

Jagoe Homes

Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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PURCHASER INFORMATION

Customer:	Home:
Address:	Work:
	Cell:
	Email:

OPTION INVESTMENT PER CATEGORY

Appliances	\$2,095.00	Cabinet Hardware	\$0.00
Cabinets	\$1,075.00	Countertops	\$3,725.00
Door Hardware	\$420.00	Drywall & Paint Finishes	\$3,090.00
Electrical, Media, Communications	\$3,095.00	Energy Efficiency	\$0.00
Exterior Appearance	\$2,845.00	Exterior Concrete	\$0.00
Exterior Doors	\$835.00	Exterior Features	\$1,245.00
Fireplaces	\$2,070.00	Floor Coverings	\$9,715.00
Floorplan Modifications	\$630.00	Foundation System	\$0.00
Foundations	\$0.00	Framing	\$0.00
HVAC	\$0.00	Insulation	\$0.00
Interior Trim/Doors	\$620.00	Landscaping & Yard	\$1,200.00
Mirrors	\$0.00	Natural Lighting & Ventilation	\$700.00
Outside Decks & Patios	\$9,230.00	Plumbing	\$12,095.00
Roofing	\$0.00	Shelving	\$0.00
Site Layout	\$0.00	Structural	\$0.00
Ventilation	\$0.00		

INVESTMENT SUMMARY

Base Price	\$297,000.00
Lot Premium	\$1,500.00
Total Options and Change Orders	\$54,685.00
Total Discounts and Specials	\$0.00
Total Investment	\$353,185.00
Addendum Change Orders	\$0.00
Grand Total Investment	\$353,185.00

REQUIRED DEPOSITS AND PAYMENTS

Grand Total Investment	
Balance Due At Closing	

Exterior Appearance

Home Elevation

Tamarack - Elevation C1

Tree Series

Unit Price Qty Extended Price

\$2,500.00

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Exterior Appearance

	Unit Price	Qty	Extended Price
<i>Home Exterior Brick</i>			
Brick Veneer Front, Sides & Back of Home - Per Plan			\$0.00
Includes brick front, sides, and back of home. See plan for side gable and other detail. Does not include drop brick ledge.			
Brick Color			
Selected Brick Color: Ripley			Included in Price
<i>Cultured Stone/Craftsman Elevation</i>			
Cultured Stone/ Craftsman Elevation			Included in Price
Color			
Selected Color: Ledgestone Wheat			Included in Price
<i>Drop Brick Ledge</i>			
Drop Brick Ledge, Applies Only where Brick is Located on Wall Above			\$0.00
<i>Address Stone</i>			
Address Stone			\$345.00
Includes one 8"x16" address stone for front of the house. Street Number ONLY will be on the stone. Location of address stone will be predetermined by builder.			

Foundation System

	Unit Price	Qty	Extended Price
<i>Foundation System</i>			
Insulated Concrete Slab			Included in Price

Energy Efficiency

	Unit Price	Qty	Extended Price
<i>HERS Rating</i>			
HERS Rated Home (Less than 85 Score)			Included in Price
Note - Jagoe Homes receives all applicable rebates for energy efficiency, utilities, manufacturers, etc. Rebates have been reflected as a discount in Base Price of Home			

Floorplan Modifications

	Unit Price	Qty	Extended Price
<i>Floorplan Modifications</i>			
Modify Laundry Room to create Pantry			\$630.00
See Plan for drawing			

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Structural

	Unit Price	Qty	Extended Price
Concrete Slab			
Concrete Slab 4" thick (avg), 3500 psi, Slab fill 6" minimum, 6 mil polyethylene Vapor Barrier, Termite Warranty 1 year			Included in Price
Foundation Drain			
Foundation Drain - Gravel French Drain			Included in Price

Outside Decks & Patios

	Unit Price	Qty	Extended Price
Outside Retreat Concrete Patio or Covered Patio			
12' Wide x 12' Deep Covered Patio, 3500 PSI			\$9,230.00
Includes 12'x12' broom finish concrete patio covered by a hip roof system, roof pitch to match existing home, supported by two columns, with vinyl covered ceiling and outdoor ceiling fan.			
Builder must approve all additions for required lot coverage ratio. Sales representative must reference square footage allowance (coverage) chart. If the roofing for the base house is upgraded, the corresponding option for the 12'w x 12'd covered patio must be selected in addition to this option. This option is not available in conjunction with any of the family room addition options, concrete patio options, or pressure treated deck addition options.			
Finish			
Selected Finish: Broom Finish			Included in Price

Exterior Doors

	Unit Price	Qty	Extended Price
Front Entry Door			
HD Smooth Steel #404-S06-1 Hollister 3/0 Door, w/ 6 Lite Glass Insert			\$210.00
HD Steel Hollister Smooth 3/0 door w/ 6 Lite Glass Insert. Exterior door paint to be selected. Interior of door will match interior door paint selection. MHD-404-S06-1			
Glass Pattern			
Selected Glass Pattern: Clear			Included in Price
16' Craftsman Garage Overhead Door			
Carriage House Stamped 16x7 Garage Door			Included in Price
Carriage House Prefinished Stamped 16x7 Garage Door. Non Insulated. Special Colors N/A in Non Insulated.			
Color			
Selected Color: White			Included in Price
Garage Door Insert			
Selected Garage Door Insert: None			Included in Price

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Exterior Doors

	Unit Price	Qty	Extended Price
<i>Dining Area Patio Door</i>			
Vinyl 6/0 Sliding Door w/ NO Grilles, Screen, and 1/0 Transom			\$625.00
Vinyl 6/0 Sliding Door w/ NO Grilles, Screen, and 1/0 Transom			
Color			
Selected Color: White			Included in Price
<i>Garage-to-Home Door</i>			
HD Steel Smooth 2 Panel Square 2/8 x 6/8 Door			\$0.00
HD Steel Smooth 2 Panel Square 2/8 Door. Door will match interior door paint selection.			
<i>Garage Door Opener</i>			
Garage Door Opener(s) with 2 Transmitters			Included in Price

