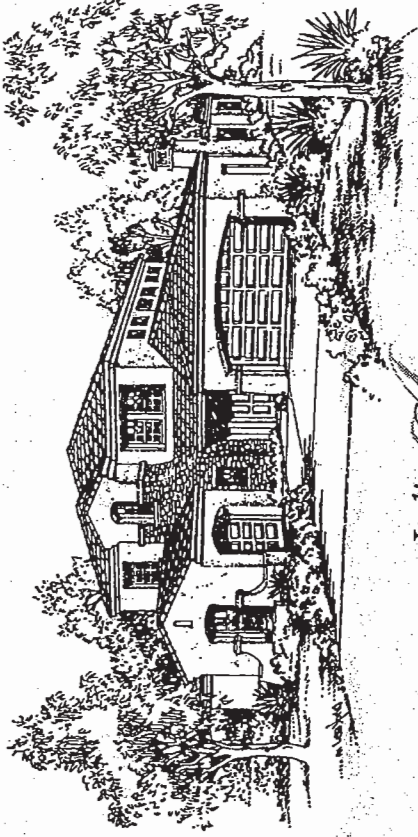


Torrey Woods Estates

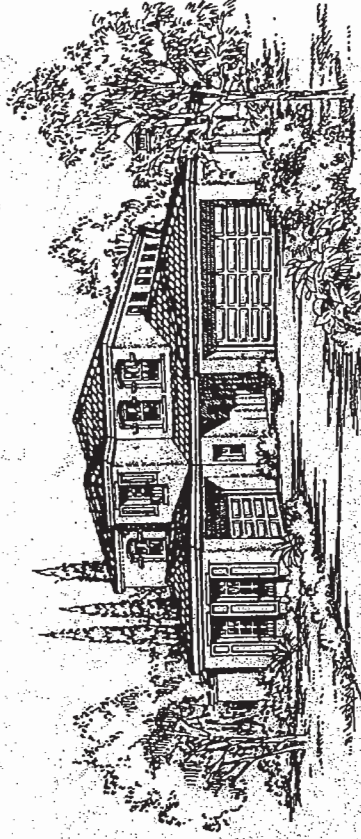


PRELIMINARY BROCHURE

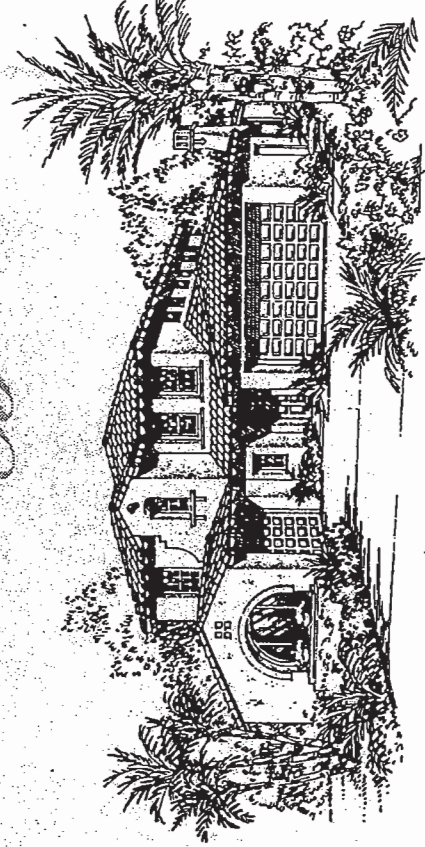
Estate One



Italian Country



Monterey



Andalusian

PRELIMINARY

Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Associate for details.

