

State of Tennessee Real Estate Asset Management
SUPPLEMENTARY CONDITIONS

MODIFICATIONS
to the
CONDITIONS OF THE CONTRACT

The following supplements modify, change, delete from or add to the Conditions of the Contract:

AIA Document A201
GENERAL CONDITIONS
of the Contract for Construction,
Fifteenth Edition, 1997

Where an Article, Paragraph, Subparagraph or Clause of Conditions is modified or deleted by Supplementary Conditions, unaltered provisions of that Article, Paragraph, Subparagraph or Clause shall remain in effect.

ARTICLE 3
CONTRACTOR

3.22 RECORDS

3.22.1 The Contractor shall maintain documentation for all charges under this Contract. The books, records, and documents of the Contractor, for work performed or money received under this Contract, shall be maintained for a period of five (5) full years from the date of the final payment and shall be subject to audit at any reasonable time and upon reasonable notice by the State, the Comptroller of the Treasury, or their duly appointed representatives. The financial statements shall be prepared in accordance with generally accepted accounting principles.

ARTICLE 11
INSURANCE

11.4.1 Delete first sentence and substitute:

The Contractor shall purchase from and maintain, with a company or companies licensed to do business in Tennessee by the Department of Commerce and Insurance, property insurance written on a builder's risk "all risk" or equivalent policy form in the amount of the initial Contract Sum plus value of subsequent Contract modifications for the covered project at the site on a replacement cost basis.

11.4.1.1 Delete the last two sentences and substitute: Any deductibles shall be the responsibility of the Contractor.

11.4.1.2 Delete clause.

11.4.1.4 Delete the clause in its entirety and substitute: This property insurance shall cover portions of the work stored off the site and also portions of the work in transit. The Contractor shall present a certificate of insurance demonstrating coverage of the property stored off the site or in transit at the time payment for that portion of the work is presented.

11.4.2 At beginning of first sentence delete "The Owner shall purchase..." and substitute "The Contractor shall purchase..."

11.4.6 Substitute all references to "Owner" with "Contractor", and substitute all references to "Contractor" with "Owner".

11.4.8 Delete clause.

11.4.9 At the end of the paragraph delete "after notification of a change in the work in accordance with Article 7."

END OF SECTION

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