



DAYTON (DCY)

Address: 1974 BYERS RD
City, State, Zip: MIAMISBURG, OH, 45342
Business: 937-914-4300

Product (Set/Version): **LEHIGH (LGH00-01)**

Spec/Model: **NO**

Start Date: **3/31/2025**

Projected Settlement Date: **7/18/2025**

Fax: Lumber Scheduled Date (ROUGH/TRIM): **3/25/2025 | NOT SCHEDULED**

LOT INFORMATION				Layout	REVERSE	Driveway Location	LEFT
Community	Code	Lot	Permit Number	Legal Lot/Block/Section		Address	
VLGS OF WINDING CREEK WARR CO	VG	0741	20250475	00000741/010A		2115 LANCE CREEK CT CENTERVILLE, OH 45458	

SALE INFORMATION				Sale Status	Ratified	Contract Date	12/11/2024
Purchaser Name	CoPurchaser Name	CDS #	Contingent	Sales Manager		Sales Rep	Project Manager
Aaron B. Harding		DA5804	N	Kellie Hedrick		Deborah Pilley	Jacob Fisher

SALE COMMENTS							
Comments							

SELECTED OPTIONS BASEMENT FOUNDATION							
Option	Description			Category	Quantity	Color/Location (Number)	
FBA	BASEMENT FOUNDATION			B (A)			

SELECTED OPTIONS ELEVATION C							
Option	Description			Category	Quantity	Color/Location (Number)	
ELC	ELEVATION C - PARTIAL STONE FACADE			E			

SELECTED OPTIONS DESIGNER INTERIORS							
Option	Description			Category	Quantity	Color/Location (Number)	
DIRC032	SONOMA MAPLE LATTE			E			
DIRN036	HAWTHORNE			E			
HH5	HARD SURFACE UPGRADE 1 - FLEX OR LIBRARY			E			
HH6	HARD SURFACE UPGRADE 2 - FAMILY ROOM			E			
LVP	LVP			E			
ZH1	NO WHOLE HOUSE CARPET UPGRADE			E (G)			
ZH6	NO HARD SURFACE UPGRADE 5			E (G)			
ZWC	NO SECONDARY BATH UPGRADE			E (G)			

SELECTED OPTIONS ELEVATIONS							
Option	Description			Category	Quantity	Color/Location (Number)	
C30	CUSTOM ELEVATION #2 - BRICK SDS/REAR 1STFL			S			
EK5	LOCAL EXTERIOR DECK RAILINGS			E (G)			
EPE	COVERED PORCH			E			
EPV	PORCH PIER GRADE >4'MUDSILL W/ 6X6 POST			E			
EVG	SIDING VENEER SIDE(S)			B (A)			
EVL	SIDING VENEER REAR			B (A)			
EWF	CULTURED STONE VENEER FRONT			E		BRIGHTON LEDGESTONE	
RF3	ROOF UNDERLAYMENT (SYNTHETIC LOCAL)			S			
RPC	6/12 ROOF PITCH			B (A)			



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SELECTED OPTIONS | *FOUNDATIONS*

Option	Description	Category	Quantity	Color/Location (Number)
555XA11	EXCAVATION CUT 6'	S		
FDS	FOUNDATION FOOTING 6"	B (A)		
FLH	FOUNDATION FROST LINE 48"	S		
FWE	FOUNDATION GARAGE EXTERIOR WALL MIN PER FROST DEPTH	B (C)		
PSIFT30	CONCRETE FOOTING 3000 PSI	S		
PSIISOT	CONCRETE INTERIOR SLAB OTHER PSI	S		
PSIWL40	CONCRETE WALLS 4000 PSI	S		

SELECTED OPTIONS | *BASEMENT*

Option	Description	Category	Quantity	Color/Location (Number)
BAC	ONE BEDROOM BASEMENT	E		
MAC	FINISHED BASEMENT	E		
WMB	WINDOW EGRESS BEDROOM	E		
ZMT	NO WALKOUT EXITS AT REAR	B (C)		



