

SPECULATIVE HOME
1202 WILDCAT BEND COURT CASTLE PINES VILLAGE, CO 80108

HOME SPECIFICATION
“ADDENDUM A”

| | |
|--------------------------------|--|
| LOT NO: | <u>LOT 8 CASTLE PINES VILLAGE R-66, 0.484 AM/L, PARCEL NUMBER: 2351-084-07-008</u> |
| PROPERTY ADDRESS: | <u>1202 WILD BEND COURT CASTLE PINES VILLAGE, CO 80108</u> |
| BUILDER: | <u>RYAN HOMES INC.</u> <u>2101 LARIMER ST UNIT 101 DENVER, CO 80205</u> <u>(303) 904-0564 (office)</u> <u>(720) 733-0186 (fax)</u> <u>chris@ryanhomescolorado.com</u> (email) |
| TOTAL FINISHED PRICE: | <u>\$2,675,000.00</u> |
| STYLE: | <u>2 STORY</u> |
| FINISHED SQUARE FOOTAGE TOTAL: | <u>5,182</u> |
| MAIN LEVEL | <u>3,341</u> |
| UPPER LEVELS | <u>1,841</u> |
| BASEMENT LEVEL | <u>FINISH LANDING & BONUS ROOM</u> |
| GARAGE: | |
| NO. OF CARS | <u>(3) CAR - ATTACHED</u> |
| ATTACHED SQUARE FOOTAGE | <u>1,014</u> |
| FINISH STANDARDS | <u>DRYWALL, TEXTURE, PAINT, TRIM WNW & DOOR, NO BASE</u> |
| TOTAL BEDROOMS: | <u>4</u> |
| MAIN LEVEL NO: | <u>1</u> |
| SECOND LEVEL NO: | <u>3</u> |
| BASEMENT | <u>0</u> |
| TOTAL BATHROOMS: | <u>4 1/2</u> |
| MAIN LEVEL: | <u>1-1/2</u> |
| SECOND LEVEL: | <u>3</u> |
| BASEMENT LEVEL: | <u>0</u> |
| <u>EXTERIOR</u> | |
| ROOFING DESCRIPTION: | <u>CONCRETE TILE ROOF</u> |
| MATERIAL | <u>BARTILE – LEGENDARY COTTAGE SLATE</u> |
| COLOR | <u>#392 HARTFORD BLEND</u> |
| METAL ROOF | <u>STANDING SEAM METAL ROOFING</u> |
| LOCATIONS | <u>EYE BROW ARCHES AT DORMERS & ROOF SECTION ABOVE BAY WINDOWS</u> |
| COLOR | <u>SHEFFIELD METAL – MEDIUM BRONZE</u> |
| GUTTERS: | <u>6” HALF ROUND PRIMED SEAMLESS GUTTER</u> |
| COLOR | <u>SHEFFIELD METAL – MEDIUM BRONZE</u> |
| DECK INCLUDED | <u>N/A</u> |
| JULIET BALCONY RAILING | <u>IRON – DESIGN AS SHOWN ON THE PLANS</u> |
| RAILING COLOR | <u>MATCH SHEFFIELD METAL – MED BRZ - POWDER COATED</u> |
| WINDOW PLANTERS | <u>QTY. 4 IRON WINDOW PLANTERS – DESIGN SHOWN ON PLANS</u> |
| PLANTER AT MASTER | <u>REMOVED - ROOF LINE INTERFERES</u> |

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DRY-B-LOW SYSTEM INCLUDED

N/A

EXTERIOR WALL TREATMENT:

STUCCO
STUCCO STYLE

HARDCOAT STUCCO SYSTEM
"FRESCA" STYLE – SEE RENDERING FOR COLOR TONE
FRESCA STYLE STUCCO WILL EXPERIENCE CRACKING OVER
TIME. THIS IS INHERENT WITH THE PRODUCT AND IS NOT A
DEFECT IN CONSTRUCTION
LA HABRA – X-81 OATMEAL BASE 200
STONE TRIMSTONES AS NOTATED ON PLANS – SET LOCATE

STUCCO COLOR
WINDOW HEADERS (WITHIN STUCCO)

EXTERIOR TRIM:

FASCIA MATERIAL
SOFFIT MATERIAL
BACK OUTDOOR LIVING
FRONT & FRIENDS ENTRY
CORBELS/BRACKETS
SHUTTERS
BAY WINDOW BASE
BACK MASTER PATIO TRELLIS
COLOR FOR STAINED ITEMS

INLAND RED CLEAR CEDAR
SELECT TIGHT KNOT CEDAR TONGUE & GROOVE
SELECT TIGHT KNOT CEDAR TONGUE & GROOVE
8X8 CLEAR CEDAR POSTS AND DECORATIVE CORBELS
DECORATIVE CORBELS - CLEAR RED CEDAR
DECORATIVE 2X4 CLEAR RED CEDAR
PAINT GRADE WOOD PANELING
CLEAR CEDAR BEAMS SITTING ON BASE
SIKKENS CETOL SRD SEMI-TRANSPARENT COLOR: 213
BUTTERNUT

STONE:

