

## *Cedars Features...*

### **Floors**

2 x 10 Floor Joist, 16" on Center  
¾" OSB Tongue and Groove Subfloor

### **Exterior Walls**

2 x 6 Exterior Walls, 16" on Center  
3/8" Sub-Siding on Full Perimeter of Each Module  
DuPont Tyvek® House Wrap  
Vinyl Siding and Accessories  
Andersen 200 Series Double Hung Tilt Windows  
with Low E Insulating Glass  
Andersen Gliding Door with Low E Insulating Glass  
Metal Clad Insulated Exterior Doors

### **Roof**

10/12 Pitch Roof Truss System, 24" on Center  
7/16" OSB Roof Sheathing  
Shingle Underlayment Felt Paper  
CertainTeed Landmark Roof Shingles (30 Year)

### **Insulation**

R-38 Ceiling Insulation - 12" Fiberglass Batt  
R-19 Insulation in Exterior Walls - 6" Fiberglass Batt  
R-10 Foundation Insulation

### **Heating**

90% Efficient Forced Air Gas Furnace  
Air Conditioning, 12 SEER Unit

### **Garage**

Storage Trusses  
Drywall on Adjoining House Wall, Joints Taped  
Drywall on Ceiling, Joints Taped  
Two GFI Outlets  
Insulated Steel Overhead Garage Doors  
Overhead Garage Door Openers

### **Interior**

8' First Floor Ceiling Height  
7'-6" Second Floor Ceiling Height  
2 x 4 Interior Walls, 24" on Center  
2 x 3 Center Marriage Wall, 16" on Center, on  
Each Side  
½" Finished Drywall with Smooth Finish on Walls  
½" Drywall with Textured Finish on Ceiling  
All Interior Drywall Surfaces are Finished with  
White Latex Paint  
Painted Masonite Six Panel Interior Doors  
Painted 3½" FJ White Pine Casing  
Painted 5 ¼" FJ White Pine Base Trim  
Ventilated Shelving in Closets  
Floor Covering Allowance Per Plan

### **Kitchen Features**

HAAS Oak Kitchen Cabinets  
Laminate Counter Top  
8" Deep Stainless Steel Sink  
Kohler Single Lever Faucet with Spray  
Disposal  
Dishwasher

### **Bath Features**

HAAS Oak Bathroom Vanities  
Laminated Counter Top with Ceramic Bowl  
Medicine Cabinet or Mirror (Per Plan)  
Kohler Fiberglass Tub and/or Shower Units  
Kohler Single Lever Faucets

### **Plumbing**

Copper Water Lines  
PVC Waste Lines  
Frost Proof Outside Water Faucets (2)  
50 Gallon Water Heater

### **Electric**

All Electric Work in Accordance with the  
National Electric Code  
200 AMP Electric Circuit Breaker Service  
Smoke Alarms Per Code  
Interior & Exterior Lights Per Plan  
Exterior Waterproof Outlets Per Plan  
Pre-Wired for Cable TV and Phone Per Plan

### **Miscellaneous**

Dedicated Streets, Built to County Specifications  
Public Sewer and Water Services  
Underground Utilities - Electric, Gas, Phone & Cable  
18' Wide Concrete Driveway  
4' Wide Concrete Front Door Walkway  
Front Yard Post Lamp  
Mail Box  
Professional Landscaping Package

