

Fordland Estates

Exterior

Beautifully designed elevations with side entry garage
Upgrade elevation available
Brick on front & sides to first floor plate (per plan)
30-year weatherwood 3-tab shingles
Double paned aluminum windows with LowE3 glass & double locks
Cementitious fiber cement siding, fascia, soffit & trim
Insulated raised-panel fiberglass entry door
Steel garage door with pre-wire for automatic opener
10 X 10 broom finished concrete rear patio
3' broom finished privacy walk from 16' driveway to entry
Custom address block
Choice of Sherwin Williams paint
Decorative hardware including straps & handle at garage door

Interior

10' ceiling heights in primary living areas & master suite (per plan)
Raised panel interior doors with decorative casing
Stainless finish door hardware
Textured wall & ceiling finishes
Decorative baseboards throughout home
Ceiling fan with light kit at family
Rounded sheetrock corners at impact areas
Choice of Sherwin Williams interior wall paint
Wood shelving & hanging rods in closets
Clothes rod & shelf at utility room
Telephone jacks at kitchen & master bedroom
Cable TV jacks at master bedroom, family & gameroom (per plan)

Kitchen

Flat-panel kitchen cabinets with 36" upper cabinets with crown
Whirlpool slide in gas range, dishwasher & space saver microwave
Fluorescent lighting
Wilsonart laminate countertops with ceramic tile backsplash
Stainless steel drop-in sink with Whirlaway garbage disposal
Chrome single lever Delta faucet with vegetable spray
Insulated glass panel door at rear entry

Customer Service

Ten year structural warranty
Pre-start, pre-sheetrock & pre-move-in orientation meeting with construction manager
Professional decorator assistance (3 hours total, 2 appointments)

Engineering & Safety

Guardian certified (visit: www.guardiancertifiedhome.com)
Professionally engineered & designed post-tension foundations
Professionally engineered framing design
Numerous third-party inspections throughout the construction process
Pressure treated sole plate
Front & rear coach lights
Smoke detectors interconnected in beds & halls with battery back-up
CPVC water distribution system with main water shut-off access
Copper interior wiring
GFCI exterior outlets with protective housing
Electric washer/dryer connections
Security system pre-wire
Deadbolt locks on exterior doors

Flooring

Vinyl plank flooring in entry, kitchen, baths & utility room
Carpet over 3/8" pad

Energy Efficiency

National energy code- third party verified
15 SEER Lennox HVAC system with environmentally friendly 410A refrigerant
Fresh air intake system and Honeywell media filter
Gas-fired Rheem water heater
Ridge vent, soffit vent and air hawk attic ventilation
On-site weather-stripped exterior doors
Poly seal on all base plate and wood penetrations to exterior
Radiant barrier roof decking
Honeywell programmable thermostat
80% Compact fluorescent lighting
Exhaust vent fans at baths and utility room

Baths

Round water saver commodes
Bath cabinetry will match kitchen selection
Silestone 1.2 cm Lagoon countertops with square edge & white porcelain drop-in sink
Choice of ceramic tile shower surround at all baths
Chrome bath faucets & hardware
Luxury Master Bath with separate tub & shower
***Optional Dual Vanities per plan

