



MANDRAKE DUPLEX

863.224

In addition to our Terms and Conditions (the "Terms"), please be aware of the following:

Art Form Architecture, LLC ("Artform") requires that our Drawings be built substantially as designed. Artform will not be obligated by or liable for use of this design with markups as part of any builder agreement. While we attempt to accommodate where possible and reasonable, and where the changes do not denigrate our design, any and all changes to Drawings must be approved in writing by Artform. It is recommended that you have your Drawing updated by Artform prior to attaching any Drawing to any builder agreement. Artform shall not be responsible for the misuse of or unauthorized alterations to any of its Drawings.



Width 80.00 FT

Depth 42.00 FT

Height 34.16 FT

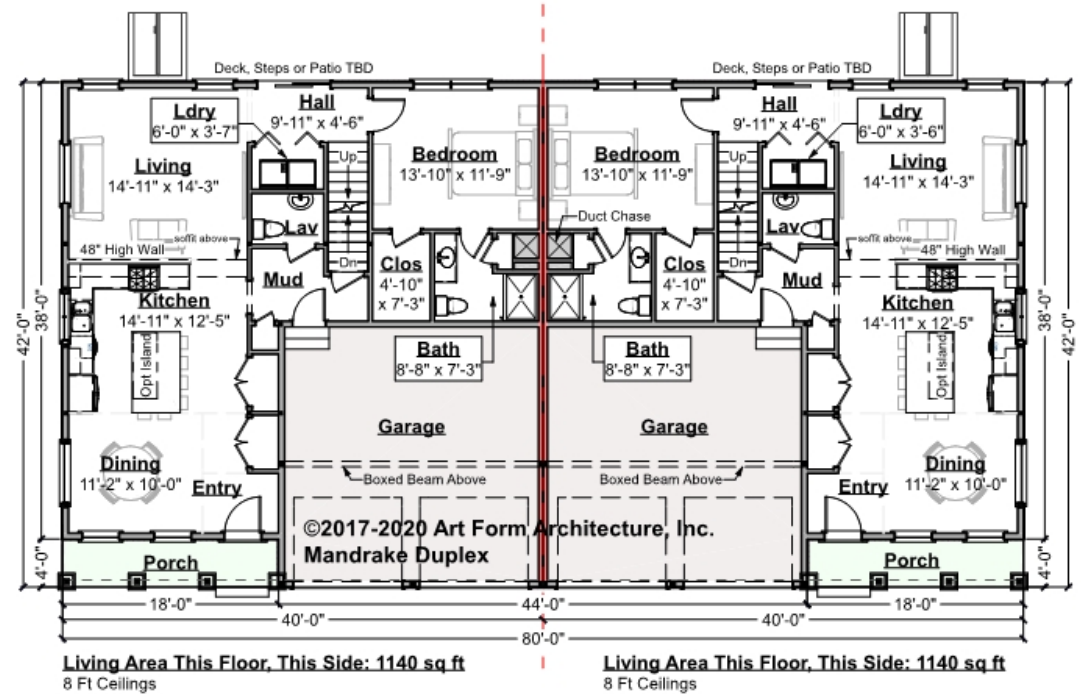
LIVING AREA		BEDROOMS		BATHROOMS	
	5913 FT		10		7
Main	2575 FT	Main	4	Main	3.5
Future	865 FT	Future	2	Future	0
2 nd Unit	2473 FT	2 nd Unit	4	2 nd Unit	3.5



MANDRAKE DUPLEX - 1ST FLOOR

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Some features shown are optional. Your Purchase & Sale Agreement governs, whether items are labeled "optional" in this document or not.



