

**CERTIFICATE OF  
SUBSTANTIAL  
COMPLETION**

AIA DOCUMENT G704

Distribution to:  
OWNER   
ARCHITECT   
CONTRACTOR   
FIELD   
OTHER

B55X 19 FEB 1985

PROJECT: 105 North Street  
(name, address) Greenville, SC

ARCHITECT: DALTON MORGAN SHOOK & PARTNERS, INC

ARCHITECT'S PROJECT NUMBER: 8015

TO (Owner):

CONTRACTOR: Morris Construction Co.

105 North Street Partnership  
Kuester Development  
5921 Park Road, Suite 510  
Charlotte, NC 28209.

CONTRACT FOR: General Construction

CONTRACT DATE:

DATE OF ISSUANCE: 19 March 1985

PROJECT OR DESIGNATED PORTION SHALL INCLUDE: Entire Scope of Project Including  
Work in Change Order #1.

The Work performed under this Contract has been reviewed and found to be substantially complete. The Date of Substantial  
Completion of the Project or portion thereof designated above is hereby established as

which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below.

**DEFINITION OF DATE OF SUBSTANTIAL COMPLETION**

The Date of Substantial Completion of the Work or designated portion thereof is the Date certified by the Architect when  
construction is sufficiently complete, in accordance with the Contract Documents, so the Owner can occupy or utilize the  
Work or designated portion thereof for the use for which it is intended, as expressed in the Contract Documents.

A list of items to be completed or corrected, prepared by the Contractor and verified and amended by the Architect, is  
attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all  
Work in accordance with the Contract Documents. The date of commencement of warranties for items on the attached list will  
be the date of final payment unless otherwise agreed to in writing.

DALTON MORGAN SHOOK & PARTNERS, INC

ARCHITECT

BY

*William J. Shook*

22 MAR 85  
DATE

The Contractor will complete or correct the Work on the list of items attached hereto within \_\_\_\_\_ days  
from the above Date of Substantial Completion.

MORRIS CONSTRUCTION CO.

CONTRACTOR

BY

*Kenneth H. Shook*

2/29/85  
DATE

The Owner accepts the Work or designated portion thereof as substantially complete and will assume full possession thereof  
at \_\_\_\_\_ (time) on \_\_\_\_\_ (date).

105 NORTH STREET PARTNERSHIP

OWNER

BY

*Kevin S. Kuester*

4/19/85  
DATE

The responsibilities of the Owner and the Contractor for security, maintenance, heat, utilities, damage to the Work  
and insurance shall be as follows:

(Note—Owner's and Contractor's legal and insurance counsel should determine and review insurance requirements and coverage; Contractor  
shall secure consent of surety company, if any.)