

danieller@thedesigncenters.com

Gehan Deco Template

Plan: 2110

Premier Series Pricing

Elevation: P

Effective Date 11/16/2015

Designer: DANIELLE RUSZCZYK

DECO Date: 1.7.16

Name: CLINTON AND JULIE FLETCHER

Swing: RIGHT

Lot: 35

Address: 1422 COLETO CREEK LANE

Subdivision: HIDDEN LAKES

Blk: 1

version 11.16.1115

Opt Code	Option Description	Details	Qty	Price
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Options without a price may not be applicable to plan or may be custom and must be priced at the Design Center. * Deco pricing is subject to change with deco updates, all deco appointments will be priced with the most current deco update.

MASONRY				
		Brick/Stone Color		
Standard	Standard Brick	SHELTERED BLUFF - BORAL	1	
Standard	Standard Stone ****Must Choose Elevation with Standard Stone****	Sonoma White/White Mortar-Boral	1	

PAINT				
Notes: PPG Paint				
Interior		Wall Color	Trim Color	
Standard	Standard Interior Paint with Delicate White Trim	Mocha	Delicate White	1
Exterior		Body/Siding	Trim Color	
Standard	Standard Exterior Paint	Stonehenge Greige	Same As Body/Siding	1
Per Plan	Cedar Shutter (All wood exterior accents)		Coffee Bean	1

EXTERIOR DOORS				
Rear Doors				
Standard	Full Lite 2'8" 6'8" Back Door			1
Front Doors (upgrades start with level 1)				
DR0EX028	Ext Door Level 1 - (6') - Wood Door no Lites	Knotty Alder 2 Panel w / V Grooves	Jacobean	1 990

INTERIOR TRIM				
Interior Doors				
DR0IN010	Interior Doors Group 2	Santa Fe		1 690
Other				
CDBM-LIV	8"X8" Wood Wrap Beam at Ceiling (Blocked prior to sheetrock) Locations are pre-specified per colored blue print (Price per Beam)	See Brochure for Beam Locations; Recessed Cans, Light Fixtures & HVAC subject to relocation	Double Espresso - FAMILY	3 1470

CABINETS - KITCHEN AND BATHS				
Cabinet Style				
CB004203	Cabinet Upgrade 2 - 42" Straight Uppers	Scottsdale Maple	Maple Color: Espresso	1 2680
Other (Pricing Is Valid For All Styles)				
Notes: Timberlake Cabinets				
CB000100	Hi-Lo Cabs in Master Bath			1 390

PREMIER APPLIANCES - GAS				
AP02G04S (Gas Pkg G4)	Dishwasher - WDT920SADM; Microwave - WMH32519CS; Oven - WOS51EC0AS; Cooktop - WCG51US0DS (30" Cooktop)	BUILT-IN UNDERCOUNTER OVEN WITH COOK TOP UPGRADED D/W **Option changes base cabinet to accommodate oven - no additional cabinet changes required (Bump out must be selected separately if buyer would like to add)**	COOK TOP OVER OVEN W/ MICROWAVE ABOVE	1 1790

COUNTERTOPS - KITCHEN				
Kitchen				
Standard	Granite Kitchen - Group 1 (See Design Center for Selections)	GRAPHITE	WATERFALL EDGE	1
CT2KT102	Undermount Kitchen Sink 2 (50/50 9" deep) Mirado 209	SS Undermount 50/50		1 563
Master Bath				
Notes: Pony wall cap and tub seat (plan specific) to Granite with this option				
CT0GR001	Granite Master Bath - Group 1 (See Design Center for Selections)	GRAPHITE	WATERFALL EDGE	1 388
Bath 2				
CT0GR001	Granite Bath 2 - Group 1	GRAPHITE	WATERFALL EDGE	1 150
Vanity Sinks				
CT2VS102	Vanity Sink - Undermount Mirado 1519 - White		Location: 2 AT MASTER BATH AND 1 AT BATH 2	3

BACKSPLASH				
			Grout	
BK000002	Backsplash - Floor Tile Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR WITH SHIMMER GLOSS MOSAIC (12X12 MESH) 1X1 - STORM CUT TO 3X3. PATTERN KBS 164.	SAHARA BROWN 27	1 456

