

# Owner's Manual & Assembly Guide

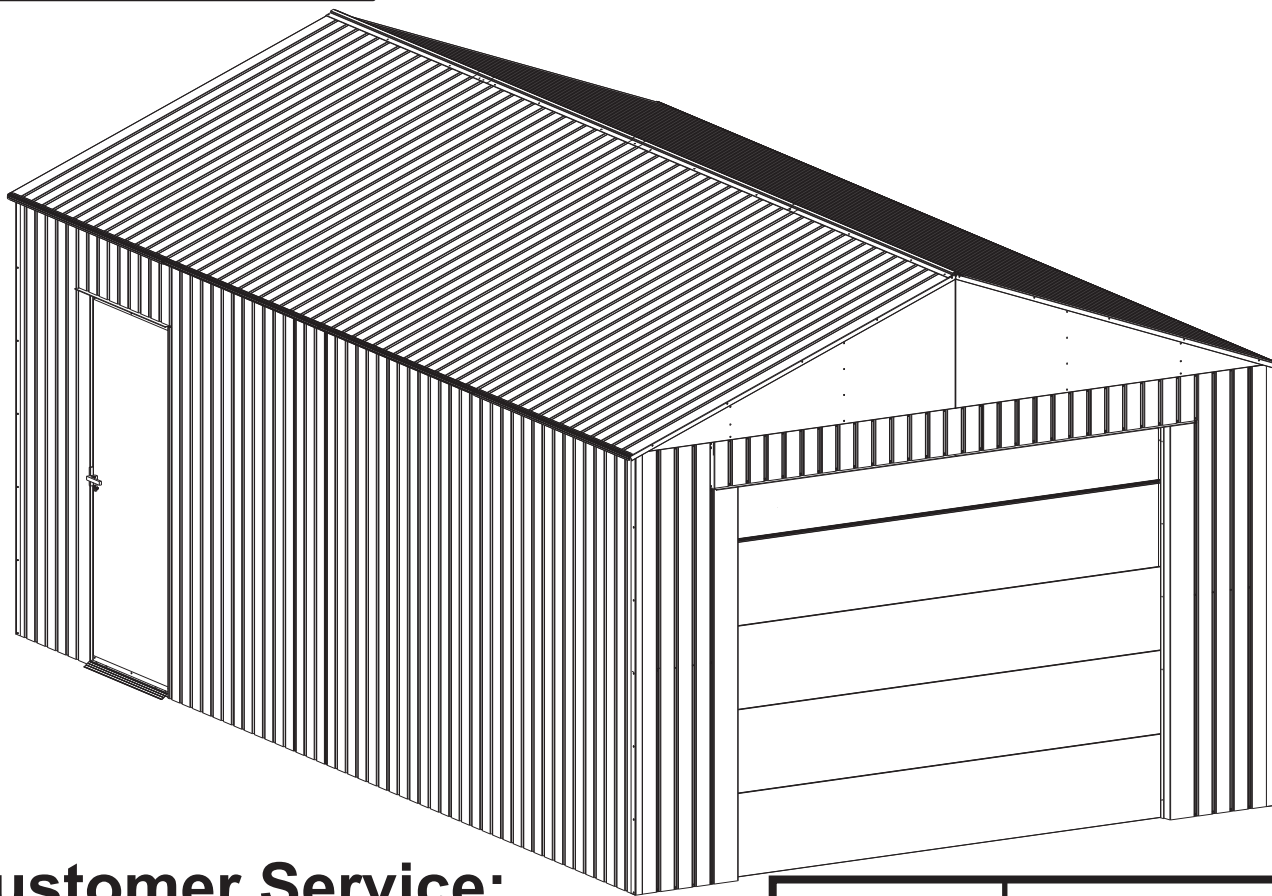
# SOJAG



## EVEREST SERIES

### 12' GARAGE

All Sizes



**Customer Service:**  
**1-800-851-1085 or**  
**assist@arrowsheds.com**

<b>Base Size</b>	142.13" x 119.25" 361,0 cm x 302,9 cm
<b>Additional per Extension</b>	142.13" x 60" 361,0 cm x 152,4 cm

