

EXHIBIT A
LONG LAKE VILLAGE
ADDITIONAL INCLUDED ITEMS

PURCHASER: _____ MODEL NAME: CRESTWOOD

UNIT: 49 _____ ELEVATION: C _____

BASE PRICE: \$149,900

ELEVATION PREMIUM: 2,500

SITE PREMIUM: 2,000

ITEM: Daylight basement package 1,800

ITEM: Wood flooring in the foyer, powder room, kitchen, living room and nook 2,100

ITEM: Upgraded 6# carpet pad 200

ITEM: Ceramic tile floors in the master bathroom and additional 2nd floor bathroom 1,200

ITEM: Gas Fireplace - Direct vent with tile surround 2,500

ITEM: Deluxe 60" Aquaglass shower with glass door in master bathroom 800

ITEM: 220V dryer outlet in laundry room 300

ITEM: _____

ITEM: _____

ITEM: _____

ITEMS FROM ADDENDUM SUBTOTAL COLUMN: 13,400

BASE PRICE WITH EXTRAS: \$163,300

"BUILDERS SPECIAL" PACKAGE PRICE: \$159,900

IN THE EVENT AN "ADDITIONAL INCLUDED ITEM" IS DELETED FROM THE ABOVE PRICING THE CREDIT TO THE PURCHASER WILL NOT NECESSARILY BEAR A RELATIONSHIP TO ANY PRICE STATED. DURING CONSTRUCTION SHOULD ANY ITEM BE ADDED ON A WORK ORDER AND THEN DELETED THE SAME SHALL APPLY. CREDIT FOR DELETING ANY "ITEM", IF OFFERED, IS AT BUILDER'S SOLE DISCRETION.

PURCHASER: _____

BUILDER: _____

PCS ENTERPRISES, INC.

BY: _____

Tiffany Reese, Treasurer

EXHIBIT "B"
LONG LAKE VILLAGE
CONSTRUCTION SPECIFICATIONS

GRADING AND TREE REMOVAL

Grade: Site is graded to drain per the approved engineering plans and to a rough finish grade (except wooded or wetland areas which are left natural). Final finish grading for sod and landscaping are the Purchaser's responsibility and are to be done after closing.

Existing Trees: Only trees required to be removed to enable construction of the home, utility services, drive and walk, at Builders discretion, will be required to be removed by Builder.

FOUNDATION

Trench footings: Concrete to a depth of 42" below finish grade.

Walls: 7'10" poured concrete - bituminous damproofing outside, perimeter drains connected to sump pump. Sump is discharged to storm drain underground. Locations vary by plan.

WALL FRAME

Walls: Spruce, pine or fir studs and plates. 7/16" oriented strand board or equivalent on exterior walls.

ROOF FRAME

Trusses: Engineered roof trusses with 7/16" oriented strand board roof sheathing.

ROOFING

Shingles: 40 year dimensional Asphalt - self-sealing.

Ventilation: Soffit vents and ridge vents.

SELECTION ITEM

MASONRY

Brick: Selection of Selier's standard brick with natural mortar.

SELECTION ITEM

FLOOR FRAME

Framing lumber: Fir, yellow pine, hemlock, spruce or better.

Sub-floor: 3/4" tongue and groove oriented strand board. Glued and screwed.

SIDING AND TRIM

Siding: Premium embossed maintenance free vinyl siding and vinyl soffits.

SELECTION ITEM

Trim: Aluminum clad fascia and rakes.

Gutters: Aluminum gutters and downspouts provided, discharge onto the ground.

FIREPLACE

OPTIONAL ITEM

Fireplace Unit: Pre-fabricated gas fired, screen and rear direct vent.

Wood Mantel: Custom built mantel, painted same selection as interior trim.

Surround & Hearth: 12" x 12" ceramic tile from Builder's selection.

INSULATION

Walls R-13: Fiberglass with vapor barrier which, according to the manufacturer will yield an insulation value of R-13 (in all living areas).

House wrap: Tyvek brand or equal house wrap on exterior walls of living areas.

Ceilings R-38: Fiberglass with vapor barrier which, (may be combination of batt and blown in at Builder's discretion) according to the manufacturer will yield an insulation value of R-38 (in all living areas).



HEATING AND AIR CONDITIONING

Furnace: Electronic ignition furnace (92% or greater efficiency rating).
Air Conditioner: SEER rated 13 or greater.

ELECTRICAL

Switches &

Duplex outlets:

White duplex plugs and semi-silent switches with pre-finished white plates.

