

VALLEYWOOD

August 26, 2008

<u>Lot #</u>	<u>Sq. Ft.</u> ★	<u>Price</u>	<u>Lot #</u>	<u>Sq. Ft.</u> ★	<u>Price</u>
1 N, FE, ☼	20,168	SOLD	15 E,C,FE ✧	21,437	SOLD
2 N, PE	20,008	\$ 74,900	16 N,C,FE ✧	22,028	\$ 85,900
3 E,PE ◆	26,797	\$ 75,900	17 N,C,FE ✧	20,685	SOLD
4 N,C,PE ◆	20,079	\$ 75,900	18 N,C,FE ✧	20,593	\$86,900
5 N,C,PE ◆	20,788	\$ 82,900	19 N,C,FE ✧	20,318	\$87,900
6 C, ○	20,089	\$ 82,900	20 E,C,FE ✧	20,004	SOLD
7 C, TL, ○	23,156	\$ 84,900	21 N,C,TL, FE ◆	20,640	SOLD
8 E,C,TL,PE ◆	24,859	SOLD	22 C,TL	20,020	\$ 83,900
9 N,C,PE ✧	20,021	SOLD	23 C,TL	20,008	SOLD
10 E,C,FE ✧	20,004	SOLD	24 C,TL	20,069	SOLD
11 E,C,FE ✧	20,547	\$ 85,900	25 C,TL	20,157	SOLD
12 E,C,FE ✧	20,177	\$ 85,900	26 E,TL,PE ◆	20,949	SOLD
13 E,C,FE ✧	20,300	SOLD	27 E,TL,PE ◆	20,068	SOLD
14 E,C,FE ✧	20,365	SOLD	28 E,TL, PE ◆	20,043	SOLD
			29 ☼	20,019	\$ 73,900

PRICES SUBJECT TO CHANGE WITHOUT NOTICE

★ Square Footages are approximate

LOT CODES:

C – Lot faces Cul-de-Sac

TL – Lot has tree line or abuts wooded area

FE – Lot has full exposure [walk-out] **PE** – Lot has partial exposure, not necessarily look-out

◆ – Side Exposure Lot

✧ – Rear Exposure Lot

☼ - Landscape Berm

○ - Optional Exposure Lot (At buyers expense, buyer can regrade to obtain exposure w/Town of Jackson approval)

Exposure Faces: **S**-South **N**-North **W**-West **E**-East **P** – Pending Contract

BUILDING REQUIREMENTS: 1950 sq.ft. for a one-story dwelling; 2300 sq.ft. for a two-story dwelling, the first floor having 1200 sq.ft.

SETBACKS: 42' front, 12 ½' side, 40' rear. Buyer to verify specific lot setbacks with the Town of Jackson.
Lots #13-20 have additional 25' wetland building setback.

There is a \$1,200.00 lamp-post/mailbox fee charged at closing. The initial Annual Assessment Fee is \$300.00.

Cultured Stone and cement board siding products allowed. Vinyl or aluminum siding is prohibited. Vinyl or aluminum soffit & fascia is prohibited. Roofing materials must be minimum of 320 pounds per square. See Agency Disclosure.

Seller/Developer will pay the Washington County sewer/water assessment fee at closing.

Lot # 7 & 8 are within the Shoreland/Floodland protection ordinance. Both lots will require a 2nd permit from the Washington County Park & Planning Dept.

***DISCOUNT SPECIAL – Receive a 10% credit at closing toward your building costs**

You may also view us on-line at www.thomsoncorporation.com