INCLUDED COMMUNITY FEATURES

Fair Meadows 60s

M/I HOMES

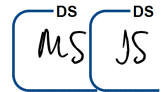|	Manufacturer	Model #	Description
Appliances			
Layout			In-line Stack
Cooktop	GE®	JGP3530SLSS	Stainless Steel 30" 4-Burner Gas Cooktop
Microhood	GE®	JVM6172SKSS	Stainless Steel 1.7cu Microwave w/ Vent (to outside)
Oven	GE®	JT3000SFSS	Stainless Steel 30" Electric Oven
Dishwasher	GE®	GDF510PSJSS	Stainless Steel Dishwasher w/ Front Controls
Appliances, Casita Kitchenette (if optioned)			
Layout			Free-Standing Range w/ Microhood
Range	GE®	JGB635REKSS	Stainless Steel 30" Free-Standing Gas Range
Microhood	GE®	JVM6172SKSS	Stainless Steel 1.7cu Microwave w/ Vent (to outside)
Dishwasher	GE®	GDF510PSJSS	Stainless Steel Dishwasher w/ Front Controls
Refrigerator	GE®	GTS18GSHSS	Stainless Steel 17.5cu Top-Freezer Refrigerator
Backsplash			
Kitchen			Ceramic Tile, Level 1, Laid Straight
Butler's Pantry (if applicable, per plan)			Ceramic Tile, Level 1, Laid Straight
Bath Vanities			4" To Match Countertop
Wet Bar (if applicable)			4" To Match Countertop
Other Non-Wet Areas w/ Countertops (if applicable)			None
Utility Room w/ Sink (if applicable)			4" To Match Countertop
Brick			
Brick	Master Brick®		Customer Selection, Level 1
Locations			Locations per Plan / Elevation (per community)
Address Plaque			Masonry at Front Door, Opposite Side of Garage, 60" Above Finished Floor
Mortar Color			Gray
Joints			Tooled
Cabinets			
Cabinets	J-Kraft®		Whole Home
Cabinet Species			Beech (stained)
Stained Door Styles & Colors			American (Flat Panel J-Edge-4 colors)
Drawer Guides			Epoxy
Toe Kicks			Furniture Style
Kitchen			42" Uppers w/ 4-1/4" Crown Moulding, Active Corners
Kitchen Island (if applicable, per plan)			Sides, Sheetrock or Skins (per plan) and Back, Sheetrock
Owner's Bath Vanity (per plan)			34-1/2"
Secondary Bath(s) Vanity (per plan)			30", No Drawer Banks (per plan)
Butlers Pantry (if applicable, per plan)			To Match Kitchen
Shoe Mould (Kitchen)			To Match Cabinets
Ceiling Fans			
Family Room	Old Jacksonville®		Classic Brushed Nickel w/ Walnut Blades & Light Kit
Owner's Suite	Old Jacksonville®		Classic Brushed Nickel w/ Walnut Blades & Light Kit
Cornice			
Frieze Nailer			2x4 Utility
Look-Outs			2x4 Utility
Subfascia			2x4 Utility
Soffits	James Hardie®		Hardie Perf On All Horizontal Soffit 12" or Wider
Porch / Patio Ceilings	James Hardie®		Hardie Panel w/ Vinyl H-Mould
Fascia	James Hardie®		5-1/2x7/16" Hardie Trim, Rustic
Brick Frieze	James Hardie®		4x7/16" Hardie Trim, Rustic
Frieze at Siding	James Hardie®		4x7/16" Hardie Trim, Rustic
Siding	James Hardie®		8-1/4x5/16" Hardie, Cedarmill
Trim	James Hardie®		4x7/16" Hardie Trim, Rustic
Garage Door Trimmer	James Hardie®		3/4" Hardie
Wrought Iron Accents (per plan)			
Window Flashing			2-1/2" Z Flashing
Flashing at Rakes			6" J Flashing
Flashing on Horizontal Surfaces			5" L Flashing
Flashing at Bricked Areas			12" J Flashing
Countertops			
Kitchen			3cm Granite, Level 1, Choice of Straight, Bullnose or Waterfall Edge
Butler's Pantry (if applicable, per plan)			3cm Granite, Level 1, Choice of Straight, Bullnose or Waterfall Edge
Owner's Bath Vanity			Cultured Marble w/ Straight Edge, Matte Finish, White
Owner's Bath Vanity			4" Backsplash to Match Countertop, Countertop Width
Owner's Bath Vanity			Wave Rectangular Bowl
Owner's Bath Pony Wall Cap			Ceramic Tile, Level 1
Secondary Vanity			Cultured Marble w/ Straight Edge, Matte Finish, White
Secondary Vanity			4" Backsplash to Match Countertop
Secondary Vanity			Wave Rectangular Bowl
Secondary Bath(s) Pony Wall Cap (if applicable)			Ceramic Tile, Level 1
Other Cabinets Requiring Countertops (if applicable)			3cm Granite, Level 1, Choice of Straight, Bullnose or Waterfall Edge
Design Gallery			
Two 2-Hour Design Appointment			Guided by a Professional Designer
Drywall			
Walls & Ceiling			1/2"
Garage Common Wall			5/8" Firerock
Approved Manufacturers			National Gypsum, Georgia Pacific, Temple-Inland, USG
Drywall Corners			Square