TYPE
NAME / COLOR
WATERTABLE & CAPS
WINDOW HEADERS
WINDOW SILLS
NOTE

NATURAL STONE VENEER
ROCK IT – LUEDERS BUFF
PRE-CAST – COLOR: SHOWN ON SITE
STONE TRIMSTONES AS NOTATED ON PLANS – SET LOCATE
PRE-CAST – COLOR: SHOWN ON SITE
STONE WILL ONLY BE INSTALLED FROM 1' ABOVE FINISHED
LANDSCAPING GRADE - MAY MEAN FOUNDATION WALLS
EXPOSED - HEIGHT DETERMINED BY COUNTY

WINDOW WELLS

QTY. 3 – PRECAST CONCRETE WELLS W/ 5/0 X 5/0
VINYL SLIDING WINDOWS – ATRIUM 9000 SERIES ALMOND
QTY. 1 – CUSTOM SIZED WELL W/4/0 X 5/0 VINYL
SLIDING WINDOW – ATRIUM 9000 SERIES ALMOND

WINDOW WELL COVERS

QTY. 4 CUSTOM METAL GRATES - BLACK

CHIMNEY
CHIMNEY FINISH

EXTERIOR STONE: ROCK IT – LUEDERS BUFF WITH PRE-
CAST ACCENT

CHIMNEY CAP

METAL CHIMNEY CAPS – CLR: SHEFFIELD MEDIUM BRONZE

RADON SYSTEM

NOT INCLUDED

FLAT WORK –
FRONT WALK & PORCH
ELECTRIC HEAT SNOW MELT
BACK MASTER PATIO & OUTDOOR LIVING
DRIVEWAY

BELGARD PAVERS – DUBLIN COBBLE / COLOR: VICTORIAN
INCLUDED FOR FRONT PORCH, WALK & FRIENDS ENTRY
BELGARD PAVERS – DUBLIN COBBLE / COLOR: VICTORIAN
SANDSCAPE FINISH CONCRETE – DAVIS COLOR: TBD

RETAINING WALLS

GOLD ORE BOULDERS (JENSEN) – BACK OF PROPERTY

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|---|--|
| ENTRY DOOR: | <u>60 X 96 RH METAL DOUBLE DOOR, CLEAR GLASS, SCROLL IRON WITH HANDLESET – DOOR STYLE T105</u> |
| FINISH HANDLESET | <u>OIL RUBBED BRONZE</u> <u>INCLUDED WITH DOOR WILTSHIRE</u> |
| GARAGE DOORS: | |
| ATTACHED GARAGE | <u>CUSTOM STK TIGHT KNOT WESTERN RED CEDAR W/CLEAR GLASS – DESIGN AS PER PLANS</u> |
| SIZE | <u>(1) 18X9 & (1) 9X9 R-17 INSULATED STEEL BASE W/STK TIGHT KNOT WESTERN RED CEDAR SIDING APPLIED</u> |
| COLOR | <u>SIKKENS CETOL SRD SEMI-TRANSPARENT COLOR: 213 BUTTERNUT</u> |
| DOOR OPENER | <u>MODEL 8587 ELITE SERIES 3/4 HP HEAVY-DUTY CHAIN DRIVE SYSTEMS / 3 REMOTES / 1 KEYLESS ENTRY KEYPAD</u> |
| GARAGE SERVICE DOOR: | <u>N/A</u> |
| EXTERIOR DOORS: | <u>HURD / SIERRA PACIFIC ALUMINUM CLAD/PINE WOOD PATIO DOORS</u> |
| COLOR | <u>PATINA GREEN CLAD - PINE INTERIOR</u> |
| GLAZING | <u>CLEAR PANE – DUAL INSULATED LOW-E 366 GLASS</u> |
| HARDWARE | <u>HARDWARE – MULTI-POINT DUAL ACTIVATED, ORB FINISH</u> |
| WINDOWS: | |
| BRAND & TYPE | <u>HURD / SIEIRRA PACIFIC H3 ALUMINUM CLAD / PINE WOOD CASEMENTS</u> |
| OPERATION STYLE | <u>CLEAR WITH SIMULATED DIVIDED LITE, 7/16” COLONIAL GRILLS</u> |
| GLAZING | <u>PATINA GREEN CLAD - PINE INTERIORS</u> |
| COLOR | <u>ROOM SPECIFIC – ORDER HAS BEEN PLACED</u> |
| SCREENS & OPERATION HARDWARE | <u>VINYL SLIDERS – ATRIUM 9000 SERIES ALMOND - CLEAR</u> |
| BASEMENT WINDOWS | |
| WINDOW TREATMENTS | <u>N/A - NONE INCLUDED</u> |
| LANDSCAPING DESCRIPTION: | <u>BUDGET \$30,000.00 – PLAN & DESIGN TBD</u> |
| FENCE | <u>N/A – NOT INCLUDED</u> |
| INSULATION: | |
| BATT INSULATION | <u>INSTALL BAFFLES AT EAVES FOR AIRFLOW</u> <u>INSTALL R38 KRAFT FACED BATTS IN CEILING AREA</u> <u>INSTALL R-13 UNFACED BATSS WITH SPRAY POLYURETHANE FOAM (R-27 TOTAL) AT EXTERIOR 2 X 6 WALLS</u> <u>BOX SILLS & RIM JOISTS R-13 UNFACED BATTS WITH SPRAY POLYURETHANE FOAM (R-27 TOTAL)</u> <u>UNFINISHED BST R-13 KRAFT FACED BATTS TO THE FURRED WALLS & R-11 VINYL FACED BLKTS TO CONCRETE WALLS</u> <u>OVERHANGS R-30 KRAFT FACED BATTS</u> <u>CRAWL SPACE R-11 VINYL FACED BLANKETS TO THE WALLS & .006 BLACK POLY TO THE FRLOOR, WRAPPED UP THE FOUNDATION & SEALED</u> <u>EXTRA KNEE WALLS TO THE ATTICI – INTSALL TYVEK TO BACK SIDE OF ATTIC KNEE FOR DOUGLAS COUNTY CODE REQUIRMENT TO TOUCH ON ALL SIX SIDES</u> |