#### BUILDING DIMENSIONS

† Size rounded off to the nearest foot

Approx.† Size	Storage Area		Exterior Dimensions (Roof Edge to Roof Edge)			Interior Dimensions			Door Opening	
			Width	Depth	Height	Width	Depth	Height	Width	Height
12' x 10'	116 Sq. Ft.	1043 Cu. Ft.	146.13"	123.56"	123.48"	141.13"	118.30"	122.23"	28.30" (Roll Up Door)	78.35" 83.66"
3,7 m x 3,0 m	10,8 m <sup>2</sup>	29,5 m <sup>3</sup>	371,2cm	313,8 cm	313,6 cm	358,5 cm	300,5 cm	310,5 cm	71,9 cm (Roll Up Door)	199,0 cm 212,5 cm

Each Extension adds an additional 60" (152,4 cm) in length, 59 Sq. Ft. (5,4 m<sup>2</sup>) additional storage area, and 529 Cu. Ft. (15,0 m<sup>3</sup>) additional storage volume.

\* See Inside for Detailed Safety Information.

**GB:** Assembly manual in additional languages available online.  
Scan QR code below to access.

**FR:** Manuel de montage disponible en ligne dans d'autres langues.  
Pour y accéder, scannez le code QR ci-dessous.

**DE:** Montageanleitung in zusätzlichen Sprachen online verfügbar.  
Scannen Sie den QR-Code unten, um darauf zuzugreifen.

**IT:** Manuale dell'assemblea in altre lingue disponibile online.  
Per accedere effettua la scansione del codice QR in basso.

**DT:** Samlingshåndbog i yderligere sprog til rådighed online.  
Scan QR kode nedenunder for at få adgang.

**SK:** Na internete je k dispozícii návod na zostavenie v ďalších jazykoch.  
Dostanete sa k nemu naskenovaním kódu QR.

**CZ:** Návod k montáži v dalších jazycích je k dispozici v online verzi.  
Přístup získáte po naskenování QR kódu níže.

**DE:** Monteringsmanual på ytterligare språk tillgängliga online.  
Skanna QR-kod nedan för att komma åt.

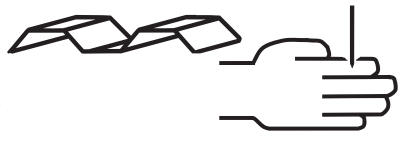
**RM:** Manualul de asamblare în alte limbi disponibile online.  
Scanați codul de mai jos pentru a accesa.



# SAFETY & MAINTENANCE

**Safety precautions *MUST* be followed at all times throughout the construction of your building!**

## sharp edges



Care must be taken when handling various pieces of your building since many contain sharp edges. Please wear work gloves, eye protection and long sleeves when assembling or performing any maintenance on your building.

## always practice proper tool safety



Practice caution with the tools being used in the assembly of this building. Be especially familiar with the operation of all power tools.

## beware of wind



Do NOT attempt to assemble your building on a windy day. The large panels can catch the wind like a "sail", causing them to be whipped around making construction difficult and unsafe.

Do NOT attempt to assemble your building before double checking that you have all the parts indicated on the parts list as well as all hardware. Any building left partially assembled may be seriously damaged by even light winds.

## don't focus weight on roof



NEVER concentrate your weight on the roof of the building. When using a step ladder make sure that it is fully open and on even ground before climbing on it.

## no children or pets at worksite



Keep children and pets away from the worksite during construction and until the building is completely assembled. This will help avoid distractions and any accidents which may occur.

## IMPORTANT NOTE ON ANCHORING

- Your building **MUST** be anchored to prevent wind damage. See anchoring page for more info.
- You must also have a temporary anchoring system in place in case you need to take a break from assembly.

### Exterior Care:

For a long lasting finish, clean the exterior surface. We recommend washing with a mild soap solution. DO NOT use power washing to clean your shed.

Combustibles and corrosives must be stored in air tight containers designed for chemical and/or combustible storage. Corrosive chemicals such as fertilizers, pesticides and herbicides should be cleaned off the interior and exterior surfaces immediately. Rust caused by chemical damage is not covered by the warranty.

Rust protection precautions may help to stop rust from developing, or stop it quickly as soon as it appears.