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M/I HOMES
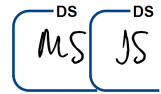
	Manufacturer	Model #	Description
Drywall Cont.			
Window Reveals			Square
Drywall Finish, Conditioned Space			Medium Monterrey, Ceilings & Walls
Drywall Finish, Garage			Tape, Float, Paint
Bath Wet Areas			Water Resistant Sheetrock
Electrical			
Per 2014 National Electric Code			
Block & Wire for Ceiling Fans			All Bedrooms, Family and If applicable, Media, Game, Study, and Covered Rear Patio
Feeds			Copper (furnace, water heater, etc.)
Panel Location			Interior of Exterior Garage Wall, Minimum 150 Amp
Pre-Wire for 220V Outlet at Oven			
Smoke Detectors w/ CO Detector	First Alert®		Hard-Wired in Sequence w/ Battery Back-up (location and qty. per municipality code)
Switches			Paddle Style, White
Switch for Attic Access in Conditioned Space			8' Below Ceiling within Reach of Pull-Down Stairs
Underground Wiring			Aluminum in Conduit
Utility Room Dryer Connection			220V (Electric) Outlet
Weatherproof Outlets			(1) Front, (1) Rear, (1) at A/C Pad
Wire Exhaust Fans			Utility Room and All Bath Areas
Front Doorbell			Decorative
Wiring			Minimum 14 Gauge Copper
Engineering			
Foundation Design			Address Specific by Independent PE
Framing Design			Address Specific by Independent PE
Floor System Design			Independent Firm (per plan)
Exterior Doors			
Front Entry			Choice of Mahogany or Knotty Alder in 4 Styles and 4 (mahogany) or 5 (knotty alder) Stain Colors
Garage Entry			Solid Core, Choice of 5 Styles w/ Spring Hinge (per plan)
Rear Entry			Fiberglass Full Lite
Door Heights			Per Community
Exterior Paint			
Exterior Top Coat	PPG®	Aquagleem®	Satin
Caulk	Top Gun®		50-Year
Primer, Wood	PPG®	MK2108	
Primer, Fiber Cement Siding	PPG®	1st Coat®	100% Acrylic Exterior Primer
Primer, Brick Lintels	PPG®		Red Oxide Primer
3-Color Exterior Color Scheme			Siding / Doors, Trim, Shutters / Accents (per plan)
Stucco Top Coat	PPG®	UC-94080	Elastomeric Coating
Roof Jacks	PPG®		Coco Brown
Flashing	PPG®		Coco Brown
Stain	PPG®		Choice of 7 Colors
Fireplace			
Fireplace (if optioned, see plan for size, if 36")	Heatilator®	NDV4236I	36" Direct Vent w/ Gas Logs and Glass Panel Set on Floor
Fireplace (if optioned, see plan for size, if 42")	Heatilator®	NDV4842I	42" Direct Vent w/ Gas Logs and Glass Panel Set on Floor
3-Sided Fireplace (per plan, if optioned)	Heatilator®	GDFL4136I	36" 3-Sided Direct Vent w/ Gas Logs and Glass Panel @ 12" Off Ground
Fireplace Surround			
Surround w/o Hearth (if optioned)			Ceramic Tile, Level 1, Minimum 24" Out and 12" on Either Side
Flatwork			
Concrete			2,500psi
Finish			Broom w/ Picture Frame
Lead Walk to Driveway			4' Wide
Lead Walk to Street & Driveway			4' Wide
Rear Patio			10'x10' (n/a w/ covered rear patio)
Black Joint Where Driveway Meets Garage			
Drop Driveway 1/2" at Garage			
Floor Coverings			
Entry, Kitchen/Breakfast, Owner's Bath and Utility			Ceramic Tile, Level 1
Secondary Bath(s)			Ceramic Tile, Level 1
Underlayment	James Hardie®	Hardie Backer®	1/4"
All Other Interior Areas			Carpet, Level 1
Carpet Pad			1/2", 5 lb.
Foundation			
Post Tension Slab Foundation			2,500psi Concrete
Vapor Barrier			6-mil Poly
Mud Sill Anchors			
Front Porch Finish (non-Mediterranean elevations)			Brick (to match home)
Front Porch Finish (Mediterranean elevations)			Salt Finished Concrete
Rear Covered Patio Finish (if applicable)			Light Broom
Framing			
Sole Plate			#3 Yellow Pine Treated
Sill Seal Under Bottom Plate at Exterior Walls			
Wall Studs Spaced 16" On Center			
Floor System			Engineered I-Joist or 2x12 (per plan)
Sub-Floor	LP®	Top-Notch®	3/4" Tongue & Groove, Glued & Screwed
Ceiling Joist and Rafters			#2 Yellow Pine
Hurricane Clips & Straps (per community)			