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SELECTED OPTIONS <i>HOUSE</i>				
Option	Description	Category	Quantity	Color/Location (Number)
777XA21	ADDRESS STONE	S		
DHC	FRONT DOOR HANDLE SET	E		
EKX	EXTERIOR DECK MATERIAL LOCAL PURCHASE	E (G)		
GCI	3 CAR GARAGE - FRONT ENTRY - 10' WIDE	E		
GGP	WIFI ENABLED GARAGE DOOR OPENER W/REMOTE CONTROLS	B (A)		
GGU	GARAGE DOOR UPGRADE1	B (A)		WHITE
MCF	FLEX ROOM	B (A)		
SDF	FRONT DOOR FIBERGLASS	B (A)		PEWTER GREEN SW6208
SDS	FIREDOOR 20 MIN	B (A)		
SEA	STANCHIONS PER ENGINEERING	B (A)		
SEI	16" O.C. STUD SPACING EXTERIOR GABLE WALLS	B (A)		
SEO	TRUSS SHEATHING 7/16" OSB	B (A)		
SFB	SHEATHING LAP @ OUTSIDE CORNERS	B (A)		
SFE	SAFETY PACKAGE MATERIAL PORCH	S		
SFG	STRAPS ILO BOLTS (CONCRETE)	S		
SFJ	24" O.C. STUD SPACING INTERIOR NON-BEARING WALLS	B (A)		
SFM	WALL SHEATHING 7/16" OSB	B (A)		
SFV	HOUSE WRAP	B (C)		
SFZ	SAFETY PACKAGE MATERIAL	B (A)		
SGJ	WINDOW COLOR WHITE (EXTERIOR & INTERIOR)	B (C)		
SGS	STD GRILLE PATTERN	B (A)		
SIG	INSULATION WALL R-13	B (A)		
SIL	VERTICAL INSULATION SLAB RIGID R-10	B (A)		
SIM	INSULATION CEILING BLOWN R49	S		
SIR	INSULATION UNFINISHED BASEMENT WALL R11	B (C)		
SJA	BRICK (A)	E (G)		OLD BISCAYNE
SQU	ROOF ACCENT SHINGLED	B (A)		
SRA	7/16" ROOF SHEATHING	B (A)		
SRI	CORPORATE TRUSS SPECIFICATIONS - EXPOSURE (B)	B (A)		
SRP	ROOF SHINGLES ARCHITECTURAL	B (A)		WEATHERED WOOD
SRW	WIND LOAD 115 MPH (ULTIMATE)	B (A)		
STW	EXTERIOR TRIM WHITE	E		
SUD	SIDING HARDBOARD	S		MONTEREY TAUPE
SWF	WINDOWS VINYL SINGLE HUNG BRICKMOULD	B (A)		
SXC	CORNERSTONE SPECIFICATIONS	B (A)		
SYD	BUILTSMART 3.0	B (A)		
SYG	2023 NEC CODE YEAR SPECIFICATIONS	S		
SYP	EXTERIOR WALLS 2X4	B (A)		



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SELECTED OPTIONS | *KITCHEN*

Option	Description	Category	Quantity	Color/Location (Number)
9KM	FAUCET FIXTURES KITCHEN TONE SS	E		
KA1	KITCHEN APPLIANCE LAYOUT W/RANGE (TC)	B (A)		
KFJ	KITCHEN VENTILATION EXTERIOR	E		
KFX	KITCHEN HOOD FAN (GE NEW)	B (C)		
KFY	KITCHEN SINK DOUBLE BOWL	E		
KMT	KITCHEN MANUFACTURER TIMBERLAKE	B (A)		
KSC	UPG 2 CABINET SOFT CLOSE DOORS	E		
NBK	TILE WALL BACKSPLASH KITCHEN UPGRADE3	E		LEVEL 3 REGALA OFFSET BEQUEST
NSK	QUARTZ COUNTERTOP KITCHEN UPGRADE2	E		QUARTZ CARRARA BREVE
QK2	KITCHEN CABINETS UPGRADE2	E		
SKR	CABINET HARDWARE FINISH SATIN NICKEL	E (G)		
SKZ	CABINET HARDWARE UPGRADE CONTEMPORARY - AVAIL W/ SONOMA CABS	E		
TIK	CABINET CROWN MOULDING KITCHEN	E		