- Avoid nicking or scraping the coating surface, inside and out.
- Keep roof and base perimeter free of debris and leaves which may accumulate and retain moisture. These can do double damage since they give off acid as they decay.
- Touch up scrapes or nicks and any area of visible rust as soon as possible. Make sure the surface is free of moisture, oils, dirt or grime and then apply an even film of high quality touch-up paint.
- Various paint manufacturers provide products for rust treatment and coverage. If surface rust does appear on your shed we recommend treating those areas as soon as possible, following the paint supplier of your choice instructions.
- Our customer service department can provide the paint tinting formula for matching the color of your shed. We also have touch-up paint available for repairing small nicks and scratches.

**Roof:** Keep the roof clear of leaves and snow. Heavy amounts of snow on the roof can damage the building making it unsafe to enter.

**Fasteners:** Regularly check fasteners and retighten as necessary.

**General:** Wash off inked part numbers on coated panels with soap and water.

Please note, Manufacturer cannot be held responsible for any consequences due to buildings that are not installed per these instructions, or for damage due to weather conditions or acts of God.

**Keep these assembly instructions and owner's manual for future reference.**

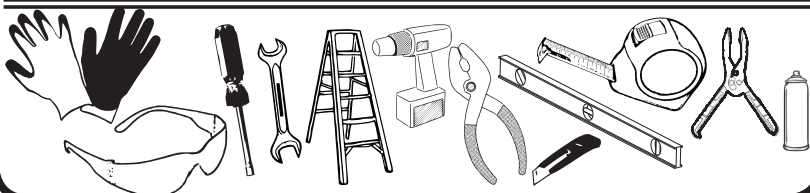
# ASSEMBLY TIPS & TOOLS

**Watch the Weather Closely:** Be sure the day you choose to install your building is dry and calm. Do **NOT** attempt to assemble your building on a windy day. Be careful on wet or muddy ground.

**Use Teamwork:** Two or more people are required to assemble your building. One person can hold the parts or panels in place while the other person fastens them together and handles the tools. This makes the process of assembling your building faster and safer.

**Tools and Materials:** Here is a list of some basic tools and materials you will need to assemble your building. Decide which method of anchoring and the type of base you will use to make a complete list of the materials you will need.

## WHAT YOU NEED



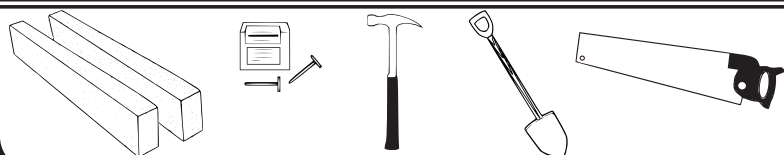
- Work Gloves
- Safety Glasses
- Nut Driver or Wrench
- Step Ladder 8'
- Power Drill (Cordless, Variable Speed)
- Pliers
- Utility Knife or Scissors
- Carpenter's Level
- Tape Measure
- Clamp
- Spray Lubricant

## RECOMMENDED TIME SAVERS



- Square
- String (for squaring the frame)
- Awl (to align holes)

## BASE PREPARATION TOOLS



- Lumber and/or Concrete
- Hammer and Nails
- Spade or Shovel
- Hand Saw or Power Saw

**How to Select and Prepare Your Building Site:** Before you start to assemble your building, you will want to decide on a good location. The best location is a level area with good drainage.

- Allow enough working space so it is not difficult to move parts into position for assembly. Also, there needs to be enough space outside the building to be able to fasten the panel screws from the outside.
- Before assembling any parts, your base should be constructed and an anchoring system should be ready to use.

# Base

## The Base For Your Building

### Concrete Slab

The slab should be at least 4" (10,2 cm) thick. It must be level and flat to provide good support for the frame. The following are the recommended materials for your base.

