

### INCLUDED FEATURES

#### ENERGY EFFICIENCY

**Certified Good Cents Energy Efficient Homes**  
**Champion Tinted Windows**  
Energy Efficient Gas Heating  
12+ SEER Carrier/Bryant Air Conditioner  
R-30 Blown Insulation in Attic  
R-15 Total Wall Insulation (R-11+R-4 with Tuff-R)  
R-4 Celotex Tuff-R Insulating Sheathing  
R-22 Batt Insulation in sloped Ceilings  
R-6 Ductwork Insulation with Mastic Seal  
Ventilation System Featuring **Ridge & Soffitt Vents**  
**Quick Recovery Gas Water Heater**  
Foam Sealed Exterior Windows, Doors and Pipes

#### KITCHEN PACKAGE

**Hand Laid Ceramic Tile Backsplash**  
**Moen Washerless Single Lever Faucet**  
30" Oak Panel Cabinetry with Adjustable Shelving  
**Hidden Hinges & Crown Moulding Cabinet Trim**  
**Tilt-out Sink Tray for Convenient Sponge Storage**  
**Recessed Kitchen Lighting**  
**General Electric Self-Cleaning Range**  
**General Electric Microwave with Touch Controls**  
**General Electric Potscrubber Dishwasher**  
No-Wax Vinyl Flooring  
Stainless Steel Sink with Vegetable Sprayer  
**Gourmet Spice Racks Installed in the Pantry Door**  
Island Workstations (per plan)

#### BATH PACKAGE

**Moen Washerless Faucets**  
**Moen Shower Fixtures with Scald Protection**  
Cultured Marble Vanity Counter Tops  
No Wax Flooring in Commode & Step-out Areas  
Oversized Garden Tub in Master Bath  
Separate Shower and Dual Vanities in Master

#### ENTRY

**Hand Laid Ceramic Tile Entry**  
Front Gutters and Downspouts  
**Brass Coach Lamp and Brass Handleset**  
Six Panel Stained Therma Tru Front Entry Door

#### SECURITY PACKAGE

**Ranger American Security System Prewire**  
Exterior lighting at Front and Rear Door  
**White Window Frames with Dual Locks**

#### INTERIOR FEATURES

**Rounded Sheetrock Corners at Impact Areas**  
**Cozy Fireplace with Tile Hearth and Gas Lighter**  
**Elaborate Fireplace Display Mantle**  
Elegant Raised Panel Interior Doors  
**Progress Lighting Package**  
Three Speed Ceiling Fan with Light Kit  
Custom Trim on Base of all Vinyl Floor Areas  
Two Phone and Two Television Prewires  
Electric and Gas Dryer Connections  
Utility Shelf and Clothes Rod  
Exhaust Vents in all Baths and Utility Room  
**Monarch Tone-on-Tone Designer Paint Colors**  
**Art and Entertainment Niches (per plan)**  
**Double Sided Fireplaces (per plan)**

#### EXTERIOR

Cast-stone Engraved Address Blocks  
Designer Keystones (per plan)  
**Upscale Landscape Package**  
Fully Sodded Front and Side Yards to Fence  
Fully Fenced Backyard with 6 Foot Fence  
**Acme (100 year Warranty) & American Clay Brick**  
Brick on Three Sides of First Floor  
Divided Light Windows at Front of Home  
**Hardiplank Cement Fiber Siding (50 Yr Warranty)**

#### GENERAL CONSTRUCTION

**16" On-Center Studs On All Walls**  
**Hurricane Clips and Anchors on Exterior Walls**  
Copper Water Supply Lines Above the Foundation  
**TJI Flooring System** by Trus Joist MacMillan  
Copper Electrical Wiring  
Smoke Detectors with Back-Up Safety Features  
Steel Garage Doors  
Post-Tensioned Slab with 1/2" Cables  
**Genstar 25-Year Warranted Shingles, 230 lbs.**

#### RYLAND QUALITY PROGRAMS

**Ryland's 10-Year Warranty Plan**  
**Ryland Homebuyer's Guide Book**  
Professional Decorator Consultation  
4 Quality Assurance Meetings w/ Your Homebuilder  
Certified HL&P Good Cents Inspections  
Full-Service Sales Center Open Seven Days a Week

32 Years of Commitment to Customer Satisfaction  
*Included Features Subject To Change Without Notice*  
*Effective January 29, 1999*