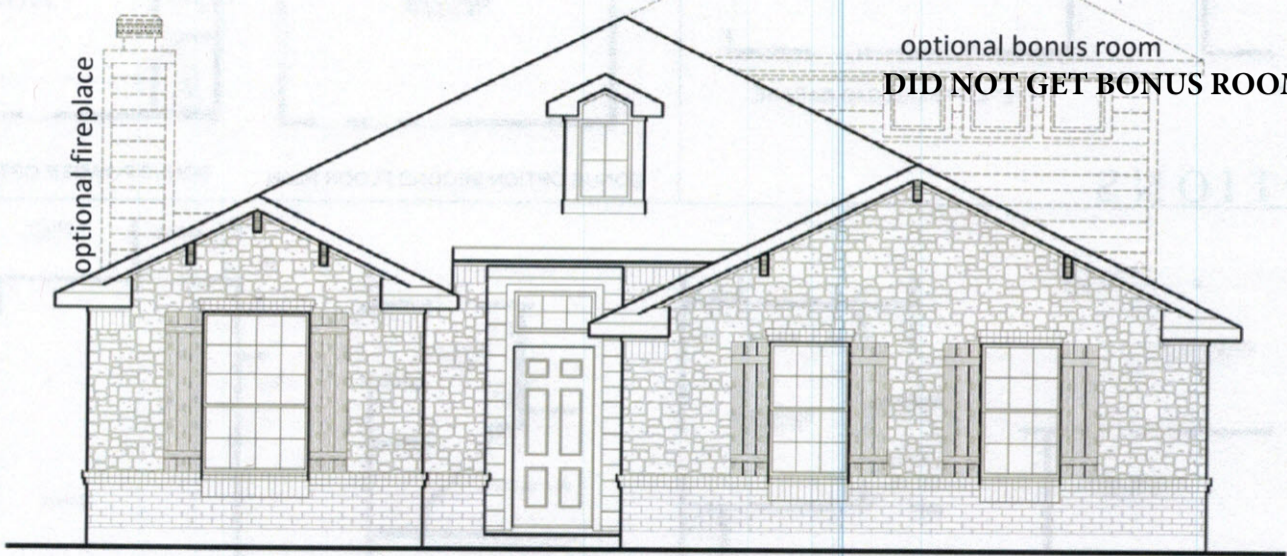
Landscaping

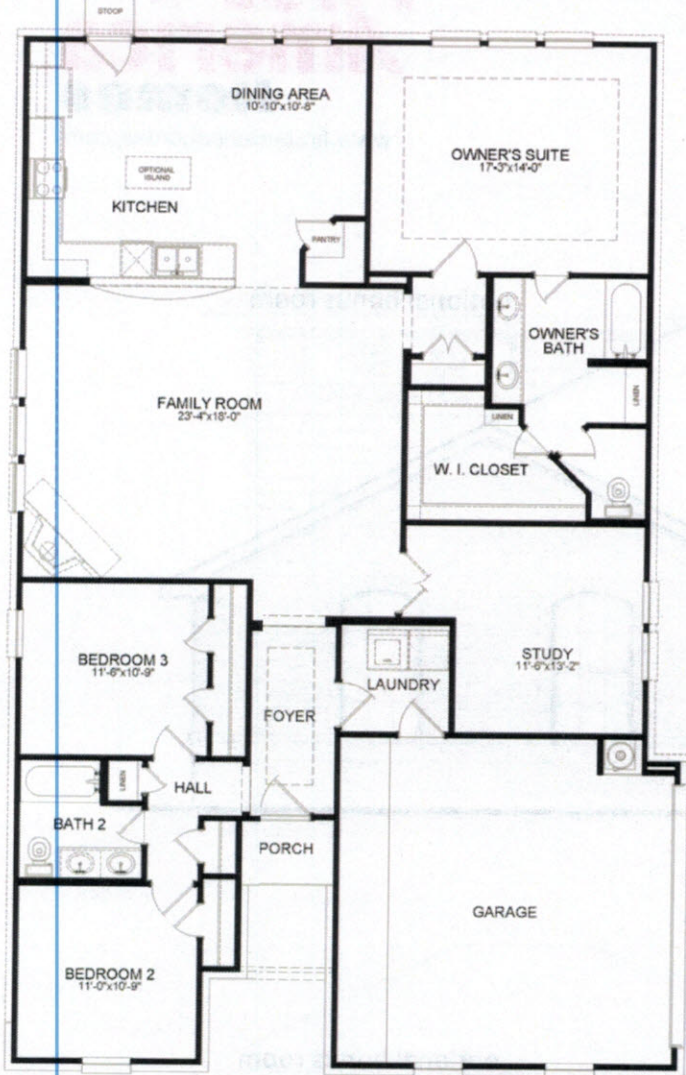
Two 15-gallon, ten 5-gallon & ten 1-gallon shrubs
Twelve (12) pallets of sod