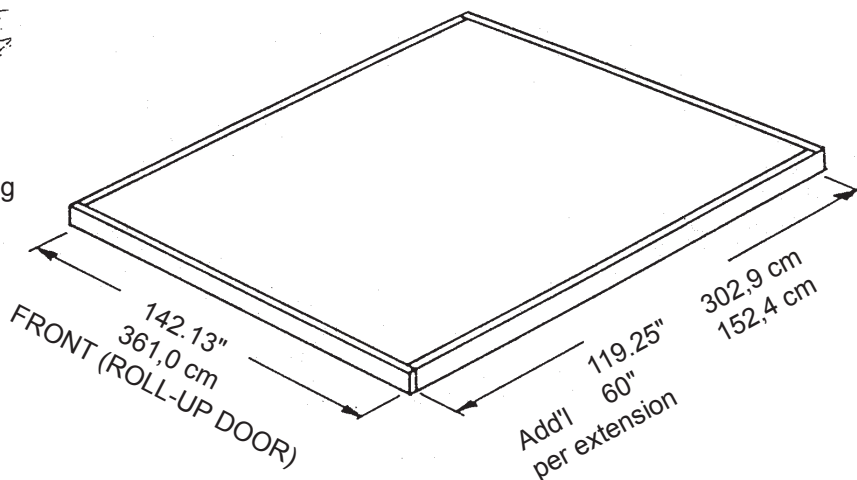
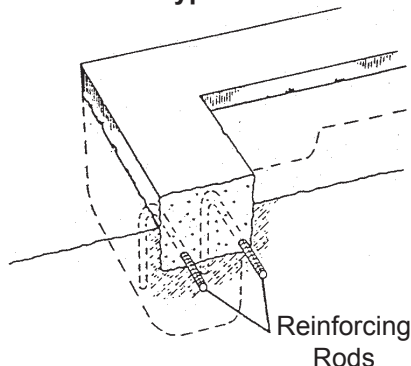
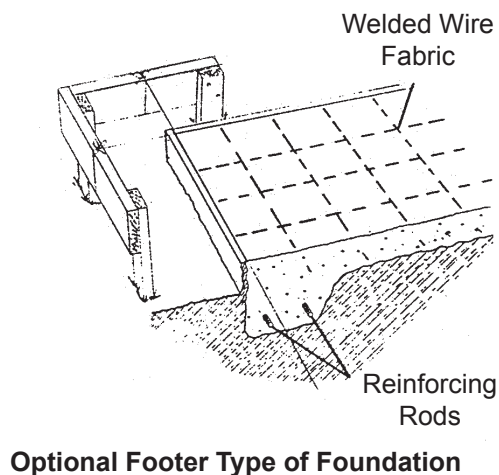
- ☐ 2 x 4's (38 mm x 89 mm) (will be removed once the concrete cures)
- ☐ Concrete ☐ Sheet of 6 mil plastic
- ☐ We recommend for a proper strength concrete to use a mix of:  
1 part cement ☐ 3 parts pea sized gravel ☐ 2 1/2 parts clean sand

### Prepare the Site/Construct a Base

1. Dig a square, 6" (15,2 cm) deep into the ground (remove grass).
2. Fill up to 4" (10,2 cm) in the square with gravel and tamp firm.
3. Cover gravel with a sheet of 6 mil plastic.
4. Construct a wood frame using four planks of 2x4 (38 mm x 89 mm) lumber.
5. Pour in concrete to fill in the hole and the frame giving a total of 4" (10,2 cm) thick concrete. Be sure surface is level.

Allow 3 - 5 hours for construction and a week for concrete curing time.

**Note:** Before beginning construction, check local building codes regarding footings, location and other requirements.



**Note:** Finished Slab dimensions, with lumber removed.

# Anchoring

## Anchoring Down The Building

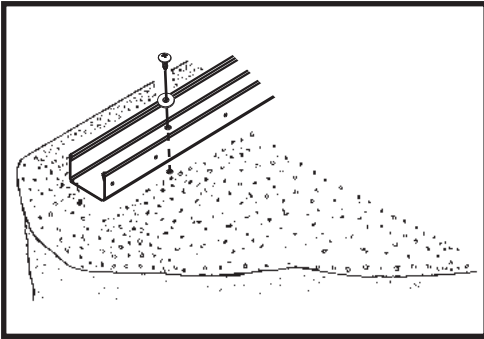
**It is important that the entire floor frame be anchored after the building is erected.**

Below are recommended ways of anchoring.

