

**TENACATITA HOMES SPECIFICATIONS LOT 4 LA MANZANILLA
LA MAZNAILLA DEL MAR PROJECT**

This is Schedule "A" attached to and forming part of the Contract

Dated: _____

Between Purchasers: _____

And: TENACATITA HOMES

GENERAL SPECIFICATIONS to be constructed LOT # 4, LA MANZANILLA JALISCO

CONCRETE AND SLABS

- Rebar placement reinforcing to be of engineered style
- 25 MPA concrete
- Pilings under foundation

MATERIAL FOR WALLS

- Post and beam concrete c/w rebar
- Red brick fill material between structural

ROOFING

- Roof venting shaft
- Torch on roofing c/w roof drains for rainwater

DECKS

- Aluminum glass w/railings
- Concrete c/w tile

DOORS & WINDOWS

- Anodized aluminum cladding west facing sliding doors
- Screens included on all venting windows.
- Front door Primavera wood

- Interior doors Primavera Shaker style
- Rear entry doors Primavera

EXTERIOR FINISH

- Type of exterior: PLASTER Sand Style Finish
- Masonry accents: As per plan _____
- Type of masonry: Exposed concrete foundation with plaster finish

GRADING & LANDSCAPING

- Landscaping with auto sprinkler & mood lights

SIDEWALKS & EXTERIOR CONCRETE WORK

- Patio brick walks and patios (where noted or applicable)
- Rear yard patio stone
- Poured concrete rear step

INTERIOR FINISH

- Ceilings and walls hand plaster finish
- Exterior walls hand plaster finish
- Interior walls hand plaster finish
- Ceramic tile floors

KITCHEN CABINETS AND VANITIES

- Primavera wood flat panel c/w tile kicks
- Granite counters with under-mount sinks
- 6" GRANITE BACKSPLASH TYPICAL

CERAMIC TILE

- Full tiled shower in Master c/w rain head shower
- Floors typical 2'x2' tiles

INTERIOR DOORS, TRIM AND HARDWARE

- Baseboards 4", tile to match floors

- Interior doors Primavera Shaker style
- Door jambs stained to match
- Closet doors Primavera wood Shaker style stained to match
- Exterior lock sets - brushed stainless lever style
- Passage lock sets - lever style
- Closets shelving wood
- Door stops wall mounted spring type – silver

PAINTING

- Exterior Chantilly Lace BM. Match
- Interior Simply White BM. Match

BATHROOM ACCESSORIES

- Grab bar backings
- Paper holder - brushed metal
- Towel holder 24” in length - brushed metal
- Shower / Tub glass dividers
- Mirrors 5mm polished plate glass in all bathrooms
- Master bath barrier free shower

APPLIANCES included “Brand Specific”

- Whirlpool
- Gas range
- Fridge
- Microwave
- Stacked W/D
- Note: no Dishwashers

FLOORING

- Flooring tile as sample supplied 2’X2’
- Tile master bath
- Tile flooring throughout

VENTING

- Kitchen range to exterior
- Air conditioning

ELECTRICAL

- Panel service per unit
- TV & Computer outlets - 3 locations
- GFI receptacle in all baths
- Wi-Fi
- Weatherproof receptacles - exterior building
- Laundry areas - one 110 volt and one 220-volt receptacle
- Smoke/Gas detector as per plan, fire alarm
- Elevator to all floor units (Barrier Free)
- Service panel located as per plan
- Lights are LED pot lights (except bathrooms LED bar lights)
- Ceiling fan in master bedroom (4 fans per unit)
- Individual metered

PLUMBING

- Kitchen sink stainless under-mount single lever faucet c/w spray
- Vanity sinks: Moen or equal under mount rectangle, single lever faucet
- Faucets: single lever c/w spray kitchen
- Domestic hot water gas on demand per unit
- Individual gas per unit
- Colors: white bathroom fixtures
- Full Tiled 5' shower in ensuite
- Foot wash at stairs from ocean
- BBQ area front north side by ocean

POOL

- Exterior Pool c/w palapa shower & washroom

SECURITY FENCE

- Concrete with aluminum spiked railing
- Entry gate remote entry

SITE LOCATION OF PROJECT

The Contractor will be responsible for locating project on the lot in the most suitable manner with good practices and to conform to all design grades, regulations and engineering design required by the municipality.

(LOCATION CERTIFICATE BY A SURVEY COMPANY)

ADDITIONAL ITEMS

THE DEVELOPER RESERVES THE RIGHT TO INCORPORATE EQUIVALENT MATERIAL WHERE MANUFACTURER'S NAME OR PRODUCT BECOME UNAVAILABLE OR DISCONTINUED.

ERRORS AND OMISSIONS EXCEPTED.

SPECIFICATION SUBJECT TO CHANGE WITHOUT NOTICE.

DUE TO ON SITE CONDITIONS AND PROCEDURES, SPECIFICATION DIMENSIONS CAN VARY WITHIN REASONABLE LIMITS.

WITNESS

X

Tenacatita Homes SIGNATURE

WITNESS

X

Purchaser's SIGNATURE

DATE