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SOUND: 3.5" (R-11) FIBERGLASS SOUND BATTS TO THE MAIN LEVEL POWDER, MASTER CLOSET, MASTER BED WALL & SECOND FLOOR LAUNDRY

FOAM PACKAGE: AROUND ALL EXTERIOR WINDOWS, DOORS, EXTERIOR PENETRATIONS; DRAFT STOPPING AS REQUIRED PER CODE; CAULK TO ALL SILL PLATES, EXTERIOR CORNERS AND LEAD-OFF WALLS

SPRAY POLYURETHANE: EXTERIOR 2 X 6 WALLS: 2" (R-14) OF SPRAY POLYURETHANE FOAM
BOX & RIM JOISTS: 2" (R-14) OF SPRAY POLYURETHANE FOAM

INTERIOR
DRYWALL & PAINTING

DRYWALL TEXTURE HAND TROWELL THROUGHOUT –LIGHT SKIP TROWEL
NOTE INTERIOR TEXTURES ARE HAND APPLIED AND WILL VARY AND WILL INCLUDE IMPERFECTIONS. THE ONLY EXCEPTION TO THIS RULE WOULD BE LEVEL 5 SLICK FINISH BULLNOSE - UNLESS OTHERWISE SPECIFIED BY BUILDER
CORNERS ORANGE PEEL
ATTACHED GARAGE FINISH

PAINTING:
INTERIOR PAINT SATIN OR EGGSHELL PAINT TO BE USED ON WALLS
FLAT OR SEMI WILL NEED TO BE SPECIFIED BY OWNER
FLAT WILL BE USED ON LEVEL 4/5 SLICK FINISH WALLS
INTERIOR STAIN QTY. 1 STAIN COLOR – LOCATIONS TBD BY BUILDER
LACQUER / STAIN COLOR SATIN SHEEN / STAIN: SABLE (MATCH KITCHEN PERIMETER)
EXTRAS COLOR CHANGES & SPLIT CEILINGS ARE UPGRADES
FAUX FINISHING N/A - NONE INCLUDED IN BUDGET

CABINETS

LOCATIONS KITCHEN PERIMETER & ISLAND
TYPE & STYLE RUSTIC KNOTTY ALDER CLASSIC 60 STANDARD
FINISH SABLE STAIN – BASES
FINISH ASPEN WHITE PAINT COFFEE GLAZE – UPPERS & ISLAND

LOCATION BUTLER'S PANTRY / WET BAR / MASTER BATH / LAUNDRY
TYPE & STYLE RUSTIC KNOTTY ALDER CLASSIC 60 STANDARD
FINISH SABLE STAIN

LOCATION POWDER – 60" BLACKWELL SERVER FURNITURE PIECE

LOCATION BATH #1
MANUFACTURER / MATERIAL JAMES MARTIN FURNITURE PROVIDENCE 48"
COLOR URBAN GRAY

LOCATION BATH #2
MANUFACTURER / MATERIAL: JAMES MARTIN FURNITURE PROVIDENCE 36"
COLOR URBAN GRAY

LOCATION BATH #3
MANUFACTURER / MATERIAL: ALASTAIR EIGHT DRAWER FURNITURE PIECE
COLOR WORN BLACK

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WINE WALL
DINING ROOM

**(2) GLASS WINE STORAGE WALLS AT DINING ENTRY
CLAD LUEDERS BUFF STONE / INTERIOR WHITE OAK WOOD
WITH METAL RACKS**

INTERIOR TRIM

INTERIOR DOORS:

MUDROOM/BULTER'S PANTRY DOOR

**JELDWEN TRIA 3 PANEL R-3270 – PAINT GRADE
DUTCH DOOR – CUSTOM – PAINT GRADE**

WINDOWS

FORMAL LIVING

**WOOD EXTENDED JAMBS CASED IN TRIM – PAINT GRADE
CASE FRAME UPPERS AND ADD SILL AT BOTTOM ROW OF
WINDOWS AT LOWER LEVEL**

BASE – MAIN LEVEL

BASE – UPPER LEVEL

CASE

WM 412 – 7” – PAINT GRADE

WM 412 – 5” – PAINT GRADE

WM412 – 3-1/4” -” PAINT GRADE

STAIRS

**DECORATIVE IRON BALUSTERS WITH IRON NEWELS, WOOD
HANDRAIL, WOOD TREADS AND RISERS, PAINT GRADE
STRINGER WRAPS**

CROWN MOLDING

**BUTLER'S PANTRY, POWDER BATH, DINING ROOM, MASTER
BEDROOM, MASTER SITTING, MASTER VESTIBULE, MASTER
BATH, ENTRY HALLWAYS – PAINT GRADE ALL SPACES**