SELECTED OPTIONS | *APPLIANCES*

Option	Description	Category	Quantity	Color/Location (Number)
4EZ	NO REFRIGERATOR	B (A)		
4FQ	APPLIANCE PKG FREESTANDING 4FQ-SS RANGE/DISHWASHER/MICRO	S		
4MA	MICROWAVE	B (A)		
ICB	RANGE GAS HOOK-UP	E		
ICC	DRYER ELECTRIC HOOK-UP	B (A)		
ICG	MICROWAVE 110V HOOK-UP	B (C)		
ZWD	NO WASHER/DRYER PACKAGE	B (A)		

SELECTED OPTIONS | *FAMILY ROOM*

Option	Description	Category	Quantity	Color/Location (Number)
LGF	GAS FIREPLACE FAMILY ROOM REAR	E		
PGF	FIREPLACE SURROUND FAMILY ROOM GRANITE/MARBLE	E		BIANCA WHITE MARBLE
PHF	FIREPLACE MANTEL 'A' FAMILY ROOM	E (G)		

SELECTED OPTIONS | *OWNERS SUITE*

Option	Description	Category	Quantity	Color/Location (Number)
AMF	OWNER'S BATHROOM SOAKING TUB & SHOWER GLASS SURROUND	E		
AMS	OWNER'S BATHROOM FRAMED SHOWER DOOR	B (A)		
AUB	OWNER'S BATHROOM CERAMIC SURROUND	E		
QM2	VANITY CABINET UPGRADE2 OWNER'S BATHROOM	E		
SVM	VANITY HARDWARE OWNER'S BATHROOM (GENERATED)	E		

SELECTED OPTIONS | *BEDROOMS*

Option	Description	Category	Quantity	Color/Location (Number)
BAR	BEDROOM FIRST FLOOR	E		
BDH	FOUR BEDROOM W/LOFT	B (A)		



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SELECTED OPTIONS | BATHROOMS

Option	Description	Category	Quantity	Color/Location (Number)
ABB	BATHROOM #2 STANDARD TUB	E		
AUC	SECONDARY BATHROOM FIBERGLASS SURROUND	B (A)		
QZ2	VANITY CABINET UPGRADE2 BATHROOM	E		
SVD	VANITY HARDWARE (GENERATED)	E		

SELECTED OPTIONS | GENERAL SPECIFICATIONS

Option	Description	Category	Quantity	Color/Location (Number)
116	OHIO REGION	S		
217	DAYTON	S		
555XA03	SOUTHWEST OHIO REQUIREMENTS	S		
555XA05	COUNTY REQUIREMENTS	S		
555XA06	BASEMENT INSULATION 4'	S		
555XA38	JURISDICTION REQUIREMENTS #2	S		
555XA40	JURISDICTION REQUIREMENTS #4	S		
555XB22	WEATHERED WOOD ROOF SHINGLES	S		
SGD	PLANT INSTALLED WINDOWS	B (A)		

SELECTED OPTIONS | INTERIOR SPECIFICATIONS

Option	Description	Category	Quantity	Color/Location (Number)
6PS	PAINT SHOE MOULDING	S		
AFE	NEW LIGHT/MIRROR LAYOUT DBL VANITY	S		
AFM	BATHROOM MIRRORS (PLANT)	B (A)		
DHJ	INTERIOR DOOR HARDWARE FINISH SATIN NICKEL	B (A)		
DHO	INTERIOR DOOR GLASS STYLE SINGLE PANE	B (A)		
HFB	HOUSE NICKEL FINISH	E		
QKM	CABINETS (PLANT)	B (A)		
RLS	INTERIOR HANDRAIL	B (A)		MINWAX CLASSIC GRAY 271 SATIN (6503-51646)
SNI	HANDRAIL LINEAR	E (G)		
SNR	CARPETED STAIR, BASEPLATE/SQUARE WHITE BALUSTERS/CRAFTSMAN NEWEL	E (G)		
STS	INTERIOR TRIM UPGRADE1	E (G)		
SZC	CRAFTSMAN SPECIFICATIONS	E		
YCM	VANITY TOPS (PLANT)	B (A)		
ZLG	NO STAIR ADJUSTMENT FOR UPGRADE FLOOR KITCHEN	B (A)		