Natural Lighting & Ventilation

	Unit Price	Qty	Extended Price
<i>Entire Home Windows</i>			
Vinyl Low E Single Hung Window w/ GBG & Half Screen			Included in Price
Vinyl Low E Single Hung Window w/ GBG & Half Screen. Glass is Clear unless otherwise noted. Grilles are between the glass. Grille patterns will differ based on Home Series. Please confirm with New Home Consultant.			
Window Color			
Selected Window Color: White Exterior/White Interior			Included in Price
<i>Entire Home Additional Windows</i>			
Additional 4034 (approx 44" W x 73" H) Vinyl Low E Single Hung Window w/ GBG & Half Screen			\$700.00
Vinyl Low E Single Hung Window w/ GBG & Half Screen. Grilles are between the glass. Grille patterns will differ based on Home Series. Please confirm with New Home Consultant.			
Technical Specification: This option is not available for the finished room over garage (Bonus Room 3)			
Window Color			
Selected Window Color: White			Included in Price
<i>Entire Home Extended Jambs and Casing</i>			
Extended Jambs and Casing (No Window Stool) Package for Windows			Included in Price
Includes extended jambs and casing on all additional windows			
<i>Extended Jambs and Casing for Additional Windows</i>			
Extended Jambs and Casing (No Window Stool) Package for Windows			Included in Price
Includes extended jambs and casing on all additional windows			

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Exterior Concrete

	Unit Price	Qty	Extended Price
<i>Exterior Concrete Driveway</i>			
Driveway/Parking Double Garage: 16' 3" wide, 3500 psi			Included in Price
Finish			
Selected Finish: Broom Finish			Included in Price
<i>Exterior Concrete - Front Porch & Sidewalk</i>			
Exterior Concrete - Front Porch & Sidewalk, 3500 psi			Included in Price
Finish			
Selected Finish: Broom Finish			Included in Price
<i>Exterior Concrete - City Sidewalk</i>			
Exterior Concrete - City Sidewalk, 3500 psi, Broom Finish			Included in Price

Exterior Features

	Unit Price	Qty	Extended Price
<i>Exterior Bracket/Corbel</i>			
Exterior Bracket(s), Corbel(s) Painted			Included in Price
Color			
Selected Color: SW7006 Extra White (White Coordinate)			Included in Price
<i>Exterior Decorative Siding</i>			
Exterior Portfolio Perfection Shake			Included in Price
Perfection shingles have a more finished appearance than a hand-split shake. They are patterned from #1 Red Cedar and offer a cleaner and more uniform appearance.			
Color			
Selected Color: Graphite			Included in Price
<i>Exterior Vertical Board & Batten Decorative Siding</i>			
Exterior Portfolio Vinyl Board and Batten			Included in Price
Exterior Portfolio Vinyl Board and Batten features architecturally correct 10-inch boards that replicate real cedar.			
Color			
Selected Color: Graphite			Included in Price
<i>Exterior Special Trim Areas</i>			
Aluminum Wrapped Trim: Window Trim, Beams, Rake/Fascia, etc. Color will match Soffit color selected.			Included in Price
See plan for details. Color will match Soffit Color Selected.			
<i>Fascia</i>			
Fascia Aluminum			Included in Price

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	Unit Price	Qty	Extended Price
Fascia Color will match Soffit Color Selected			
Soffit Soffit - Continuous Perforated Vinyl			Included in Price
Color Selected Color: White			Included in Price
Gutter Gutters Aluminum 5" (.027 gauge)			Included in Price
Color Selected Color: White			Included in Price
Downspout Downspouts Aluminum 3" x 2" (.027 gauge)			Included in Price
Front Porch Post Front Porch Column(s) Size & Type per plan, Painted			Included in Price
Placement predetermined. Check plan for details. Color Selected Color: SW7006 Extra White			Included in Price
Rear Porch Post (2) 10" Square Smooth Fiberglass Columns, Painted			\$1,245.00
Column paint color to be selected. Placement predetermined. Check plan for details. Color Selected Color: SW7006 Extra White			Included in Price
Flashing Flashing see Plan Detail			Included in Price
Exterior Mailbox Mail Box Decorative Mailbox 5518B-NH (On One Side of Street)			\$0.00

Roofing

	Unit Price	Qty	Extended Price
Roof Felt 15lb Roof Felt, Aluminum drip edge			Included in Price

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Roofing

	Unit Price	Qty	Extended Price
<i>Roof Shingles</i>			
30 Year GAF Dimensional Roof Shingles			Included in Price
Includes 30-year Dimensional roof shingles for base house configuration			
<i>Roofing Color</i>			
Selected Roofing Color: Charcoal			Included in Price
<i>Roof Valley Material</i>			
Ice and Water Shield or Equivalent			Included in Price
<i>Roof Flashing</i>			
Roof Flashing- required by design			Included in Price