FLOOR TILE				
All tile is laid straight unless other wise specified.				
Home Owner initials				
Kitchen/Breakfast				
TL000002	Tile Kitchen Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 485
Utility Room				
TL000002	Tile Utility Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 62
Back Entry				
TL000002	Tile Back Entry Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 14
Entry				
TL000002	Tile Entry Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 77
Extended Entry 1				
TL000002	Tile Ext Entry 1 Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 451
Powder Bath				
TL000002	Tile Powder Group 2 (See Design Center for Selections)	PINOT 13X13 - BROWN NOIR - STRAIGHT	SAHARA BROWN 27	1 38

Plumbing Packages - All baths				
Standard	Moen Chateau - Chrome		1	
MIRRORS / SHOWER DOORS / GLASS				
Notes: Master Bath and Secondary Standard Specifications - 42" Mounted Mirror/Standard Shower Door - Spartan Chrome Frame				
GLSMB0S1	Frameless Shower Door - Roman	Clear Glass	1	990
Standard	Framed Mirrors - Model 8258 (Std in powder bath ONLY)		1	
ELECTRICAL				
EL0PL020	GFI Outlet Interior	110v interior gfci	1	90
EL0LT040	Add Double Flood Light	1 Light Fixture/1 Switch/Circuit	1	280
Coach Lights				
Notes: Must select coach light w/wiring one time only (EL0LT030), then each additional light must be selected separately (EL0LT031). Upgrades are selected in addition to the fixtures/wiring.				
EL0LT031	Additional Coach Light Level 1 (Fixture only) Must select EL0LT030	Black P5700 Coach Light	2	460
Light Packages				
Standard	Trinity - Satin Nickel		1	STD
SECURITY / AUDIO-VIDEO / STRUCTURED WIRING OPTIONS:				
Standard	14" Wiring Cabinet in the Master Closet; 1 Cat 5 Phone and 2 RG6 Cable Drops; DSC 6 Zone Alarm Control, 1 LCD Key Pad, Motion Detector in the Family Room; Indoor Siren and Back Up Battery; Front, Back and House to Garage Service Door Contacts.	Bradford Electric	1	
AV000030	In-Wall Flex Conduit	1-1/2" flex conduit/plug	2	360
GUTTERS				
Standard	Front Only	CLAY	1	
INTERIOR DOOR HARDWARE				
Notes: Must Select RBFINISH if choosing Oil Rubbed Bronze				
Standard	Regina Ball - Satin Nickel		1	
FRONT DOOR HARDWARE				
Standard	Regina Ball w/ 660 Deadbolt - Satin Nickel		1	
Deco Sub Total \$ 14,135				
Structural Option from Contract \$ 13,000				
Contract Price \$				
Deco allowance from Contract \$ 2,330				
Amended Contract Price after Allowance \$				
Option Deposit required \$ 2,451				

A non refundable deposit must be paid in advance for any combination of Structural and Decorative options over \$15,000.00 as follows: A. Option deposit of 25% is required for all option totals in excess of \$15,000 up to \$50,000; B. Option deposit of 50% is required for all option totals from \$50,001 - \$100,000; C. Option deposit of 100% is required for all option totals in excess of \$100,000. Option deposits will be collected by the Design Center at the time of finalization. Electrical and Low Voltage wiring selections are included as part of the Design Center options and upgrades.

The Design Center deposit is due at the time the selection process is finalized. If any Design Center selections are discounted, the deposit will be calculated based off of full retail value of the Design Center options and upgrades. Any cash payment paid for any of the above additions is non-refundable in the event purchaser does not complete the Purchase of this home.

CHANGES WILL NOT BE ALLOWED AFTER CONTRACT IS EXECUTED BY BOTH PARTIES.

All other terms and conditions of said Real Estate Sales Agreement remain unchanged.

Gehan Homes and WBS are not responsible for the availability or in availability thereof, of the first or second choice brick selections. I understand that in the event my first brick choice is not available in due time for installation, my second choice brick will be ordered for installation on my home. This color sheet represents items which I/we have personally selected and provided the builder (Gehan Home) to preorder for construction of my/our new home. I/we understand that these items are preordered and no changes are allowed. I/we understand that shade variation can occur in any material. I/we understand the possibility that I/we may be required to reselect any item if not available in a timely manner for installation due to discontinued or back order. I/we have read and carefully checked each item, color and number on this sheet and agree that they are all correct and to my/our specifications.