Fans:

Vented fan in each bath or half bath.

Service:

150 Amp panel with circuit breakers.

Exterior:

Two GFI duplex outlets with weatherproof covers in rear.

Light Fixtures:

Builder to supply interior (with exception of bedroom fixtures) and exterior lighting fixtures, doorbell, transformer and chime.

Telephone:

2 provided, 1 each in Kitchen and 1 in Master Bedroom*

Cable TV:

Up to 4 provided, 1 each in Family Room and 1 in each Bedroom*

Ethernet:

1 provided*

*These outlets are home run to basement. Purchaser must connect to phone/cable company service.

PLUMBING

Water:

1" water service and meter. Water supply lines are PEX. Drains, waste lines and vents to be plastic. Faucets, exposed fittings and valves to be chrome finish.

SELECTION ITEM

Bathroom Sinks:

Oval self-rimming steel with Delta single handle or equal faucet.

Toilets:

2-piece with deluxe plastic seat.

Shower:

Fiberglass or acrylic size per plan with Delta or equal single handle with anti-scaid valve and shower spray.

Master Bath Tub:

Fiberglass or acrylic size per plan with Delta single handle or equal faucet

Main Bath Tub:

30" x 60" fiberglass or acrylic; with Delta single handle or equal anti-scaid valve/diverter and shower spray.

Kitchen Sink:

Double compartment stainless steel with Delta single handle or equal faucet with sprayer.

Laundry:

Recessed box with drain, hot and cold water connections for washer. Gas line with shut-off valve installed at dryer space. Dryer vent installed to nearest outside wall.

Hose Bibbs:

Two provided.

Hot Water Tank: One 40 gallon gas fired, high efficiency.

DRYWALL

Living area

Walls & ceilings: 1/2" gypsum board with finished tape and cement joints in all living areas screwed and glued to stud wall framing.

Garage:

5/8" Type X gypsum board on firewalls in garage common to living areas and ceiling common to living areas.

PAINTING

SELECTION ITEM
Purchaser may select from any "standard" color offered by Builder. Ceiling, trim and wall colors will be the same.

Exterior:

One coat solid color stain on wood surfaces.
Prime and enamel finish coat on doors/garage door.

Interior:

Walls and ceiling prime coat and flat finish coat.

Revised 04/05/05



Doors and trim - prime coat and semi-gloss finish coat.

WINDOWS AND EXTERIOR DOORS

Windows: Vinyl windows and doorwalls in living areas (including egress window) with insulating Low E glass. Other windows in basement - metal frame with single glazing. Screens on all doorwalls and operating windows of living areas.

Front Door: Steel insulating. Size and quantity per elevation. Style per Builder's Standard Selection.

Garage to House Door: Steel insulating.

Garage Door: 16' x 7' steel sectional embossed panel.

INTERIOR DOORS AND TRIM

Doors: 6 panel with wood grain finish.

Shelving: Painted wood or press board shelving in pantry and closets with steel hanging rods where applicable.

Casing: 2 1/4" O.G. paint grade.

Base: 3" O.G. paint grade.

STAIRS AND RAILS

Foyer stair rail: Poplar painted rail.

Balusters: Poplar or equal finished from Builder's standard selection of paint.

Cap on Half wall: Painted from Builder's standard selection of paint (same color as trim selection).

SELECTION ITEM

CABINETS AND COUNTERTOPS

All Cabinets: Recessed panel cabinets with 30" uppers in Kitchen, from Builders Selection.

SELECTION ITEM

All Countertops: Laminate, square edge with 4" backsplash. All exposed corners to be rounded.

HARDWARE

Exterior: Front: Handle set with deadbolt.

Garage to house door - key in knob.

SELECTION ITEM

Interior:

Swing door passage set - all swing doors except baths.

Swing door privacy lock- powder room, master bath and bath #2.

Bi-fold knob - as supplied by door mfg.

Hinges - 3 dull brass per door (all swing doors).

MIRRORS AND SHOWER DOORS

Mirrors: In all baths, dressing and powder room approximate width of countertop (or pedestal sink if applicable), 36" high. One mirror at sink wall only.

Shower door: Shower enclosure in chrome with clear glass in master bath as shown on plans.

