



D.R. Horton

PURCHASE PRICE / OPTION ADDENDUM TO EARNEST MONEY CONTRACT

<input type="checkbox"/> Original PPO (05/09/2016)		
<input type="checkbox"/> Revised PPO (As of Change Order 0)	<input type="checkbox"/> Switch - Previous Address:	Sales Person: _____

1. This Purchase Price/Option Addendum ("PPO"), when executed by both Buyer and Seller's Authorized Officer, is an addendum to that certain Earnest Money Contract by and between Seller and Buyer (the "Contract") for the purchase of the House constructed or to be constructed on the Lot. All terms and provisions set forth in the Contract shall have the same meaning herein unless otherwise specifically provided to the contrary. The "Estimated Date Complete" set forth below is Seller's good faith estimate of the Closing Date; please refer to Paragraph 8 of the Contract for the actual Closing Date. Seller is not required to commence construction of any Options (or any other extras or changes whatsoever) described below until Buyer's Loan, if applicable, has been approved by Buyer's Lender and Seller has received from Buyer the cash deposit (additional Earnest Money) required by Seller for all non-mortgageable Options and non-standard or non-mortgageable extras (if any) requested by Buyer. In no event shall the construction period exceed the statutory deadline of two (2) years from the execution of the Contract, except for delays caused by matters beyond Seller's control such as acts of God, casualty losses or material shortages. All changes affecting position, location, height of the House, etc. should be clearly marked on a copy of the floor plan or elevation plan for the House and attached to this PPO. In all cases, these requested Options or extras are subject to field interpretation. Buyer agrees to pay Seller, at the time this PPO is executed, the agreed upon cash deposit (additional Earnest Money) required by Seller for each and every Option or other extra or change (if any) shown below. Buyer agrees that if Buyer's Loan application is rejected by the Lender, or for any reason Buyer fails to complete the purchase of the Property, all deposits (additional Earnest Money) collected by or for Seller for the Options and other extras or changes (if any) described below will, if said deposits have been expended or committed to be expended for the Options and other extra or changes (if any), be retained by Seller unless otherwise specifically provided in the Contract for VA Buyers.

The estimated date of completion is shown below ("Estimated Date Complete" or "Closing Date"). Buyer understands that Estimated Date Complete is only an estimate of completion and any scheduling on Buyer's behalf contingent upon the Estimated Date Complete, including but not limited to, moving into the home, giving notices, or locking interest rates, shall be at Buyer's sole risk. An authorized agent of the Seller (Sales Agent, Superintendent or Closing Coordinator) may provide the Estimated Date Complete in writing to Buyer's mortgage company for lock-ins at Buyer's request. Buyer understands that this date may change to compensate for delays in construction and Seller shall make every effort to notify Buyer of any such delays as soon as possible. Contract is not contingent upon the Estimated Date Complete and Seller will not be held responsible or liable for delays in construction. Buyer agrees to close the above Property on or before the Estimated Date Complete.

**BUYER UNDERSTANDS THAT ONLY THE SALES AGENT, SUPERINTENDENT, OR THE CLOSING COORDINATOR MAY PROVIDE BUYER WITH THE ESTIMATED DATE OF COMPLETION. NO OTHER DATE PROVIDED TO BUYER WILL BE RECOGNIZED.**

2. The original PPO as completed by Buyer is a part of Buyer's offer to purchase the Property. Once the Contract is executed by Seller's Authorized Officer, the original PPO constitutes a part of the Contract. Subsequent, revised PPOs (whether one or more) shall completely replace and supersede any previous PPOs and shall become part of the Contract only after execution by both Buyer and Seller's Authorized Officer and previous PPOs shall be of no further force and effect. All options **must be chosen at the time of execution of the Contract**

Lot/Block		Subdivision	Plan/Elevation/Masonry/Curbcut
32/ 7		Windridge Section 5	1299B/Madsen/ / L -
Stage of Construction	Estimated Closing Date	Jobsite Address	
		1523 Shenandoah Cove Job #:277350000 0098	

Buyer Name(s)	Business Phone	Home Phone
_____	_____	_____
_____	_____	_____

3. SUMMARY OF MONETARY TERMS OF PURCHASE & SALE TRANSACTION  
(See below for Price, Down Payment, Loan Closing Costs and Prepaid Expenses explanations)  
TYPE OF LOAN TO BE OBTAINED BY BUYER: Unassigned  
Up to 2 Discount Points to use towards closing costs or prepaids based on the loan amount, unless otherwise specified in Paragraph 5, to be paid by Seller to \_\_\_\_\_.