Purchaser: Julie Fletcher

Purchaser: _____

Designer: Danielle Ruszczuk

Purchasing Manager: _____

Date: 1-21-16

Date: _____

Date: 1.21.16

Date: _____

Brick material will vary by "run" creating variances in the overall appearance of the brick. Please understand that the brick on your home will not look exactly like any other home with the same selection.

The stone that is used on facades is a natural stone quarried from different locations throughout the country. Different areas in the quarry yield variations in colors and veining. Therefore, some variations from the selection sample are to be expected.

Dye lot variations may occur in shade and veining, and no two pieces of the tile are ever exactly alike. When choosing "natural" looking floor tile, please be aware that these selections are manufactured to look like natural stone and therefore, individual pieces will differ in color, texture, and overall appearance and cannot be expected to match samples exactly. Dark or light bodied tiles that do not have matching trim pieces will have a significant color difference on the exposed edges as compared to the face of the tile when installed on shower walls, countertops, backsplashes, etc. Be aware that this will occur. It is prudent to check the body of the tile to avoid any misconception.

Some accent patterns may be interrupted by plugs or switches in kitchen and desk areas. Please be aware of this while selecting your pattern.

Over a period of time, grout may stain or discolor. There are several products available at local hardware stores to treat this condition. Builders do not warrant discoloration and will not seal the grout. No grout sealer should be applied until at least two months after the

the Aspen



Elevation M



Elevation P

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Architectural dimensions shown are nominal interior dimensions; room sizes, window placement and other dimensions may vary from these drawings. This brochure is for illustration purposes; it is not part of a legal contract. We reserve the right to change product features, brand names, architectural design and details. The floorplans and elevations of all Gehan Homes are copyrighted. We have enforced and will continue to enforce our Federal Copyrights to protect the investment of our homebuyers. Release Date: 04.07.14. Revised 03.30.15.



These products are natural products that are often streaked with irregular and colorful patterns of "impurities" during formation. Because of imprecise nature of the natural formation, no two pieces of the same type are ever identical. In making your selection, please bear in mind that our samples are merely representative of the color and markings and that the product installed in your home may not resemble the sample. Color and veining can vary dramatically, so you should expect to find variations among the pieces used in your own flooring. Additionally, these products are relatively soft and porous and may scratch easily. Marble should be professionally polished at 2-3 year intervals to restore its original luster. Builders are not responsible for color/veining variations within the tiles or from tile to tile.

Scratches are more visible on dark and glossy laminate colors than light and satin colors and finishes. Builders do not warranty scratches in dark colored laminate. Knives should never be used on an unprotected laminate top. Do not place hot pots or pans directly on the laminate. Glossy tops are discouraged.

When choosing paint colors from a dark deck, please expect a color variation when it is applied to a large surface. Our decorators can assist you in choosing colors that we have used successfully on other homes. ICI Paint cannot guarantee an exact match when colors are chosen from a fan deck.

Different species of wood are used to construct different components, i.e. cabinets, handrails, wood floors, etc., in your home. Because of the variation of the grain, density, and natural color of the different species of lumber, builders cannot guarantee an exact stain color match from one component to another.

Builder strongly discourages choosing wood floors for "wet areas", such as utility rooms and powder baths. Wood floors should only be cleaned with recommended products. Keep pets nails trimmed; large dogs especially can damage wood floors. High heel shoes can also damage wood floors. Use side load bearing, protective pads beneath furniture legs to prevent scratches and dents. Exposure to sun and UV rays can cause wood color to fade or change.

All carpeting, especially light colored carpeting, will experience filtration soiling. This condition, caused by airborne soil and pollutants that are "filtered" through the carpet in areas where airflow is concentrated, may appear over a short period of time (a few weeks) or may take months or years to become visible. Filtration soiling is most noticeable with light colored carpet, which appears soiled and dark at doorways, along seams that abut baseboards, around railing on stairs, around electric equipment, areas where the carpet has been punctured or anywhere that air flows over or through the pile. Filtration soiling does not indicate a defect in the carpet nor is it an indication of low quality. It can appear on any carpet regardless of price, style, color, construction, or face fiber. This condition is considered "normal wear and tear" and therefore is not warranted.