Fireplaces

	Unit Price	Qty	Extended Price
<i>Family Room Fireplace</i>			
Deluxe Direct-Rear Vent Gas Preconstructed Fireplace			Included in Price
Includes deluxe rear-vent gas fireplace in predetermined location with gas logs with wall switch, variable speed blower fan with on/off wall switch, gas line, fixed glass doors, painted formal wood mantel with pilasters, ceramic tile flush hearth & surrounds. If AV Niche selected, will include 1 Phone,2 cable,2 Outlets, HDMI.Selecting a fireplace may change window size. See Plan for Details. If Mosaic or Subway Tile is selected, it will not include Hearth.			
Images are for color reference only. Please confirm selections with New Home Sales Consultant.			
Check plan for details regarding windows.			
<i>Ceramic Color</i>			
Selected Ceramic Color: Subway Tile 3x6 White -1/2 Offset Lay,Fireplace Face Only,Hearth Required if Carpet Selected			\$405.00
<i>Ceramic Hearth Color</i>			
Selected Ceramic Hearth Color: N/A			Included in Price
<i>Grout Color</i>			
Selected Grout Color: 02 Pewter			Included in Price
<i>Mantel Style</i>			
Selected Mantel Style: Mission			\$140.00
<i>Side AV Niche</i>			
Selected Side AV Niche: Rear of Home			\$820.00
<i>Transition Strip</i>			
Selected Transition Strip: N/A			Included in Price

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Fireplaces

	Unit Price	Qty	Extended Price
<i>Relocate Fireplace to Interior Wall</i>			
Relocate Fireplace to Interior Wall (Fireplace will become a Top Vent)			\$705.00
Stone, AV Niche, and Additional Windows are not included in this option			

Insulation

	Unit Price	Qty	Extended Price
<i>Entire Home Foundation Insulation</i>			
Foundation Perimeter 1"x24" Styrofoam R5.0			Included in Price
<i>Living Area Wall Insulation</i>			
Living Area Walls R15 Fiberglass Blown-In &/or Batt Wall System			Included in Price
<i>Living Area Ceiling Insulation</i>			
Living Area Flat Ceiling R38 (Average) Blown-In Fiberglass			Included in Price

Drywall & Paint Finishes

	Unit Price	Qty	Extended Price
<i>Interior Home Wall Finish</i>			
Drywall House Walls, 1/2" Drywall, Drywall Finish, Painted Smooth			Included in Price
<i>Interior Home Ceiling Finish</i>			
1/2" Structural Drywall or 5/8 Drywall, Finished Smooth, Primed and Painted 2 Coats of Promar Ceiling Paint, Garage Ceilings to remain Stomped			\$3,090.00
Color			
Selected Color: SW7015 Repose Gray			Included in Price
<i>Garage Drywall and Finish Application</i>			
Finish Drywall and Paint for Two-Car Garage Walls Only			Included in Price
Includes finish drywall with two coats of paint and textured ceiling for the two-car garage			
Paint color will be identical to color selected for interior of home.			
<i>Mechanical Area around Furnace & Water Heater</i>			
Drywall will not be Finished or Painted			Included in Price

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Drywall & Paint Finishes

	Unit Price	Qty	Extended Price
<i>Interior Wall Surfaces Paint</i>			
Sherwin Williams Prime and Duration Latex Flat (2 Coats)			Included in Price
Flat - A non-reflective appearance that helps hide surface blemishes, making walls look smooth. Cleans easily with a damp sponge.			
Matte- This finish is great for hiding surface imperfections, while its angular shine helps make walls smooth and washable without color loss.			
Color			
Selected Color: SW7015 Repose Gray			Included in Price
<i>Interior Trim Paint</i>			
Sherwin Williams ProClassic Waterborne Acrylic Semi-Gloss, 2 Coats			Included in Price
Color			
Selected Color: SW7006 Extra White			Included in Price
<i>Interior Door Paint</i>			
Sherwin Williams-ProClassic Waterborne Acrylic Semi-Gloss 2 Coats			Included in Price
Color			
Selected Color: SW7006 Extra White			Included in Price
<i>Exterior Door Paint (Front Door May Not Apply if Door is Stainable)</i>			
Paint Exterior Doors 2 Coats Exterior Latex (Interior of Door will be Painted Interior Trim Color)			Included in Price
Color			
Selected Color: SW7006 Extra White			Included in Price

Interior Trim/Doors

	Unit Price	Qty	Extended Price
<i>Entire Home Interior Doors</i>			
Interior Door Units, Hollow Core, 6/8 Tall, 2 Panel Square, Smooth			\$0.00
<i>Entire Home Craftsman Style Trim Package</i>			
Craftsman Interior Flat Door Casing 3 1/2", Interior Flat Window Trim 3 1/2", Interior Flat Baseboard 4 1/4"			\$620.00
Baseboard in Finished Living Areas Only			
MDF Trim			

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Door Hardware

	Unit Price	Qty	Extended Price
<i>Front Door Handleset</i>			
Kwikset Amador Handleset Front Door Hardware			\$150.00
Two Handlesets will be required for a Double Front Door			
Finish			
Selected Finish: Satin Nickel			Included in Price
<i>Home Exterior Door Hardware</i>			
Kwikset Ladera Lever Handle Exterior Door Hardware			\$30.00
Finish			
Selected Finish: Satin Nickel			Included in Price
<i>Entire Home Interior Door Locks</i>			
Kwikset Ladera Lever Handle Interior Door Knob Package			\$240.00
Finish			
Selected Finish: Satin Nickel			Included in Price
<i>Door Stops</i>			
Hardware-Spring & Hinge Door Stops			Included in Price

Cabinets

	Unit Price	Qty	Extended Price
<i>Kitchen Cabinets</i>			
Kitchen Cabinets - Level 2			Included in Price
Level 2			
Design Feature			
Selected Design Feature: Staggered Heights (Includes Crown Mould for Kitchen Cabinets)			Included in Price
Finish			
Selected Finish: Brellin - Full Overlay White Laminate			Included in Price
<i>Kitchen Cabinet Crown Moulding</i>			
Crown Moulding for Kitchen Cabinets			Included in Price
<i>Built In Drop Zone for Laundry Room, Painted to Match Trim</i>			
Built in Drop Zone, Painted to match Trim, 36" wide			\$985.00
See floorplan for drawing			
Design Feature			
Selected Design Feature: Bead Board Back			Included in Price