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SELECTED OPTIONS <i>MECHANICAL SPECIFICATIONS</i>				
Option	Description	Category	Quantity	Color/Location (Number)
555XA26	HOUSE ORIENTATION NORTH	E		
7M1	EQUIPMENT SUPPLIER CARRIER	S		
8A4	AIR CONDITIONING 14.3SEER2 SYSTEM ZONE 1	B (A)		
8CV	EQUIPMENT PKG VERTICAL COIL ZONE 1	B (A)		
8TA	WIFI ENABLED SMART THERMOSTAT	B (A)		
8VB	TRANSFER GRILLES	B (A)		
8VW	50 CFM FAN BATH	B (A)		
8VY	WHOLE HOUSE VENTILATION FAN BATH	S		
8XX	LOCAL HVAC BY DESIGN	S		
8ZE	CLIMATE ZONE 5	S		
SHB	GAS HEAT	B (A)		
SZF	HVAC & FLOOR SYSTEM PER DESIGN	B (A)		

SELECTED OPTIONS <i>ELECTRICAL AND HOME TECHNOLOGY SPECIFICATIONS</i>				
Option	Description	Category	Quantity	Color/Location (Number)
CPG	CABLE & INTERNET DUAL PORT (1)	B (A)		
IAW	LIGHT PACKAGE CRAFTSMAN	E (G)		
IDC	SERVICE 200 AMP	S		
IDF	110V OUTLET (EA)	E	3	ABOVE FP, BASEMENT, LOFT
IDI	NO KITCHEN ISLAND OUTLETS	S		
IDN	OUTDOOR SURGE/DISCONNECT	S		
IGE	LIGHT PREWIRE CEILING (EA) - PREWIRE ONLY/NO LITE	E	2	DINETTE & FLEX ROOM
IGG	POST LIGHT ELECTRIC	S		
IKL	LED LIGHT (EA)	E	4	4 IN FAMILY ROOM
IKN	LED LIGHT PACKAGE B - BEDROOMS	E		
IXB	LIGHT FIXTURE NICKEL FINISH	B (A)		
SZJ	NO IECC LIGHTING CONTROLS	B (A)		
SZK	HVAC WIRE COPPER	B (A)		

SELECTED OPTIONS <i>PLUMBING SPECIFICATIONS</i>				
Option	Description	Category	Quantity	Color/Location (Number)
777XC24	WATER SOFTENER ROUGH-IN	S		
9BR	FAUCET FIXTURES BATHROOM STANDARD (HINT)	B (A)		
9M1	FAUCET SUPPLIER KOHLER	B (A)		
9TC	COMFORT HGT TOILET HOUSE	E		
9TZ	NO WASHER DRAIN PAN	S		
IHC	SUMP PUMP	S		
IHX	WATER HEATER ELECTRIC 50 GALLON WITH MIXING VALVE	E		



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SELECTED OPTIONS <i>EXTERIOR SPECIFICATIONS</i>				
Option	Description	Category	Quantity	Color/Location (Number)
DECKM02	LOCAL DECK MATERIAL COMPOSITE DECKING	E		
DECKM04	COMPOSITE TYPE TIMBERTECH AZEK	E		
IEM	EXTERIOR FINISH BLACK	B (A)		
PSIES40	CONCRETE GARAGE SLAB 4000 PSI	S		
PSISS40	CONCRETE STOOP SLAB 4000 PSI	S		
SFS	EXTERIOR SAFETY RAIL ALUMINUM/PVC	S		
STB	EXTERIOR TRIM HARDIE	S		

