



Jefferson

Collection: The Wellington Collection **Floor Plan:** Jefferson

Square Feet: 1,802 (m.o.l.) **Bedrooms:** 4 **Full Bathrooms:** 2 **Garage:** 3 Car



Elevation A



Elevation B



Elevation C



Floor plans' specifications, included features, options and elevations are subject to change.





Included Features

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Interior Finishes

Full Blinds	Raised 10' ceiling in living areas (in single story plan)
Paint grade baseboards	Wood-look plank flooring (homes permitted after 01/01/2025)
Energy efficient LED lighting	Orange pel texture with bullnose corners in common areas (varies per plan)
Modern style electric fireplace	Wellington Collection tile selections in kitchen, entry, dining, bathrooms and utility
Insulated entry door (panel style may vary)	Two ceiling fans - located in primary bedroom and living room. (All other bedrooms are pre-wired and box rated for ceiling fans)
Pull-down attic access in garage (in single story plan)	

Kitchen

1-hole kitchen faucet	Shaker cabinets with hardware (36" upper cabinets)
USB outlet in kitchen	Stainless steel undermount kitchen sink (chrome or black)
Water line for refrigerator icemaker	3 cm granite or quartz kitchen countertops with subway tile backsplash
Under cabinet lights in kitchen (varies per plan)	Samsung stainless steel appliances (freestanding gas range, over the range microwave, dishwasher)

Safety

Installed smoke & carbon monoxide detectors	Anchor bolts that secure perimeter walls to foundation
Tornado Straps that secure perimeter walls to rafters	

Bathroom

Elongated toilets in bathrooms	Bathroom hardware (stainless steel, chrome or black)
Shower insert in primary bathroom	3 cm granite vanity tops with ceramic undermount bowls
Fiberglass shower/tub combo in Hall bathroom	Free-standing tub in primary bath (homes permitted after 01/01/2025)
Garden tub with tile surround in primary bathroom	Shower with tiled wall and acrylic base in primary bathroom (homes permitted after 01/01/2025)

Energy-efficiency

Eave roof ventilation	Insulated and mastic sealed A/C ducts
Perimeter slab insulation	R-19 Batt insulation in sloped ceiling
Radiant Barrier Roof Decking	Gas heating 96% high efficiency furnace
R-15 insulation in exterior walls	Polycel caulking around windows, doors and joints
R-44 Blown-in insulation in attic	Low-e Thermalpane tilt-in vinyl windows with screen
96% efficient tankless water heater	HERS Index Energy Efficiency Rating (varies per plan & home permit date)

Construction / Plumbing / Electric / Mechanical

Structural sheathing	Exterior 2 x 4 stud-grade lumber walls
Copper electrical wiring*	Electric dryer connection in utility room
Category 5 structured wiring	Protective ground fault interrupter circuits
Uponor AquaPEX tubing for water lines	RG6 quad shield cable wiring (minimum of 4 cable outlets)

Exterior Finishes

Video doorbell	Three exterior waterproof electrical outlets
Full brick exterior	Guttering over landscape, AC pad, front and back door entry (varies per plan)
Satin exterior paint	Upgraded landscape package with one tree in front yard and full sod (varies per community)
Concrete patio (varies per plan)	6 ft privacy fence with gate and wooden posts (excludes homes in Southridge at Lantern Hill)
Two exterior freeze-proof water spigots	Finished, 2-car garage with steel insulated, elongated-panel garage door, reinforced struts and garage door opener

Warranties

Termite company's warranty	Brick company's limited 100-year warranty
Builder's limited one-year warranty	Manufacturer's 15 year, non-prorated shingle warranty
Samsung' limited appliance warranty	Manufacturer's limited heating & cooling units warranty
10-year limited structural RWC warranty	

Buyer's Initials _____ Buyer's Initials _____ Seller's or its Representative's Initials _____

Due to constant updates and revisions of our plans, features in your home may slightly vary from the designs' features, by floor plans or products used.