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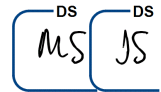|	Manufacturer	Model #	Description
Front Porch Walls			
Material			Siding, Brick, Stone or Stucco (to match home, per plan / elevation)
Garage Door			
Garage Door	Wayne Dalton®	9100	Ranch, Steel / Polyurethane / Toughgard® Garage Door, R-9 Insulated
Garage Door Size			8x7, 9x7 or 16x7 (size and quantity per plan)
Garage Door Opener	Liftmaster®	1355	1/2-HP Chain w/ (2) Transmitters (per door count)
Hardware			
Hardware			Turnkey
Front Door Handle Set	Schlage®	Addison	Satin Nickel
Front Door Dead Bolt	Schlage®	Touch-BE375	Touch Deadbolt w/ Century Trim, (match package)
Door Knob Style / Finish	Schlage®	Seville	Lever, Satin Nickel
Deadbolt(s)	Schlage®		Rear Door (match package)
Keyed Locks	Schlage®	Seville	Lever, Garage Entry and Attic Access (if applicable, match package)
Rear Door(s) Keyed Lock	Schlage®	Bowery	Knob (match package)
Passage Knobs	Schlage®	Seville	Lever, Secondary Bedrooms, Closets (single-door only) and Storage (match package)
Privacy Knobs	Schlage®	Seville	Lever, Owner's Suite and All Baths (match package)
Dummy Knobs	Schlage®	Seville	Lever, Study (1-set, if applicable) and any Double Door Unit (match package)
Hinges			Paint Grade, Painted to Match Trim
Flex Stop Door Bumps		TAY4671	Finish to Match Door Hardware
Hinge Stops (if needed)		TAY4614	Finish to Match Door Hardware
Wardrobe Hooks			(2) at Drop Zone (if applicable)
Towel Bar (1 per full bath)	Moen®	YB8094CH	24" Mason, Chrome, 54" Above Finished Floor (YB8000CH Req.)
Towel Ring (1 per vanity)	Moen®	YB8086CH	Mason, Chrome, 24" Above Countertop
Paper Holder (1 per commode)	Moen®	YB8099CH	Mason, Chrome, 23" Above Finished Floor, 36" From Corner (YB8000CH Req.)
HVAC			
HVAC	Carrier®		16 SEER, Zoned Systems (or equivalent)
Furnace			80% Annual Fuel Utilization Efficiency
Programmable Thermostat	Honeywell®	TH8321WF1001	Touch Controls and Wi-Fi Enabled
Copper Install Immediately Before Drywall			
Copper Box w/ Cover			All Copper Lines at Wall Penetrations
Deck HVAC Platform (per plan)			
Fresh Air Intake			
R-6 Ductwork			
Plastic Supply Grilles w/ Damper Capability			
UL181 Mastic			All Duct Connections and Joints
Jump Ducts or Return Air Ducts			All Living Areas
In-Line Filter Rack at Plenum	Honeywell®	F-100	Media Filter, MERV-10
Supply Run to Owner's Closet(s)			
Dryer Vent			(1) per Utility Room