### Anchoring into Concrete:

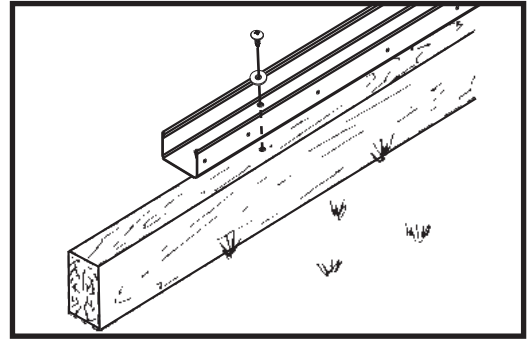
For poured concrete slab or footing or patio blocks:

Use 1/4" x 2" (6 mm x 51 mm) Lag Screws.



### Anchoring into Wood:

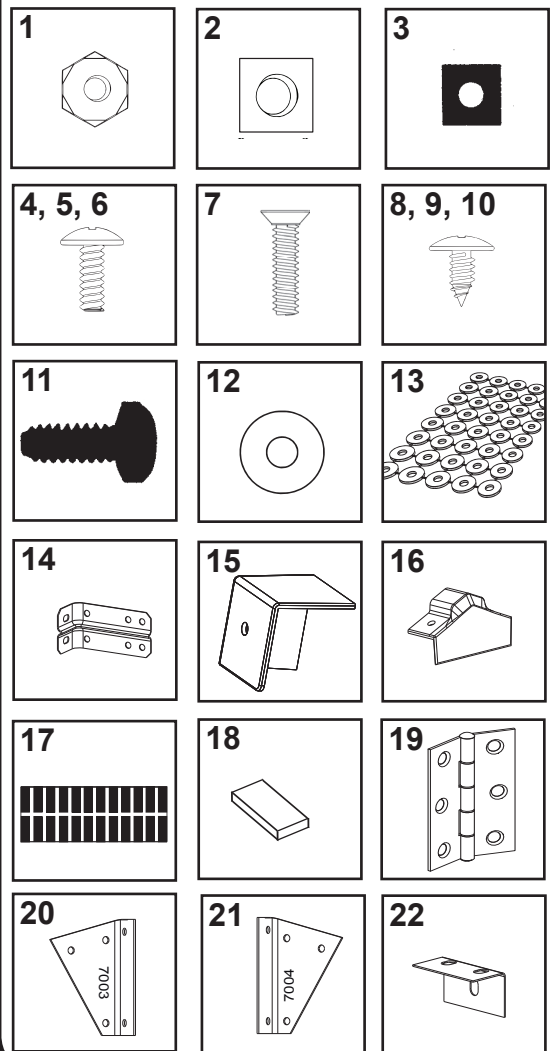
Use 1/4" (6 mm) Wood Screws. There are 1/4" (6 mm) dia. holes provided in the frames for proper anchoring.



# HARDWARE LIST...

Key No.	Part No.	Part Description	Qty.	✓ List
1	65103	Hex Nut (#8-32)	18	
2	65101	Square Nut (1/4-20)	10	
3	65106	Square Nut (#10-32)	243	
4	65943	Bolt (Bare) (#10-32 x 7/16) (10 mm)	143	
5	65943	Bolt (Wall Color) (#10-32 x 7/16) (10 mm)	64	
6	65943	Bolt (Roof Color) (#10-32 x 7/16) (10 mm)	36	
7	66783	Flathead Bolt (#8-32x1/2)	18	
8	66611	Tapping Screw (Bare) (#10AB x 1/2) (13 mm)	241	
9	66611	Tapping Screw (Wall Color) (#10AB x 1/2) (13 mm)	380	
10	66611	Tapping Screw (Roof Color) (#10AB x 1/2) (13 mm)	244	
11	65989	Hex Head Bolt (#1/4-20x1/2)	10	
12	65020	Flat Washer	8	
13	66646	Washer Sheet	18	
14	6228	Track Support	2	
15	60H	Corner Cap	4	
16	30003	Peak Cap	2	
17	30005	VHB Tape	1	
18	30018	Alcohol Wipe Packet	2	
19	66609	Hinge	3	
20	7003	Left Shear Plate	6	
21	7004	Right Shear Plate	6	
22	7022	Eave Bracket	4	