**BASE PRICE OF PROPERTY (plus Lot Premium)**  
Total Options \$166,900.00  
\$5,110.00  
**\$172,010.00**

**Purchase Price**(Sum of Base Price, Lot Premium, and Total options, less Discounts)  
Notwithstanding anything in the Contract (including addenda) to the contrary, Buyer acknowledges that Seller has advised Buyer that the appraisal of the Property

required by the Lender may not take into account some or all of the Options selected by Buyer. If the appraisal does not take into account some or all of the Options selected by Buyer, then Buyer will be required, if Buyer decides to close the purchase of the Property, TO PAY IN CASH, IN ADDITION TO THE DOWN PAYMENT AND CLOSING COSTS AND PREPAIDS, AN AMOUNT AT CLOSING EQUAL TO THE DIFFERENCE BETWEEN THE PURCHASE PRICE AND THE APPRAISED VALUE OF THE PROPERTY.

The "Loan Amount Requested" is an ESTIMATE of the final Loan Amount (to be determined by the Lender) which may be increased or decreased due to (i) the type of loan for which Buyer applies, (ii) the amount of the final appraisal of the Property and/or (iii) other factors. To the extent the "Loan Amount Requested" is adjusted, the "Required Down Payment" will also be adjusted. Buyer is also advised that the "Estimate of Closing Costs" and "Estimate of Prepaids" are good faith ESTIMATES by Seller's Sales Agent and the actual amounts of Closing Costs and Prepaids will be determined by the Lender and the Title Company.

4. (CHECK ONE) Buyer represents that Q Buyer is not represented by a Realtor/Broker in the purchase of the House described in the Contract, or Q Buyer and Co-Broker have signed the D.R. Horton Realtor-Client Registration and Co-Broker Registration form and, as a result, the Realtor/Broker, , shall, if and only if the escrow for the sale of the Property closed and the transaction is consummated, be entitled to a commission rate of 0.00% of the Purchase Price of the House plus(minus) \$ 0.00.

5. As more particularly described in Paragraph 20 of the Contract, Seller has not made and Buyer has not relied upon any oral agreement, statement, representation or other promise that is not expressed in writing unless such agreement, statement, representation or other promise has been indicated below:

6. The Contract, this PPO, and all other addenda (if any), shall be read together as one and the same document. Notwithstanding the foregoing, in the event of a conflict between the terms and provisions hereof and the terms and provisions of the Contract, the terms and provisions of this PPO shall prevail. At any time during the course of construction of the House, Seller shall have the right, for any reason whatsoever, to substitute any materials, fixtures, components or elements of the House or the Property with other materials, fixtures, components or elements of substantially comparable or better quality.

7. ADMINISTRATIVE FEE FOR CHANGES: Any changes, approved by management, to the options listed below or to the Decorating Selections Addendum will require a \$250 fee. The fee must be covered by a separate check or money order and is NONREFUNDABLE under any circumstances. Also, the fee does not apply to closing costs, prepaid expenses, down payment or other required deposits.

8. APPRAISED VALUE (Applicable to VA and FHA Loans Only). It is expressly agreed that notwithstanding any other provisions of this contract, the purchaser shall not be obligated to complete the purchase of the property described herein or to incur any penalty by forfeiture of earnest money deposits or otherwise, unless the purchaser has been given, in accordance with HUD/FHA or VA requirements, a written statement by the Federal Housing Commissioner, Department of Veterans Affairs, or a Direct Endorsement lender setting forth the appraised value of the property of not less than \$\$172,010.00. The purchaser shall have the privilege and option of proceeding with consummation of the contract without regard to the amount of the appraised valuation. The appraised valuation is arrived at to determine the maximum mortgage the Department of Housing and Urban Development or the VA, as applicable, will insure. HUD/VA, as applicable, does not warrant the value or condition of the property. The purchaser should satisfy himself/herself that the price and condition of the property are acceptable.

