

RED ENERGY SAVINGS PROTECTION PLAN

Telephone (203) 264-6571
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Service Department
 A.E. Olsen Service America
 P.O. Box 388
 1257 Southford Road
 Southbury, CT 06488

June 26, 1998

Gunn Memorial Library
 Wykeham Road
 Washington, CT 06793
 (860) 868-9116

We agree to provide you with a qualified Service Technician(s) to clean and service your air conditioning and/or heating equipment as listed below. Each tune-up will include:

- * Checking refrigerant operating pressures
- * Checking/cleaning indoor and outdoor coils
- * Replacing oil burner nozzle and oil filter
- * Oiling motors and moving parts
- * Replacing or cleaning washable air filters
- * Checking Thermostat operation in heating/cooling
- * Checking condensate disposal system
- * Cleaning burner and heat exchanger

No repairs or improvements will be undertaken without your authority. Labor and material for such repairs, if needed, will be discounted 15% from our prevailing rates. Emergency service calls will be charged at our prevailing rates - less 15% discount on labor and material. Replacement heating or air conditioning units do not qualify for the 15% discount. This 'Protection Plan' may be terminated by either party upon 30 days written notice.

Additional Benefits:

- * Emergency service 24 hours per day, 365 days per year.
- * Improved efficiency for lower operating costs.
- * Extended equipment life.
- * Priority customer service.

Location

Gunn Memorial Library
 Wykeham Road
 Washington, CT

- 1-Evapco cooling tower
- 4-ClimateMaster HS-060H water source heat pumps
- 1-ClimateMaster HS-036H water source heat pumps
- 1-ClimateMaster VS-048H water source heat pumps
- 4-ClimateMaster CS-19G console w/s heat pump
- 3-ClimateMaster CS-12G console w/s heat pump
- 2-ClimateMaster CS-09G console w/s heat pump

Equipment Covered

Coling Tower
 Add treatment to coling tower

Now
 # 11 Genex accepted
 1.5% effus
 for 2/yr

* All equipment is serviced twice annually. Cooling tower service will include: cleaning strainer and pan, clean and check bleed-off valve operation, lubricate circulation pumps, clean and check float valve assembly for make up water, check and clean water distribution nozzles, lubricate fan bearings and check fan rotation, check amp draws on motors, check and adjust belt tension if applicable.

All work performed as per manufacturer specifications. Labor Guaranty All labor on

Bill for repairs - 15 min increments

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[Signature]

7/13/98

11/13