## Hardware Views by Key No.



Key No.	Part No.	Part Description	Qty.	✓ List
3	65106	Square Nut (#10-32)	44	
4	65943	Bolt (Bare) (#10-32 x 7/16) (10 mm)	34	
6	65943	Bolt (Roof Color) (#10-32 x 7/16) (10 mm)	10	
8	66611	Tapping Screw (Bare) (#10AB x 1/2) (13 mm)	140	
9	66611	Tapping Screw (Wall Color) (#10AB x 1/2) (13 mm)	90	
10	66611	Tapping Screw (Roof Color) (#10AB x 1/2) (13 mm)	126	
13	66646	Washer Sheet	6	
14	6228	Track Support	2	
20	7003	Left Shear Plate	6	
21	7004	Right Shear Plate	6	
22	7022	Eave Bracket	4	

The fasteners used in each step are shown actual size at the top of each page. If you are unsure which fastener to use, hold it up to the picture and use the one that matches.

**BB** - Bare Bolt  
**WB** - Wall Bolt  
**RB** - Roof Bolt  
**BS** - Bare Screw  
**WS** - Wall Screw  
**RS** - Roof Screw  
**N** - Nut  
**W** - Washer



# PARTS LIST...

**Confirm that all hardware and parts are present before attempting to assemble your Storage Unit.**

For missing or damaged parts contact Customer Service. Do not return to store.

## Customer Service:

**1-800-851-1085 or [assist@arrowsheds.com](mailto:assist@arrowsheds.com)**

Assembly Part Key No.	Part Number	Description	C1	C2	C3	Extension 1205M
1	6372	Gable Strut			4	2
2	6380	Gable Brace Outer			4	
3	6381	Gable Brace Mid			4	
4	6382	Gable Brace Center			2	
5	7942	Right Gable		2		
6	7943	Left Gable		2		
7	11149	Ridge Beam			12	
8	11150	Right Rear Frame			2	
9	11151	Frame, Side Floor			2	
10	11152	Channel, Side Wall	2			
11	11153	Panel, Wall Corner Narrow	4			
12	11154	Ridge Beam				6
13	11155	Floor Side Frame				2
14	11156	Corner Support Structural			8	
15	11157	Panel, Wall Full		10		4
16	11158	Frame, Front Floor			3	
17	11159	Channel, Side Wall				2
18	11160	Panel, Wall Half	1			
19	11161	Header Angle		2		
20	11162	Channel, Header			2	
21	11163	Channel, Mid Wall				2
22	11165	Channel, Mid Wall			2	
23	11166	Panel, Wall Half	3			2
24	11168	Panel, Wall Corner	4			
25	11169	Panel, Wall Half	1			
26	11170	Panel, Wall Full		1		
27	11171	Panel, Jamb Left		1		
28	11172	Panel, Wall Full		4		
29	11173	Panel, Wall Half	1			
30	11174	Panel, Roof Full		8		4
31	11175	Panel, Roof Half				2
32	11176	Channel, Side Door	1			
33	11177	Door Stop	2			
34	11178	Panel, Roof Corner Right	2			
35	11179	Column, Front			2	





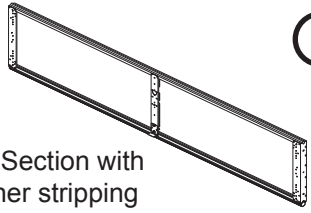
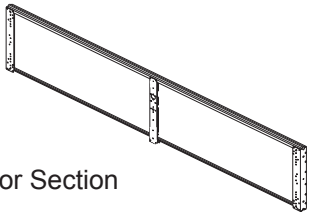
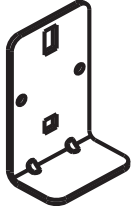
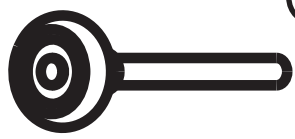
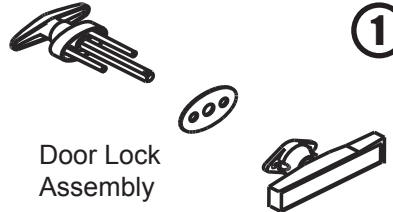
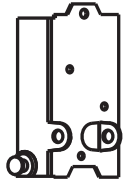
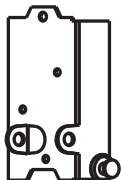
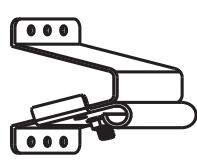