9. OPTIONS SELECTED BY BUYER: I have reviewed the options and standard features available to me in the community and choose the below as my options.

Initials

Initials



01600001	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Jump Duct Adder							
01860000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: City of Lockhart Adder							
03300000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Prewire for Garage Door Opener.							
07000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: 3 1/4" Paint Grade Colonial Base							
08900000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Raised Master Bath Vanity							
09000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Vent Range Hood to Exterior							
17000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: 220V For Electric Dryer							
19800001	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Shelving Option (Wire to Wood)							
28000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Lap Siding ilo Panel							
29000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: OPT'L COVERED PATIO 7'6" x 7'10"							
33000000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Two Tone Interior Wall Paint							
38003200	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Frigidaire Black Base ElectricPackage							
99800000	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Radiant Barrier Decking							
STANDARD	0	05/10/2016	Stephanie L Caroselli	Location:	1.0000\$	0.00\$	0.00
Color: Base Package Bundle							

Sub-Total\$ 0.00  
Total: \$5,110.00

(No deleted options found.)

Options Notes:

Total to carry over to Page 1 of this PPO: \$5,110.00

IN WITNESS WHEREOF, the parties hereunto placed their signatures on the Purchase Price/Option Addendum, which shall not be binding on Seller until approved and accepted by Seller's Authorized Officer.

NONREFUNDABLE ADMINISTRATIVE FEE FOR NEW PPO (See Paragraph 2)

EARNEST MONEY:

(No earnest deposits found.)

(No option deposits found.)

	Total Earnest Money On Deposit:	\$ 0.00
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Earnest Money with this PPO received by: Signature of D.R. Horton Representative