Estate Two

Two Story

4,005 Square Feet

5 Bedrooms

4.5 Bathrooms

3 Car Garage

Center Courtyard,
Butler's Pantry, Walk-in
Pantry, Fireplaces in
Family & Living Rooms,
Ensuite or Jack & Jill
Bathrooms, Upstairs
Laundry Room, Upstairs
Balcony off Bedrooms
3 & 4

Customizing Room Options

Media Room over Living Room

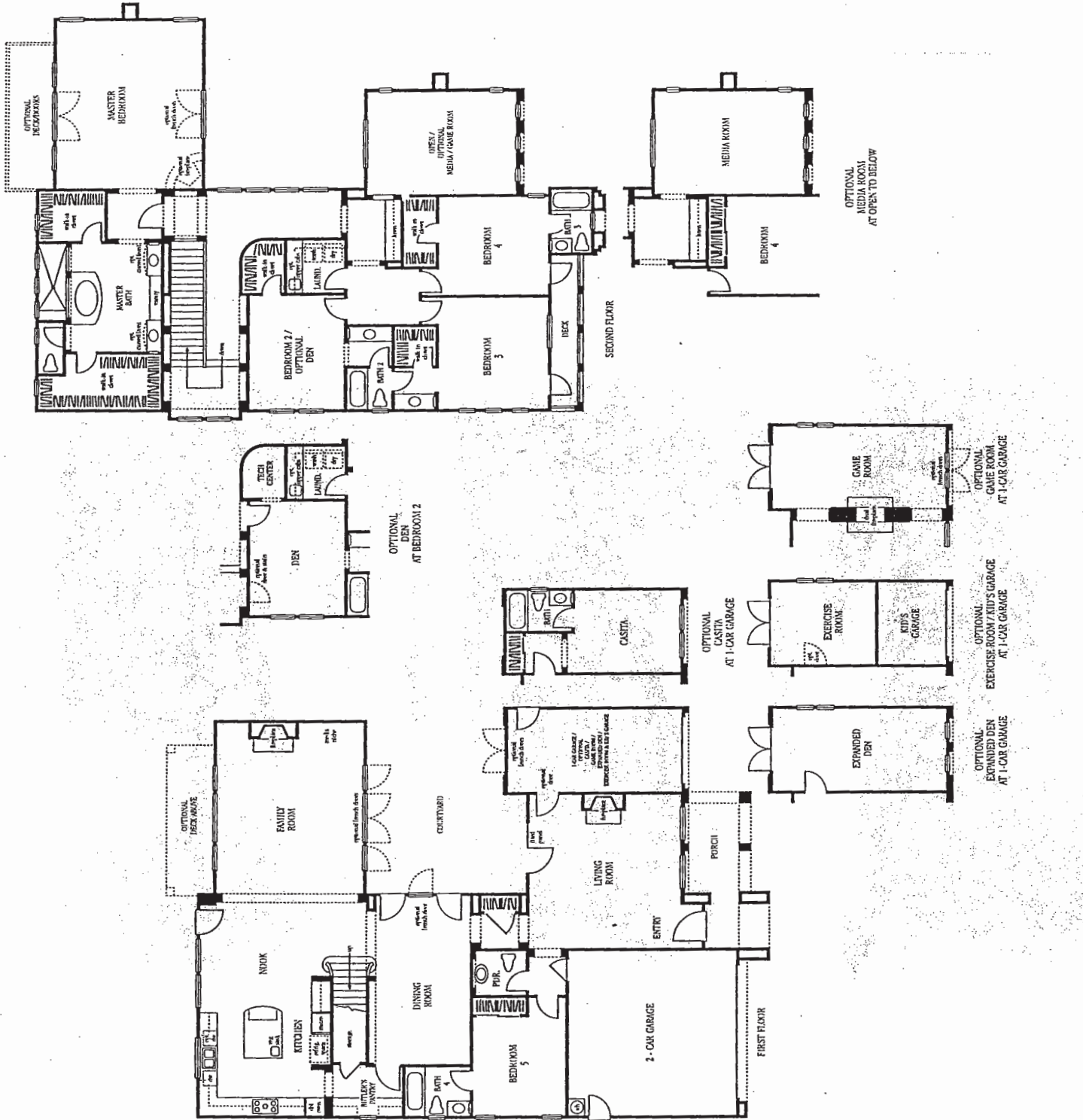
Den / Tech Center in lieu of Bedroom 2

Game Room with Dual Fireplace and Anderson Door to Courtyard in lieu of 1-Car Garage