APPLIANCES

Stainless Steel appliances

Range: GE JBP 26 BB Self-cleaning with black glass door or equal

Dishwasher: GE GSD 2000 or equal

Disposal: 1/3 Horsepower

Hood: 30" Recirculating with fan and light

CERAMIC TILE

Bathroom #2: Selection of Builder's standard 6" x 6" matte tile. Floors (in areas shown on plans) with ceramic base and marble threshold.

OPTIONAL ITEM

Master

Bathroom: Selection of Builder's standard 6" x 6" matte tile. Floors (in areas shown on plans) with ceramic base and marble threshold. Tub deck, if applicable, with 6" high backsplash.



FLOORING

Foyer, front
Hallway and
Powder Room: Selection of easy care vinyl flooring
(Varies per plan)

SELECTION ITEM

Kitchen, Nook,
2nd floor bathrooms
& Laundry: Selection of easy care vinyl flooring

SELECTION ITEM

Remaining
Interior: Selection of carpet with 4 lb pad

SELECTION ITEM

CONCRETE DRIVEWAY AND WALKS

Drive: Textured finish concrete over sand base. Approximately 16' width from garage to street.

Walks: Textured finish concrete 36" wide, "L" shaped from drive to porch - steps as required by grade.

Basement,
Garage and
Porch: Smooth finish concrete.

STYLES, COLORS AND FINISHES:

SUBSTITUTE MATERIALS:

Many items listed above are offered in a choice of styles, colors and/or finishes. They are marked with "SELECTION ITEM" next to the category. Some items are available as purchased upgrades. They are marked "OPTIONAL ITEM" next to the category. Samples are available for your use in our design center. Since styles, colors and finishes are sometimes discontinued or unavailable from time to time they are subject to availability. Where any item becomes unavailable we will provide alternate choices. Claims that fixtures or materials are not exact match to a sample or to another item will not be considered valid. We cannot guarantee availability of an absolutely comparable item to your selection if your selection is not available for any reason. Only items of equal value, function and appearance will be substituted if your selection is not available.

PURCHASER:

REVIEWED WITH:

Builder's Representative



EXHIBIT "C"
LONG LAKE VILLAGE
VARIATIONS FORM MODEL HOME AND/OR SALES MATERIALS

Your new home is intended to be a "substantial duplication" of the # _____ Model built on Unit _____ in Long Lake Village. If no model is referred to then it is intended to be a "substantial duplication" of the plan as represented in the sales materials. Although great care will be taken to duplicate the model and/or sales materials (a copy of which has been attached as Exhibit C-1), the fact that each home is hand built will result in variations from the model and/or sales materials. These variations include, but are not necessarily limited to lot or unit dimensions (the only reliable source of lot or unit dimensions, easements or rights of way are the title work, recorded plat or condominium plan), the locations of plumbing supply lines, drain, waste or vent pipes, sump crotch, sump discharge, water heater, water service entrance, sewer cleanouts, heating, ventilation and air conditioning equipment, ductwork, vent stacks, chimneys, registers, thermostats, electrical devices, light openings, and the location(s) where utilities enter or exit the home.

In addition, room dimensions, heights and configurations of special ceilings (cathedrals, studios, etc.) will vary due to roof pitches and designs dictated by your home's exterior appearance; locations of offsets, arches, doorways and windows will also vary from the model and/or sales materials.

Depending on the topography, shape or location of utilities on your Unit, the home may be built "reverse" in which case the floor plan will be a mirror image of the sales materials and/or model subject to the same variations described herein. Also, steps from the garage to the house and any exit from the house to grade may vary. Installation of steps to grade from exits other than the front porch is Purchaser's responsibility. The illustrations used in the brochures and sales office are artists' concepts and may not be accurate and inclusion of any of these materials in the Purchase Agreement is for illustrative purposes only and specifically subject to all disclaimers whether stated on the materials or contained herein.

The following items may be used in the model home and/or depicted in the sales materials for display purposes only. Note: This list is not intended to be all-inclusive and Builder may make changes to items or features displayed without notice. Please refer to Exhibit "A", "Additional Included Items" and Exhibit "B", "Construction Specifications" of your Purchase Agreement for the type and quantity of items that are included in your contract.

Exterior landscaping, decking, patios, irrigation, flood lighting, heavy textured stingles, lower level walk-out, daylight basement windows, rough plumbing lines, 8" block atop poured wall, poured basement wall height greater than 7'10" measured from top of footing to top of poured wall, water softener equipment, 3 car garage and/or side entry garage, bay windows on other than front elevation, extra or "bonus" closet adjacent to master bedroom, fully-drywalled garages and interior and exterior finishes of sales office area.