WAINSCOT WALLS

**POWDER BATH 52”, STUDY 76”, MASTER BED FIREPLACE
WALL, MASTER BATH 52” – PAINT GRADE ALL SPACES**

KITCHEN/HEARTH ROOM CEILING

**SITE BUILT BEAMS – CURVED BOTTOMS, DISTRESSED –
WHITE OAK WOOD**

MUDROOM

**BENCH SEAT WITH OPEN CUBBIES BELOW FOR SHOE
STORAGE, RECESSED PANEL BACKER WITH HOOK PLATES &
OPEN CUBBIES ABOVE. STORAGE CABINETS ON EITHER
END. WIRE MESH DOORS – PAINT GRADE WITH WOOD
BENCH SEAT**

BUTLER'S PANTRY

T & G WALLS SURROUNDING ENTIRE ROOM – PAINT GRADE

STUDY

**SITE BUILT BOX BEAMS – WHITE OAK WOOD
SHALLOW WOOD MANTLE INCORPORATED INTO WALL
PANEL DESIGN**

MASTER BATH

SITE BUILT COLUMNS FLANKING TUB – PAINT GRADE

STAIR RIDGE CEILING

SITE BUILT BOX BEAM – WHITE OAK WOOD

LOFT

FLOATING DESK WITH RADIUS ACCENT – PAINT GRADE

BATH #1

WOOD MIRROR SURROUND – PANEL STYLE – PAINT GRADE

BED #2

FLOATING NICHE SHELVES – WHITE OAK WOOD

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CLOSET SHELVING

SITE BUILT – SEE TRIM DRAWINGS FOR LAYOUTS

ATTIC ACCESS

PANELS PROVIDED – 1 IN LAUNDRY / 1 IN UP MECHANICAL

NOTE

RYAN HOMES WILL PROVIDE ROUGH LINE DRAWINGS REPRESENTING BUILT-IN / DESIGN CONCEPTS / MODIFICATIONS MAY OCCUR ON SITE BY TRIM CARPENTER BASED ON LIMITATIONS WITH SPACE AVAILABLE

HARDWARE

EXTERIOR FRONT DOOR:
INTERIOR LOCKS/DOOR KNOBS:

HANDLE/LOCKSET PROVIDED W/METAL DOOR – ORB LEVER STYLE – EMSER LEVER WITH ARCH ROSETTE FINISH: BRONZE & NICKEL THROUGHOUT – HINGE COLOR DETERMINES FINISH OF HANDLESET

ACCESSORIES – TOWEL BARS, TP HOLDER, RINGS

HARDWARE TO COORDINATE W/PLUMBING - FINISH: BRONZE & POLISHED NICKEL THROUGHOUT

ADDITIONAL ITEMS INCLUDED IN HARDWARE
LIVING FINISHES

DOOR STOPS, HINGE PINS, CLOSET RODS & BRACKETS
NOTE THAT LIVING FINISHES WILL CHANGE & PATINA WITH USE AND MAY TAKE ON A BRASSY TONE

MIRRORS & SHOWER DOORS

MIRRORS & SHOWER DOORS:
MIRROR LOCATIONS

(1) POWDER, (2) MASTER BATH, (1) BATH #1, (1) BATH #2
(1) BATH #3

MASTER “HIS” VANITY
SHOWER DOOR
CABINET GLASS

CLEAR VIEW SURFACE MOUNT TV MIRROR – 24” TV
(1) MASTER BATH, (1) BATH #1, (1) BATH #3
N/A (WIRE MESH IN MUD UPPERS)

ELECTRICAL

TECH WIRE

CAT-V, TV, PHONE, CABLE, STEREO, SECURITY
BUDGET & PROPOSED PLAN PROVIDED AT TIME OF BUDGET
OWNER WILL PERFORM WALK DURING CONSTRUCTION TO
CUSTOMIZE WIRE FOR HOME & NEW PROPOSAL WILL BE
PROVIDED- COMPLETED 02.2016 – SCHEMATIC PLANS ON FILE
BUDGET IS FOR WIRE ONLY / NO EQUIPMENT OR SPEAKERS

NOTE

AUDIO EQUIPMENT
CENTRAL VAC SYSTEM

N/A - NOT INCLUDED IN BUDGET
YES – BEAM SERENITY SC375A VAC UNIT – INCLUDES Q
DELUXE CLEANING KIT, 35 FT CORDED HOSE

CEILING LIGHTS:

ALL CANS INCLUDED -WHITE ONLY
COLORED CANS/TRIMS ARE NOT INCLUDED

FIXTURES – ALL LEVELS

ALL ELECTRICAL FIXTURES HAVE BEEN ORDERED
(2) FRONT PORCH WALL MOUNTS, (2) EXT MASTER PATIO
WALL MOUNTS, (4) GARAGE FLUORESCENTS, (2) EXT
PATIO CEILING FANS, (1) ENTRY CHANDELIER IN RIDGE
BEAM, (2) HALL SCONCES, (1) COAT CLOSET
FLUORESCENT, (1) LIVING ROOM CHANDALIER, (2)
WETBAR UNDERCABINT, (1) DINING ROPE LIGHT AT
CROWN, (1) DINING CHANDALIER, HALL ROPE LIGHTS IN
COFFERS, (2) ISLAND PENDANTS, (1) NOOK PENDANT, (1)
HEARTH CEILING FAN, (11) UNDERCAB KITCHEN &
BUTLERS, (2) POWDER SCONCES, (1) POWDER MINI