CLG HT SHOWN 8'-0"

CLG HT POSSIBLE 8'-0"

* Major Change Fee, see website plan page for cost

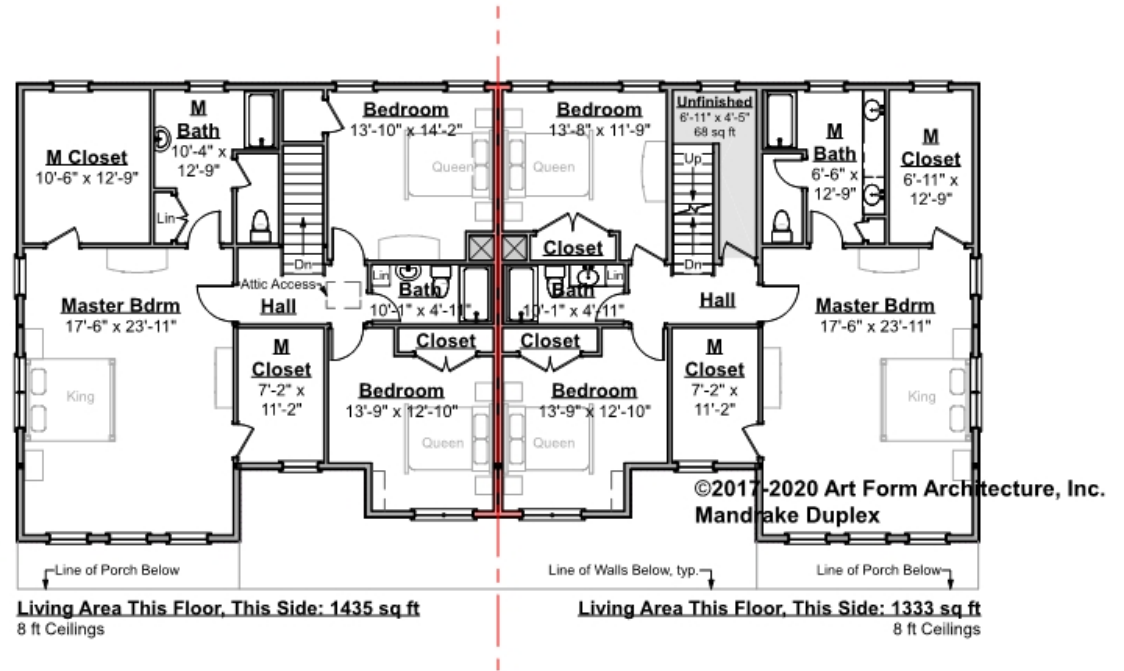
F1 LIVING AREA	2280 FT	F1 BEDROOMS	2	F1 BATHROOMS	3
Main	1140.00 FT	Main	1.00	Main	1.50
Future	0.00 FT	Future	0.00	Future	0.00
2 nd Unit	1140.00 FT	2 nd Unit	1.00	2 nd Unit	1.50



MANDRAKE DUPLEX - 2ND FLOOR

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Living Area This Floor, This Side: 1435 sq ft
8 ft Ceilings

Living Area This Floor, This Side: 1333 sq ft
8 ft Ceilings

CLG HT SHOWN 8'-0"

CLG HT POSSIBLE 8'-0"

* Major Change Fee, see website plan page for cost

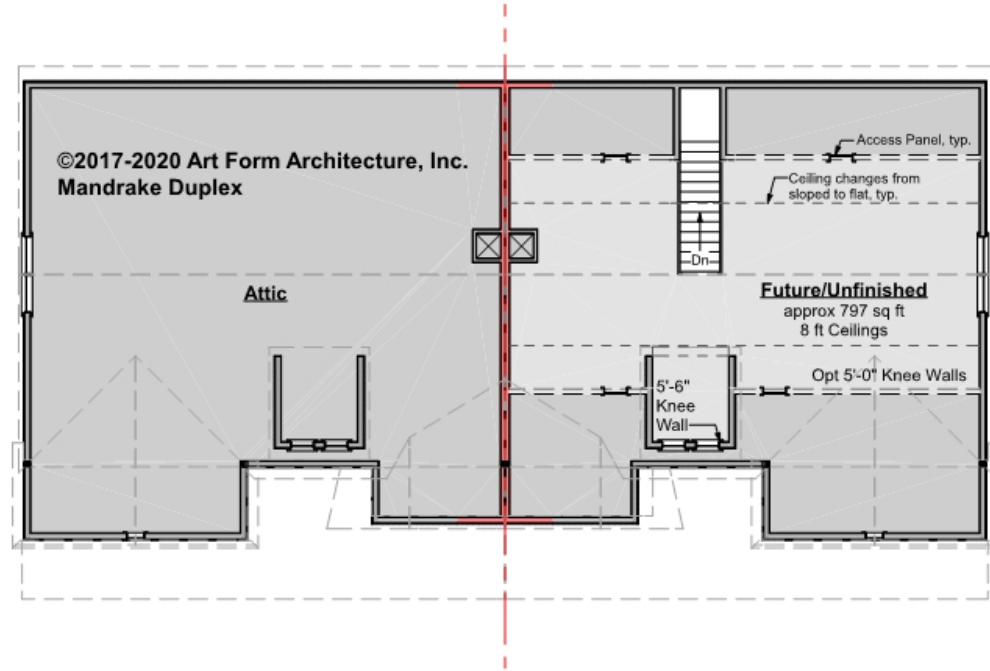
F1 LIVING AREA	2836 FT	F1 BEDROOMS	6	F1 BATHROOMS	4
Main	1435.00 FT	Main	3.00	Main	2.00
Future	68.00 FT	Future	0.00	Future	0.00
2 nd Unit	1333.00 FT	2 nd Unit	3.00	2 nd Unit	2.00