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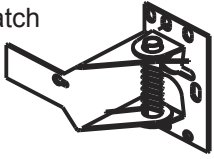

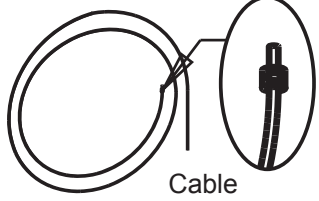


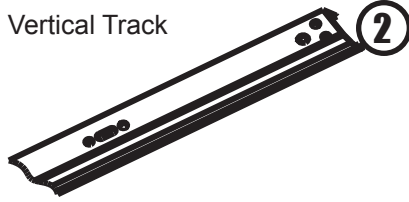
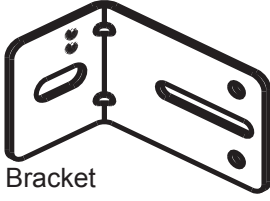

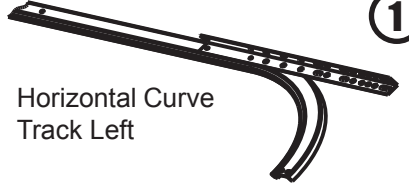
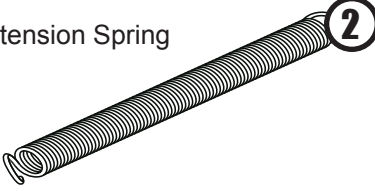
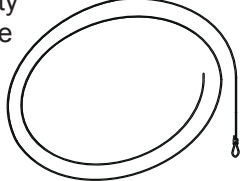
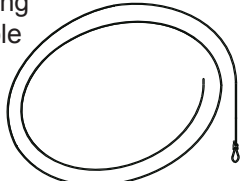

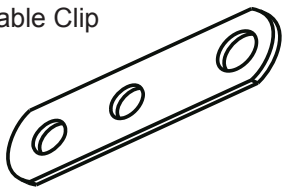

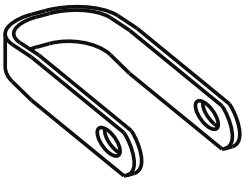
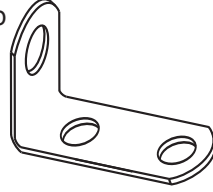
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Assembly Part Key No.	Part Number	Description	C1	C2	C3	Extension 1205M
	36	11180	Frame, Rear Right		1	
	37	11181	Header Angle Side	1		
	38	11182	Panel, Jamb Right	1		
	39	11183	Track Strut		2	
	40	11184	Frame, Side		1	
	41	11185	Panel, Jamb Right	1		
	42	11186	Truss, Column	3		2
	43	11187	Chord, Truss Upper	2		2
	44	11188	Chord, Truss Lower	2		2
	45	11189	Chord, Truss Lower	1		1
	46	11190	Chord, Truss Vertical	2		2
	47	11191	Chord, Truss Upper	2		2
	48	11192	Chord, Truss Diagonal	2		2
	49	11193	Panel, Door	1		
	50	11195	Door Brace, Vertical	2		
	51	11196	Channel, Door Horizontal	2		
	52	11197	Support, Door Track		4	
	53	11200	Panel, Door Back	1		
	54	11201	Lintel		1	
	55	11202	Ridge Cap Outside	2		
	56	11203	Trim, Side Roof Inside			2
	57	11204	Trim, Side Roof Outside	4		
	58	11205	Ridge Cap Inside			1
	59	11207	Panel, Wall Half	1		
	60	11290	Support, Right Track		1	
	61	11291	Lintel	1		
	62	11292	Ramp		1	
	63	30002	Handle, Side Door Assembly		1	
	64	80141	Frame, Side Floor Left		2	
	65	80143	Channel, Side Wall Left	2		
	66	80145	Frame, Front Floor Left		3	
	67	80147	Channel, Mid Wall Left		1	
	68	80149	Frame, Rear Left		1	
	69	80151	Panel, Roof Corner Left	2		
	70	80153	Panel, Jamb Left	1		
	71	80159	Left Rear Frame		2	
	72	80161	Panel, Wall Half	1		
	73	80191	Support, Left Track		1	