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CHANDELETTE, (1) HANGING PENDANT MASTER VESTIBULE, (1) MASTER CEILING FAN, (5) VANITY SCONCES, (1) TUB CHANDALIER, (1) MASTER STAIR CHANDALIER (1) CEILING MOUNT BED #1 CLOSET, (2) VANITY SCONCES, BATH #1, (1) VANITY BAR BATH #2, (1) VANITY BAR BATH #3, (1) BATH #3 TUB CHANDALIER,

PLUMBING

LIVING FINISHES

NOTE THAT LIVING FINISHES WILL CHANGE & PATINA WITH USE AND MAY TAKE ON A BRASSY TONE & LOOK WORN

MUD ROOM

SHOWER PAN

POURED IN PLACE / FURNISHED WITH KING BRICK PAVER ACME CARDIFF GREY

SHOWER

(1) ELKAY-LK943C-ADA WALL MOUNT PRE RINSE FAUCET WITH METAL LEVER HANDLES

COLOR

CHROME

BUTLER'S PANTRY

SINK:

BLANCO 441370 24"X18" SINGLE BASIN UM SILGRANITE 11 TRUFFLE

COLOR

FIXTURE

MOEN 5985 BRANTFORD PULLOUT SPRAY

COLOR

CHROME

GARBAGE DISPOSAL

ISEBADGER5XP BADGER ¾ HP DISP

KITCHEN

SINK:

WHITEHOUSE WHQ536 SINGLE BOWL FIRECLAY 36" APRON FRONT - MATCH DRAIN TO FAUCET FINISH

COLOR

WHITE

FIXTURE

WATERSTONE ANNAPOLIS SINGLE HANDLE 4200 / 4025 SIDE SPRAY

COLOR

POLISHED NICKEL

AIR SWITCH

INCLUDED WITH FAUCET- 4010 PN

GARBAGE DISPOSAL

ISEBADGER5XP BADGER ¾ HP DISP

WET BAR

SINK:

SIGNATURE COPPER BDC 17-1508 PRATO 17" SINGLE BASIN COPPER - MEDIUM ANTIQUE

COLOR

FIXTURE

BRIZO 62936LF-RB TRESSA 2 HANDLE BAR FAUCET

COLOR

VENETIAN BRONZE

POWDER BATH

SINK (LAVATORY):

ELIZABETHAN CLASSICS ECETV ELGISH TURN 163/4" VESSEL WHITE

COLOR

FIXTURE

ROHL WALL MOUNT A1423LP-2/TCB PORCELAIN HANDLES

COLOR

TUSCAN BRASS WALL MOUNT BRIDGE

WATER CLOSET

TOTO CST754S DARTMOUTH 2-PIECE ELONGATED WITH SOFT CLOSE SEAT WITH BRONZE TRIP LEVER

COLOR

COTTON

MASTER BATH

SINKS (LAVATORIES):