optional fireplace

optional bonus room

DID NOT GET BONUS ROOM





FLOOR PLAN

"E" & "F" SIDE LOAD GARAGE

OPTIONS



Option Code	Description
	Level 2 Cabinets in Kitchen and Bathrooms
	42" Upper Cabinets in Kitchen ILO STD 36" Uppers
	Tilt Out Tray at Kitchen Sink Base
	Bump Up/ Bump Out Cabinets Above the Range in Kitchen
	Crown Moulding on Top of Upper Cabinets in Kitchen
	X2 Medicine Cabinets in Master Bath
	Level 1 Granite in Kitchen Ctops w/ Straight/ Eased/ Square Edge
	Kitchen Backsplash - Diagonal Pattern
	Level 1 Granite in Master Bath Ctops w/ Straight/ Eased/ Square Edge
	Level 1 Granite in Master Bath Pony Wall Ledge w/ Straight/ Eased/ Square Edge
	Level 1 Granite in Bath 2 Ctops w/ Straight/ Eased/ Square Edge
	Credit for Garage Door Hardware - Decorative Straps and Handles
	Additional Cable Connection in Study
	Kitchen Backsplash Outlets - Electrical Boxes Installed Under Kitchen Cabinets ILO Backsplash
	4 Recessed Cans in Kitchen w/ Switch ILO STD Fluoescent Light
	Additional Coach Light at Front Elevation
	Garage Door Opener w/ 2 Remotes and Keyless
	5.1 Surround Sound Pre-Wire
	Level 2 Carpet (Includes 1/2" 5LB Carpet Pad)
	Master Tub Window - Obscure Glass
	Whole House Gutters
	Water Softener - Drain and Water
	Omit Window Above Front Door on Front Elevation - Siding Instead
	Jetted Tub at Master Bath
	ADA Comfort Height and Elongated Commode at Master Bath

Appliances	Description		
Gas Range	Whirlpool - Model #WFG320M0BB	Color:	Black
Dishwasher	Whirlpool - Model #WDF120PAFB	Color:	Black
Microwave	Whirlpool - Model #WMH31017FB	Color:	Black

Cabinets	Upper Size, Style, Color		
Kitchen Cabinets	Kountry Cabinets - Level 2 - Georgetown (Flat Panel) - Maple C. Slate		
42" Upper Cabinets in Kitchen ILO STD 36" Uppers	Match Kitchen		
Tilt Out Tray at Kitchen Sink Base	Match Kitchen		
Bump Up/ Bump Out Cabinets Above the Range in Kitchen	Match Kitchen		
Crown Moulding on Top of Upper Cabinets in Kitchen	Match Kitchen		
Bump Up/Bump Out Cabinets Above Range in Kitchen	Match Kitchen		
Master Bath Cabinets	Kountry Cabinets - Level 2 - Georgetown (Flat Panel) - Maple C. Slate		
X2 Medicine Cabinets in Master Bath	Match Master Bath		
Bath 2 Cabinets	Kountry Cabinets - Level 2 - Georgetown (Flat Panel) - Maple C. Slate		

Countertops, Sinks & Backsplash	Description, Level, Edge		
Kitchen Countertops	Granite - Level 1 - Verde Butterfly w/ Straight/ Eased/ Square Edge		
Kitchen Sink	Top Mount - 50/50 - Stainless Steel		
Kitchen Backsplash	Emser - Level 1 - 13"x13" Cabo C. Shore - Diagonal w/ #93 Warm Gray Grout (3/16" Width)		
Master Bath Countertops	Granite - Level 1 - Verde Butterfly w/ Straight/ Eased/ Square Edge		
Master Bath Pony Wall Cap	Granite - Level 1 - Verde Butterfly w/ Straight/ Eased/ Square Edge		
Master Bath Sink	Top Mount - Oval - Victor - Model #L1290 - White (X2)		
Bath 2 Countertops	Granite - Level 1 - Verde Butterfly w/ Straight/ Eased/ Square Edge		
Bath 2 Sink	Top Mount - Oval - Victor - Model #L1290 - White (X1)		

Hardware	Description, Finish Color		
Door Hardware	Schlage - Knobs - Stainless Steel		
Garage Door Hardware	Decorative Straps and Handles		

Electrical Outlets & Lighting	Location, Quantity		
Cable Drop	1 @ Family Room, 1 @ Master Bedroom, and 1 @ Study		
Phone Jack	1 @ Kitchen and 1 @ Master Bedroom		
Kitchen Backsplash Outlets	Electrical Boxes Installed Under Kitchen Cabinets ILO Backsplash		
Recessed Lighting	4 @ Kitchen ILO STD Fluorescent w/ Switch (Included w/ Sales)		
Coach Light	2 @ Front Elevation w/ Switch		
Garage Door Opener	Garage Door Opener w/ 2 Remotes and Keyless (Included w/ Sales)		
5.1 Surround Sound Pre-Wire	Study (Included w/ Sales)		
Ceiling Fan(s)	1 @ Family Room with Light Kit		
Light Fixture Package	Volume Lighting - Included Package - Brushed Nickel		