Exhaust Fans	Broan®	764	80 cfm, All Baths and Utility Room
Primary Drain			Connected to Coil and Located in Approved Location
Secondary Drain			Located Over a Window or per Municipality Code
Vent Hood or Microwave			Vented to the Exterior
Inspections			
Pre-Pour Inspection			Independent Third Party Inspector
Pour Monitor			Independent Third Party Inspector
Elevation Shots			Taken of Four Corners at Form Set (per community)
Stucco Inspection (if applicable)			Independent Third Party Inspector
Frame Inspection			Independent Third Party Inspector
Plumbing Rough-In Inspection			Independent Third Party Inspector
Electrical Rough-In Inspection			Independent Third Party Inspector
HVAC System Inspection			Independent Third Party Inspector
Blocking and Insulation Inspection			Independent Third Party Inspector
Energy Inspection			Independent Third Party Inspector
Thermographic Inspection			Independent Third Party Inspector
Final Inspection			Independent Third Party Inspector
Insulation			
Exterior 2x4 Walls			R-15 Blown Fiberglass Blanket System
Exterior 2x6 Walls			R-21 Blown Fiberglass Blanket System
Attic Knee Walls			R-15 Blown Fiberglass Blanket System
Ceilings, Flat, Open Attic			R-38 Loose Fill Fiberglass or Cellulose
Ceilings, Flat, Closed Attic			R-38 Fiberglass Open Faced Batt
Sloped Ceilings			R-22 Fiberglass Open Faced Batt
Garage Ceilings (Conditions Areas Only)			R-19 Fiberglass Open Faced Batt
Phase II Polyseal			Plate Connections, Penetrations & Ceiling Connections
Media Room Interior Walls (if applicable)			R-15 Blown Fiberglass Blanket System
Interior Trim			
Baseboards			5-1/4" Throughout Whole Home Pre-Primed MDF
Baseboards Wet Areas			5-1/4" Pre-Primed MDF
Door Casing			3-1/2" Throughout Whole Home, Yellow Pine
Owner's Bath Mirror, Trim Out (N/A on 500)			Picture Frame, 1x4 Yellow Pine, Painted, Width of Vanity, 42" Tall Above Backsplash (start 2" above)
Powder Bath(s) Mirror, Trim Out (N/A on 500)			Picture Frame, 1x4 Yellow Pine, Painted, 28x30 (start 2" above pedestal)
Secondary Bath(s) Mirror, Trim Out			Picture Frame, 1x4 Yellow Pine, Painted, Width of Vanity, 42" Tall Above Backsplash (start 2" above)
Window Stool			1x6 or 1x8 Finger Joint Pine w/ Casing for Apron for All Non-"High" Windows
Plant Ledge			Casing Only if not Visible from Second Floor
Plant Ledge			Capped with MDF and Trimmed w/ Casing if Visible from Second Floor

