \$400.00

### SUMMARY OF COSTS

AREA	SOD	IRRIGATION
AREA 1	\$3,375.00	NTE \$400.00
AREA 2	\$4,500.00	NTE \$400.00
AREA 3	\$1,912.50	NTE \$300.00
AREA 4	\$2,812.50	NTE \$400.00
<b>TOTAL</b>	<b>\$12,600.00</b>	<b>NTE \$1,500</b>

\_\_\_\_\_  
Authorized Signature to Proceed

\_\_\_\_\_  
Date of Authorization

Proposal submitted by David Lucadano – President / Owner  
[daveluke@redtreelandscape.systems](mailto:daveluke@redtreelandscape.systems) / Cell phone: (727) 919-3913