*Catawba Bay*

*"Affordable living on the Water"*

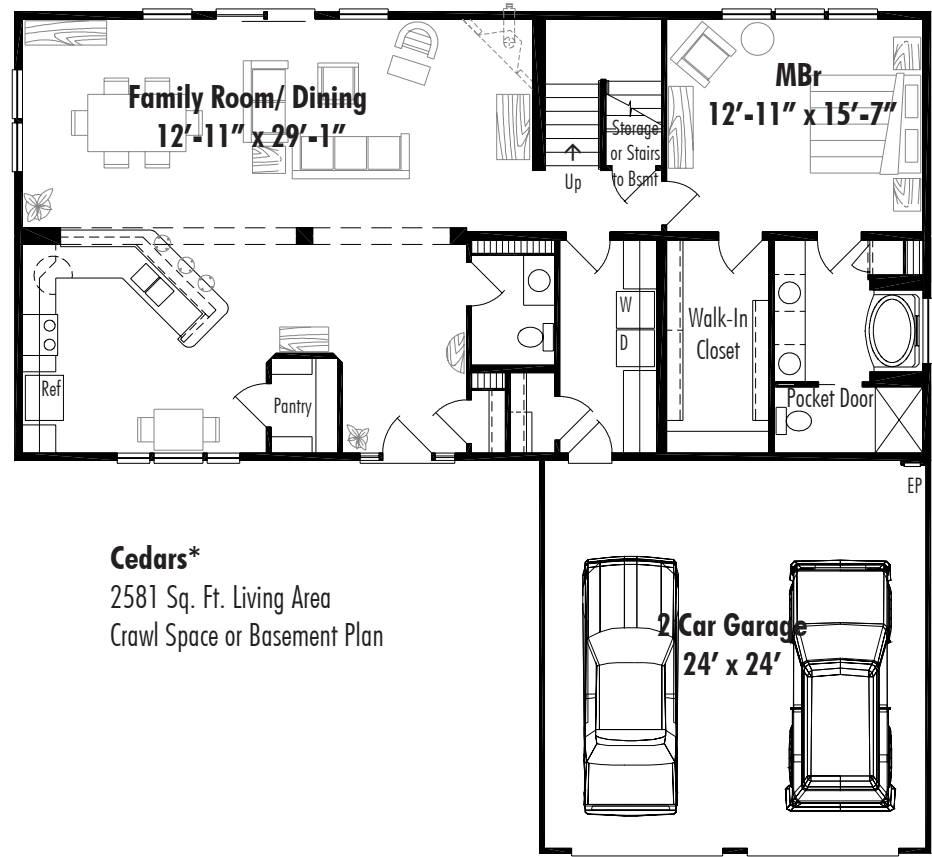


*The Cedars Elevation A*

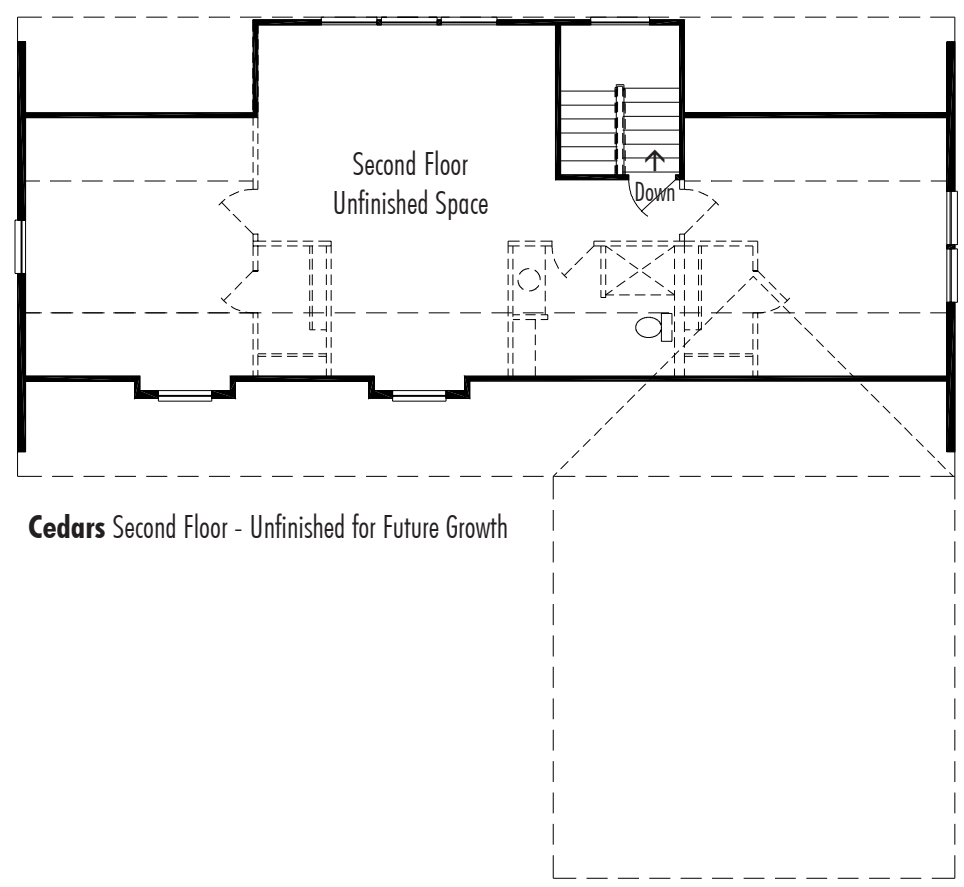
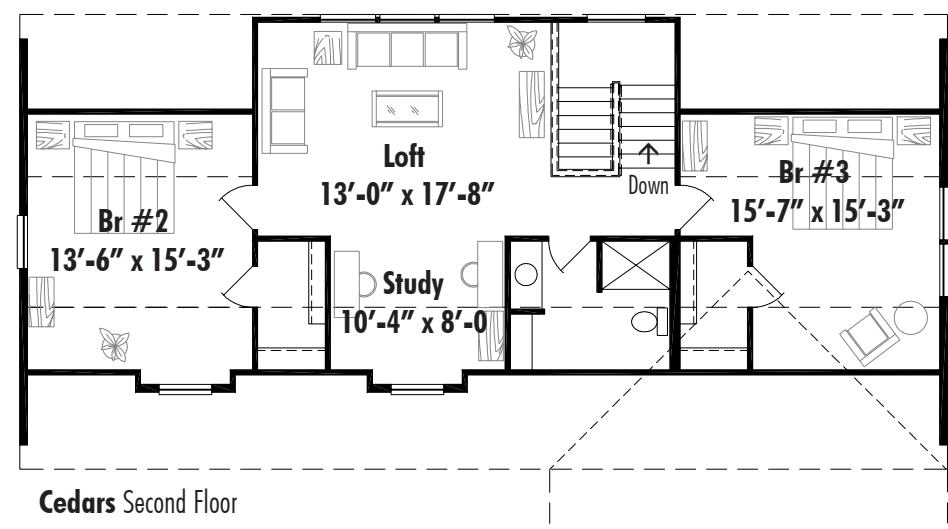
## *The Cedars*

Homes By Catawba Bay Builders, LLC  
Home Sites by Lost Lake Development, LLC  
5050 E. Muggy Rd., Port Clinton  
419-797-2100  
[www.catawbabay.info](http://www.catawbabay.info)

Artist's renderings and floor plan dimensions are approximate.  
All specifications must be written in the contract. No Verbal Agreements.



Elevation A



\*Fireplaces are Optional