(2) KOHLER ARCHER 16-7/8" DROP-IN K-2356-8

COLOR

WHITE

FIXTURE

(2) SIG. HW VICTORIAN GOOSNECK WITH LEVER HANDLES

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| | |
|-----------------------|--|
| COLOR WATER CLOSET | <u>POLISHED NICKEL</u> <u>TOTO CST754S DARTMOUTH 2-PIECE ELONGATED WITH</u> <u>SOFT CLOSE SEAT WITH POLISHED NICKEL TRIP LEVER</u> <u>COTTON</u> |
| COLOR | |
| TUB COLOR | <u>66" LARIMORE NICKEL-PLATED COPPER DOUBLE SLIPPER</u> <u>NICKEL PLATED COPPER</u> |
| FIXTURE COLOR | <u>(1) SIG. HW 926853 FREE-STAND TELEPHONE LEVER HANDLE</u> <u>POLISHED NICKEL</u> |
| SHOWER | <u>(1) DELTA BRIZO TRADITIONAL T66T036-PN SHOWER SYSTEM</u> <u>WITH RAINCAN SHOWER HEAD (1) BRIZO SLIDE BAR HAND</u> <u>SHOWER, & (3) BRIZO BODY SRPAY TOUCH CLEAN</u> <u>POLISHED NICKEL</u> |
| COLOR | |
| SHOWER STEAM | <u>THERMASOL PRO 240 STEAM GENERATOR 240 CU FT</u> |
| HEAT MAT | <u>MASTER BATHROOM FLOORS</u> |
| LAUNDRY | |
| SINK (LAVATORY): | <u>(1) BLANCO 441024 STELLAR 28" X 18" UNDER-MOUNT</u> <u>STAINLESS</u> |
| COLOR | |
| FIXTURE | <u>MOEN 5985 CP SL BAR FAUCET WITH PULL DOWN SPRAY</u> <u>CHROME</u> |
| COLOR | |
| BATH #1 & #2 | |
| SINK (LAVATORY): | <u>UNDERMOUNT SINKS SUPPLIED WITH FURNITURE PIECE</u> <u>WHITE</u> |
| COLOR | |
| FIXTURE | <u>(1) DELTA CASSIDY 3597-PNMPU-LHP WIDSPREAD FAUCET</u> <u>POLISHED NICKEL</u> |
| COLOR | |
| WATER CLOSET | <u>TOTO DRAKE W/SOFTCLOSE SEAT</u> <u>COTTON</u> |
| COLOR | |
| TUB/SHOWER | <u>BATH #2 JETTA SKIRTED LH (WHITE)</u> |
| SHOWER ONLY | <u>BATH #1 Poured PAN</u> |
| FIXTURE | <u>BATH #2 DELTA CASSIDY T17T497 / BATH #1 DELTA CASSIDY</u> <u>T17T297 SHOWER TRIM</u> <u>POLISHED NICKEL</u> |
| COLOR | |
| BATH #3 | |
| SINK (LAVATORY): | <u>(1) KOHLER ARCHER 16-7/8" DROP-IN K-2356-8</u> <u>WHITE</u> |
| COLOR | |
| FIXTURE | <u>(1) DELTA 3597LF-PNMPU CASSIDY WIDSPREAD FAUCET</u> <u>POLISHED NICKEL</u> |
| COLOR | |
| WATER CLOSET | <u>TOTO DRAKE W/SOFTCLOSE SEAT</u> <u>COTTON</u> |
| COLOR | |
| SHOWER | <u>POURED PAN</u> |
| FIXTURE | <u>DELTA T17T97-PN SL T STAT SHOWER TRIM WITH</u> <u>11897PNLHP DIV TRIM 3 SET / 51308-PN SLIDE BAR HAND</u> <u>SHOWER</u> <u>POLISHED NICKEL</u> |
| COLOR | |
| TUB | <u>67" JESSICA ACRYLIC SLIPPER TUB (WHITE)</u> |
| FIXTURE | <u>DELTA CASSIDY FLOOR MOUNTED FILLER</u> <u>POLISHED NICKEL</u> |
| COLOR | |

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HOT WATER HEATER MANUFACTURER:

BRADFORD WHITE – NATURAL GAS
QTY. (1) RG2PDV75H6N 75 GALLON POWER DIRECT

GAS LINE LOCATIONS:

(1) RANGE, (1) EXT GAS BBQ GRILL, (4) FIREPLACES,
(3) FURNANCES, (1) WATER HEATER
(4) LOCATIONS REPRESENTED ON PLANS

EXTERIOR SPICKETS (HOSE BIBS)

(1) KITCHEN REFRIGERATOR, (1) WET BAR

ICE MAKER ROUGH IN:

ADDITIONALS

(1) METER LOOP
(2) FLOOR DRAINS
(1) SEWER EJECTOR PIT/SUMP PUMP/ALARM
(1) EXTERIOR ACCESS IRRIGATION HYDRANT
(1) BLEEDER VALVE FOR EXTERIOR HOSE BIBS, IRRIGATION
HYDRANT

APPLIANCES

RANGE
HOOD LINER
REFRIGERATOR
MICROWAVE
DISHWASHER
BUTLER'S DISHWASHER
BUTLER'S REFRIGERATOR

LA CORNUE 48" RANGE – COLOR: GLOSS BLACK SS TRIM
VENT A HOOD 46-3/8" 600 CFM STAINLESS WALL MOUNT
BUILT-IN 48" REF/FREEZER – OVERLAY PANEL READY
SHARP 24" FLAT PANEL DRAWER - STAINLESS
BOSCH 24" DISHWASHER - OVERLAY PANEL READY- 3 RACKS
BOSCH 300 SERIES – OVERLAY PANEL READY
KITCHEN AID 72" TALL FRENCH DOOR CABINET DEPTH 36"
SIDE X SIDE - STAINLESS
SCOTSMAN SCCG30MA-1SU 15" CLEAR ICE - PANEL READY
MARVEL ML24BCG0RS 24" U/C BEVERAGE CENTER – SS/GL
LYNX 36" BUILT IN GRILL WITH DOORS BELOW
MAYTAG FRONT LOAD STACKABLE – COLOR: PEWTER
WHIRLPOOL FRONT LOAD ON PEDESTAL – COLOR: WHITE

WET BAR ICEMAKER
WET BAR BEVERAGE CENTER
OUTDOOR GRILL
MASTER LAUNDRY
UPPER LAUNDRY

MECHANICAL

MAIN FLOOR FURNACES
SECOND FLOOR FURNACE
MAIN FLOOR AIR CONDITIONER
UPPER FLOOR AIR CONDITIONER
THERMOSTATS
HUMIDIFIER:
AIR CLEANER:
STEAM HUMIDIFIER:

(2) TRANE TUC 100K BTU 92.1%
(1) TRANE TUC 80K BTU 92.1% (2ND FLOOR)
(2) 3.5 TON 13 SEER
(1) 3 TON 13 SEER
HONEYWELL PRO 4000 5-DAY-2DAY DIGITAL PROGRAMABLE
APRILAIRE BY PASS - STABILIZE WOOD/STATIC IN HOME
N/A
N/A