Exercise Room with Anderson Doors/Kids Garage in lieu of 1-Car Garage

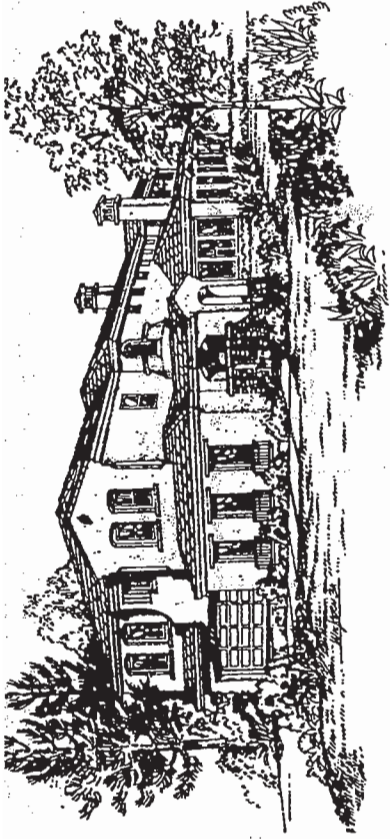
Expanded Den with Anderson Doors in lieu of 1-Car Garage

Casita w/ Bathroom in lieu of 1-Car Garage

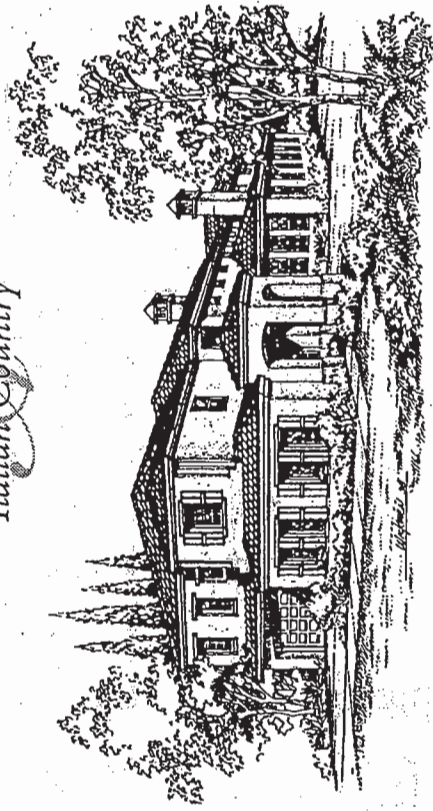


Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Agreement for details.