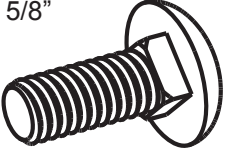
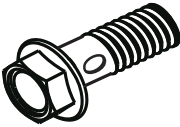
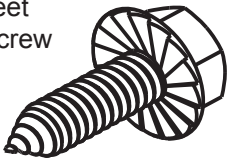
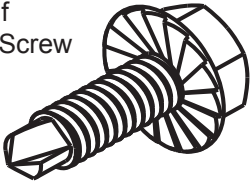
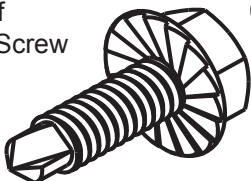

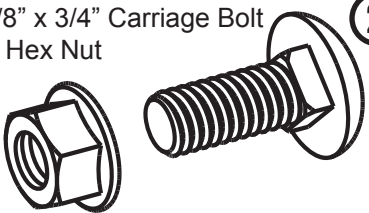
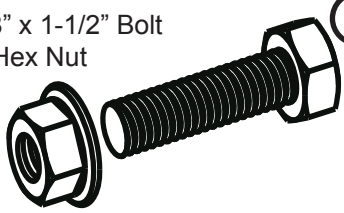
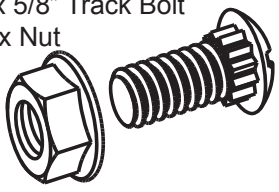
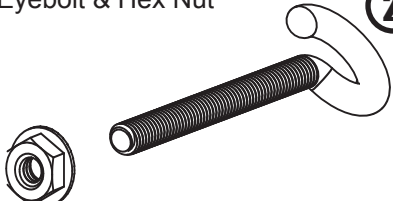
# Components for Garage Door (GD)

<p>#1 End Hinge</p>  <p>②</p>	<p>#2 End Hinge</p>  <p>②</p>	<p>#3 End Hinge</p>  <p>②</p>
<p>#1 Center Hinge</p>  <p>③</p>	<p>Door Section with weather stripping</p>  <p>①</p>	<p>Door Section</p>  <p>③</p>
<p>Inside Step Plate</p>  <p>①</p>	<p>Roller</p>  <p>⑩</p>	<p>Door Lock Assembly</p>  <p>①</p>
<p>Bottom Fixture Left</p>  <p>①</p>	<p>Bottom Fixture Right</p>  <p>①</p>	<p>Top Fixture</p>  <p>②</p>

# Components for Garage Door (GD)

<p>Snap Latch</p>  <p>②</p>	<p>Snap Latch Keeper</p>  <p>②</p>	 <p>①</p>
<p>Flag Angle Right</p>  <p>①</p>	<p>Flag Angle Left</p>  <p>①</p>	<p>Vertical Track</p>  <p>②</p>
<p>Track Bracket</p>  <p>④</p>	<p>Horizontal Curve Track Right</p>  <p>①</p>	<p>Horizontal Curve Track Left</p>  <p>①</p>
<p>Extension Spring</p>  <p>②</p>	<p>Safety Cable</p>  <p>②</p>	<p>Spring Cable</p>  <p>②</p>
<p>S Hook</p>  <p>②</p>	<p>Cable Clip</p>  <p>②</p>	<p>Pulley</p>  <p>④</p>
<p>Clevis</p>  <p>②</p>	<p>Cable Clip</p>  <p>②</p>	

# Hardware for Garage Door (GD)

<p>10-24 x 5/8" Bolt</p>  <p>2</p>	<p>Hex Bolt with Hole</p>  <p>1</p>	<p>1/4" Sheet Metal Screw</p>  <p>42</p>
<p>1/4" Self Drilling Screw</p>  <p>4</p>	<p>1/4" Self Drilling Screw Red</p>  <p>8</p>	<p>1/4" Wiz Nut</p>  <p>1</p>
<p>3/8" x 3/4" Carriage Bolt &amp; Hex Nut</p>  <p>2</p>	<p>3/8" x 1-1/2" Bolt &amp; Hex Nut</p>  <p>4</p>	<p>1/4" x 5/8" Track Bolt &amp; Hex Nut</p>  <p>14</p>
<p>Eyebolt &amp; Hex Nut</p>  <p>2</p>		