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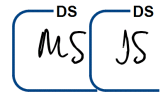
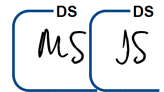|	Manufacturer	Model #	Description
Interior Trim Cont.			
Pantry Shelving, 8' Ceiling			(5) 1x16 MDF
Pantry Shelving, 9' Ceiling			(5) 1x16 and (1) 1x12 MDF
Pantry Shelving, 10' Ceiling			(5) 1x16 and (2) 1x12 MDF
Other Shelving			1x12 or 1x16 MDF (per plan)
Closet Rod			1-5/16 Yellow Pine 233 Full Round
Closet Shelf location(s)			High Rod(s), only (middle and low rods do not get shelves)
Shelf Support w/ Rod			Solar 4601, White
Shelf Support w/o Rod			Z3167
Shoe Mould			3/4' Quarter Round w/ Optional Wood Floors Only (supplied by flooring company)
Fireplace Mantel (if applicable)			Traditional or Box Style (paint or stain grade), 71' or 77' (per plan)
Interior Doors			Choice of 5 Styles
Door Heights			Per Community
Study (if applicable)			Doors are Optional, Sheetrocked Opening
Media Room (if applicable)			Doors are Optional, Sheetrocked Opening
Interior Attic Access (per plan)			Solid Core, To Match Interior Style, Smooth (flush if cut-down)
Attic Access	Memphis Stair®	Imperial	30x54 or 30x60 (only w/ stairs in garage and 10' plate), Thermoguard, Fireguard 350#
Trim Attic Access w/ Casing			
Interior Trim, Stairs (if applicable)			
Stair Profile			Waterfall
Open Rail Locations			1st Floor, to First Landing
Stain Grade Stair Parts			Interior Stain Color
Caps/Risers/Skirt/Kick			Paint Grade MDF
Newel Post			Square 3-1/2', Oak
Baluster			California - Square (white) or Ohio (No Accent) / Texas (Accent) Metal Square (satin black or ash grey)
Wall Rail			Oak
Wall Rail Brackets			Satin Nickel
Interior Paint			
Interior Top Coat	PPG®	Mopako	Flat
Caulk	Top Gun®		50-Year
2-Color Interior Color Scheme			Ceiling / Walls, Trim
Sheetrock	PPG®	15-172/05	Builders Spec Pro, Flat
Interior Trim Primed	PPG®	17-9517/05	Seal Grip 1 Latex Wood Undercoater
Interior Trim Painted	PPG®	NM5	Speedhide Interior, Gloss Latex
Interior Stain	PPG®		Choice of 7 Colors
Landscaping			
Sod			Full Yard
Landscaping Package			Per Community Requirements
Gutters			Front
Fence			1x6x6, 3-Rail Cedar, Good Neighbor w/ One Gate (unless otherwise noted by community)
Lighting			
Interior Package	Seagull®		Wheaton or Parkfield Collection, Brushed Nickel
Coach Lights - Front	Seagull®	84031-12	(2) One-Light Wall Lantern