Furniture, accessories, towel bars, toilet paper holders, light fixtures, ceiling electrical openings in Master Bedrooms, additional electrical openings and outlets, recessed lighting, undercabinet lighting, track lighting, programmable thermostats, stereo system, speakers, video equipment, alarm system, window treatments, wall coverings, special paint treatments and/or colors, dado moldings, ceramic tile backsplashes, custom or oversized mirrors, granite countertops, high gloss, grid or special laminates, attached laminate or wood shelving, upgraded cabinetry, radius archways, special soffit details, special fireplace treatments, crown molding, special wood trim, upgraded finish hardware, fully drywalled garage interiors and floor coverings except those listed in Exhibit "A", "Additional Included Items" and Exhibit "B", "Construction Specifications"

We have read and understand the above and agree that those items which are to be included in our home are as stated in the "Construction Specifications" (Exhibit "B") and "Additional Included Items" (Exhibit "A") and the construction of our home will be subject expressly to the limitations and exclusions listed in this Exhibit "C". In the event an item is not listed as an excluded item above and is not listed as included in the referenced Exhibits "A" and "B" or a signed work order, it shall be deemed an excluded item.

PURCHASER:

REVIEWED WITH:

Builder's Representative

Exhibit C-1

The Crestwood

The Crestwood is a delightful 3-bedroom colonial with a loft, 2 1/2 baths, a basement and a 2-car attached garage. The spacious master bedroom features a private bath and a walk-in closet.

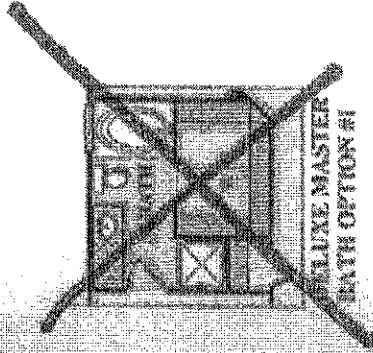
This flexible floor plan allows you to add a laundry room to the second floor if desired. The spacious kitchen includes a walk-in pantry and dining area.



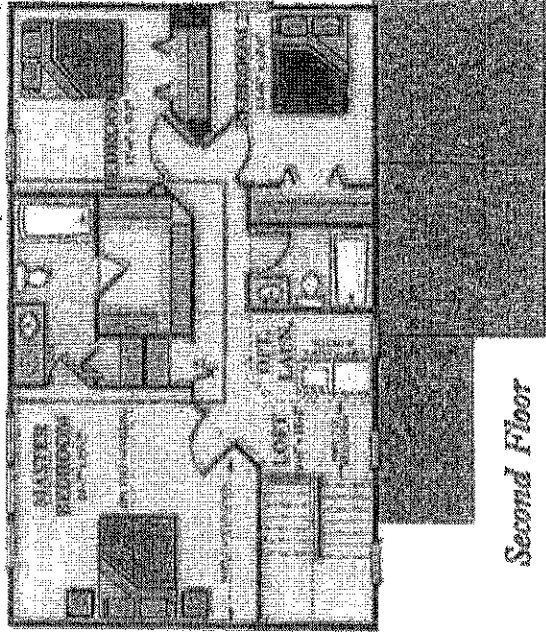
Architectural Style C

Exhibit C-1

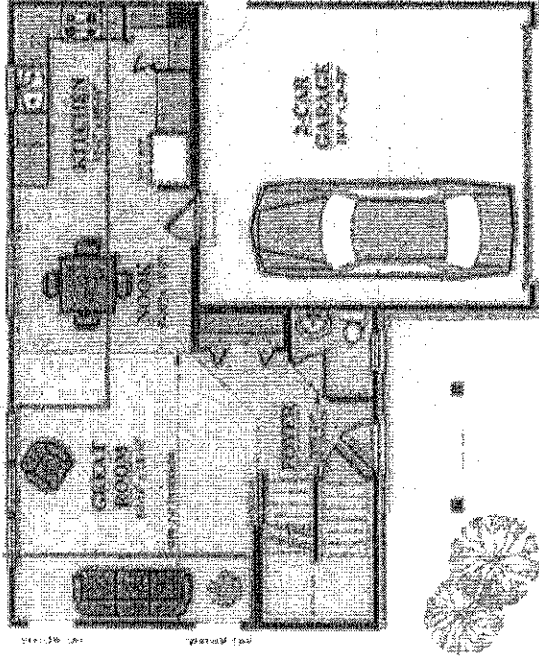
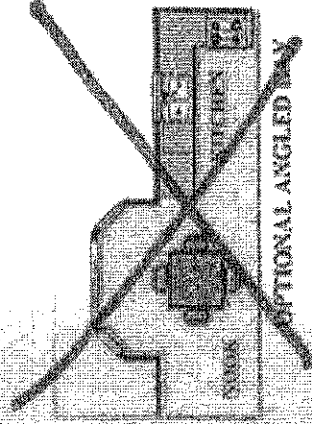
The Crestwood



