



LET US HELP YOU SELL YOUR HOME FASTER.

When trying to sell your home, you want to make it stand out from the rest. An American Home Shield Home Protection Plan is the perfect marketing tool! It can help your home sell faster and for a higher price. Ask your real estate professional to include an AHS Home Protection Plan on your listing.

Compliments of:



American Home Shield

A *ServiceMASTER* COMPANY

1 800 735 4663 • ahshome.com



HELPFUL HINTS for selling your home.

American Home Shield

Worry less. Live more.



MOVING TO-DO LIST

At Closing

- Request an American Home Shield® Home Protection Plan on your new home

Two Weeks Before Move

- Change address on driver's license, auto registration, voter's registration, credit cards and with doctors, veterinarian, utility companies, subscriptions to magazines and newspapers and your employer
- Submit a postal change of address form online
- Notify utility companies the date for final meter reading
- Empty your lawnmower and power tools of fuel, etc.

1-5 Days Before Move

- Defrost freezer and empty ice maker and ice cube trays
- Clean refrigerator, stovetop and oven
- Disconnect and drain all appliances if these are moving with you
- Make calendar to plan room-by-room packing and track your progress
- Have payment for movers ready
- Confirm travel arrangements
- Confirm arrival time of movers/pick-up time of rental truck
- Gather and clean outdoor furniture
- Return cable box, cable modem and DSL modem if necessary
- Pack suitcase of each family member with clothes and toiletries to get through the first three days
- Use towels, t-shirts and pillows for padding around breakables to save space

Moving Day

- Check that all cupboards, closets, dishwasher and other appliances are empty
- Give movers a tour and instructions for what is being moved
- Separate the items you'll move yourself from the items you want the movers to handle
- Ensure parking space for moving van/truck
- Take note of utility meter readings
- Leave a note with your new address in the house so that future residents can forward any stray mail

Due to the general nature of the property maintenance and improvement advice in this material, neither American Home Shield Corporation, nor its licensed subsidiaries assumes any responsibility for any loss or damage which may be suffered by the use of this information.

▷ All systems go

- Contact American Home Shield® to purchase a home protection plan. It may significantly increase the perceived value of your home, help your home sell faster, help protect your budget from unexpected expenses and limit potential after-sale problems
- Check all wood surfaces for weathering and paint deterioration
- Check all decks, patios, porches, stairs and railings for loose parts
- Check roof for loose or missing shingles, check ceiling and attic for water penetration
- Clean areas around indoor and outdoor heating and cooling equipment
- Inspect all faucets for corrosion or hard water deposits that slow water flow
- Have slow running drains cleaned
- Make sure all sinks and bathtub stoppers hold water
- Learn location of electrical service panels and label each circuit
- Have air conditioning condensation lines cleaned

▷ Make your home shine

- Clean upholstery and polish wood surfaces. Clean, neat, well-kept rooms make a good impression and show your home in a favorable light
- Clean carpets and remove spots
- Clean walls and wax woodwork
- Clean, wax and polish all hard surface floors
- Clean windows inside and out – glass, frames and ledges
- Clean draperies and open to maximize natural light
- Clean bathrooms thoroughly – floors, walls, fixtures and tiles
- Clean kitchen ceiling, cabinets, appliances and fixtures. Wax and polish kitchen floor
- Clean attic, garage and other storage areas
- Clean closets and hang clothes neatly. Store shoes, luggage and other articles neatly
- Clean your swimming pool until it sparkles

▷ Increase your curb appeal

- Mow and edge your lawn regularly
- Prune and trim trees and shrubs
- Rake leaves - pick up fallen limbs
- Replace dead or diseased plants and shrubs
- Cover beds and gardens with 1-4 inches of mulch to conserve moisture, reduce weed growth and maintain uniform temperature
- Clean out flower beds and plant seasonal flowers to enhance the beauty of your yard
- Re-paint or re-stain lawn furniture
- Repair and re-paint fences, decks and screen doors
- Discard old or broken lawn furniture, flower pots and hanging baskets
- Sweep walkways, patios, decks, steps and porches
- Water your lawn, including trees and shrubs regularly and consider fertilization

AMERICAN HOME SHIELD® IS PART OF THE SERVICEMASTER® FAMILY OF BRAND:



We simplify and improve the quality of our customers' lives. We do this by providing flexible home repair and maintenance solutions that help our customers worry less and live more.



