

Michael and Patti Cheikin  
34820 Capstan Lane  
Lewes, DE 19958  
cell 610-639-6034,5  
cheikinm@msn.com patti.cheikin@gmail.com

May 2, 2022

Ian McCarty, owner  
Coastal Home Experts LLC  
6199 Kirby Rd.  
Milford DE 19963  
302-505-6423  
License Number #2018102502

Certified # 7009 1410 0000 7062 2881

Dear Ian:

We have not heard from you since the email you sent on 4/12 with an updated timeline. We have sent you two emails, enclosed, on 4/18 and 4/28 the contents of which are not reiterated in this letter, and which were which unanswered. Text messages to Meredith on 4/19, 4/22, 4/23 and 4/28 were unanswered. Patti also left voice mails on your number 302-505-6423 on 4/20, 4/23 and 4/28 which were also unanswered. We have been extraordinarily patient and trusting and are extremely disappointed in your conduct. We can no longer tolerate the lack of communication and minimal work at our house.

This certified letter will serve as addition proof of our numerous attempts to communicate with you.

You were only on the site on 4/25 and 4/26 for less than half a day each. The week before, you were only on the site on 4/20 and briefly on 4/21. This is clearly a breach of the contract in which you provided the following language:

**Start and complete on a 4-5 business week period...**

**We will continue the job until all is finished as agreed in this proposal / contract.**

We again urge you to communicate with us ASAP and provide an accurate timeline for completion.

If the site is not ready for templating of the granite on Thursday May 26, we you will be replaced as our contractor and we will begin legal proceedings.

**This letter will also serve notice that you and your agents will not be permitted any further access to our home after May 26 unless we grant permission in writing.**

We urge you to create a win-win by working cooperatively with us to fulfill the contract.

Sincerely,

Michael and Patti Cheikin

Encl: emails sent 4/18 and 4/24  
revised timeline sent by you 4/12