



PLAN 1



Single-Story



2,638 Sq Ft



3 - 4 Bedrooms



3 Bathrooms



4-Car Garage

**Optional Office*

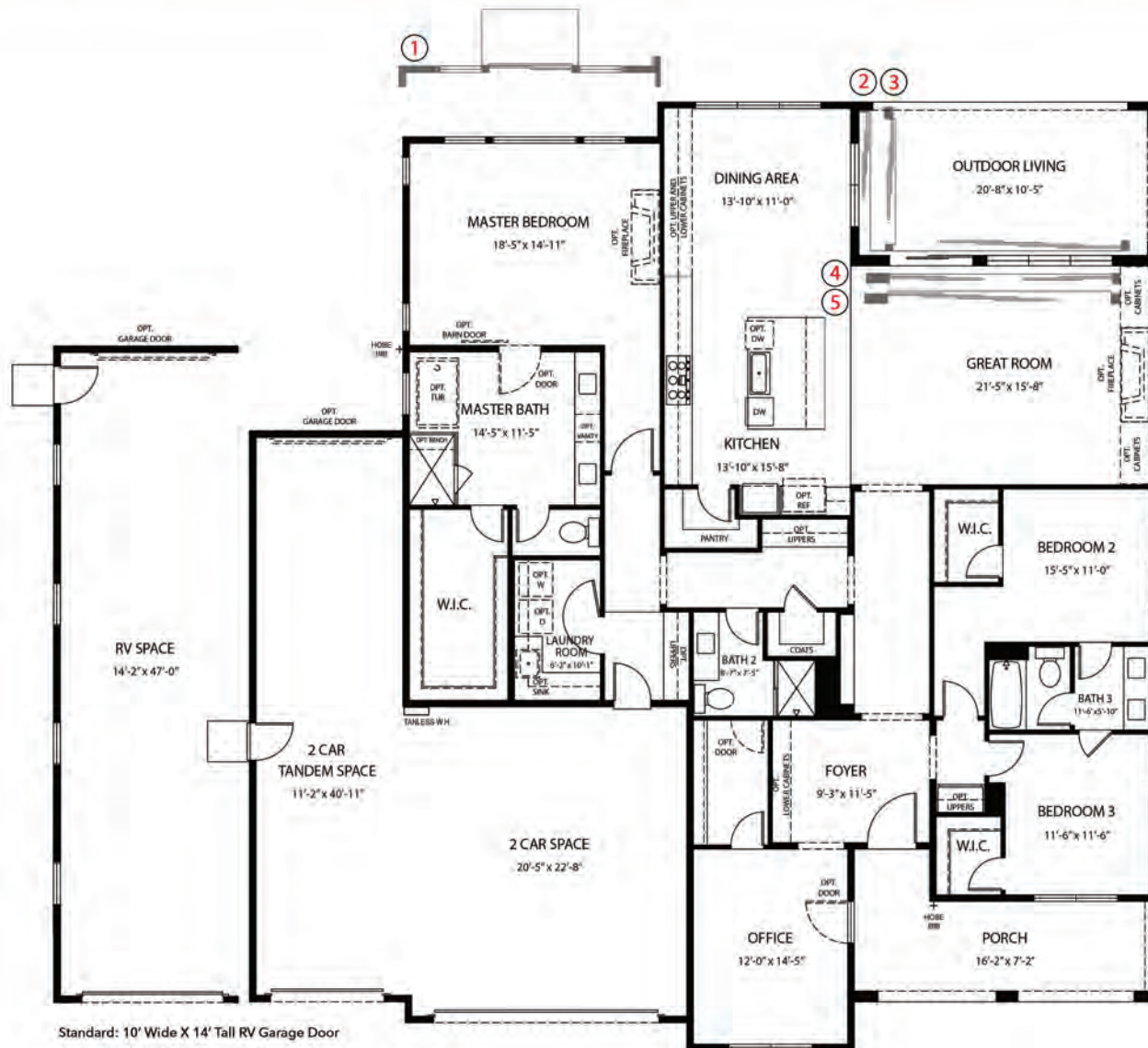
**Optional RV Garage Extension*

Contact Information

775-971-4204 | ShadowHills@RyderHomes.com | RyderHomes.com/ShadowHills
Sales Office Located at 11687 Sugarloaf Peak Drive, Sparks, NV 89441