SELECTED OPTIONS <i>FLOORING</i>				
Option	Description	Category	Quantity	Color/Location (Number)
ACFAA02	CERAMIC BATHROOM #1 (B)	E		CAVANITE IVORY 17X17
ACFAB02	CERAMIC BATHROOM #2 (B)	E		CAVANITE IVORY 17X17
ACFAF02	CERAMIC BASEMENT BATHROOM (B)	E		CAVANITE IVORY 17X17
ACFAH02	CERAMIC BATHROOM FIRST FLOOR (B)	E		CAVANITE IVORY 17X17
ACFAO04	CERAMIC OWNER'S BATHROOM (D)	E		CAVANITE IVORY 12X24
ACFVA01	CERAMIC LAUNDRY ROOM (A)	E		CAVANITE IVORY 17X17
ACPBG03	CARPET BEDROOM FIRST FLOOR (D)	E		ENCHANTED WONDER (NV233-2524)
ACPBG11	CARPET PAD BEDROOM FIRST FLOOR (A)	E		
ACPUB03	CARPET ZONE 2 (D)	E		ENCHANTED WONDER (NV233-2524)
ACPUB11	CARPET PAD ZONE 2 (A)	E		
ACPUY03	CARPET BASEMENT ZONE (D)	E		ENCHANTED WONDER (NV233-2524)
ACPUY11	CARPET PAD BASEMENT ZONE (A)	E		
ACWAO04	CERAMIC WALL SURROUND OWNER'S BATHROOM (D)	E		CAVANITE IVORY 12X24
ALVCFA1	LVP FLEX ROOM (A) AHF	E		LFSLCLSPL BEACHSIDE WARMTH EK (EP70L02E)
ALVFAA1	LVP FAMILY ROOM (A) AHF	E		LFSLCLSPL BEACHSIDE WARMTH EK (EP70L02E)
ALVFEA1	LVP FAMILY ENTRY (A) AHF	E		LFSLCLSPL BEACHSIDE WARMTH EK (EP70L02E)
ALVFYA1	LVP FOYER (A) AHF	E		LFSLCLSPL BEACHSIDE WARMTH EK (EP70L02E)
ALVKKA1	LVP KITCHEN (A) AHF	E		LFSLCLSPL BEACHSIDE WARMTH EK (EP70L02E)

SELECTED OPTIONS <i>COLOR SELECTIONS</i>				
Option	Description	Category	Quantity	Color/Location (Number)
CAM	VANITY OWNER'S BATHROOM	B (A)		
CAM2XEX	VANITY OWNER'S BATH UPGRADE2 SONOMA MAPLE LATTE	E		
CAZ	VANITY CABINETS	B (A)		
CAZ2XEX	VANITY UPGRADE2 SONOMA MAPLE LATTE	E		
CKC	KITCHEN CABINETS	B (A)		
CKC2XEX	KITCHEN UPGRADE2 SONOMA MAPLE LATTE	E		
NVD	SQUARE BOWL VANITY TOPS HOUSE	E (G)		
NVD2XVA	SQUARE BOWL VANITY TOP HOUSE UPGRADE1 FROST WHITE	E		
NVP	SQUARE BOWL VANITY TOPS OWNER'S BATHROOM	E (G)		
NVP2XVA	SQUARE BOWL VANITY TOP OWNER'S UPGRADE1 FROST WHITE	E		



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CUSTOM OPTIONS				
Option	Description	Category	Quantity	Color/Location (Number)
555XJ29	MULTI-STORY PRODUCT	S		
555XJ31	CORE PRODUCT	S		
777XG04	CUSTOMER CHANGE ORDERS COMPLETE	E		
777XG24	STRUCTURAL CHANGES COMPLETE	E		
999ZZ01	MISC #1 - HOME COMPLETION JULY (Home Completion July/August 2025)	E		
999ZZ02	MISC #2 - IF RYAN HOMES CUSTOM (If Ryan homes customer, Aaron B Harding does not receive Military orders to relocate)	E		
999ZZ03	MISC #3 - FROM SAN ANTONIO TX (from San Antonio Tx to Dayton OH, his \$5K deposit made in Dec 2024)	E		
999ZZ04	MISC #4 - \$5K DEPOSIT TO BE MA (\$5K deposit to be made on 1/10/25 and \$5K deposit to be made on 2/10/25)	E		
999ZZ05	MISC #5 - WILL BE ENTIRELY REF (Will be entirely refunded by Ryan Homes)	E		
999ZZ06	MISC #6 - CUSTOMER HAS UNTIL 1 (customer has until 12/18/24 to make all structural and non changes)	E		
999ZZ07	MISC #7 - CURB BASIN FRONT RIG (Curb basin front right)	E		
999ZZ08	MISC #8 - ACCENT SHAKE SIDING (Accent Shake Siding Color to be Cobblestone)	E		



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CHANGE ORDER #1 Date: 12/23/2024 Status: Ratified								Layout: REVERSE Driveway: LEFT	
Change	Option	Description	Added Description	Color/Location	Quantity	Category	Create Person		
ADD	999ZZ02	If Ryan homes customer, Aaron B Harding does not receive Military orders to relocate				E	khedrick		
ADD	999ZZ03	from San Antonio Tx to Dayton OH, his \$5K deposit made in Dec 2024				E	khedrick		
ADD	999ZZ04	\$5K deposit to be made on 1/10/25 and \$5K deposit to be made on 2/10/25				E	khedrick		
ADD	999ZZ05	Will be entirely refunded by Ryan Homes				E	khedrick		
ADD	999ZZ06	customer has until 12/18/24 to make all structural and non changes				E	khedrick		