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Cabinets

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Owner's Bath Cabinets</i>			
Bath Cabinets - Level 2			Included in Price
Finish			
Selected Finish: Brellin - Full Overlay - White Laminate			Included in Price
Vanity Height			
Selected Vanity Height: Raised - 35" Vanity Height			\$45.00
<i>Bath 2 Cabinets</i>			
Bath Cabinets - Level 2			Included in Price
Finish			
Selected Finish: Brellin - Full Overlay - White Laminate			Included in Price
Vanity Height			
Selected Vanity Height: Raised - 35" Vanity Height			\$45.00

Cabinet Hardware

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Kitchen Cabinet Hardware</i>			
Cabinet Hardware			Included in Price
Cabinet Door Hardware			
Selected Cabinet Door Hardware: Handle - Polished Nickel - BP810128-180			Included in Price
Cabinet Drawer Hardware			
Selected Cabinet Drawer Hardware: Handle - Polished Nickel - BP810128-180			Included in Price
<i>Owner's Bath Cabinet Hardware</i>			
Cabinet Hardware			Included in Price
Cabinet Door Hardware			
Selected Cabinet Door Hardware: Handle - Polished Nickel - BP810128-180			Included in Price
Cabinet Drawer Hardware			
Selected Cabinet Drawer Hardware: Handle - Polished Nickel - BP81092-180			Included in Price
<i>Bath 2 Cabinet Hardware</i>			
Cabinet Hardware			Included in Price
Cabinet Door Hardware			
Selected Cabinet Door Hardware: Handle - Polished Nickel - BP810128-180			Included in Price
Cabinet Drawer Hardware			
Selected Cabinet Drawer Hardware: Handle - Polished Nickel - BP81092-180			Included in Price

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Countertops

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Kitchen Countertops</i>			
3 cm Granite - Level 1			\$2,190.00
Granite is not seamless and seams will be visible and can be felt. Colors could vary from samples due to the nature of natural stone.			
Color			
Selected Color: Valle Nevado			Included in Price
Edge Profile			
Selected Edge Profile: Pencil Edge Top & Bottom			Included in Price
<i>Kitchen Backsplash - Tile</i>			
Choice Subway Tile w/Bullnose - 4" X 16" Gloss			\$940.00
Emser			
Color			
Selected Color: White			Included in Price
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Tile Pattern			
Selected Tile Pattern: Third Offset			Included in Price
<i>Owner's Bath Vanity Top</i>			
Rectangular Wave Bowl - Cultured Marble- Double Bowl			\$390.00
Color			
Selected Color: #250 Carrera Frost - Matte			Included in Price
<i>Bath 2 Vanity Top</i>			
Rectangular Wave Bowl - Cultured Marble			\$205.00
Color			
Selected Color: #250 Carrera Frost - Matte			Included in Price

Mirrors

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Owner's Bath Mirrors</i>			
Beveled Edged Mirrors, (Qty 2) 30" X 36"			Included in Price
<i>Bath 2 Mirror</i>			
Beveled Edge Mirrors, Size per Plan			Included in Price

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Appliances

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Kitchen Range</i>			
Range - Gas - JGBS60REKSS Stainless Steel			\$145.00
30 Inch Freestanding Gas Range with 4 Sealed Burners, 4.8 cu. ft. Oven Capacity, Broiler Drawer, Delay Bake, Flexible Broiling, Precise Simmer Burner, and LP Conversion Kit See Plumbing for Required Gas Line Cost. Technical Specification: Approximate Dimensions (HxDxW): 46 1/4 in x 28 3/4 in x 30 in Color Selected Color: Stainless			
			Included in Price
<i>Kitchen Microwave or Microwave Hood</i>			
Microwave - JVM3160			\$80.00
30 Inch Over-the-Range Microwave Oven with 1.6 cu. ft. Capacity, 300 CFM Exhaust Fan, 1,000 Cooking Watts, Auto and Time Defrost and Convenience Cooking Controls Technical Specification: Approximate dimensions: (HxWxD) 16 1/2 in x 29 7/8 in x 15 1/4 in Color Selected Color: Stainless Steel			
			Included in Price
<i>Kitchen Dishwasher</i>			
Dishwasher - GDF530 Stainless Steel			\$60.00
Features: 1 Hr Wash Enjoy a quality clean when you're short on time AutoSense cycle Automatically adjusts to soil level to maximize energy savings and ensure clean dishes Sanitize Cycle High-temperature rinse sanitizes and reduces 99.999% of bacteria found on dishes Adjustable Upper Rack Fitting plates up to 10 1/2" and other tall items in the upper rack is possible with an adjustment. Dry Boost™ - Gets hard-to-dry items up to 3 times drier than standard dry cycles Dedicated Silverware Jets - Get table-ready silverware thanks to powerful jets that focus on silverware baskets Technical Specification: Approx. Product Dimensions (WxHxD) (in.) 23 3/4 in x 34 in x 24 in Color Selected Color: Stainless-GDF530PSMSS			
			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Appliances

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Refrigerator</i>			
Refrigerator French Door w/Ice & Water on Door - GFE26			\$1,810.00
25.6 cu. ft. French-Door Refrigerator * ENERGY STAR * 70 in H x 35.625 in W x 36.25 in D Equipped with a quick space shelf for added storage. Spill-proof shelves provide easy clean up. LED lighting provides crisp, clear lighting. Technical Specification: TOTAL CAPACITY 25.6 cu ft			
<i>Color</i>			
Selected Color: Stainless			Included in Price