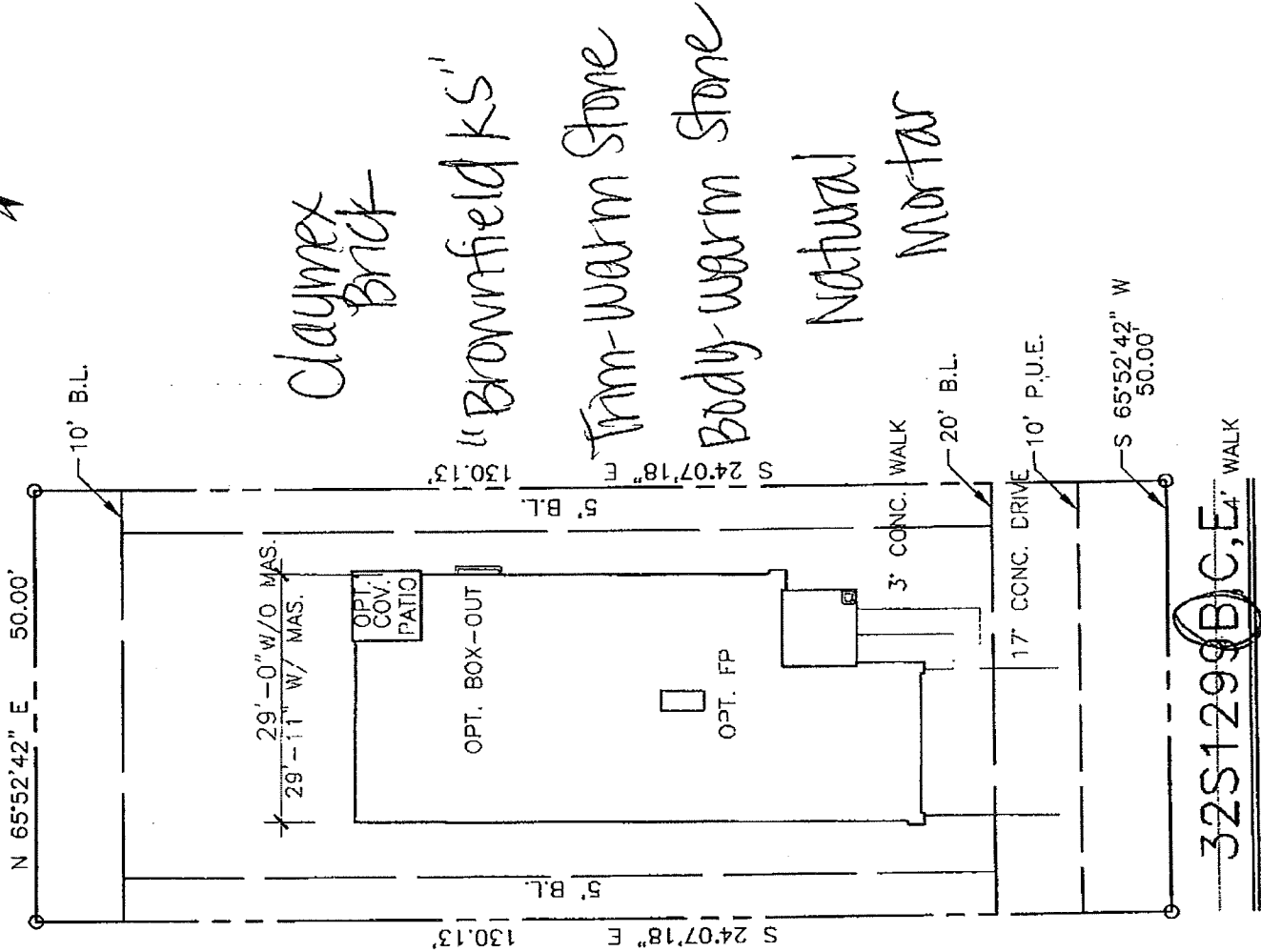
<b>Purchaser:</b>	<b>Seller:</b> D.R. Horton, Inc.  <b>Continental Homes of Texas, LP DBA DR Horton America's Builder</b>  _____ Date
<b>Sales Representative:</b>	THIS PURCHASE AGREEMENT IS NOT BINDING ON THE SELLER UNLESS APPROVED BY A CORPORATE OFFICER.  This Purchase Agreement approved  <b>Continental Homes of Texas, LP DBA DR Horton America's Builder</b>  _____ Date
<b>C.O. Created By:</b> Stephanie L Caroselli	_____ Date  Its Authorized Corporate Officer

The grades shown on this plot plan for Lot 32, Block 7, in Addition WINDRIDGE, Section 5, Phase/Village -, LOCKHART, TX, are in conformity with those shown on the master grading and drainage plan for this subdivision. The existing grades as shown, represent original undisturbed soil.

SPK



EXACT LOCATION OF AC PAD TO BE DETERMINED BY BUILDER.



1523

XXXX SHENANDOAH COVE


PAVED STREETS W/ CONC. CURB  
SEWER APPROX. 3' BELOW GRADE

WINDRIDGE

SECTION 5

PLAN: XX  
ADDRESS: XXXX SHENANDOAH COVE  
LOT: 32  
BLOCK: 7  
LOCKHART, TX

SCALE: 1" = 20'

 DANZE & DAVIS ARCHITECTS, INC.  
4701 Silverwood Springs Rd., Suite 200 Austin, Texas 78759  
512/343-0714 512/343-0718 (fax) www.danze-davis.com