2,638 Square Feet | 3 - 4 Bedrooms | 3 Bathrooms | 4-Car Garage



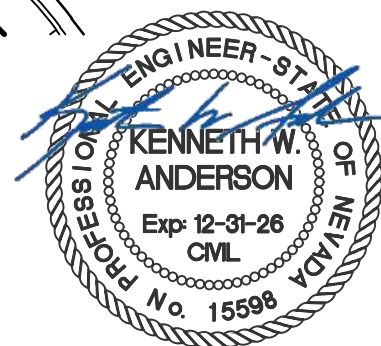
OPTIONAL CONFIGURATIONS

- | | |
|------------------------------------|---|
| ① 6ft Sliding Glass Door at Master | ④ 4 Panel 16ft Sliding Glass Door at Great Room |
| ② 9ft & 16ft Corner Stacking Doors | ⑤ 16ft Stacking Door at Great Room |
| ③ 9ft Stacking Door at Dining Area | ⑥ Bedroom 4 ILO Office |



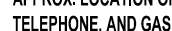
Scan the QR Code to visit our Interactive Floor Plan, where you can browse the available builder options and elevation styles for the Shadow Hills Plan 1 Homes.





05.26.2026

LEGEND:



GENERAL NOTES:

1. CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS AND EXISTING GRADES PRIOR TO START OF CONSTRUCTION.
2. ALL DIMENSIONS SHOWN FROM PROPERTY LINE TO HOUSE ARE TO OUTSIDE FACE OF STEM WALL.
3. DRAINAGE SWALES SHALL SLOPE A MINIMUM OF 1%.
4. MAXIMUM ALLOWED DRIVEWAY SLOPE IS 14.0%.
5. LEAD WALKS PER LANDSCAPE DESIGNER.
6. SETBACKS FOR THIS LOT ARE AS FOLLOWS:
FRONT YARD - 20', GARAGE - 20',
SIDE - 8', REAR - 20'
7. PUBLIC UTILITY EASEMENTS FOR THIS LOT ARE AS FOLLOWS:
FRONT YARD - 10', SIDE YARD - 5', REAR YARD - 5'
8. CONTRACTOR TO PROVIDE POSITIVE DRAINAGE AROUND ENTIRE LOT INCLUDING ALL DOOR STOOPS TO ENSURE THAT THE ENTIRE LOT DRAINS FREELY WITH NO INTERFERENCE. REF. ARCHITECTURAL PLANS FOR ALL LOCATIONS AND SIZES OF ALL STOOPS.
9. A GRADING AND DRAINAGE CERTIFICATION IS REQUIRED UPON COMPLETION OF THE LOT BY A CERTIFIED SURVEYOR OR ENGINEER.
10. THIS PLAN IS INTENDED FOR GRADING ONLY.
11. NO RETAINING WALL CONSTRUCTION ALLOWED UNDER THIS PERMIT.
12. DEEPEMED FOOTINGS AND/OR LOWER GARAGE FINISH FLOORS MAY BE REQUIRED, REF. THIS PLAN FOR GRADING INFORMATION.
13. DRY UTILITY INFORMATION (E,C,T,G) ARE SHOWN FOR REFERENCE ONLY.
CONTRACTOR SHALL VERIFY IN THE FIELD THE EXACT LOCATION OF EACH SERVICE PRIOR TO THE START OF CONSTRUCTION.
14. ADD 4400 TO ALL SPOT ELEVATIONS.
15. BACKWATER VALVE IS NOT REQUIRED ON THIS LOT.
16. LOT SQUARE FOOTAGE = 16,641 ± S.F.