Coach Light - Opt. 3rd-Car Garage (if applicable)	Seagull®	84031-12	(1) at Optional 3rd-Car Street Facing Garage (if applicable)
Coach Light - Rear (n/a w/ covered rear patio)	Seagull®	84029-12	(1) at Rear Door (per plan, n/a w/ covered rear patio)
Covered Rear Patio (if applicable)			6' LED Trim Lights (qty. per plan)
Entry 2-Story	Seagull®		Hanging Fixture (match package)
Family Room			Ceiling Fan w/ Light Kit (See Ceiling Fans)
Dining Room (if applicable)	Seagull®		Hanging Fixture (match package)
Breakfast			6' LED Trim Lights (qty. per plan)
Butler's Pantry (if applicable)			6' LED Trim Lights (qty. per plan)
Kitchen Ceiling			6' LED Trim Lights (qty. per plan)
Owner's Suite			Ceiling Fan w/ Light Kit (See Ceiling Fans)
Secondary Bedrooms	Seagull®		Flush Mount w/ LED Bulbs (match package)
Secondary Bedroom Closets			6' LED Trim Lights (if applicable, qty. per plan)
Owner's Closet			6' LED Trim Lights (qty. per plan)
Powder Bath (if applicable)	Seagull®		2-Light Wall Mount w/ LED Bulbs (match package)
Vanity	Seagull®		3-Light Wall Mount (Less than 48') w/ LED Bulbs (match package)
Vanity	Seagull®		4-Light Wall Mount (48'+) w/ LED bulbs (match package)
Hallway			6' LED Trim Lights (qty. and location per plan)
Game Room (if applicable)	Seagull®		Flush Mount w/ LED Bulbs (match package)
Media Room (if applicable)			(4) 6' LED Trim Lights
Study (if applicable)			6' LED Trim Lights (qty. per plan)
Stairwell (if applicable)			Combination of Large Hanging (match package) and/or 6' LED Trim Lights (qty. per plan)
Garage Fixture(s)			1x4 Fluorescent (qty. per plan)
Attic			Keyless w/ Incandescent
Pantry (if applicable)			6' LED Trim Lights (qty. per plan)
Utility Room			6' LED Trim Lights (qty. per plan)
Low Voltage			
Data			(2) Home Run (outside), (1) Living Room
TV			(1) Home Run (outside), (1) Living Room
Door Camera	Clare Controls®	CVP-B2DB50-ODIW	Clare Video Doorbell (front door)
Control Hub	Clare Controls®	CLIQ-MOSM-10	CLIQ mini Smart Home Control Hub (next to chime, central location)
Security Panel	Clare Controls®	RE6100P	Helix Wireless Security Panel (12' from low voltage enclosure)
Structured Wiring Can			16' (next to ceiling, small closet)
Surge Protector			(1) (next to panel)
Control Switch	Clare Controls®	CL-MNS-X-10	(1) ClareVue Lighting Master Neutral Switch (front door, entry light)
Door Sensor	Clare Controls®	RE622	(2) Micro Door/Window Sensor (front entry and rear entry doors)