Carpet seams are necessary and cannot be invisible. They may be accentuated by direct light. However, with the installation of window coverings and furniture this condition will be minimized.

Due to constant exposure to moisture and temperature variations, wood fences will deteriorate over time. Additionally, iron fences will develop rust spots that will require repainting with a rust retarding paint such as "Rustoleum". These are normal conditions and are considered to be part of regular homeowner maintenance.

Purchaser:

Julie D. Fletcher

Date:

1-21-16

Date:

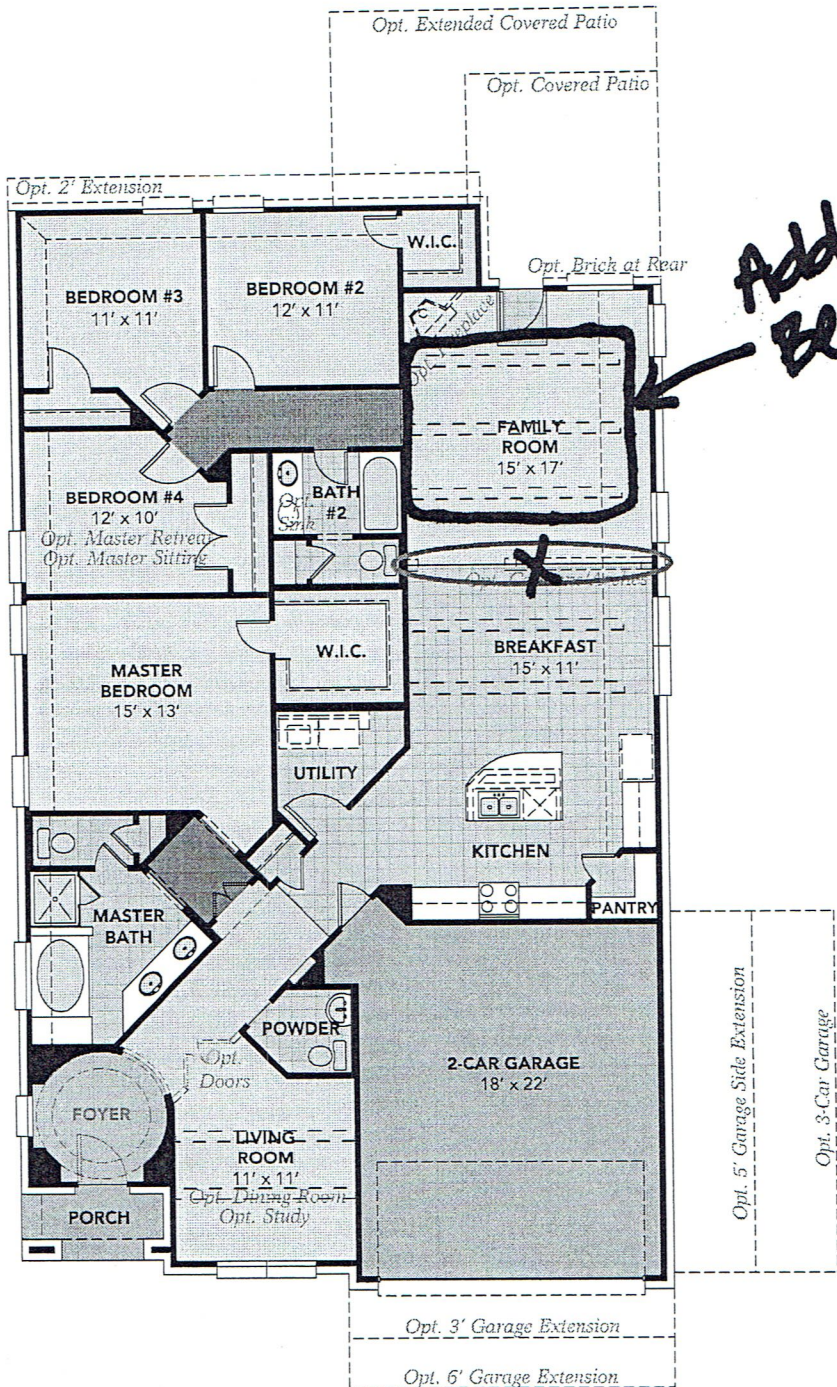




Gehan HOMES

ASPEN | Total Living Area Approx. 2110 sq. ft.