Plumbing

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Owner's Bath Fixture Color Package</i>			
Bath Fixture Color			Included in Price
<i>Color</i>			
Selected Color: White			Included in Price
<i>Owner's Bath Vanity</i>			
72" Double Bowl Vanity			Included in Price
See plans for details. Linen Closet may have to be removed if applicable.			
<i>Owner's Bath Lavatory Faucet</i>			
Delta Ashlyn Faucet - 2564		2	Included in Price
<i>Finish</i>			
Selected Finish: Chrome			Included in Price
<i>Owner's Bath Towel Bar or Robe Hooks & Paper Holder</i>			
Sage Robe Hooks (Qty 2) & Paper Holder			\$40.00
Hooks to be hung 67" above Finished Floor unless customer selects different location.			
<i>Finish</i>			
Selected Finish: Chrome			Included in Price
<i>Owner's Bath Tub/Shower or Shower Stall</i>			
Ceramic Shower #006 - 48" x 36" Ceramic Tile Shower, 2.5 Wall, w/Tile Floor, (2) Corner Shelves, w/Frameless Shower Door - Tile to Ceiling (N/A in GMC)			\$7,160.00
60" x 36" Shower. 2.5 Walls. Includes Frameless Shower Doors with Clear Glass. Includes 2 Corner Shelves. Straight Lay Ceramic. Trimmed w/ Matching Bullnose. Cabris Iron will be trimmed w/Jolly Trim.			
<i>Accent Insert</i>			
Selected Accent Insert: 12" Vertical Centered on Back Wall, Pebble - Cultura Winter			\$505.00

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Plumbing

	Unit Price	Qty	Extended Price
Owner's Bath Tub/Shower or Shower Stall			
Additional Shower Corner Shelf			
Selected Additional Shower Corner Shelf: NONE			Included in Price
Ceramic Color			
Selected Ceramic Color: Skybridge Gray SY98 12" x 12"			Included in Price
Ceramic Shower Floor			
Selected Ceramic Shower Floor: Pebble - Cultura Winter			Included in Price
Corner Seat to match Shelves			
Selected Corner Seat to match Shelves: NONE			Included in Price
Glass Pattern			
Selected Glass Pattern: Clear			Included in Price
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Jolly Trim			
Selected Jolly Trim: Polished Chrome			Included in Price
Shower Corner Shelves			
Selected Shower Corner Shelves: White Carrara -Emser			Included in Price
Shower Door			
Selected Shower Door: Frameless Hinged - Chrome			Included in Price
Stone Curb/Cap Color			
Selected Stone Curb/Cap Color: White Carrara - Emser			Included in Price
Threshold			
Selected Threshold: Standard - Included w/Tile Floor			Included in Price
Owner's Bath Free Standing Tub w/Chrome Faucet			
American Standard Cadet 66" Acrylic Free Standing Soaking Tub with Chrome Faucet #2764.014m202			\$1,000.00
Walls may have to be moved to accommodate tub. See plans for details.			
Color			
Selected Color: White			Included in Price
Owner's Bath Free Standing Tub Backsplash			
Owner's Bath Free Standing Tub Ceramic Backsplash w/Bullnose Trim- 3 Walls			\$1,230.00
Per plan w/Bullnose Trim 42" tall. Cabris Iron will require Jolly Trim.			
Ceramic Color			
Selected Ceramic Color: Skybridge Gray SY98 12" x 12"			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Plumbing

	Unit Price	Qty	Extended Price
Owner's Bath Free Standing Tub Backsplash			
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Jolly Trim			
Selected Jolly Trim: Polished Chrome			Included in Price
Owner's Bath Shower Stall Faucet			
Delta Ashlyn Shower Stall Faucet T14264			Included in Price
Finish			
Selected Finish: Chrome			Included in Price
Owner's Bath Commode			
Hymont/Elongated Commode			\$195.00
Hymont Commode is approx. 3" taller			
Bath 2 Fixture Color Package			
Bath Fixture Color			Included in Price
Color			
Selected Color: White			Included in Price
Bath 2 Vanity			
60" Single Bowl Vanity			Included in Price
Bath 2 Commode			
Hymont/Elongated Commode			\$195.00
Hymont Commode is approx. 3" taller			
Bath 2 Lavatory Faucet			
Delta Ashlyn Faucet - 2564			Included in Price
Finish			
Selected Finish: Chrome			Included in Price
Bath 2 Towel Bar & Paper Holder			
Chrome Towel Bar & Paper Holder			Included in Price
Bath 2 Tub/Shower or Shower Stall			
60" Fiberglass Tub/Shower			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Plumbing

	Unit Price	Qty	Extended Price
<i>Bath 2 Tub/Shower Faucet</i>			
Delta Ashlyn Tub/Shower Faucet T14464			Included in Price
Finish			
Selected Finish: Chrome			Included in Price
<i>Kitchen Sink</i>			
Blanco Precis Undermount Sink - Super Single Bowl w/Chrome Disposal Flange			\$640.00
Sink 9 1/2" Deep			
Color			
Selected Color: Concrete Gray 442739			Included in Price
<i>Kitchen Sink Faucet</i>			
Kitchen Sink Faucet - Delta Essa Single Handle Pull Down #9113 DST			\$310.00
Finish			
Selected Finish: Chrome			Included in Price
<i>Kitchen Garbage Disposal</i>			
Garbage Disposal 1/3 hp			Included in Price
<i>Kitchen Ice Maker Water Line</i>			
Ice Maker Water Line			Included in Price
<i>Kitchen Gas Line for Range</i>			
Gas Line for Range, Includes 110-Volt Outlet			\$820.00
Existing 220v outlet remains.			
<i>Entire Home Water Heater</i>			
Tankless Water Heater			Included in Price
<i>Entire Home Main Water Shutoff Valve</i>			
Main Water Shutoff Valve			Included in Price
<i>Entire Home Plumbing Supply Pipes</i>			
Plumbing Pipes: Water Continuous PEX Piping			Included in Price
<i>Entire Home Plumbing Waste & Vent Lines</i>			
Plumbing Drains and Vents PVC			Included in Price
<i>Entire Home Secondary Shut-Off Valves</i>			
Secondary Shut-Off Valves at each fixture			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Plumbing