INCLUDED COMMUNITY FEATURES

Fair Meadows 60s

M/I HOMES

	Manufacturer	Model #	Description
Mirrors & Shower Glass			
Owner's Bath, 34" Tall Mirror per Vanity			Inside 1x4 Trim Picture Frame (see interior trim)
Secondary Bath(s), 34" Tall Mirror per Vanity			Inside 1x4 Trim Picture Frame (see interior trim)
Powder Bath(s)			Inside 1x4 Trim Picture Frame (see interior trim)
Shower Glass, Owner's Bath			
Semi-Frameless Shower Enclosure	Luxury Baths®	Spartan Plus	1/4" Clear Glass w/ Chrome Hardware, 72"
Shower Glass, Secondary Bath(s), if applicable			
Semi-Frameless Shower Enclosure	Luxury Baths®	Spartan Plus	1/4" Clear Glass w/ Chrome Hardware, 72"
Pest Control			
Built-In Pest Control System	HomeTeam®	Taexx®	
BoraCare Wood Termite Pre-Treatment	HomeTeam®		
Plumbing			
Solid Core Schedule 40 PVC			Below Slab
Loop Main Water Supply			Through Slab
Plumbing Stacks			Run to Back or Sides of Home, NOT Front Elevation
Plumbing System	Zurn®	PEX®	
Gas Lines			Cooktop, Furnace and Water Heater
Gas Water Heater	Bradford White®		.62 EF, Rapid Recovery
Water Heater(s)			Located in Attic (per plan)
2 to 3 Baths	Bradford White®	RG250T6N	(1) 50-Gallon
3.5+ Baths	Bradford White®	RG250T6N	(2) 50-Gallon
Hose Bibs (location per plan)			(2)
Dishwasher Hook-Up			
Garbage Disposal	Badger 1®		1/3-HP
Ice Maker Connection for Refrigerator			
Secure Tub to Framing w/ Screws			
Shower Head Stub-Out			80" Above Finished Floor (unless otherwise specified)
Utility Room Clean-Out			Capped w/ Chrome Plate
Commodes, Owner's Suite and Powder (if applicable)			Elongated, White
Commodes, Secondary Baths			Round, White
Plumbing, Kitchen			
Sink			10" Undermount, Stainless Steel (single-basin, 50/50 split or 60/40 split)
Faucet	Moen®	7594C	Arbor, Chrome, Pullout
Plumbing, Owner's Bath			
Tub	Royal Bath®		Acrylic, Deep Wide Oval 42x60, White (if applicable)
Corner Tub (if applicable)	Royal Bath®		Acrylic, Sabine Corner, White (if applicable)
Shower Pan	Royal Bath®		Acrylic (size per plan)
Vanity Faucet	Moen®	4925	Chateau, Chrome, 4" Centerset
Tub Faucet	Moen®	TL181 / 3829	Chateau, Chrome
Tub Drain / Overflow Kit	Moen®	T90331	Chrome
Shower Faucet	Moen®	TL182	Chateau, Chrome
Shower Drain Cover	Moen®	101664NL	Polished Nickel
Plumbing, Secondary Bath(s)			
Tub			Steel, White
Shower Pan	Florestone®		Acrylic, White (size per plan, 1st Floor)
Shower Pan	Florestone®		Acrylic, White (size per plan, 2nd Floor)
Vanity Faucet	Moen®	4925	Chateau, Chrome, 4" Centerset
Tub / Shower Faucet (if applicable)	Moen®	TL183	Chateau, Chrome
Tub Drain / Overflow Kit (if applicable)	Moen®	T90331	Chrome
Shower Faucet (if applicable)	Moen®	TL182	Chateau, Chrome
Shower Drain Cover (if applicable)	Moen®	101664NL	Polished Nickel
Plumbing, Powder Bath (if applicable)			
Pedestal Sink	Vortens®	3539/351C	Pedestal Sink
Vanity Faucet	Moen®	4925	Chateau, Chrome, 4" Centerset
Plumbing, Wet Bar / Utility (if applicable)			
Sink			7" Undermount, Stainless Steel (single-basin)
Faucet	Moen®	4904	Chateau, Chrome, One-Handle High Arc
Roofing			
Shingles			Limited Lifetime, Class A Fire Rated, Laminated Architectural AR Shingles (no staples)
Shingle Color			Weatherwood
Felt			15#
Ridge Vents (per plan)			
Air Hawks			Low Profile
Self-Sealing Valley Flashing			
5/8" Metal Drip Edge, Profile-DL			
Metal Roof (if applicable / optioned) Color			Aged Bronze (default) or Dark Bronze
Counter Flashing Cut in Masonry			
Radiant Barrier Roof Deck	LP®	Tech Shield®	
Sheathing			
Per Windstorm Plan			
Sheathing, Front & Rear			Red Structural Grade ThermoPly
Sheathing, Sides			Green Structural Grade ThermoPly
Attic Hot Walls			1/8" Green Structural Grade ThermoPly
Stone (per plan / elevation)			
Mortar Color			Gray, Almond or White (blanco stone only)