RYDER HOMES
985 DAMONTE RANCH PKWY #140
RENO, NV 89521
775-823-3788

DRAWN BY: K.A.
DATE: 05.26.2026
PROJECT NO: 22-260

HARRIS RANCH VILLAGE 2-B LOT 138 - PLOT PLAN

APN: 538-403-15
11592 CROSBY RANCH DRIVE

WASHOE COUNTY, NV

JKAE
architecture + interiors + engineering



RYDER HOMES

INVENTORY HOMES ALL OPTIONS SHEET

As of Change order: CO_02

Community:	Shadow Hills	Print Date:	August 14, 2026
Job No.:	NOR2B138	Floor Plan:	Shadow Hills, Plan 1
Lot:	138	Garage Direction:	LH
Property Address:	11592 Crosby Ranch Ct. Sparks, NV 89441		

Option Description	Option Origin	QTY
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Appliances

Kitchen Packages

NOR911709 - KITCHENAID Upgrade Package #1 <i>KitchenAid 36" 5-Burner Gas Cooktop #KCGS956ESS; 36" Wall-Mount 3-Speed Canopy Hood #KWC736SSS; 30" Combination Microwave Wall Oven #KOE530SPS; KitchenAid 41 dBA Dishwasher w/3rd Level Utensil #KDTS324SPS. CABINET ABOVE RANGE IS OMITTED Please Note: Model Numbers Subject To Change</i> -	CO_1	1.00
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Cabinets

Built-In Cabinets

NOR112409 - Cabinets: Extended Cabinets at DINING ROOM - Cabinet Upgrade #1 <i>Door and finish to match selection for house. Includes Quartz Countertop Slate</i> -	CO_1	1.00
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Cabinet Options

NOR112295 - Cabinet Upgrade #1 - Door Style: 3" SHAKER - Stained <i>Soft-close doors & drawers not included and purchased separately.</i> - Slate	CO_1	1.00
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NOR112311 - Cabinets: Full Overlay Door/Fronts -	CO_1	1.00
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NOR112312 - Cabinets: Soft Closed Drawers & Doors <i>FULL HOUSE DOORS AND DRAWERS</i> -	CO_1	1.00
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Knobs/Pulls

NOR112365 - Cabinet Hardware #1 - SUTTON Cabinet Pull <i>Jeffrey Alexander Sutton #635-160. 6" Cabinet Pull. CHROME Featured in Plan 1 Model & BRUSHED GOLD Shown in Plan 2 Model. Chrome</i> -	CO_1	1.00
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Color Schemes

Color Schemes

NORCS0001 - Shadow Hills - Color Scheme 1 <i>Color schemes (1 through 4) are exclusively available with A ELEVATIONS, as specified in the Bassenian Lagoni Color Matrix document, dated 08.21.24.</i> -	Spec Option	1.00
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Electrical/Lighting

Outlets/Switches

GLO916011 - Dedicated 110v Outlet on 20 Amp <i>Garage</i> -	CO_1	1.00
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GLO916014 - Additional Switch <i>Kitchen</i> -	CO_1	1.00
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Pre-Wiring Options

GLO915990 - Ceiling Fan Prewire <i>Master, Great Room Centered</i> -	CO_1	2.00
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GLO916021 - Prewire for Pendant <i>Over island 24" 1/4</i> -	CO_1	3.00
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GLO916054 - Prewire for Wall Mounted TV at Std. Cable Location <i>Includes smurf tube and TV outlet Master 72"</i> -	CO_1	1.00
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Elevations

Elevations

NOR100005 - Elevation A - American Contemporary -	Spec Option	1.00
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Fireplaces