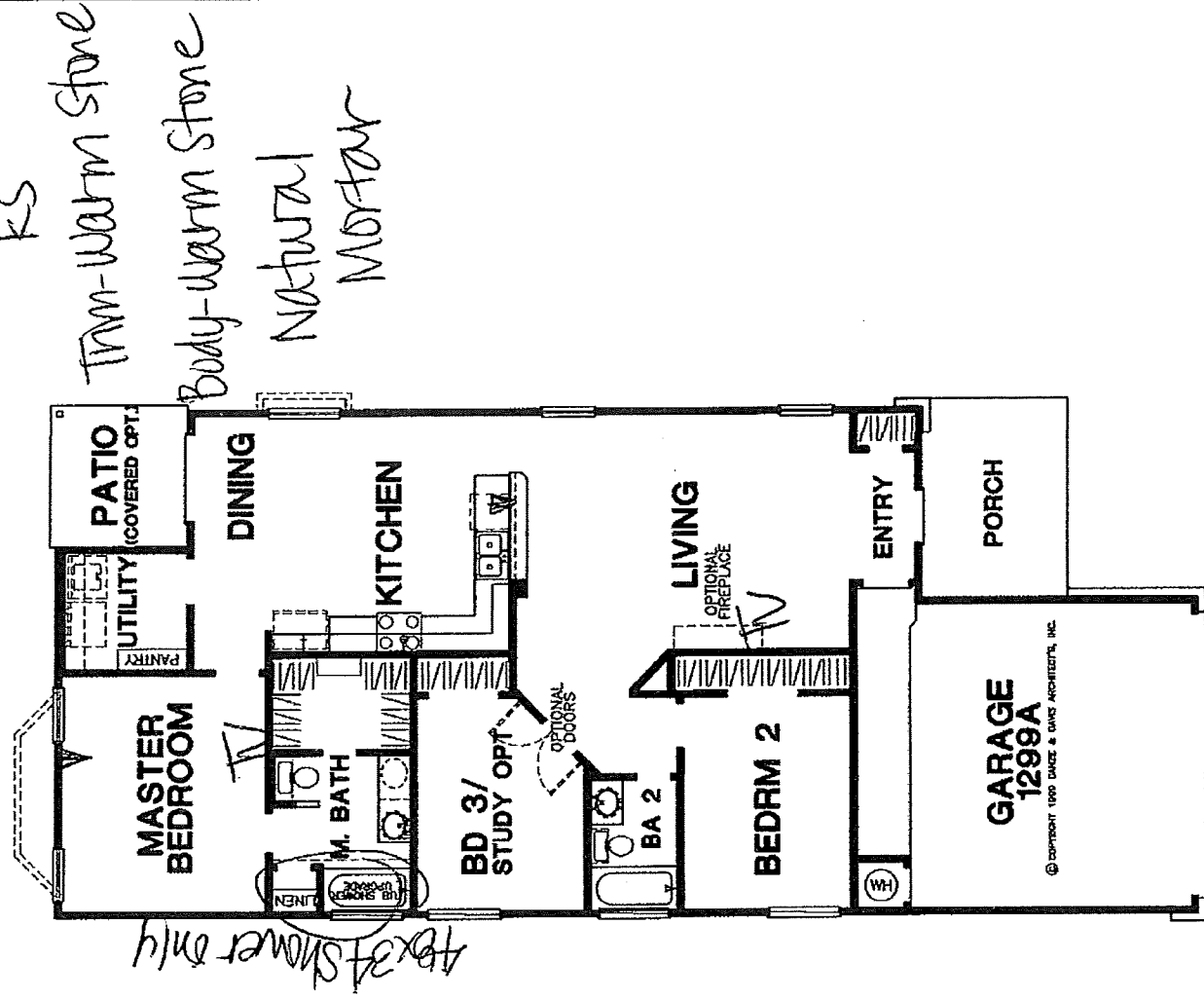
 DR HORTON  
AMERICA'S BUILDER

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SPEC

1) 9' ceilings  
2) 40x34  
shower only @  
master bath

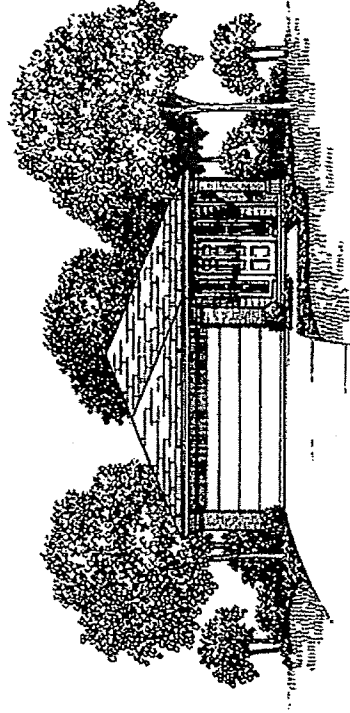
**D.R. HORTON** <sup>PHI</sup> <sup>1523</sup>  
<sup>1523</sup> <sup>SHENANDOAH</sup>  
<sup>COVE</sup>  
<sup>CLAYMEX BRICK</sup>  
<sup>BROWNFIELD</sup>  
<sup>KS</sup>  
<sup>TRIM-WARM STONE</sup>  
<sup>BODY-WARM STONE</sup>  
<sup>NATURAL</sup>  
<sup>MORTAR</sup>  
**America's Builder**  
**SCHMEB**  
**THE MADSEN "B"**  
**1303 SQFT / 1299 PLAN**



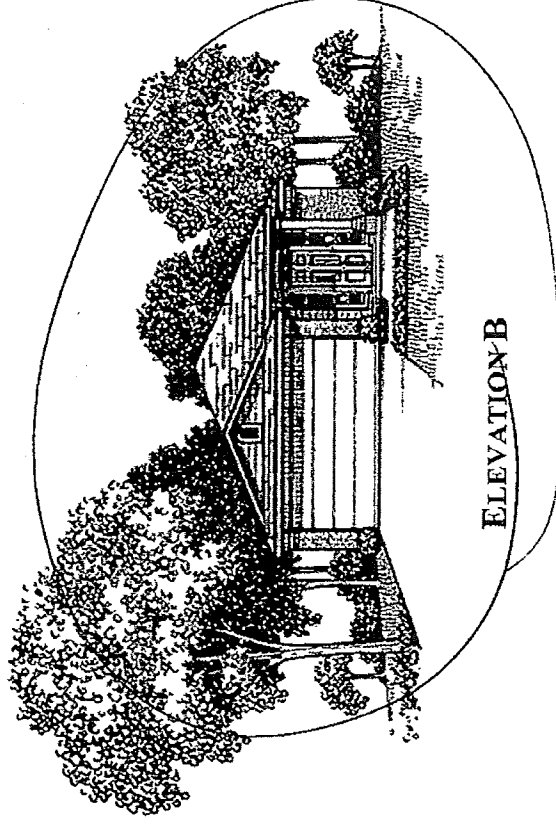
