



Service Agreement

Customer Name Hilton Community Executive
 Address 3737 Fifth Avenue Suite 204
 City San Diego
 Building Bellefontaine Condos

Agreement No. 7929-7334
 State CA Zip 92103 Proposal Date December 15, 2006
 Location 2400 Sixth Ave. San Diego, CA 92101 Loc. ID No. _____

Scope of Service

Johnson Controls, Inc. (JCI or Johnson Controls) and the Customer agree that the services checked below will be provided by JCI at the Customer's facility. The Terms and Conditions, Assurance Services, Equipment Listings, and Schedules included in this Agreement cover the rights and obligations of both the Customer and JCI.

Primary Air Conditioning Equipment	<input type="checkbox"/> PRIME <input checked="" type="checkbox"/> Basic	Reciprocating Air Conditioning Equipment	<input type="checkbox"/> Premium <input type="checkbox"/> Basic	Primary Heating Equipment	<input type="checkbox"/> Premium <input type="checkbox"/> Basic	Facility Management Systems	<input type="checkbox"/> Premium <input type="checkbox"/> Basic
Facility Operations	<input type="checkbox"/>	Associated Air Conditioning & Heating Equipment	<input type="checkbox"/> Premium <input checked="" type="checkbox"/> Basic	Automatic Temperature Controls	<input type="checkbox"/> Premium <input type="checkbox"/> Basic	Add'l Services	<input checked="" type="checkbox"/>
		Maintenance Management Services	<input type="checkbox"/>	Training	<input type="checkbox"/>		

Extended Service Options for Premium and PRIME Coverages

On-site repair services will be provided during JCI's normal business hours, unless one of the following options is checked:
 24-5 Extended Service-JCI will provide response 24 hours a day, 5 days a week (Monday thru Friday, except JCI holidays).
 24-7 Extended Service-JCI will provide on-site response 24 hours a day, 7 days a week (including holidays).

Term/Automatic Renewal

This Agreement takes effect on January 15, 2007. It will continue for an original term of 5 year(s). It will automatically renew on a year-to-year basis after the original term ends unless the Customer or JCI gives the other written notice that it does not want to renew. The notice must be delivered at least 30 days before the end of the original term or of any renewal year. Renewal price adjustments are discussed in the Terms and Conditions.

Refrigerant Charges

Refrigerant is not included under the service agreement and will be billed separately for all levels of service agreements

Price and Payment Terms

The total price for JCI's service during the original term of this Agreement is \$2,965.00 annually. This amount will be paid to JCI in 1 installments of \$2,965.00

These payments will be due and payable when the Customer receives JCI's Invoice and in advance of the services JCI is to provide.

By _____
 Signature _____
 Title _____
 Date 1/9/07
 JCI Manager (proposal not valid until signed by JCI Manager)

By _____
 Signature Prop Wehr
 Title _____
 Date 1-3-07
 This proposal is valid for thirty days from proposal date.

JCI Branch San Diego Branch Phone # (858) 560-9966 Customer P.O. # HVAC
 Branch Address 9630 Ridgeway Court, Suite A, San Diego, CA 92123 Renewal Date January 14, 2012

Additional Terms and Conditions follow