Flooring	Description (selection, size, direction, grout)
Carpet Selection	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Carpet Pad Selection	1/2" 5LB Carpet Pad (Included with Upgrade Carpet)
Foyer	Mohawk - Vinyl Plank - 5" Plank - Baldoria BALP1 C. Grey Mist 16
Kitchen/Dining/Pantry	Mohawk - Vinyl Plank - 5" Plank - Baldoria BALP1 C. Grey Mist 16
Utility	Mohawk - Vinyl Plank - 5" Plank - Baldoria BALP1 C. Grey Mist 16
Bath 2	Mohawk - Vinyl Plank - 5" Plank - Baldoria BALP1 C. Grey Mist 16
Master Bath	Mohawk - Vinyl Plank - 5" Plank - Baldoria BALP1 C. Grey Mist 16
Hall to Bedrooms (Includes Closets)	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Bedroom 2 (Includes Closet)	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Bedroom 3 (Includes Closet)	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Family	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Study	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Hall to Master Bedroom (Includes Closet)	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Master Bedroom	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899
Master Closet	Mohawk - Level 2 - Ambrosia Kay BP943 C. Granite 899

Front Door	Description
Front Door	3'0"x6'8" Fiberglass Front Door w/ Sunburst (Painted to Match Exteriors)

Paint (Interior)	Description
Ceilings	Sherwin Williams - Shoji White SW-7042
Interior Walls	Sherwin Williams - Shoji White SW-7042
Interior Trim	Sherwin Williams - Extra White SW-7006

Plumbing Fixtures	Description, Finish Color
Kitchen Faucet	Delta - Model #300-DST - Chrome
Master Bath Vanity Faucets	Delta - Model #B2510LF - Chrome
Master Bath Shower Faucet	Delta - Model #BT13210 - Chrome
Master Tub Faucet	Delta - Model #BT13010 - Chrome and Delta - Model #RP64722 - Chrome
Bath 2 Vanity Faucet	Delta - Model #B2510LF - Chrome
Bath 2 Tub/Shower Faucet	Delta - Model #BT13410 - Chrome
Master Tub	42X60 White Acrylic Soaker Tub (Jetted Tub)
Master Shower Enclosure	Chrome with Clear Glass
Bathroom Accessories	Chrome

Shower Tile	Description, Grout
Master Shower Surround	Emser - Level 1 - 13"x13" Cabo C. Shore - Straight w/ #93 Warm Gray Grout (3/16" Width)
Master Tub Surround	Emser - Level 1 - 13"x13" Cabo C. Shore - Straight w/ #93 Warm Gray Grout (3/16" Width)
Master Tub Skirt	Emser - Level 1 - 13"x13" Cabo C. Shore - Straight w/ #93 Warm Gray Grout (3/16" Width)
Bath 2 Shower/Tub Surround	Emser - Level 1 - 13"x13" Cabo C. Shore - Straight w/ #93 Warm Gray Grout (3/16" Width)

Window Coverings	Description
Window Coverings	None

Window Options	Description
Master Bath	Obscure Glass

Other Options	Description
Fireplace Surround	Emser - Level 1 - 13"x13" Cabo C. Shore - Straight w/ #93 Warm Gray Grout (3/16" Width)
Gutters	Whole House Gutters
Water Softener	Drain and Water
Omit Window	Omit Window Above Front Door on Front Elevation - Siding Instead
Master Bath Tub	Jetted Tub at Master Bath
Master Commode	ADA Comfort Height and Elongated Commode at Master Bath

Fireplace Surround

First America Homes



Emser – Level 1 – 13”x13” Cabo C. Coast – Straight w/
#93 Warm Gray (3/16” Width)