March 7, 2013

Floorplans may vary slightly depending upon elevation. Plans subject to change without notice.  
Square footage can vary depending upon the mason specifications of the community. Plan not to scale.

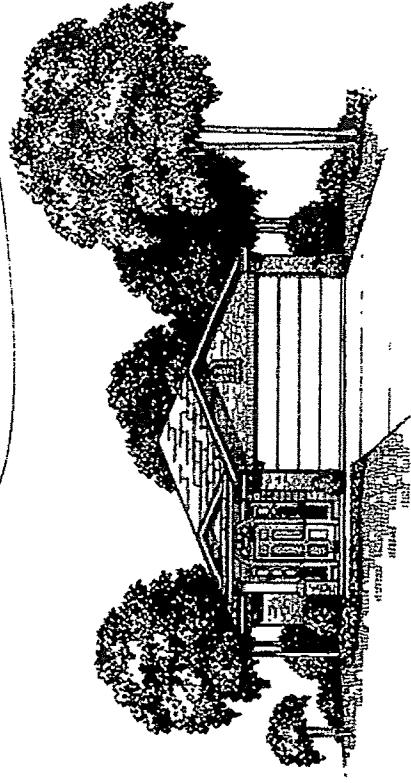
**THE MADSEN** *SPD*  
1303 SQFT / 1299 PLAN



**ELEVATION A**



**ELEVATION B**



**ELEVATION C**

March 7, 2013

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Square footage can vary depending upon the mason specifications of the community. Plan not to scale*