FIREPLACES

LOCATION:
TYPE

LIVING
GOLDEN BLOUNT 42" X 36" SKYSCRAPER GLASSLESS
OPENING, REFRACTORY BRICK, LOGSET, ELECTRONIC
IGNITION
N/A – OPEN FACE
PACHEL MANTLE W/2" HEARTH & LINERS

FACE
SURROUND

LOCATION:

HEARTH ROOM

SPECULATIVE HOME
1202 WILDCAT BEND COURT CASTLE PINES VILLAGE, CO 80108

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| TYPE | <u>GOLDEN BLOUNT 42" X 36" SKYSCRAPER GLASSLESS OPENING, REFRACTORY BRICK, LOGSET, ELECTRONIC IGNITION</u> |
| FACE SURROUND | <u>N/A – OPEN FACE</u> <u>EXTERIOR STONE W/COORDINATING STONE MANTLE</u> |
| LOCATION: TYPE | <u>OUTDOOR LIVING</u> <u>GOLDEN BLOUNT SKYSCRAPER EXTERIOR. LOGSET, REFRACTORY PANELS – OPEN FACE</u> |
| SURROUND | <u>EXTERIOR STONE W/COORDINATING STONE MANTLE</u> |
| LOCATION: TYPE | <u>MASTER BED/STUDY</u> <u>ASTRIA MONTBELLO SEE THROUGH – INC. BRICK OR PORCELAIN REFRACTORY, REMOTE, LOG SET</u> |
| SURROUND | <u>PACHEL MANTLE W/2" HEARTH, LINERS (MASTER) WOOD SURROUND/ BLACK MONTAUK SLATE (STUDY)</u> |
| <u>FLOORING & COUNTERTOP COMPONENTS</u> | |
| HARDWOOD FLOORS LOCATIONS | <u>MAIN HALL, KITCHEN, HEARTH ROOM, DINING, LIVING ROOM, WET BAR, STUDY, MASTER VESTIBULE, MASTER BEDROOM, STAIR TREAD & RISERS (MAIN STAIR), UPPER HALL, LOFT & SITTING ROOM</u> |
| WOOD SPECIES & INFORMATION | <u>7" PRE-FINISHED 5/8" ENGINEERED – PUMICE STONE WHITE OAK</u> |
| FINISH COAT/SHEEN | <u>OIL BASE – HOMEOWNER CARE INSTRUCTIONS REQUIRED</u> |
| ENTRY FLOORING | <u>CUSTOM DESIGN – MARBLE PIETRA GREY BRUSHED & VANILLA BRUSHED MARBLE 12 X 12'S</u> |
| STUDY FIREPLACE SURROUND | <u>MONTAUK BLACK SLATE 16 X 16 – CUSTOM CUT</u> |
| POWDER BATH COUNTERTOP FLOORING | <u>N/A – FURNITURE PIECE</u> <u>BASKETWEAVE BIANCO POLISHED WITH GREY MARBLE DOT</u> |
| KITCHEN COUNTERTOPS BACKSPLASH / COLOR | <u>CALACAUTTA QUARTZITE – 6CM TO ½" OGEE EDGE</u> <u>EXTERIOR STONE – LUEDERS BUFF (MAY HAVE TO FILL SOME AREAS WITH BRUSHED MARBLE OR TRAVERTINE – DETERMINED ON SITE)</u> |
| WET BAR COUNTERTOP BACKSPLASH | <u>CALACAUTTA QUARTZITE – 6CM TO ½" OGEE EDGE</u> <u>COUNTRY BEIGE TUMBLED TRAVERTINE WITH FLUER DE LIS 2 X 2 BRONZE SQUARES INSERTED AT RANDOM</u> |
| BUTLER'S PANTRY COUNTERTOP BACKSPLASH FLOORING | <u>CALACAUTTA QUARTZITE – 6CM TO ½" OGEE EDGE</u> <u>N/A – WALLS CLAD WITH T & G PANEL BOARD</u> <u>BRICK TILE – ACME BRICK KING SIZE CARDIFF GREY – WHITEWASH MORTAR (SEALED)</u> |
| MUD ROOM FLOORING | <u>BRICK TILE – ACME BRICK KING SIZE CARDIFF GREY –</u> |