CHANGE ORDER #2 Date: 12/27/2024 Status: Ratified								Layout: REVERSE Driveway: LEFT	
Change	Option	Description	Added Description	Color/Location	Quantity	Category	Create Person		
ADD	777XG04	CUSTOMER CHANGE ORDERS COMPLETE				E	dlinz		
ADD	777XG24	STRUCTURAL CHANGES COMPLETE				E	dlinz		
ADD	999ZZ08	Accent Shake Siding Color to be Cobblestone				E	dlinz		
DELETE	9TA	STANDARD HGT TOILET HOUSE				B (A)	dlinz		
ADD	9TC	COMFORT HGT TOILET HOUSE				E	dlinz		
ADD	DHC	FRONT DOOR HANDLE SET				E	dlinz		
DELETE	DHD	FRONT DOOR STANDARD LOCK				B (A)	dlinz		
UPDATE	EWF	CULT STONE FRONT		BRIGHTON LEDGESTONE		E	dlinz		
ADD	IDF	110V OUTLET (EA)			3	E	dlinz		
UPDATE	IDF	110V OUTLET (EA)		Above FP, Basement, Loft		E	dlinz		
ADD	IGE	LIGHT PREWIRE CEILING (EA) (PREWIRE ONLY/NO LITE)	PREWIRE ONLY/NO LITE		2	E	dlinz		
UPDATE	IGE	LIGHT PREWIRE CEILING (EA)		Dinette & Flex Room		E	dlinz		
DELETE	IGF	CEILING FAN ROUGH-IN (EA)			6	E	dlinz		
DELETE	IHL	WATER HEATER ELECTRIC 50 GALLON				B (A)	dlinz		
ADD	IHX	WATER HEATER ELECTRIC 50 GALLON WITH MIXING VALVE				E	dlinz		
ADD	IKL	LED LIGHT (EA)			4	E	dlinz		
UPDATE	IKL	LED LIGHT (EA)		4 in Family Room		E	dlinz		
ADD	IKN	LED LIGHT PACKAGE B (BEDROOMS)	BEDROOMS			E	dlinz		
DELETE	KFI	KITCHEN VENTILATION RECIRCULATING				B (A)	dlinz		
ADD	KFJ	KITCHEN VENTILATION EXTERIOR				E	dlinz		
DELETE	KFN	KITCHEN SINK SINGLE BOWL				S	dlinz		
ADD	KFY	KITCHEN SINK DOUBLE BOWL				E	dlinz		



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DELETE	NBB	COUNTERTOP BACKSPLASH KITCHEN				B (A)	dlinz
ADD	NBK	TILE WALL BACKSPLASH KITCHEN UPGRADE3				E	dlinz
UPDATE	NBK	TILE WALL BACKSPLASH KITCHEN UPGRADE3		Level 3 Regala Offset Bequest		E	dlinz
ADD	PGF	FIREPLACE SURROUND FAMILY ROOM GRANITE/MARBLE				E	dlinz
UPDATE	PGF	FIREPLACE SURROUND FAMILY ROOM GRANITE/MARBLE		BIANCA WHITE MARBLE		E	dlinz
DELETE	PLF	FIREPLACE SURROUND FAMILY ROOM SLATE				E (G)	dlinz
UPDATE	SDF	FRONT DR FIBERGLASS		PEWTER GREEN SW6208		B (A)	dlinz
UPDATE	SJA	BRICK (A)		OLD BISCAYNE		E (G)	dlinz
ADD	SNR	CARPETED STAIR, BASEPLATE/SQUARE WHITE BALUSTERS/CRAFTSMAN NEWEL				E (G)	dlinz
DELETE	SNS	OAK STAIR, BASEPLATE/METAL BALUSTERS/CRAFTSMAN NEWEL				E	dlinz
UPDATE	SUD	SIDING HARDBOARD		MONTEREY TAUPE		S	dlinz
DELETE	ZXT	NO LED LIGHT PACKAGE B-BEDROOMS				B (A)	dlinz