60" stall shower in
11211
→ 60" stall shower in
11211



Second Floor



First Floor

OPTIONAL 2-CAR GARAGE

EXHIBIT "D"

BLACKBERRY HILLS

HOMEOWNERS WARRANTY, WARRANTY PROCEDURES
AND RECEIPT OF
RESIDENTIAL CONSTRUCTION PERFORMANCE GUIDELINES HOMEOWNER REFERENCE GUIDE

REPAIR POLICIES AND PROCEDURES

The Builder utilizes The Residential Construction Performance Guidelines 4th edition by The National Association of Homes Builders as the basis for determining eligibility for coverage under the terms of the Limited Warranty described in your Residential Purchase Agreement. You received a copy of the Homeowners Reference version of this guide also 4th edition by The National Association of Homes Builders as noted on page 3 of this document. The Builder recommends that you read through this booklet and refer to it before making a request for warranty repairs.

SCHEDULING

Usually many persons are involved in even the very simplest of adjustments. The job of scheduling and coordinating these repairs is time consuming and requires patience and understanding on the part of all parties involved. It simply takes time.

EMERGENCY ITEMS

Emergency items take precedence over other activities in our building operations. A phone call to the appropriate trade listed in our emergency contact letter that you were provided during the orientation of your home will bring expeditious correction of any emergency problems covered by the Limited Warranty. Emergencies are usually confined to complete heating failure, water leakage into the house or plumbing leaks, which will damage property.

ROUTINE MINOR ITEMS

In this category are the multitudes of minor items that do not hinder the physical livability of the house even though they are subject to correction under the Limited Warranty.

REPAIR LIST

REPAIR REQUESTS WILL BE ACCEPTED ONLY IF IN WRITING AND SUBMITTED WITHIN ONE YEAR OF YOUR CLOSING DATE.

We will process ONE list of non-emergency items in addition to your final closing list. **THIS LIST MUST BE SUBMITTED TO OUR OFFICE IN WRITING WITHIN ONE YEAR OF YOUR CLOSING DATE.** The processing of a repair list includes an inspection by our Representative to ascertain the validity of the request under the terms of the Limited Warranty, and the follow up correction of all items that are found eligible for correction.

This repair list will be processed shortly after it has been received, but no sooner than sixty days after you have moved into your new home.

ACCESS TO HOME

Repairs cannot always be scheduled at your convenience although we will try to accommodate your schedule where possible. **THEREFORE, YOU MUST ALLOW ACCESS TO YOUR HOME DURING NORMAL BUSINESS HOURS.**



ACKNOWLEDGEMENT OF REPAIRS

When requested, please sign an acknowledgement of the attempted completion of each repair made pursuant to the Limited Warranty on the Repair Order. Although you may indicate on the acknowledgement that you are not satisfied with the attempted repair, your failure to sign an acknowledgement, upon request, will relieve us of any further obligation to make additional repairs.

QUALITY SYSTEM

We have developed the following guidelines to assure the highest quality and most efficient construction process for your new home. This information is provided to assist you through this exciting and rewarding experience.

ON-SITE REPRESENTATIVE

Our on-site sales representatives are responsible for tracking the progress and quality of your new home. If any questions arise they should be directed to these representatives. They are your key communication links for questions and concerns.

To avoid any discrepancies, all technical information needs to be in writing properly administered by our on-site representative. To insure material availability and proper scheduling, changes from the original agreement should be kept to a minimum and within the time frame outlined in the purchase agreement.

THE COMPLETE HOME

Our formula creates superior value and quality begins with the extensive market and product research to provide the latest state of the art designs and custom finishes to personalize your new home. In order to assure this quality and to meet the rigid scheduling requirements, a wide array of included and optional features have been preselected, tested and pre-priced for your convenience.