Cabinets

First America Homes



Kountry Cabinets

Level 2

Georgetown (Flat Panel) – 5 Piece Drawer Front – Maple C. Slate

Cabinets

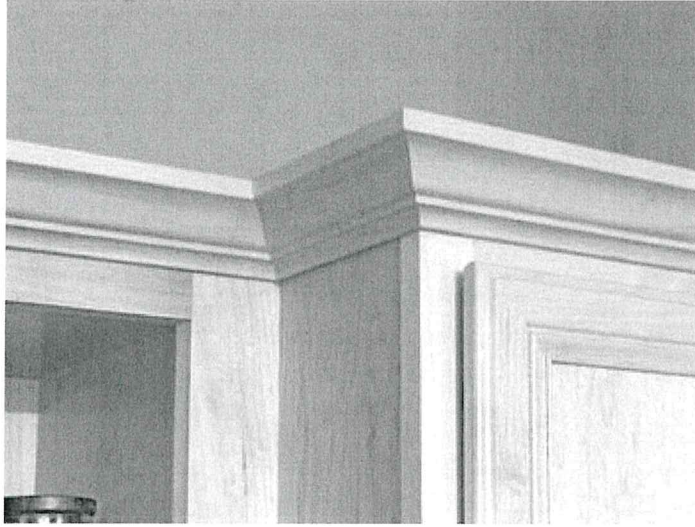
First America Homes



Tilt Out Tray at Kitchen Sink Base

Cabinets

First America Homes



Crown Moulding Option

Cabinets

First America Homes



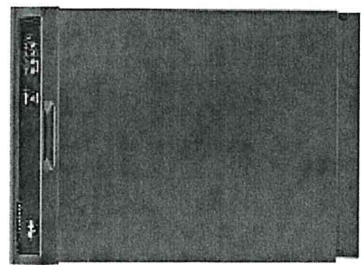
Bump Up/Bump Out Cabinets Above Range in Kitchen

Appliances

GAS APPLIANCES - BLACK



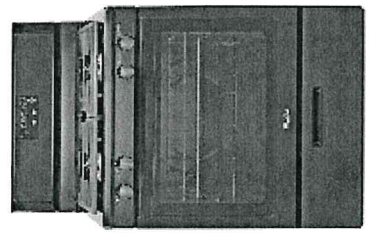
<http://www.whirlpool.com>



WDF120PAFB

Dishwasher With The 1-Hour Wash Cycle

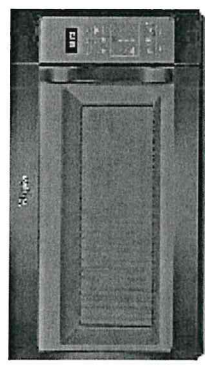
Product Dimensions	34 1/2
Height:	23 7/8
Width:	24 1/2
Depth:	



WFG320M0BB

5.1 cu. ft. Freestanding Gas Range with Under-Oven Broiler

Product Dimensions	46 1/4
Height:	29.88000
Width:	27.20000
Depth:	



WMH31017FB

1.7 cu. ft. Microwave Hood Combination with Electronic Controls

Product Dimensions	17 1/4
Height:	29 15/16
Width:	17 7/8
Depth:	

Door Hardware

First America Homes



Schlage – Knobs – Stainless Steel

Front Door

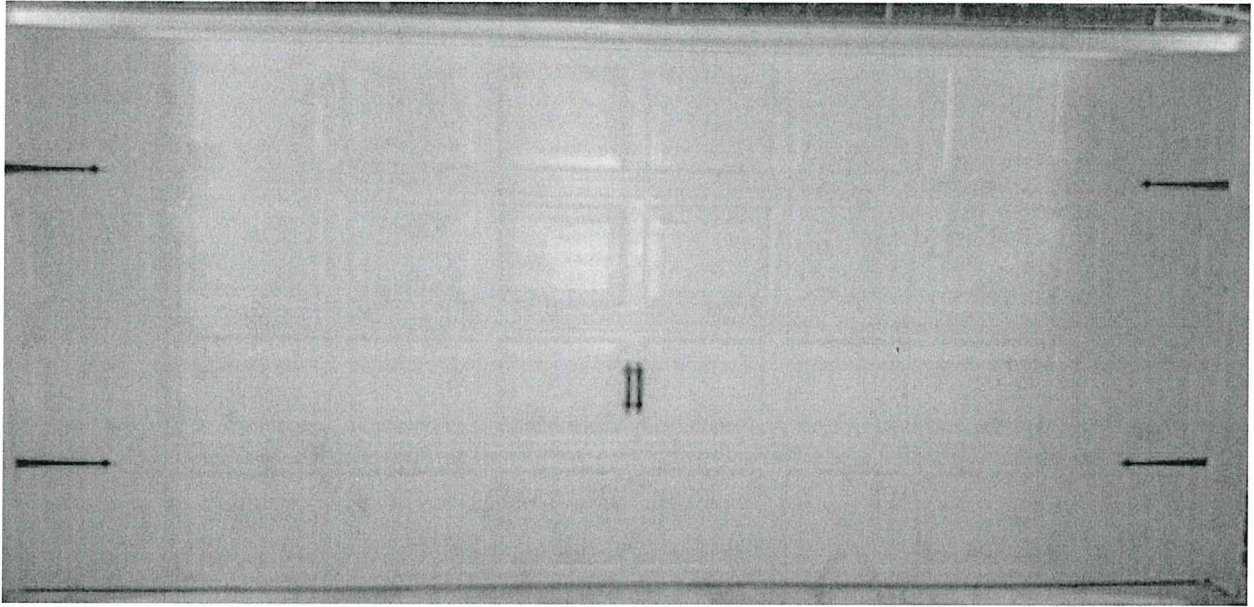
First America Homes



Front Door – 3'0" x 6'8" – Fiberglass w/ Sunburst (Painted to Match Exteriors)