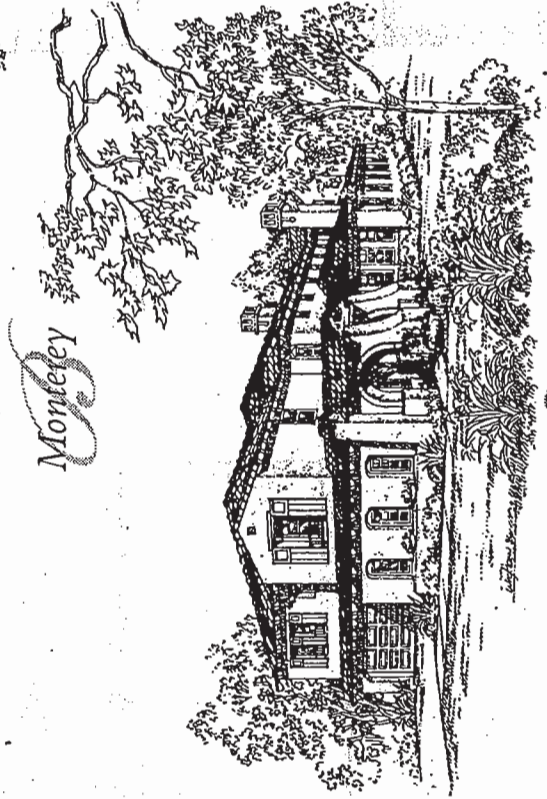
Estate Three



Italian Country



Montefey

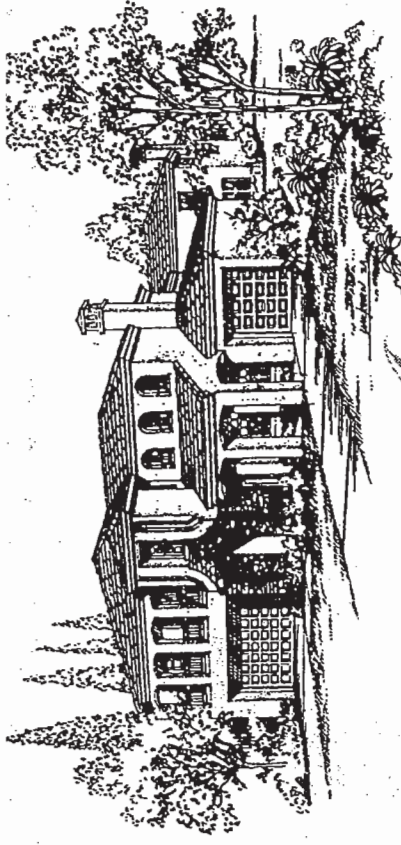


Andalusian

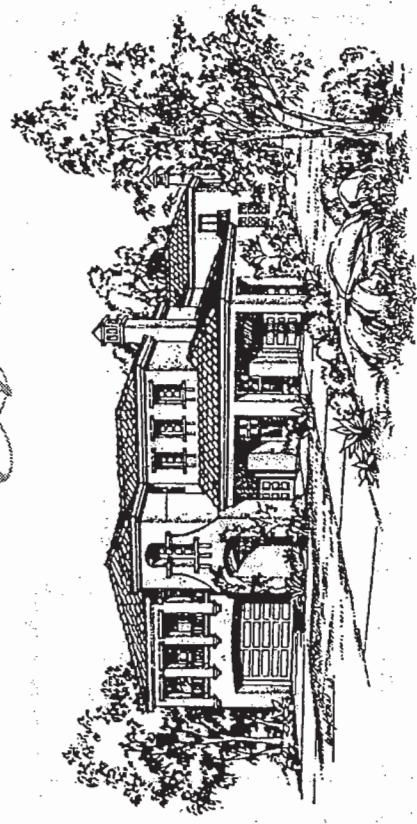
PRELIMINARY

Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Associate for details.

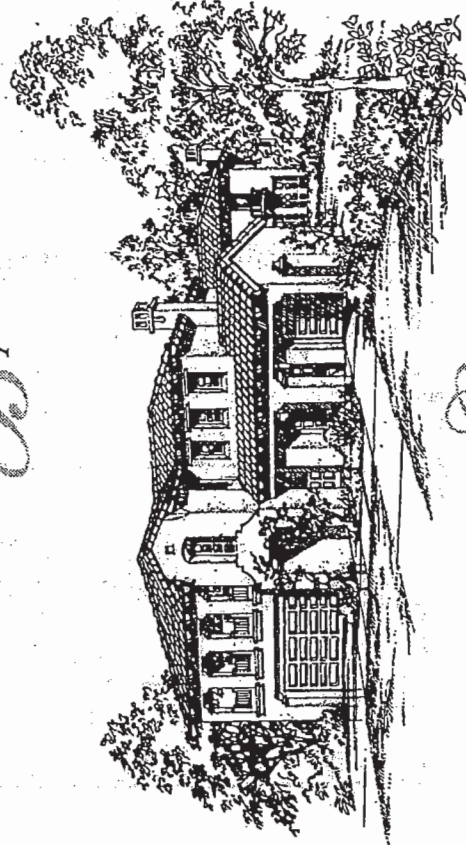
Estate Two



Italian Country



Monterey



Andalusian

PRELIMINARY

Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Associate for details.