	Unit Price	Qty	Extended Price
<i>Exterior Plumbing Sewer Lines</i> Plumbing Pipes: Exterior Sewer Lines PVC Schedule 40			Included in Price
<i>Exterior Sillcocks</i> Outside Faucets Frost Proof (Per Plan)			Included in Price

Electrical, Media, Communications

	Unit Price	Qty	Extended Price
<i>Front Porch Light(s)</i> Recessed Lighting (Per Plan)			Included in Price
<i>Foyer Light(s)</i> Recessed Lighting (2) ILO Standard Flush Mount(s)			\$130.00
<i>Family Room Ceiling Fixture</i> Ceiling Fan 52" Kichler Starkk Fan w/LED Light - #330174 Finish Selected Finish: Brushed Nickel with Silver Blades			\$280.00 Included in Price
<i>Family Room Recessed Light(s)</i> Recessed Lighting (Per Plan)			Included in Price
<i>Kitchen Ceiling Lighting</i> Recessed Lighting (Per Plan)			Included in Price
<i>Additional Kitchen Ceiling Lighting on Separate Switch</i> Pendant Hanging Task Lights - Kichler Everly #42046 (Qty 2) Finish Selected Finish: Chrome			\$660.00 Included in Price
<i>Kitchen Under Cabinet Light</i> Under Cabinet Lighting Package, qty 4 Includes one under counter lighting package to be installed in predetermined location under wall cabinets in the kitchen. This includes (4) under counter lights.			\$430.00
<i>Kitchen GFI Outlet</i> Interior GFI Outlet(s)			Included in Price
<i>Kitchen Range Receptacle</i> Range 220 Volt Receptacle			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Electrical, Media, Communications

	Unit Price	Qty	Extended Price
<i>Dining Room Ceiling Light(s)</i> Recessed Lighting (Per Plan)			Included in Price
<i>Main Level Hall Ceiling Light(s)</i> Recessed Lighting (Per Plan)			Included in Price
<i>Laundry Ceiling Light</i> Satco - 7" Square Flush Mount, 13.5 Watt/LED			\$25.00
<i>Laundry Dryer Receptacle</i> Dryer 220 Volt Receptacle			Included in Price
<i>Owner's Suite Ceiling Light</i> Recessed Lighting (4) ILO Standard Bedroom Flush Mount Light			\$420.00
<i>Owner's Closet Light(s)</i> Satco - 7" Square Flush Mount, 13.5 Watt/LED			\$25.00
<i>Owner's Bath Vanity Light</i> Kichler 4 Lite Shailene 29 1/2" Vanity Lite #45575 (Qty 2) Finish Selected Finish: Chrome			\$230.00 Included in Price
<i>Owner's Bath Shower or Tub/Shower Light</i> Recessed Can Light Fixture w/ Switch			\$0.00
<i>Owner's Bath Whirlpool Light</i> Recessed Can Light Fixture w/ Switch			Included in Price
<i>Owner's Bath Exhaust Fan or Fan/Light</i> Bath Exhaust Fan, Fan Only			Included in Price
<i>Owner's Bath 2nd Exhaust Fan or Fan/Light</i> Bath Exhaust Fan w/ Light			Included in Price
<i>Owner's Bath GFI Outlet</i> GFI Interior Outlet(s)			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Electrical, Media, Communications

	Unit Price	Qty	Extended Price
<i>Bedroom 2 Ceiling Light</i>			
Flush Mount Light, Kichler Model #8110- 3 Bulb			Included in Price
Finish			
Selected Finish: Nickel			Included in Price
<i>Bedroom 3 Ceiling Light</i>			
Flush Mount Light, Kichler Model #8110- 3 Bulb			Included in Price
Finish			
Selected Finish: Nickel			Included in Price
<i>Bedroom 4 Ceiling Light(s)</i>			
Flush Mount Light, Kichler Model #8110- 3 Bulb			Included in Price
Finish			
Selected Finish: Nickel			Included in Price
<i>Bath 2 Vanity Light</i>			
Kichler 4 Lite Shailene 29 1/2" Vanity Light #45575.			\$100.00
Finish			
Selected Finish: Chrome			Included in Price
<i>Bath 2 Additional Tub/Shower Light</i>			
Additional Tub/Shower Light Fixture w/ Switch			\$195.00
Includes one tub/shower special recessed light fixture with switch in choice of bathroom.			
Technical Specification: Buyer must indicate choice of bath.			
<i>Bath 2 Exhaust Fan or Fan/Light</i>			
Bath Exhaust Fan, Fan Only			Included in Price
<i>Bath 2 GFI Outlet</i>			
Interior GFI Outlet(s)			Included in Price
<i>Garage Ceiling Light(s)</i>			
Keyless (2)			Included in Price
<i>Garage Opener</i>			
Garage Door Opener Pre-Wire			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Electrical, Media, Communications