Garage Hardware

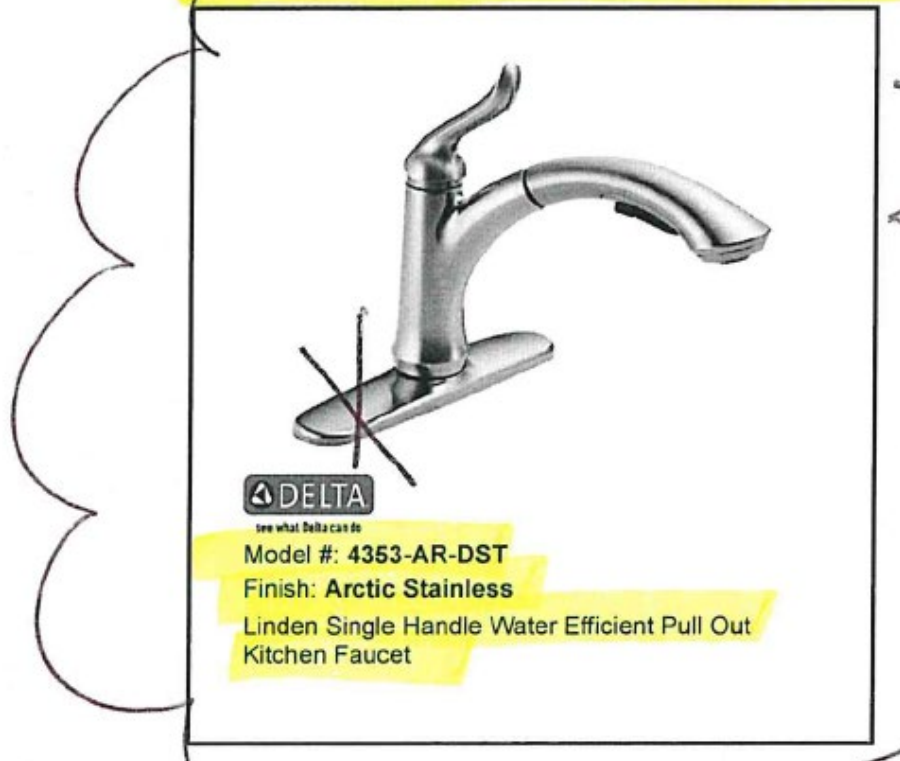
First America Homes



Garage Hardware (Handles and Straps)

Upgrade 1 - Stainless

Kitchen RETAIL UPGRADE: \$310



Kitchen Sink – Under Mount – Model #TMC-011 – 50/50 – Stainless Steel



Vanity Sink – Under Mount – Model #TMC-133 – Round – White

Vinyl plank - Foyer, Utility, Bath 3, Kitchen/Breakfast, Master Bath, and Bath 2

(Not to Scale)

FLOORING Systems

FOR ALL YOUR FLOORING NEEDS...