Estate One

Two Story

3,810 Square Feet

3 Bedrooms

3.5 Bathrooms

3 Car Garage

Den, Media Room,
Exercise/Tech Center,
Wine Room, Butler's
Pantry, Downstairs

Laundry Room, Walk-in
Closets at Secondary
Bedrooms, Ensuite

Bathrooms Fireplaces in
Family & Living Rooms

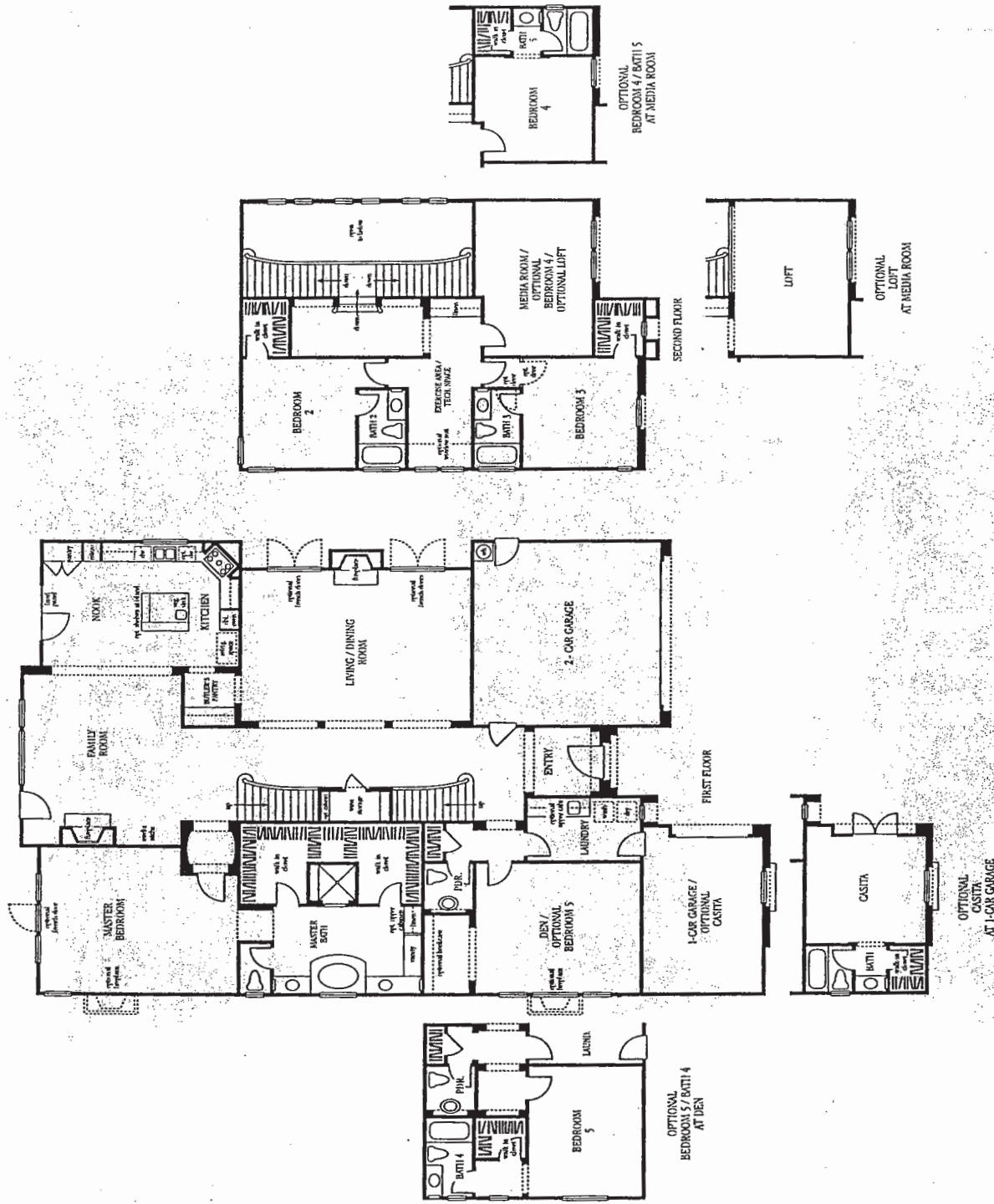
Customizing Room
Options

Bedroom 4 with Bath
in lieu of Media Room

Loft in lieu of media room

Bedroom 5 with Bath
in lieu of Den

Casita with Bath and
Anderson Doors in lieu of
1-Car Garage



Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Associate for details.