	Unit Price	Qty	Extended Price
<i>Garage Exterior Light</i>			
Coach Light Kichler #49926 BKT Capanna			Included in Price
The 16" 1-light outdoor wall light from the Capanna(TM) collection gives the classic lantern light a linear update. A textured black finish and squared edges, including a capstone finial, combine with artful waterfall glass to create a style that works on homes with modern, transitional or arts & crafts architecture.			
Technical Specification: Width: 10.50" Height: 16.00"			
Finish			
Selected Finish: Textured Black			
<i>Attic Light</i>			
Attic Lights Keyless			Included in Price
<i>Front Door Doorbell Button</i>			
Doorbell Button at Front Door			Included in Price
<i>Front Door Door Chime</i>			
Door Chime			Included in Price
<i>Covered Patio Light(s)</i>			
Weatherproof Ceiling Fan 52" Basics Pro Designer LED Fan #330019			Included in Price
Color			
Selected Color: Satin Black			
<i>Entire Home - Electrical Outlets and Switches</i>			
Electrical Outlets & Switches per Plan & Code			Included in Price
Color			
Selected Color: White			
<i>Entire Home - Cable TV/Phone Outlets (Qty 6 Total)</i>			
Cable TV Outlets, RG6 wire		5	Included in Price
Telephone Interior Jacks			\$0.00
<i>Entire Home - Braced and Wired for Future Ceiling Fan at Existing Ceiling Light</i>			
Light Location Braced and Wired for Future Ceiling Fan	\$100.00	4	\$400.00
Includes addition of bracing and box for ceiling fan addition with a switch			
<i>Comments: Bed 2, 3, and 4 Owner's</i>			

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Date: / /

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Electrical, Media, Communications

	Unit Price	Qty	Extended Price
<i>Entire Home - Addition of Ceiling Light Outlet w/ Switch Capped w/Plate Cover</i>			
Light Outlet with Switch for Future Light, to be Capped with Plate Cover	\$100.00	2	\$200.00
<i>Comments: Owners Dining</i>			
<i>Entire Home Electrical Service</i>			
Electrical Service 200 AMP			Included in Price
Includes 200 AMP electric service upgrade for the entire house.			
<i>Exterior Electrical Service</i>			
Electrical Service Underground			Included in Price
<i>Smoke Detectors</i>			
Smoke Detectors, per plan			Included in Price
<i>Carbon Monoxide Detectors</i>			
Carbon Monoxide Detectors, per plan			Included in Price

HVAC

	Unit Price	Qty	Extended Price
<i>Entire Home Air Conditioner</i>			
14 Seer Air Conditioning System			Included in Price
Up to 14 Seer Air Conditioning System			
<i>Entire Home Furnace</i>			
92% Plus High Efficiency Gas Home Furnace			Included in Price
Includes 92% plus high efficiency gas home furnace			
Builder makes no guarantee with respect to heating and cooling cost			
<i>Entire Home Furnace Filter</i>			
Aprilaire Model 2000 Series Air Filter			Included in Price
<i>Entire Home Thermostat</i>			
Programmable Thermostat			Included in Price
<i>Indoor Air Quality</i>			
Honeywell Fresh Air Ventilation System			Included in Price
<i>Entire Home Duct System</i>			
Flexible Duct			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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HVAC

	Unit Price	Qty	Extended Price
<i>Entire Home Return Air</i>			
Multiple Return Air Vents			Included in Price
One Return per Bedroom & One Central Return			
<i>Laundry Dryer Vent</i>			
Dryer Vent Vented to Outside			Included in Price

Floor Coverings

	Unit Price	Qty	Extended Price
<i>Entire Home Carpet Pad</i>			
6# Carpet Pad			Included in Price
<i>Family Room/Dining Room/Hall 1/Main Living Hall</i>			
Birch Engineered 3/8" x 5" Hardwood Flooring			\$5,265.00
Engineered Handscraped			
Color			
Selected Color: Salem Village - Wheat			Included in Price
Flooring Direction			
Selected Flooring Direction: Front to Back			Included in Price
<i>Entire Home Flooring</i>			
Mohawk Carpet Level 2 - Easy Street			Included in Price
Color			
Selected Color: 929 Rainswept			Included in Price
<i>Foyer Flooring</i>			
Birch Engineered 3/8" x 5" Hardwood Flooring			\$570.00
Engineered Handscraped			
Color			
Selected Color: Salem Village - Wheat			Included in Price
Flooring Direction			
Selected Flooring Direction: Front to Back			Included in Price
<i>Kitchen Flooring</i>			
Birch Engineered 3/8" x 5" Hardwood Flooring			\$1,760.00
Engineered Handscraped			
Color			
Selected Color: Salem Village - Wheat			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Floor Coverings

	Unit Price	Qty	Extended Price
Kitchen Flooring			
Flooring Direction			
Selected Flooring Direction: Front to Back			Included in Price
Owner's Bath Flooring			
Ceramic Tile			\$795.00
Cabris Iron will be trimmed out with Jolly Trim if selected for Whirlpool Backsplash.			
Ceramic Color			
Selected Ceramic Color: Skybridge Gray SY98 18" x 18"			Included in Price
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Bath 2 Flooring			
Ceramic Tile			\$530.00
Cabris Iron will be trimmed out with Jolly Trim if selected for Whirlpool Backsplash.			
Ceramic Color			
Selected Ceramic Color: Skybridge Gray SY98 18" x 18"			Included in Price
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Laundry Flooring			
Ceramic Tile			\$795.00
Cabris Iron will be trimmed out with Jolly Trim if selected for Whirlpool Backsplash.			
Ceramic Color			
Selected Ceramic Color: Skybridge Gray SY98 18" x 18"			Included in Price
Grout Color			
Selected Grout Color: 02 Pewter			Included in Price
Flooring Transition Strip			
Flooring Transition Strip			\$0.00
Color			
Selected Color: N/A			Included in Price