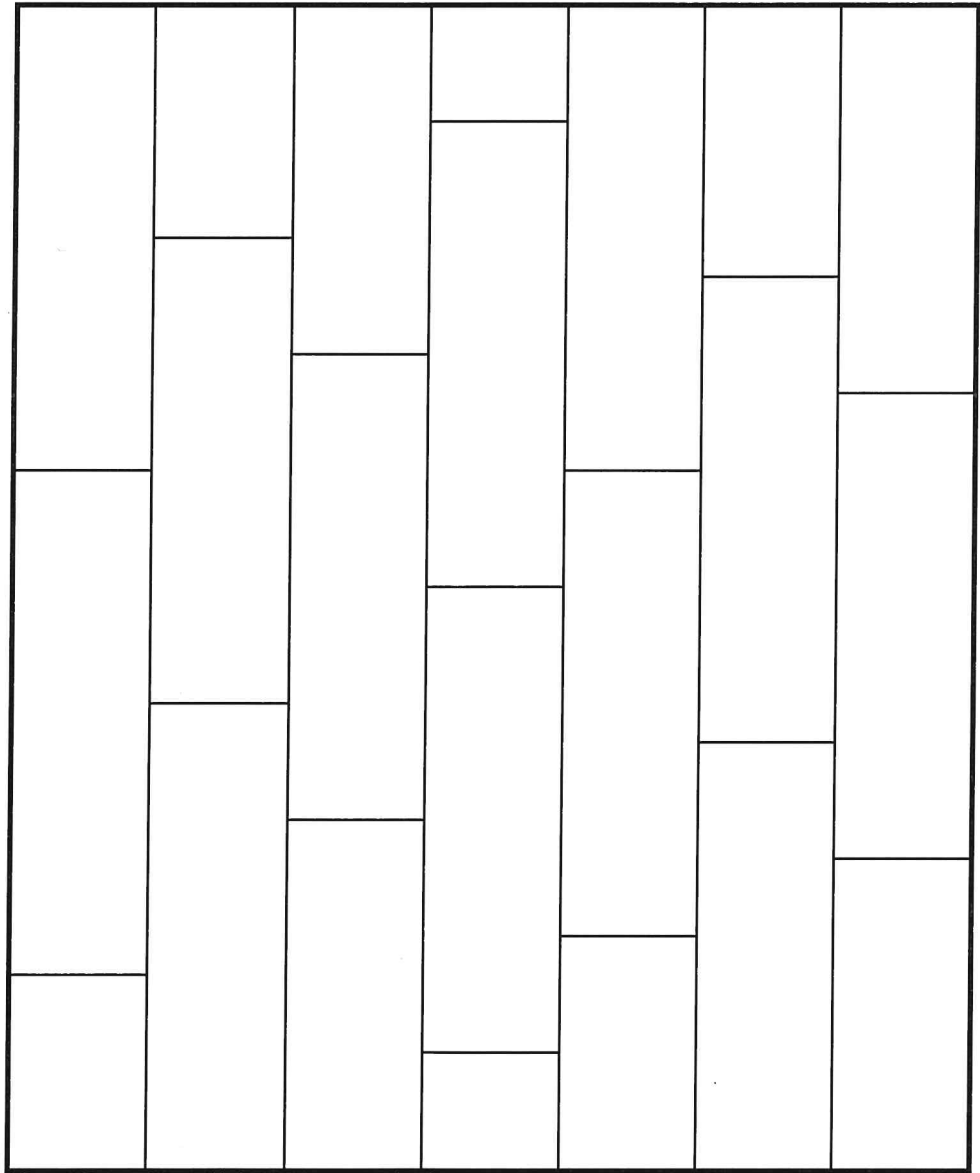
Builder Design Center

Vinyl Plank - Front to Back

Mohawk - Vinyl Plank - 5" Plank - Baldorai BALP1 C. Grey Mist 16 -

Selection:

Front to Back



Buyer Signature

Buyer Signature

Designer Signature

Kitchen Backsplash

FLOORING

FOR ALL YOUR FLOORING NEEDS...

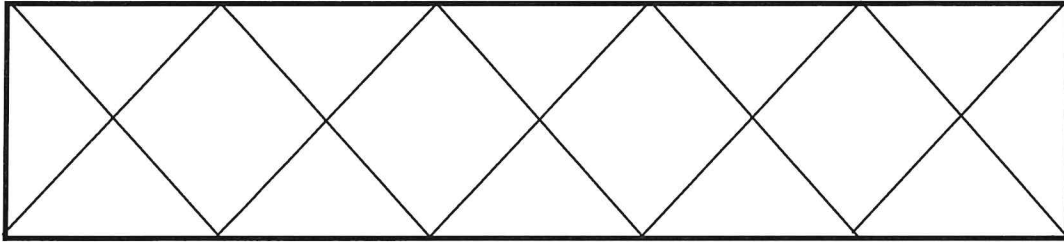
Systems

(Not to Scale)

Builder Design Center

Diagonal

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Diagonal



Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

Master shower surround

FLOORING
FOR ALL YOUR FLOORING NEEDS...
Systems

(Not to Scale)

Builder Design Center

Straight

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight

***** Repeat Pattern on ALL Sides *****

Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

Master Tub Surround

FLOORING
FOR ALL YOUR FLOORING NEEDS...
Systems

(Not to Scale)

Builder Design Center

Straight

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight

***** Repeat Pattern on ALL Sides *****

Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

master job sheet

FLOORING *Systems*

FOR ALL YOUR FLOORING NEEDS...

(Not to Scale)

Builder Design Center

Straight

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight

Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

Bath 2 Tub/ Shower Surround

FLOORING Systems
FOR ALL YOUR FLOORING NEEDS...