Indoor Fireplaces

NOR103380 - GREAT ROOM Traditional Style Fireplace <i>Heat-N-Glo Traditional Fireplace (SL-9X-IFT) featuring Direct Vent Technology, ceramic fiber logs with glowing embers, black firescreen, Heat Zone, and IntelliFire touchscreen remote. Interior finish options include Stratford Brick, Tranquil Greige Brick, or Black Glass Panels. Includes a standard 4-sided tile surround.</i> -	Spec Option	1.00
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Option Description	Option Origin	QTY
Framing/Doors		
Door Options		
GLO908047 - Sliding Patio Door at MASTER BEDROOM to Stoop <i>Sliding glass door in lieu of standard Window. Sliding glass door exterior frame to match windows Handle Color: Adobe. Includes 2x3 Stoop and Exterior Light.</i> -	Spec Option	1.00
NOR108050 - Milgard Trinsic 4-Panel Slider at GREAT ROOM to Outdoor Living <i>Vinyl patio door system opening at the center stacking to the exterior sides Door Size 16080 ILO Standard Sliding Glass Door & Windows. Frame Color: Exterior Terra Tone/Interior White Chrome straight handle on both sides</i> -	Spec Option	1.00
Garage Doors		
GLO900200 - Standard GARAGE DOORS - Flush Panel Steel Back Insulated Door <i>Includes Liftmaster Wall Mounted Garage Door Opener #8500W on Double and Single Garage Doors including Battery Back Up.</i> -	CO_1	1.00
Interior Finishes		
Design Center Selections		
GLO9DC100 - Design Center Selections -	CO_2	1.00
Drywall/Insulation		
NOR109220 - Finished 4-CAR GARAGE - Insulation, Medium Texture Drywall & Paint <i>Insulate walls & ceilings, drywall texture & semi-gloss paint - Paint color will match interior walls</i> -	CO_1	1.00
Mirror Options		
NOR100621 - FRAMED MIRRORS - Jasper Black Flat Frame #445482 - Group 1 <i>Larson Juhl contemporary style frame measuring 2-1/2" with flat profile. Finish: Painted gesso primed black finish. Similar mirror style featured in Plan 4 Model</i> -	CO_1	1.00
Shower Surrounds/Enclosures		
GLO900620 - Secondary Bathroom - Upgrade Shower Enclosure to 3/8" Heavy Glass <i>This option is is not available with "standard" fiberglass shower insert. Shower enclosure is only available with TILE SURROUNDS. Featuring Clear Glass, Bath 2</i> -	CO_1	1.00

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Landscaping		
Fencing		
GLO902810 - Additional Side Yard Gate -	CO_1	1.00
Landscaping		
NOR102920 - FRONT YARD only Gutter Downspout Connect to Drain System to Street <i>Install 4" drain pipe for all front yard down spouts directing water the street.</i> -	CO_1	1.00

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Plumbing		
Fixture Packages		
NOR112513 - Moen GIBSON Chrome Package <i>All finishes may not match exactly. Includes Interior Door NORdware, Bathroom Accessories, Bath Plumbing Fixtures, Shower Enclosure. DOES NOT INCLUDE kitchen faucet, upgraded faucets, light fixtures or NORdware, entry door NORdware, sliding glass door, optional French door or opt. Western slider. -</i>	CO_1	1.00
Gas/Hose Bib		
GLO915400 - Additional Gas Stub Out <i>patio -</i>	CO_1	1.00
Kitchen Faucets		
GLO900204 - Standard KITCHEN FAUCET <i>-</i>	CO_1	1.00
Laundry Sinks		
GLO915650 - Optional LAUNDRY SINK - White Cast Iron <i>Sink: Kohler GLEN FALLS White Cast Iron Undermount Sink - #K-19017-1-0; Faucet: Moen Pull Down - Chrome -</i>	Spec Option	1.00
Shower/Tub Options		
GLO900659 - Upgrade Roman Tub Faucet to Moen GIBSON - Chrome T961C <i>Select to match Moen GIBSON Chrome fixture package -</i>	CO_1	1.00
GLO915665 - 2nd BATHS - Shower Only - FIBERGLASS PAN & TILE SURROUND in lieu of FIBERGLASS Insert <i>Secondary Baths - Includes FIBERGLASS PAN & Ceramic TILE SURROUND. Color selection and/or upgraded tile will be determined at Design Center Appointment. OPTION APPLIES TO STANDARD SIZED SECONDARY SHOWERS Bath 2 -</i>	CO_1	1.00
GLO915671 - Kohler Hytec WELLBROOK Rectangle Tub w/Tile Surround at Secondary Bathroom <i>Wellbrook tub in lieu of standard fiberglass 1 piece tub surround. Please specify which bathroom Note: Must be installed prior to frame. Price includes tile surround. Color Selection or upgrade will be determined at Design Center Appointment Bath 1 -</i>	CO_1	1.00
NOR103000 - LUXURY MASTER Bath with Freestanding Tub <i>Includes Kohler STARGAZE Freestanding Tub (#K-24011); Roman Tub Spout & Handles installed on Tub Deck - Moen GENTA - Chrome Two-Handle Roman Tub Faucet - (#T908) -</i>	Spec Option	1.00
NOR915662 - MASTER SHOWER - TILED Pan ilo of FIBERGLASS Pan <i>Standard Master shower includes fiberglass pan and tiled walls. This option upgrades fiberglass pan to tiled pan. Color selection and/or upgraded tile will be determined at Design Center Appointment. -</i>	CO_1	1.00

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