INCLUDED COMMUNITY FEATURES

Fair Meadows 60s

M/I HOMES

	Manufacturer	Model #	Description
Stucco (per plan / elevation)			
Stucco (per plan)			
Finish			3-Coat System (scratch, brown and finish), 3/4" Thick (per plan)
Felt Paper Backed Metal Lath (per plan)			#4 Sand
Weep Screed at Bottom Course (per plan)			
Sheathing (per plan)			OSB, Stucco Locations Only
Homewrap (per plan)	Weathermate Plus®		Stucco Locations Only
Tub / Shower Surrounds			
Tub / Shower Surrounds, Owner's Bath			
Tub Surround			Ceramic Tile, Level 1
Tub Surround Height			To Match Countertop
Tub Window Sill			Below 18" Tile, Above 18" Window Stool
Tub Skirt			Ceramic Tile, Level 1
Tub Deck			Part of Tub
Shower Surround			Ceramic Tile, Level 1
Shower Surround Height			84" Above Finished Floor
Shower Soap Dish			Matching Tile Cut on Diagonal in Corner
Shower Seat (if applicable)			Ceramic Tile, Level 1
Tub / Shower Surrounds, Secondary Bath(s)			
Tub/Shower Surround			Ceramic Tile, Level 1
Tub/Shower Surround Height			84" Above Finished Floor
Shower Soap Dish			Matching Tile Cut on Diagonal in Corner
Shower Seat (if applicable)			Ceramic Tile, Level 1
Water Filtration (Kitchen Sink only)			
Water Filter	Kinetico®	A200	Ultra Filtration 3 Stage System
Spigot	Kinetico®	A200	Spigot, Chrome
Windows			
Window Construction	Ply Gem®		1110 Series, Vinyl Frame w/ LoE^{SC} Glass; Block & Tackle Balance; Tilt-in Sash
Protective Window Wrap During Construction			
Screens on Operable Windows			
Owner's Bath			Cam & Keeper Locks
Operable Glass			Fixed Clear Glass at Tub Window(s) (per plan)
Fixed Glass			All Bedroom, Study (w/ closets, if applicable) and Media (w/ closets, if applicable) Egress Windows
Window Frame Color			All Other Non-Egress Windows (may include some windows in Bedrooms, Study or Media; e.g. 2x2)
Window Grill Location			Clay
Window Grill Pattern			Match Front Window Pattern if in Same Room
Windows in Attic Spaces			Traditional and Mediterranean Elevations - 4-over-4; Hill County and Craftsman Elevations - 4-over-1
			Obscured

MS JS

INCLUDED COMMUNITY FEATURES

Fair Meadows 60s

M/I HOMES
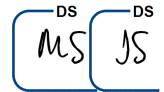
	Manufacturer	Model #	Description

Community Specific: In Addition To, Removes or Replaces Above Features (see price sheet for additional included / optional features)

	Description
Front Door Height, Signature Collection	8' 8"
Front Door Height, Luxury Collection	8' (if applicable, 6' 8" if plan/elevation does not accept 8')
Interior Door Height	6' 8" (includes garage and rear entry)
Exterior Masonry Locations	Front, 1st Floor Sides and 1st Floor Rear
Exterior Masonry Materials	Front (per plan), 1st Floor Sides (brick) and 1st Floor Rear (brick)
Covered Rear Patio	Per Plan (unless otherwise specified on price sheet)
Fireplace	Per Plan (unless otherwise specified on price sheet)
Cabinet Species	Beech (stained) or MDF (painted)
Stained Door Styles & Colors	American (Flat Panel J-Edge-4 colors) or Shaker (Flat Panel-3 colors)
Painted Door Styles & Colors	Studemont (Shaker Flat Panel-4 colors) or Rockdale (Raised Panel-5 colors)
Drawer Guides	Full Extension
Kitchen	42" Uppers w/ 4-1/4" Crown Moulding, Active Corners, Light Rail
Secondary Bath(s) Vanity (per plan)	34-1/2". Includes Drawer Banks, if applicable (per plan)

I/We acknowledge that these included specifications will supersede any representation on a floor plan. Any item not listed above nor designated on the Price Sheet, Addendum A or "Selection Sheet" to the Purchase Contract will be built per plan. M/I reserves the right to build the most recent version of the floor plan which may differ from the one presented at time of sale.

Purchaser _____ Date _____

Purchaser _____ Date _____

New Home Consultant _____ Date _____