SURVEYS AND EASEMENTS

Prior to construction, professional surveyors will survey your site. The corners will be staked and the home will be placed on the site using the property corner pins as a guide. The placement will take into consideration such things as homesite location and orientation, drainage, the aesthetics of the street and the requirements of governmental agencies involved. Often during the course of construction property pins are lost or bent. Since the primary function of placing the home on the site has been accomplished, corner pins will not be replaced. We highly recommend that you have property lines verified by a professional surveyor before landscaping, building a fence or adding to your home.

Every residential homesite has certain easements (right of access) for the installation and use of sewers, water, telephone, electrical power, streetlights, mailboxes and natural gas. Such easements will be shown on the Condominium Plan (Exhibit "B" to the Master Deed), which you received prior to executing your Purchase Agreement. Every effort is made to see that easements are placed where they will be the least conspicuous and bothersome, but still efficiently accomplish their purpose as required by the agency involved.

ZONING LAWS AND NEIGHBORHOOD GUIDELINES

Every municipality establishes ordinances controlling activities within its boundaries. We must construct according to those laws. Before you make any changes in your property, please check with the appropriate governmental agency to be certain you are within the law.

In addition to ordinances established by government, most of the communities have certain covenants and restrictions attached to ownership. These are designed to protect all homeowners in the community against undesirable alterations or activities. Your representative will supply these neighborhood guidelines to you.



NEW HOME ORIENTATION

Your final orientation will take place prior to the closing of your new home. The on-site staff will arrange for you to meet our Quality Assurance Coordinator at your new home. They will acquaint you with a working knowledge of your home and answer any questions about the Builder's customer service and your homeowner maintenance responsibilities. At this time we will do a careful inspection of the home to look for all items which are either incomplete or in need of repair. The list from this inspection will become part of the closing package. The list is intended to be a comprehensive complete list of all items remaining to be done. While it is our desire to deliver a defect free a home as is reasonably possible, it is normal to have some items which are incomplete at closing, which may be due to weather, product availability or items that have been installed which may need repair or replacement. There may also be cosmetic items, which will be completed within 30 days of the closing. As work is completed, you will be asked to acknowledge all finished items. This will help to insure that all items are addressed.

NICKS, SCRATCHES, CHIPS OR CRACKS ON PLUMBING FIXTURES, APPLIANCES, MIRROR BEFOLD DOORS, MIRRORS, COUNTERTOPS, CERAMIC TILE, WOOD FLOORS, MARBLE OR OTHER MATERIALS WILL NOT BE REPAIRED UNLESS NOTED ON YOUR FINAL CLOSING LIST.

LIMITED WARRANTY

The Builder provides the following Limited Warranty as to the Residence and the Unit: ALL STRUCTURAL AND MECHANICAL DEFECTS, OF WHICH BUILDER IS NOTIFIED IN WRITING WITHIN ONE YEAR FROM THE DATE OF CLOSING, WILL BE REPAIRED AT BUILDER'S EXPENSE IN ACCORDANCE WITH THE STANDARDS CONTAINED IN THE "RESIDENTIAL PERFORMANCE GUIDELINES HOMEOWNER REFERENCE GUIDE 4TH EDITION" BY THE NATIONAL ASSOCIATION OF HOME BUILDERS OF THE UNITED STATES. THIS LIMITED WARRANTY DOES NOT INCLUDE ANY DAMAGE RESULTING FROM NORMAL EXPANSION OR CONTRACTION OF MATERIALS NOR FROM THE EFFECTS OF NORMAL GROUND SETTLEMENT. BUILDER'S LIABILITY UNDER THIS LIMITED WARRANTY DOES NOT EXTEND TO ANY DAMAGE WHICH MAY ARISE TO WALLPAPER, FLOOR COVERINGS, PERSONAL PROPERTY OR TO THE CONTENTS OF THE RESIDENCE AS A RESULT OF A DEFECT COVERED BY, OR IN CONNECTION WITH BUILDER'S PERFORMANCE OF THIS LIMITED WARRANTY. BUILDER MAKES NO OTHER WARRANTY, EXPRESS OR IMPLIED, INCLUDING ANY WARRANTY OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, OR HABITABILITY, OTHER THAN THE REFERENCED LIMITED WARRANTY. BUILDER MAKES NO GUARANTEE OR WARRANTY WITH REGARD TO TREES, BUSHES, OR ANY TYPE OF VEGETATION.

THIS LIMITED WARRANTY IS NOT TRANSFERABLE OR ASSIGNABLE AND BECOMES NULL AND VOID IF THIS HOME IS RESOLD.