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| SHOWER WALLS FLOORING | <u>WHITEWASH MORTAR (SEALED)</u> <u>TERRA NOVA 12 X 25 TRAVERTINE</u> <u>TRAVERTINE 4 X 4 TUMBLED TILE</u> |
| MASTER BATH – STEAM SHOWER / HEAT MAT FLOORS COUNTERTOP BACKSPLASHES FLOORING SEAT SHOWER WALLS, SEAT, CEILING, PAN | <u>CALACUTTA COLORADO – 4CM ½ BEVEL</u> <u>CALACUTTA COLORADO TOPPED WITH SHANXI BLACK DOME LINER</u> <u>WHITE & GRAY WEAVE MARBLE MOSAIC 12 X 12 – RUN THROUGH BATH AND VESTIBULE BEFORE CLOSET WILL BE BUILT OUT OF CINDER BLOCK</u> <u>CALACUTTA GOLD 12 X 24 HONED – CUSTOM CUT</u> |
| BATH #1 COUNTERTOP FLOORING SHOWER SURROUND | <u>CARERRA MARBLE – COMES WITH PROVIDENCE VANITY</u> <u>DOLOMITE TERRA MARINE MARBLE MOSAIC 12 X 12</u> <u>CHECKERBOARD HEIRLOOM LINEN AND PEWTER 2 X 6</u> <u>PORCELAIN WITH 30” ACCENT INSERT ARABESQUE</u> <u>PORCELAIN MOSAIC PEWTER 10 X 10 WITHIN 2 X 6</u> <u>BULLNOSE PEWTER LINER</u> |
| BATH #2 COUNTERTOP FLOORING TUB/SHOWER SURROUND | <u>CARERRA MARBLE – COMES WITH PROVIDENCE VANITY</u> <u>CEMENTO CASSERO BIANCO 12 X 24 RUNNING BOND</u> <u>CREATE FLOWER PATTERN WITH JUMBO HEX 4-3/4” X 6” & DOT HEX (CUSTOM CUT) IN H-LINE PUMICE GLOSSY & CAFÉ GLOSSY – EDGES FINISHED WITH NICKEL SCHLUTER</u> |
| BATH #3 COUNTERTOP FLOORING SHOWER WALLS & PAN | <u>CALACUTTA BORGHINI– 1-1/2 – ½” OGEE EDGE</u> <u>ECLIPSE OLIVE 6 X 24 RUNNING BOND</u> <u>CEMENTO CASSERO BIANCO 12 X 24 RUN STRAIGHT WITH FLOWER FEATURE WALL SURROUNDED WITH BIANCO</u> <u>CARRARA POLISHED PENCIL LINER. ALL RECESSED CADDIES FILL WITH FLOWER AND LINE WITH NICKEL SCHLUTER</u> |
| LAUNDRY ROOM COUNTERTOP FLOORING | <u>NEW CARRARA QUARTZ – 1-1/2 – ½” OGEE EDGE</u> <u>NAZARE ORO PORCELAIN 12 X 24 & 12 X 12 PINWHEEL INSTALLATION</u> |
| CARPET LOCATIONS | <u>MASTER CLOSET, ALL SECONDARY BEDROOMS, ALL SECONDARY CLOSETS, BST LANDING & BONUS ROOM</u> |
| CARPET TYPE / COLOR | <u>CARESS BY SHAW / ANSO NYLON / LINENWEAVE CLASSIC COLOR: PANAMA #700</u> |
| ALLOWANCE | <u>INCLUDES CARPET, PAD, DELIVERY & INSTALLATION, TAXES, ETC.</u> |

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ALL HOME SPECIFICATIONS AND SQUARE FOOTAGES ARE APPROXIMATIONS BASED ON BLUE PRINTS. TRUE SQUARE FOOTAGES IN ALL AREAS OF THIS HOME MAY CHANGE ONCE CONSTRUCTION HAS BEEN COMPLETED.

ALL MANUFACTURER SPECS OVERRIDE CODE & ARCHITECTURAL NOTES THAT MAY BE LISTED ON PLANS.

ANY SELECTIONS THAT ARE NOT AVAILABLE AT THE TIME OF INSTALLATION MAY BE CHANGED BY THE BUILDER TO MEET SCHEDULE CONSTRAINTS.

COUNTY CODES AND REQUIREMENTS OVERRULE ANY PLAN SPECIFICATIONS, CALL OUTS AND/OR NOTES THAT MAY BE LISTED. NEW CODES AND RULES THAT ARE ACTIVATED DURING CONSTRUCTION WILL BE THE RESPONSIBILITY OF THE OWNER AND ADDED TO THE OVERALL PROJECT COST.

ALL MATERIALS THAT ARE PICKED UP FROM LOCAL MATERIAL SUPPLIERS SHOWROOMS OR WAREHOUSES WILL INCUR THE TAX RATE OF THE PICK UP LOCATION.

ANY SALES TAX THAT MAY BE ENFORCED TO BE PAYED TO THE STATE OF COLORADO FOR INTERNET PURCHASES WILL BE THE RESPONSIBILITY OF THE OWNER.

ANY CURVED WALLS IN ANY HOME WILL BE FINISHED WITH RUBBER FLEXABLE MOLDINGS (INCLUDING WALLS AND WINDOWS). THESE MATERIALS WILL BE PAINTED. IF THE HOME INVOLVES STAIN, THE PAINTER WILL SELECT A PAINT COLOR TO BEST MATCH THE STAIN. FAUX FINISH OPTIONS CAN BE EXPLORED BY THE OWNER FOR THESE MATERIALS FOR ADDITIONAL COSTS. PLEASE INQUIRE ABOUT A FAUX FINISH ESTIMATE PRIOR TO PAINT START. FINALLY, IF YOU WANT TO EXPLORE REAL WOOD PRODUCTS FOR CURVED WALLS, PLEASE NOTIFY YOUR BUILDER DURING THE TRIM STAGE OF CONSTRUCTION, TO GET A REAL-TIME ESTIMATE FOR THIS UPGRADE ITEM.

HOMEOWNER

DATE

HOMEOWNER

DATE

CHRIS SUBLETTE, RYAN HOMES, INC.

DATE