(Not to Scale)

Builder Design Center

Straight

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight

***** Repeat Pattern on ALL Sides *****

Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

Bath 3 Tub/Shower Surround



(Not to Scale)

Builder Design Center

Straight

Selection: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight

***** Repeat Pattern on ALL Sides *****

Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature

Fireplace Surround

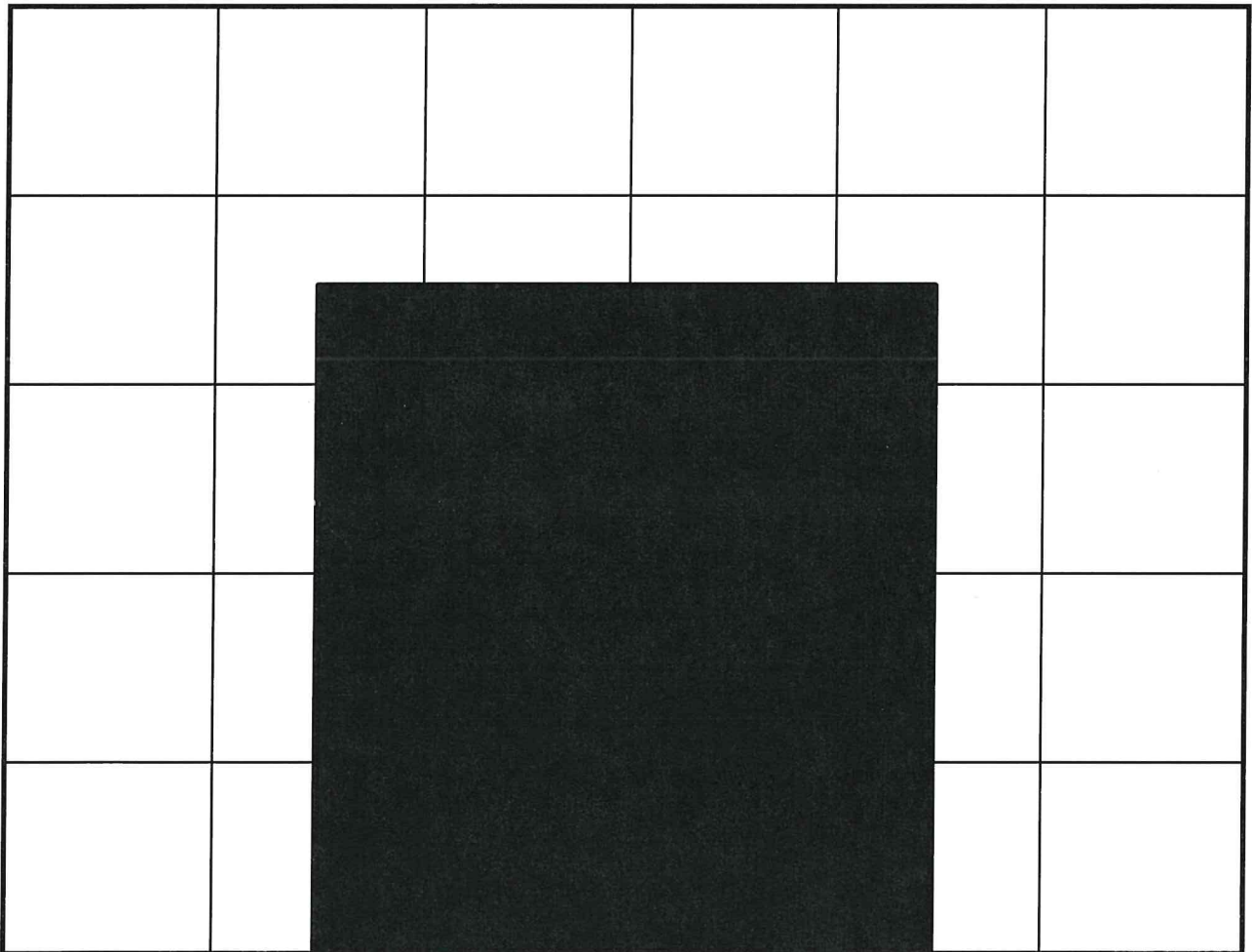
FLOORING
FOR ALL YOUR FLOORING NEEDS...
Systems

(Not to Scale)

Builder Design Center

Straight

Fireplace: Emser - Level 1 - 13"x13" Cabo C. Shore - Straight



Grout: #93 Warm Gray

Buyer Signature

Buyer Signature

Designer Signature