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Shelving

	Unit Price	Qty	Extended Price
<i>Owner's Closet Shelf & Rod</i>			
Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented			Included in Price
Standard Hanging			
Selected Standard Hanging: Standard Hanging (42" & 84")			Included in Price
<i>Bedroom 2 Closet Shelf & Rod</i>			
Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented			Included in Price
Standard Hanging			
Selected Standard Hanging: Standard Hanging (42" & 84")			Included in Price
<i>Bedroom 3 Closet Shelf & Rod</i>			
Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented			Included in Price
Standard Hanging			
Selected Standard Hanging: Standard Hanging (42" & 84")			Included in Price
<i>Bedroom 4 Closet Shelf & Rod</i>			
Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented			Included in Price
Standard Hanging			
Selected Standard Hanging: Standard Hanging (42" & 84")			Included in Price
<i>Entire Home Storage Shelf</i>			
Storage Shelf 12" and 16" deep- Vented (per plan)			Included in Price

Foundations

	Unit Price	Qty	Extended Price
<i>Entire Home Footing Size</i>			
20" Wide x 16" Deep, 3000 psi (with rebar)			\$0.00

Framing

	Unit Price	Qty	Extended Price
<i>Entire Home 2 x 4 Wall Studs</i>			
Studs 2 x 4 @ 16" oc, SPF Grade			Included in Price
<i>Entire Home 2 x 6 Wall Studs</i>			
Studs 2 x 6 @ 24" oc, SPF Grade (Per Plan)			Included in Price
<i>Entire Home Exterior Wall Sheathing</i>			
Exterior Wall Sheathing (7/16" OSB &/or 1/2" Styrofoam)			Included in Price

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Date: / /

Date: / /

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Date: / /

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Framing

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Entire Home Exterior Wall House Wrap</i> Exterior Wall Covering House Wrap			Included in Price
<i>Entire Home Foundation Plates</i> Foundation Plates treated yellow pine			Included in Price
<i>Main Level Ceiling Heights</i> Interior Flat Ceiling Height 9'0" Certain ceiling heights may vary.			Included in Price
<i>Per Plan Roof Rafters</i> Roof Rafters 2"x10" @ 24" oc over stairwells, by design			Included in Price
<i>Per Plan Roof Trusses</i> Roof Trusses			Included in Price
<i>Roof Sheathing</i> Roof Sheathing 7/16" OSB			Included in Price

Landscaping & Yard

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Bury Downspouts</i> Tile Downspouts Underground Downspouts will be buried and run a minimum of 10 ft from house to daylight or to pop-up.			\$1,200.00
<i>Exterior Lawn Sod</i> Sod All of Yard, Fescue & Bluegrass (Excludes Areas with Brush & Trees & Retention Basins)			Included in Price
<i>Shrubs & Trees</i> Shrubs & Trees 5/18" shrubs, 3/3' upright shrubs, 1 tree and landscape mulch			Included in Price

Ventilation

	<i>Unit Price</i>	<i>Qty</i>	<i>Extended Price</i>
<i>Bath Vent Fans</i> Bath Fans Vented to Exterior			Included in Price
<i>Kitchen Range Hood or Microwave Hood Vent</i> Kitchen Range Hood or Microwave Hood Vented to Exterior			Included in Price

This Home Estimate is valid for a limited time. Builder reserves the right to modify pricing according to current "Home Estimate Pricing Policy"

Purchaser(s):

Builder Representative:

Date: / /

Jagoe Homes

Date: / /

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community Turnberry at Berkshire	Lot Phase 3 - Lot 142	Address 5610 Belmont Drive	Series Tree - Craftsman	Base Plan Tamarack - Craftsman
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Ventilation

	Unit Price	Qty	Extended Price
<i>Exterior Decorative Louvers</i>			
Painted Louver(s) per plan			Included in Price
Color			
Selected Color: SW7006 Extra White			Included in Price
<i>Roof Whirlybird</i>			
Aluminum Turbine Ventilator "Whirlybird", by design			Included in Price
<i>Home Soffit Vents</i>			
Soffit Vent Continuous Perforated Vinyl			Included in Price

Site Layout

	Unit Price	Qty	Extended Price
<i>Home Elevation & Site Placement</i>			
Elevation & Location Established by Contractor			Included in Price

Components With Feature/Colors Not Selected

Bedroom 2 Closet Shelf & Rod

Long Garment Hanging for Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented

- Long Garment Hanging (66" & 84"), None
- Selected Standard Hanging: Standard Hanging (42" & 84")
- Standard Hanging (42" & 80")

Bedroom 3 Closet Shelf & Rod

Long Garment Hanging for Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented

- Long Garment Hanging (66" & 84"), None
- Selected Standard Hanging: Standard Hanging (42" & 84")
- Standard Hanging (42" & 80")

Bedroom 4 Closet Shelf & Rod

Long Garment Hanging for Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented

- Long Garment Hanging (66" & 84"), None
- Selected Standard Hanging: Standard Hanging (42" & 84")
- Standard Hanging (42" & 80")

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Purchaser(s):

Builder Representative:

Date: / /

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Date: / /

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Home Estimate - Specifications including standards and selected options

PROPERTY INFORMATION

Community	Lot	Address	Series	Base Plan
Turnberry at Berkshire	Phase 3 - Lot 142	5610 Belmont Drive	Tree - Craftsman	Tamarack - Craftsman

Components With Feature/Colors Not Selected

Owner's Closet Shelf & Rod

Long Garment Hanging for Closet Shelf 12" Shelf & Rod - 2 Runs Width of Closet - Supported 2'0" O.C. Vented

- Long Garment Hanging (66" & 84"), None
- Selected Standard Hanging: Standard Hanging (42" & 84")
- Standard Hanging (42" & 80")

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Purchaser(s):

Date: / /
Date: / /

Builder Representative:

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Date: / /