Manufactured Home

Rating Guide

Floors, floor covering

ITEM	Lavender Meadows Homes	Mainstream site-built homes & some high-end manufactured homes		Manufactured Home mid- to high			Manufactured Home low- to mid	Manufactured Home entry- to low		
		Excellent	Superior	Very Good	Good	Above average	Average	Below average	Poor	Very Poor
Floor Decking	VERY GOOD	1-1/8" Plywood	3/4" Plywood or OSB	5/8" Pywood	3/4" Cresdek or Novadek		5/8" Cresdek or Novadek	3/4" generic particle board	5/8" generic particle board	
Floor Insulation R-rating	EXCELLENT	R-33			R-21			R-11		R-7
Deck fastened by	SUPERIOR	Glued & Screwed			Glued & Nailed			Glued & Stapled		
Floor Joists	EXCELLENT	2"x8" 16" O.C. (2"x6" ok for singles)					2"x6" 16" O.C.	2"x6" greater than 16" O.C.		
Carpet	AVERAGE	32-50 oz.		26-31 oz.		22-25 oz.	19-21 oz.	16-18 oz.	15 oz. or less	
Fastened to floor	EXCELLENT	Install over cushion with tackless strip using power stretcher or kee kicker					Tackless strip or staples	Stapled only	Stapled, glued	
Vinyl covereing	VERY GOOD	High quality tiles or rolled vinyl w/urethane wear layer		Heavy, quality rolled linoleum with no seams, urethane wear layer			Middle grade lino	Economy grade vinyl linp		

Doors & windows

ITEM	Lavender Meadows Homes	Excellent	Superior	Very Good	Good	Above average	Average	Below average	Poor	Very Poor
Front door	EXCELLENT	36"x80" 6-panel steel front door (insulated core) w/ dead bolt lock and peep hole					36"x80" steel	Aluminum 34" or 35" x 74", 76" or 78"		
Rear door (to outside)	EXCELLENT	36"x80" steel, dead bolt, dual glaze window (doors to attached garage are 32" wide)			36"x80", dead bolt		Steel 32"x74" x76"x78"	Aluminum 32"x74" or 76" or 78"		
Matching key locks	EXCELLENT	Yes					No			
Interior doors	SUPERIOR	30"x80" solid wood 6-panel		30"x80"wood frame, hollow core	30"x80" paneled, hollow core		28"x80" plain luan, foam core	26"x74" plain luan, hollow core		
Interior door hinges	EXCELLENT	3, full mortised: both door and casing					2, mortised to door or casing	2, surface mount		
Windows	EXCELLENT	White vinyl vacuum sealed dual glazed w/ Low-E	White vinyl, dual glazed Low-E				White vinyl dual glazed	Single pane, aluminum frame, w/ self storing storm windows		

Plumbing

ITEM	Lavender Meadows Homes	Excellent	Superior	Very Good	Good	Above average	Average	Below average	Poor	Very Poor
Water piping	SUPERIOR	Copper	Pex or CPVC							
Pipe fittings	EXCELLENT	Copper/brass	Brass					Plastic		
Water Shut-off valves	EXCELLENT	At all fixtures					Main water shut-off only			
Outside Faucets	EXCELLENT	2			1			None		