MANDRAKE DUPLEX - 3RD FLOOR

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CLG HT SHOWN 8'-0" CLG HT POSSIBLE 9'-0"

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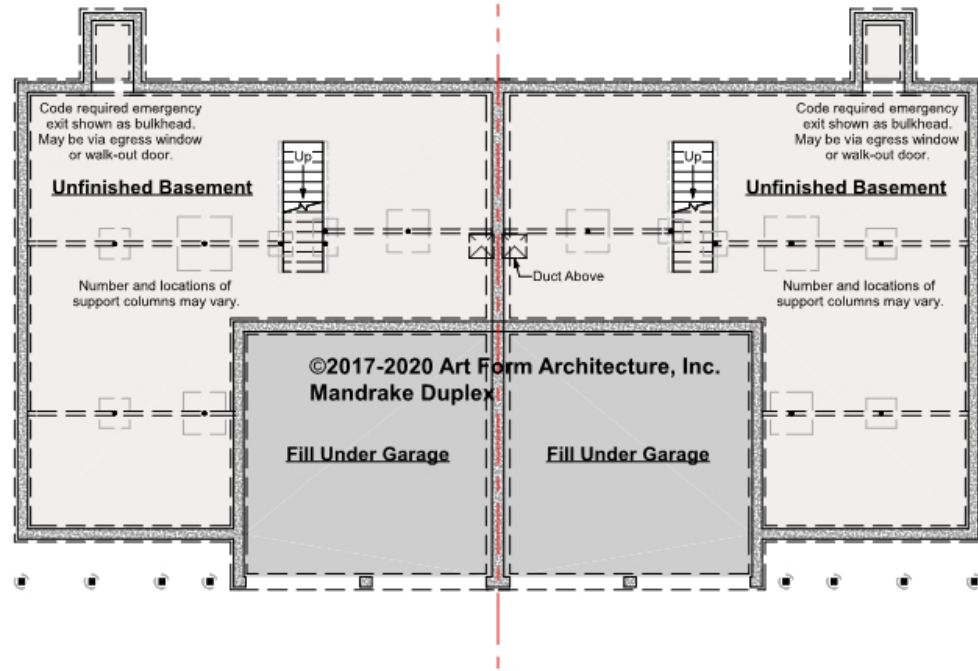
F1 LIVING AREA		F1 BEDROOMS		F1 BATHROOMS	
	797 ^{FT}		2		0
Main	0.00 ^{FT}	Main	0.00	Main	0.00
Future	797.00 ^{FT}	Future	2.00	Future	
2 nd Unit	0.00 ^{FT}	2 nd Unit	0.00	2 nd Unit	0.00



MANDRAKE DUPLEX - BASEMENT

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CLG HT SHOWN 8'-0"

CLG HT POSSIBLE 8'-0"

* Major Change Fee, see website plan page for cost

F1 LIVING AREA	0 FT	F1 BEDROOMS	0	F1 BATHROOMS	0
Main	FT	Main		Main	
Future	FT	Future		Future	
2 nd Unit	FT	2 nd Unit		2 nd Unit	