Estate Three

Two Story

4,327 Square Feet

5 Bedrooms

5.5 Bathrooms

3 Car Garage

Entry Courtyard, Den,
Dual Sided Fireplace at
Living/Dining Room,
Fireplace at Family
Room, Butler's Pantry,
Upstairs Laundry Room,
Ensuite Bathrooms, Walk-
in Closets at Secondary
Bedrooms

Customizing Room Options

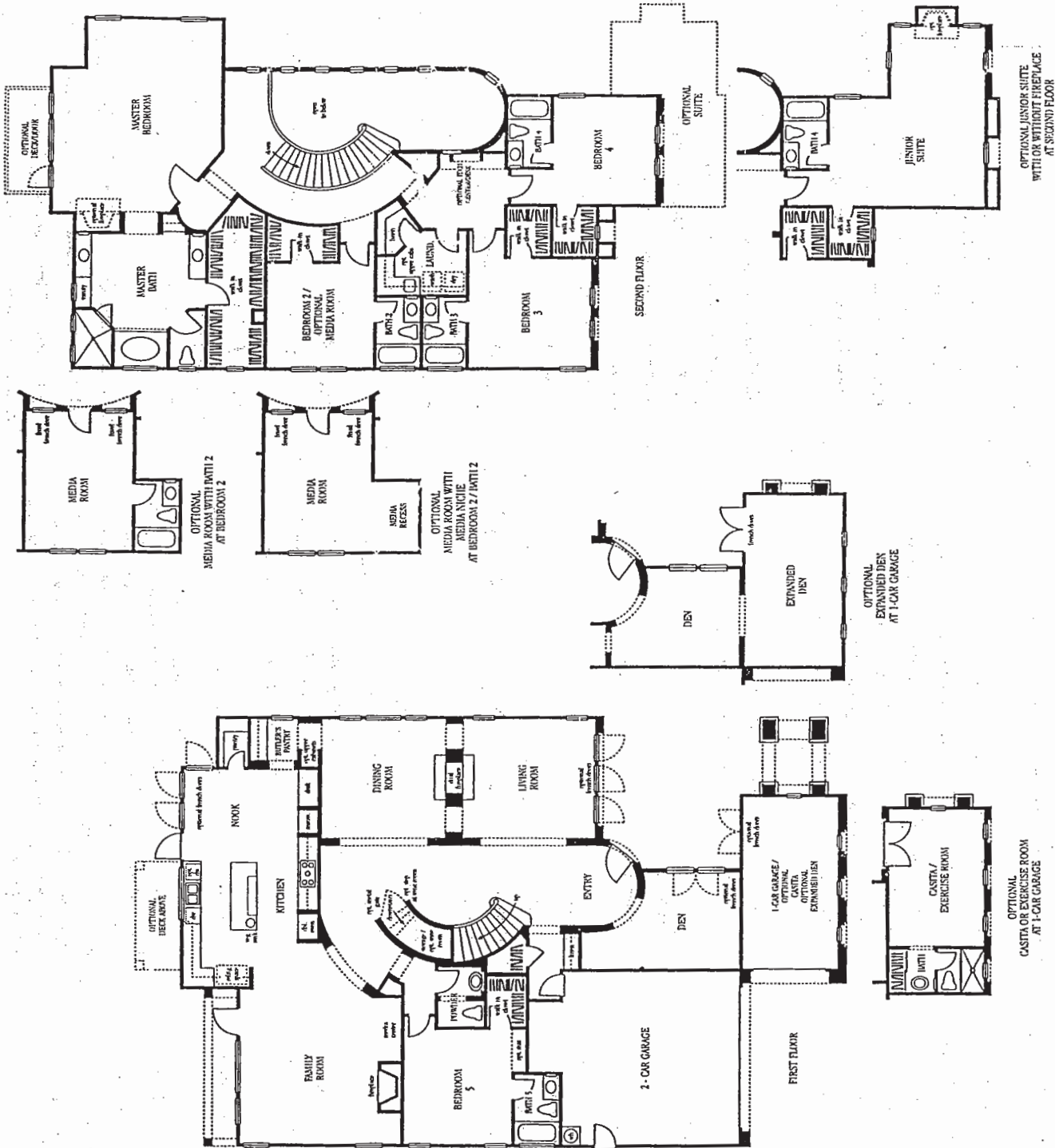
Junior Suite with or
without Fireplace in lieu
of Bedroom 4