ENVIRONMENTAL DISCLAIMER: BUILDER MAKES NO WARRANTIES EXPRESS OR IMPLIED, ABOUT THE EXISTING OR FUTURE ENVIRONMENTAL CONDITIONS ON THE UNIT OR SUCH RESIDENCE AS MAY BE CONSTRUCTED THEREON, INCLUDING POSSIBLE PRESENT OR FUTURE POLLUTION OF THE AIR, WATER OR SOIL (INCLUDING RADON GAS, MOLD OR MILDEW) FROM ANY SOURCES WHATSOEVER. BUILDER'S SOLE WARRANTY TO PURCHASER IS THE LIMITED WARRANTY REFERENCED HEREIN. BUILDER EXPRESSLY DISCLAIMS ANY LIABILITY FOR ANY TYPE OF DAMAGES, WHETHER DIRECT, INDIRECT OR CONSEQUENTIAL, WHICH THE UNIT, THE RESIDENCE OR ITS INHABITANTS MAY SUFFER BECAUSE OF ANY EXISTING OR FUTURE ENVIRONMENTAL CONDITIONS. BUILDER MAKES NO WARRANTIES, EXPRESS OR IMPLIED WITH RESPECT TO THE COMMON ELEMENTS OF THE CONDOMINIUM.

REPAIR POLICIES, PROCEDURES AND EXCLUSIONS FROM COVERAGE ARE DESCRIBED IN THE "HOMEOWNERS WARRANTY PROCEDURES AND RECEIPT OF RESIDENTIAL PERFORMANCE GUIDELINES HOMEOWNER REFERENCE GUIDE" ATTACHED AND INCORPORATED AS EXHIBIT "D" TO THIS AGREEMENT AND IN THE ABOVE REFERENCED "RESIDENTIAL PERFORMANCE GUIDELINES HOMEOWNER REFERENCE GUIDE", WHICH HAS BEEN FURNISHED TO THE PURCHASER.



MODIFICATIONS AND ALTERATIONS

Only materials supplied by us are warranted. Additions or modifications to structural or mechanical systems by anyone other than us will void the Limited Warranty as to the item modified. In no event will we be responsible for damage to other systems, which are a consequence of such modification or alteration.

RECEIPT OF RESIDENTIAL CONSTRUCTION PERFORMANCE GUIDELINES

THE BUILDER'S REPRESENTATIVE CONFIRMS HE/SHE DELIVERED AND THE PURCHASER ACKNOWLEDGES RECEIPT OF THE RESIDENTIAL CONSTRUCTION PERFORMANCE GUIDELINES HOMEOWNER REFERENCE GUIDE 4th EDITION BY THE NATIONAL ASSOCIATION OF HOME BUILDERS OF THE UNITED STATES AS EVIDENCED BY THEIR SIGNATURES BELOW:

PURCHASER:

REVIEWED WITH:

Builder's Representative

EXHIBIT "E"
LONG LAKE VILLAGE
THE BUILDING EXPERIENCE

We would like to take this opportunity to thank you for choosing us as your builder. Because we want to develop a better understanding between our company and you as we build your new home, please review the information we have provided below.

COMMUNICATION - All communications should be through your Sales Consultant. Should you have a question or concern regarding construction, please communicate the same to your Sales Consultant and they will follow up on your behalf. Any item of concern to you, no matter how minor it may seem will be put in writing at your request if we have agreed to do it. It is your responsibility to request written assurance rather than relying on verbal representations. Workmen on the job receive their instructions only through written work orders issued by our office.

ACCESS TO HOME - We know that it is rather futile to ask you not to walk through your new home during construction. However, we must caution you that construction sites are dangerous places. We would like to discourage you from walking through your new home until it is in the finish stages. Please keep in mind that there may be times when access may be denied (fresh tile, wet paint, etc.). To avoid confusion, you can always contact your representative for a status report on your home. Lastly, we request that you inform your representative that you are on site. Because of the potential danger, children are not allowed on the construction site.

Please be advised that in no event will additions or modifications to structural or mechanical systems by anyone other than us be permitted prior to closing. Only materials supplied by us are warranted. Additions or modifications to structural or mechanical systems by anyone other than us prior to closing will affect the Limited Warranty as to the item modified and the Purchaser will be responsible for charges to remove and restore the modification and for any delay in closing as a result of this action.