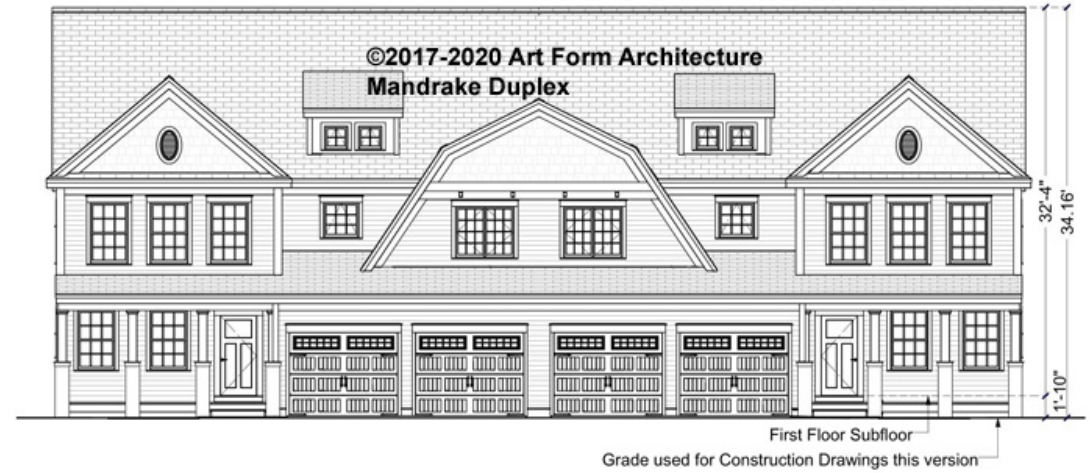


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MANDRAKE DUPLEX - FRONT ELEVATION

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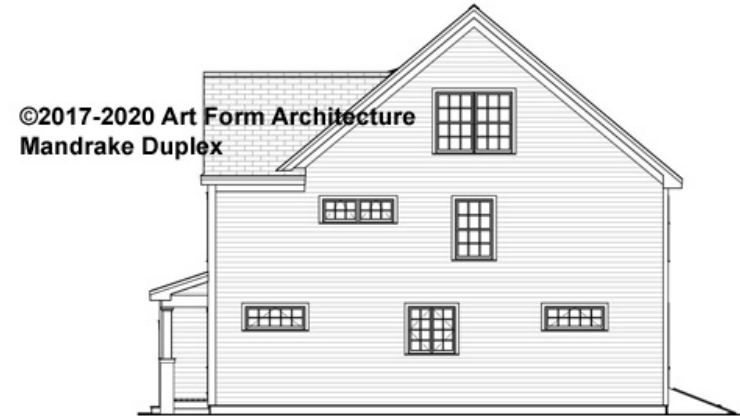


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MANDRAKE DUPLEX - RIGHT ELEVATION

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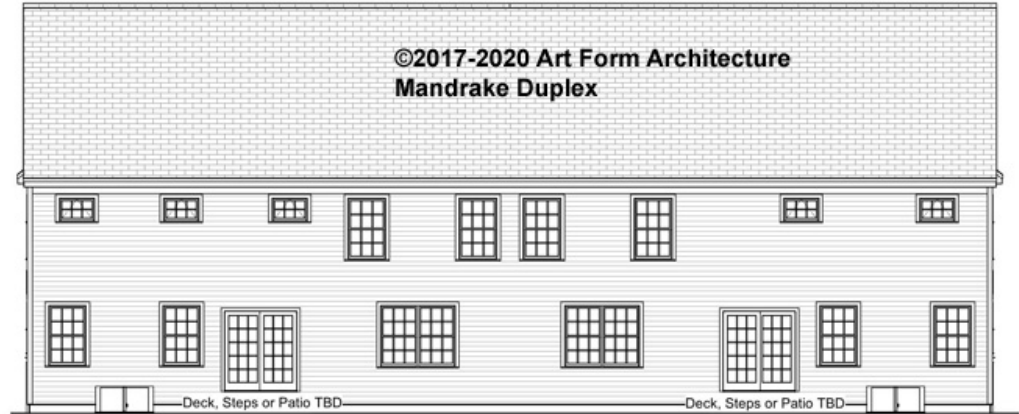


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MANDRAKE DUPLEX - REAR ELEVATION

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MANDRAKE DUPLEX - LEFT ELEVATION

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