Media Room with Media
Niche or with Bath in
lieu of Bedroom 2

Casita/Exercise Room
with Anderson Doors in
lieu of 1-Car Garage

Expanded Den with
Anderson Doors in lieu of
1-Car Garage

Wine Room in lieu of
Storage Closet under stair



Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Agreement for details.

Fine Appointments

Exterior Elegance & Convenience

- Exquisitely detailed exterior elevations • Color-blended tile roof and sand finished stucco in an array of creatively designed color schemes • Oversized themed entry door with decorative hardware • Anderson Doors in select locations • Full fencing package • Gas stub for barbecue in backyard

Exceptional Interiors

- Inviting formal foyer • Wood-burning fireplaces with gas log lighter outlet • Dramatic volume ceilings • Wine rooms in select plans • Copper plumbing • Raised panel interior doors with specially selected hardware • Designer-selected lighting fixtures • Custom-styled rounded corners on walls & windows • Upgraded baseboard and door casing • Structured wiring system complete with Home Director Network Connection Center and category 5/UTP phone and cable wire

Showcase Kitchens

- Raised-panel cabinet doors • Under cabinet lighting • A full complement of GE appliances: Built-in microwave, GE profile self-cleaning double oven with convection oven, 5 burner gas-cooktop; GE Potscrubber dishwasher and trash compactor • Two-compartment cast iron sink
- Convenient center prep islands with additional sinks and cabinets • Custom faucet with pull-out spray (main sink only) • Spacious pantry in select plans • 48" wide refrigerator area pre-plumbed for automatic ice maker • Adjoining breakfast nook

PRELIMINARY

Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes to the plans.

Custom Upgrades

Master Suite & Bath

- Generous walk-in closets • Luxurious oval Jacuzzi soaking tub with custom handset tile surround • Separate ceramic tile showers with built-in seat and soap niche
- His and Hers sinks with ceramic tile counter tops
- Separate vanity area • Stylish designer bath fittings

Secondary Bedroom Suites

- Oversized rooms • Walk-in closets • Private baths

Interior Laundry Room

- Linen storage cabinetry • Utility sink

Garages

- Fully finished 3 car garage with 8 foot raised panel sectional overhead doors • Automatic garage door opener with transmitter

Water & Energy Savings

- 75-gallon energy-efficient water heater with hot water recirculation system • White vinyl dual-glazed windows
- Dual-zoned central forced-air heating pre-plumbed for air conditioning with auto-night setback thermostat

ColRich Communities also offers an array of custom upgrades for your home. To maintain the highest quality, all custom upgrades have construction cut-off date. Please consult with your Sales Associate for further information regarding the availability and pricing of the selections. In our continuing policy of research and improvement, ColRich Communities reserves the right to change product design, specifications, materials, upgrades, prices and terms without prior notice.

Design Enhancements

- Choice of window casing packages • Choice of fireplace surrounds • Choice of interior doors • Select stair rail finishes • Custom designed iron stair rail • Crown molding
- Exterior decks (select plans) • Additional French doors at select locations

Kitchen Refinements

- Appliance cabinet panels • Stainless steel sinks • Instant hot water • Upgraded countertop surfaces (granite, Corian, colored tile or tile border) • Selection of cabinet styles and finishes • Stainless steel appliances • Viking appliance packages • Under cabinet wine coolers • Built-in refrigerator

Bath Personalization

- Shower enclosures in secondary baths • Upgraded counter surfaces (granite, Corian, colored tile or tile border) • Jetted tub or steam shower in master suites

Organizational Aides

- Central vacuum • Wall/ floor safe • Intercom system

Home Entertainment

- Digital home networking system • Music system and home theater wiring

Construction & Electrical Considerations

- Flexible room selections • Garage floor coating • Home alarm system • Wiring for ceiling fans and wall sconces • Various other electrical options