Floor Breaks



Add 3 Beams

	Entry
	Extended Entry 1
	Extended Entry 2
	Hall 1
	Hall 2
	Hall 3
	CDBM-FAM/LIV/DIN/STU/INK 8" x 8" Cedar Beams
	STN0IN01 Interior Stone 1
	STN0IN11 Interior Stone 2
	STN0IN21 Interior Stone 3
	STN0IN31 Interior Stone 4
	STN0IN41 Interior Stone 5
	STR0L100/101/102 First Run to Open Rail
	STR0L200/201/202 Overlook to Open Rail (Premier Only)
	STR0L300/301/302 All Half-Wall to Open Rail
	STR0L400/401/402 Option Dependent Open Rail

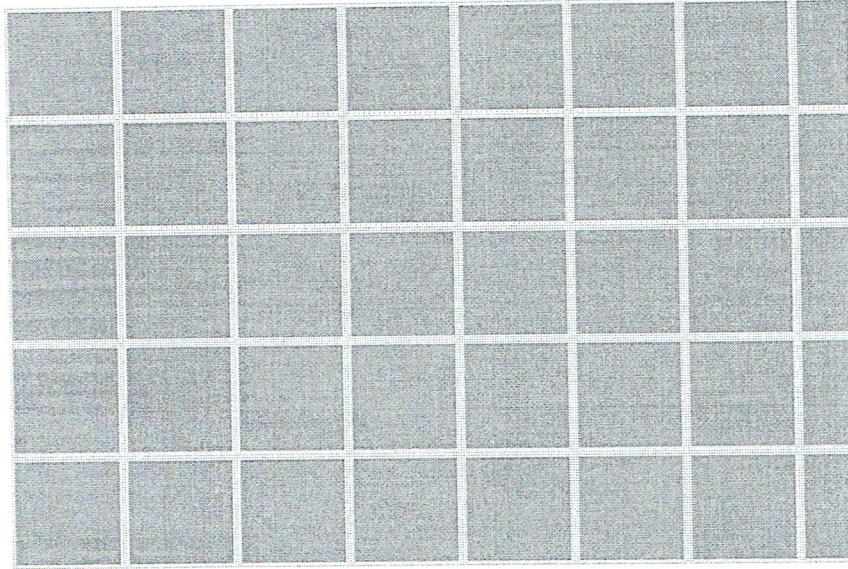
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Buyer Pattern Selections Report

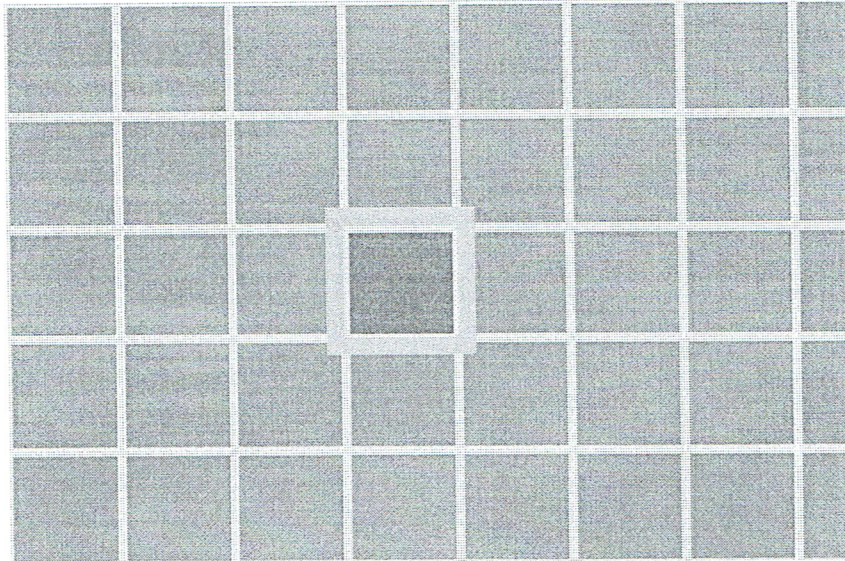
Builder	Gehan Homes-Houston	Address	1422 Coletto Creek Lane	
Catalog Date	1/6/2016 5:17:59 PM	Lot / Block	Lot: 0	
		Community	Hidden Lakes	
		Series	Premier	
Designer	Danielle Ruszczyk	Plan	Aspen	EI NA
		Job No		