Amerispec® has been in business for more than 20 years, and our well-trained inspectors provide thorough, detailed home inspections that can be augmented with a variety of other inspections like pools, spas, septic systems and more. After inspection, you'll receive a comprehensive report for your own personal reference. Not only that, but we're here for you if you have any questions after the inspection is completed.



Furniture Medic® provides on-site furniture repair and restoration services that offer consumers an alternative to replacing damaged wood furnishing and fixtures. Furniture Medic specializes in wood repair and restoration for antiques, millwork, paneling, doors, banisters, cabinetry, mantels and more. Through our excellent craftsmanship, we can often offer repair even water-and fire-damaged furniture to pre-loss condition.



At Merry Maids®, we are committed to cleaning your house like it was our own. We take the time to understand all your needs, work with your budget and customize an expert cleaning service that you'll be completely satisfied with every time – guaranteed.



ServiceMaster Clean® provides a thorough and professional cleaning process to rid your carpet of deep-down soil. Our experienced professionals utilize safe methods to treat your carpet leaving your home refreshed. ServiceMaster Clean provides you with the clean you expect and the service you deserve.



Terminix® has been protecting homeowners against termites and other pests for over 80 years. Today, more American homeowners trust Terminix than any other pest control company. Only Terminix promises you the same-day solution, a job done right the first time, 100% money back* and coverage for any future termite damage repairs while under contract. Guaranteed.



At TruGreen®, we make it easy for our customers to get the most out of their lawn by delivering customized lawn care solutions that are effective, innovative and responsible.

▷ Work out the bugs

- Contact Terminix®, a pest control service company, to inspect your home for pests and treat if necessary. The sight of just one pest can dramatically affect the way a prospective buyer views your home
- Also ask Terminix to inspect your home for termites. Many states require a clearance letter stating the home is free from any wood destroying organisms, so it's a good idea to have the inspection before closing
- Seal cracks and holes in the exterior of the home to prevent ants and other pests from entering
- Don't leave food or dirty dishes out in the open – yours or your pet's – to attract pests
- Be sure all doors and windows are properly sealed with tight-fitting screens and weather stripping
- Ensure that the attic and crawl space have sufficient ventilation. Proper ventilation creates an environment unsuitable for cockroaches and other pests. It also improves the heating and cooling efficiency of the home

▷ Keep your home humming

- Use vinegar to clean mineral deposits off the heating element of your dishwasher
- Clean oven, stove top and microwave
- Clean your disposal by pushing a full tray of ice cubes through it while running cold water. Follow with a lemon for a fresh scent
- Check your water heater and drain pan for leaks or corrosion
- Check heating and air conditioning filters every month
- Clean the dryer lint screen after each load of clothes has been dried and the unit is empty
- Once a year, clean the coils on the back or underneath refrigerator with a vacuum cleaner
- Inspect cold and hot water supply hoses for cracks and deterioration

▷ Appearance is everything

- Use 75-watt light bulbs to brighten rooms
- Arrange furniture to make rooms appear larger and provide maximum walk space
- Restore or repair damaged furniture or upholstery
- Repair or re-finish damaged doors, molding and paneling
- Remove ashes and soot from fireplace, clean smoke marks
- Re-face or paint kitchen and bath cabinets at a fraction of the cost of new cabinets
- Polish and buff wood furniture to eliminate surface scratches and enhance the look of the room
- Sell or store extra furniture so that the house looks open and spacious
- Deodorize the entire house to remove unpleasant odors, such as mildew, smoke and cooking smells

 To learn more and receive DISCOUNTS
visit www.svmoffers.com/newhome

*If within 30 days after an inspection or treatment you aren't totally satisfied, we will refund the treatment or inspection charges, reimburse any prepaid services and cancel your plan.