Forrey Woods

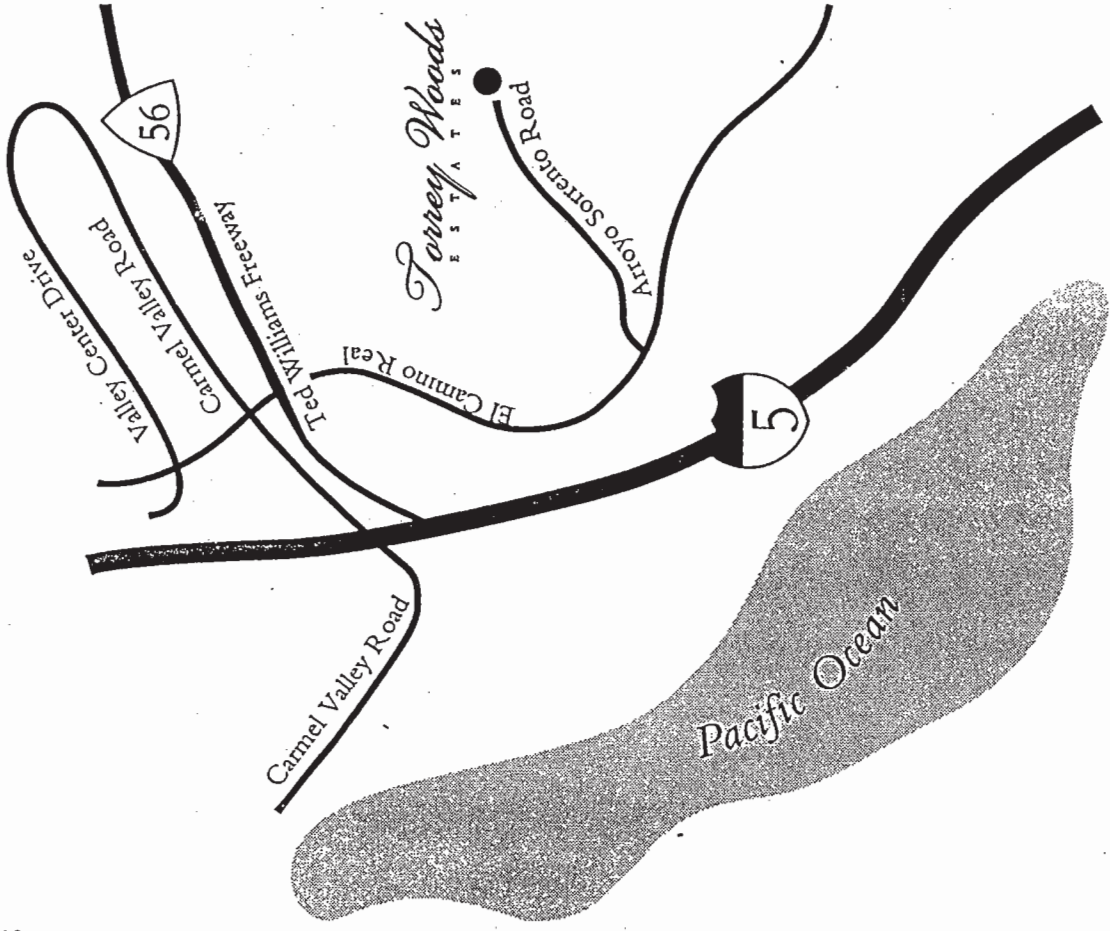
E S T A T E S

11608 Parkhurst Square

San Diego, CA 92130

Phone: 858-350-8525

Fax: 858-350-8521



PRELIMINARY



Some interior and exterior features, square footages, detail and window locations vary per elevation. Floorplans and renderings are artist's concept and are not to scale. Square footages are approximate. The builder reserves the right at its sole discretion to make changes or modifications to maps, plans, specifications, materials, features and colors without prior notice. Prices may be increased or decreased at any time. Product type is subject to availability. Please see Sales Associate for details.



TORREY WOODS ESTATES PHASE EXHIBIT