Back Entry; Bath 2; Entry; Ext Entry; Kitchen/Breakfast; Opt Master Bath; Opt Master Bath Shower Floor; Powder; Utility
Pattern



Tile Color

Pinot 13x13 - Brown Noir



Buyer

Julie Fletcher

Date

1-21-16

Buyer

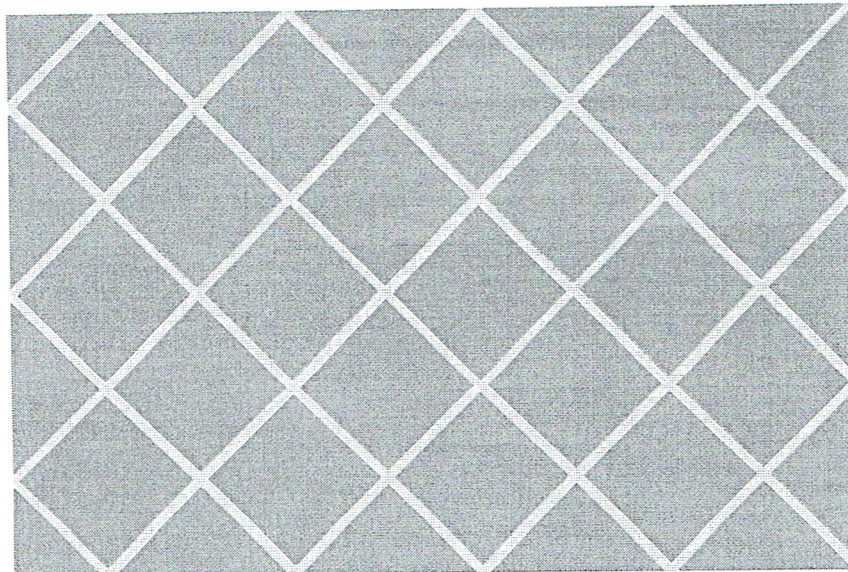
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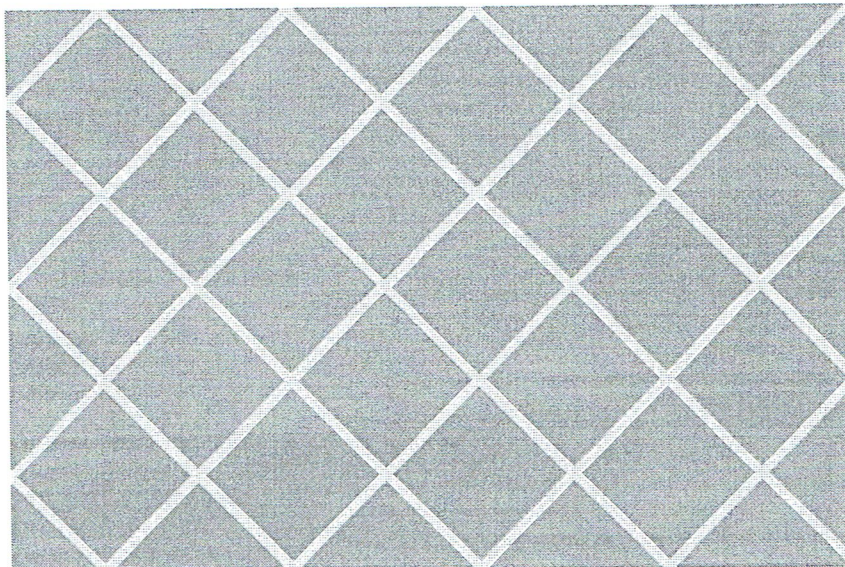
Bath 2 Tub Splash; Opt Master Bath Shower Stall

Pattern



Tile Color

Pinot 13x13 - Brown Noir



Buyer

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Buyer

Date