COMPLETION DATES AND CONSTRUCTION DELAYS - In a business with as many variables as home construction, it is impossible to quote exact completion dates in advance. Various governmental agencies, material availability, weather, availability of labor, problems in scheduling, municipal inspections and a host of other possibilities can cause building delays. Because of all these contingencies, we can only give you estimated completion dates.

Because we insist on having enough time to finish your home in the best condition and to our quality standard, we request that you keep your moving plans flexible. To save your family worry, inconvenience and money, please do not make a firm commitment about moving until we have scheduled your closing date. This date will be provided approximately 30 days in advance.

KEYS - Keys will be given out only at closing.

POSSESSION - Possession of your new home is only after closing. This must include prohibiting the storing of any boxes, cartons and any other personal affects.

PURCHASER SUPPLIED ITEMS - As your builder we supply all labor and materials described in your Building Contract. We want to accept complete responsibility for the product we deliver and the only way in which we can do this is by supplying the complete package. Therefore, we cannot install items that have been supplied by you.

VERBAL REPRESENTATIONS - We have taken great pains to provide extensive specifications (Exhibits "A" and "B"). During the decision making process you have had numerous conversations with your Sales Consultant and often times with more than one person from our company. Quite simply, if you do not see an item of an important promise which has been made to you, in writing, it is not part of the Building Contract.

BUILDER DISCRETION - There are many items that arise during construction regarding which we, as your builder, must use our discretion. If you have a question about something that appears to be different than you expected, simply ask your Sales Consultant. We will be happy to promptly address your concerns.

CLOSING AND ESCROWS - At closing there will often be things that remain to be completed. We do not escrow or allow purchasers to hold back funds for any reason, however, our remaining responsibilities will be listed in writing on the final inspection list and we will use our best efforts to complete them in 30 days or less.

SELECTIONS* - Please read the information we are supplying regarding decisions which we will need from you. We will provide you with information and guidance and ultimately look to you for a decision. It is important that these decisions be timely.



CHANGE ORDERS: - Construction work orders which you request will need to be paid at the time you sign the construction work order. A work order does not exist until both you and our authorized representative have signed it. It is your responsibility to request changes to be confirmed in writing and our responsibility to do the paperwork. Never accept verbal assurances that an item will be "taken care of".

***PLEASE OBSERVE THAT SELECTIONS AND CHANGE ORDERS FOR YOUR HOME SHOULD BE COMPLETE PRIOR TO INSTALLATION OF BASEMENT WALLS AND ARE TO BE DONE MONDAY THROUGH FRIDAY BY APPOINTMENT ONLY.**

VARIATIONS IN MATERIALS - Color and shading will vary in materials. Brick: colors, color blends, dark and light toning all vary, even when purchasing the same brick as seen in samples and other homes. Tile will also vary in color from job to job. Each piece of marble is cut from different stone and is unique in color, shading and grain. Although many companies make plumbing fixtures in "complimentary" or "similar" colors, coloring will vary from fixture to fixture. Even when purchasing all one brand, colors of tubs, sinks and toilets will vary from each other. Cabinets will have variations in grain and coloration and is more pronounced in natural or light colored finishes than in the darker colors. Variations running through your installed cabinetry are to be expected even within the same panel. Roofing colors, in particular those which are monotone in color, such as black will show "patching". Patching is the characteristic of seeing sections of roofing that appear to be different colors. This is caused by the way the stones on shingles reflect light at different angles. It may be extremely visible in some light and less so in different light.

PROGRESS PAYMENTS - The payments which have been specified in your Building Contract are required as certain operations are completed on your home. It is your responsibility to know when these payments are due. The points of construction which have been specified as payment due dates mean that operation is substantially complete.

MORTGAGES - The Building Contract requires that purchasers obtain mortgages from recognized lenders acceptable to the Builder. While many lenders are advertising low rates or fees recent history has proven that they will not guarantee their rates or fees until closing and that ultimately the purchaser may pay a higher price than had they gone to one of the institutions that guarantee their loan rates upon application. Be cautious about paying fees or points for "rate Locks" for a specific period of time since we do not guarantee a delivery date for your new home. If a rate lock expires and you lose the money you paid we will not compensate you in any way.

Should we be preparing to close your home and delays in closing result because of your lender's inability to close in a timely manner, we will consider the Building Contract in default and require, at a minimum, that you pay a daily penalty should we agree to delay the closing.

THE ABOVE WAS DISCUSSED IN DETAIL AND IS FULLY UNDERSTOOD:

PURCHASER:

REVIEWED WITH:

Builder's Representative