

# FINANCIAL CONSTRUCTION INSPECTIONS, INC.

# Project Completion Management

DATE: 01-Apr-10

CLIENT: ANYBANK - CALIFORNIA

CONTACT: LOAN OFFICER
PHONE NUMBER: (949) 555 - 1234
BORROWER: LOAN REQUESTOR

PROJECT NAME: RIVERWALK VISTA VILLAGE 1

PROJECT LOCATION: SOUTHEAST CORNER OF RIVERSIDE & INDIANA AVE - RIVERSIDE, CA

TYPE OF PROJECT: SINGLE FAMILY RESIDENCES

# OF HOUSES/UNITS/BUILDINGS: 79 SFR'S (LOTS 1-79)

AN INSPECTION OF THE PROJECT SHOWED	THE FOLLOWING ITE	MS ARE IN PROGR	RESS OR HAVE BEEN COMPLETED.	
OFFSITES:	BUDGET	%	RECOMMENDED TO DATE	REMAIN'G
CIVIN ENGINEERING-SOFT	\$49,655	87%	\$43,200	\$6,455
CONSULTING ENGINEER-SOFT	\$7,359	87%	\$6,402	\$957
OTHER CONSULTANTS-SOFT	\$31,010	87%	\$26,979	\$4,031
OFFSITE SUPERVISION-SOFT	\$0	87%	\$0	\$0
SURVEY-OTHER	\$9,423	50%	\$4,711	\$4,711
SOILS & GEOLOGY-SOFT	\$61,500	100%	\$61,500	\$0
BLUEPRINTS/OFFSITES-SOFT	\$19,165	87%	\$16,674	\$2,491
GRADING & EXCAVATION	\$0	0%	\$0	\$0
CURB, GUTTER, & SIDEWALKS	\$319,402	75%	\$239,552	\$79,851
PAVING	\$445,823	90%	\$401,241	\$44,582
SEWER SYSTEM	\$588,204	100%	\$588,204	\$0
WATER SYSTEM	\$351,875	100%	\$351,875	\$0
STORM DRAINS	\$146,369	100%	\$146,369	\$0
DUST CONTROL	\$13,200	90%	\$11,880	\$1,320
TRENCHING UTILITIES	\$238,624	100%	\$238,624	\$0
UTILITY FEES & DEPOSITS-SOFT	\$158,000	100%	\$158,000	\$0
UTILITY REFUND/REIMSOFT	-\$118,500	100%	-\$118,500	\$0

#### COMMENTS:

ROUGH GRADING IS COMPLETE. SEWER LINE IS COMPLETE. UTILITIES ARE INSTALLED.

STORM DRAIN IS INSTALLED, SLOPES ARE MATTED FOR EROSION CONTROL. WATER LINE IS INSTALLED.

PAVING IS NEARING COMPLETION. COMMON AREA SLOPES & STREETS ARE BEING LANDSCAPED.

THREE MODELS (LOTS 5, 7, 8) ARE COMPLETE, EXCEPT FOR RAIN GUTTERS.

PHASE 1 (8 SFR'S LOTS 57-64); FRAMING IS COMPLETE, STUCCO IS NEARING COMPLETION.

ROUGH-IN IS COMPLETE. METAL FIREPLACES ARE SET. ROOFS ARE BEING LAID. CABINETS ARE UNDERWAY.
PAINTING HAS STARTED. DRYWALL IS BEING HUNG, TAPED, AND TEXTURED. FIRE SPRINKLERS ARE INSTALLED.

AINTING HAS STARTED, DRYWALL IS BEING HUNG, TAPED, AND TEXTURED. FIRE SPRINKLERS ARE INSTALLED

THE APPROXIMATE PERCENTAGE OF COMPLETION FOR THE OFFSITES: 87.0%

THE APPROXIMATE PERCENTAGE OF COMPLETION FOR THE OFFSITES EXCLUDING BLDR. EQUITY:

84.3%

THE APPROXIMATE PERCENTAGE OF COMPLETION FOR THE DIRECT CONSTRUCTION:

10.5%

THE OVERALL APPROXIMATE PERCENTAGE OF COMPLETION TOTAL FOR CONSTRUCTION:

20.2%

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STREET LIGHTS	\$60,000	100%	\$60,000	\$0
STREET SIGNS	\$2,400	100%	\$2,400	\$0
STREET MAINTENANCE	\$27,650	35%	\$9,678	\$17,973
SLOPE PROTECTION/EROSION CONTR	\$220,604	75%	\$165,453	\$55,151
WALLS-RETAINING	\$78,675	100%	\$78,675	\$0
WALLS-PERIMETER	\$0	0%	\$0	\$0
FENCES	\$119,830	0%	\$0	\$119,830
LANDSCAPING-STREETS	\$7,310	50%	\$3,655	\$3,655
LANDSCAPE ARCHITECTURE	\$55,472	50%	\$27,736	\$27,736
LANDSCAPE MAINTENANCE	\$0	0%	\$0	\$0
MAIL BOX	\$9,875	0%	\$0	\$9,875
OFFSITE BID CREDIT REIMBURSE	\$9,675	0%	\$0	
				\$0
CONTINGENCY SITE WORK-SOFT	\$0	0%	\$0	\$0
TOTAL 0550/T50	********	070/	40.504.000	2072.000
TOTAL OFFSITES	\$2,902,924	87%	\$2,524,306	\$378,620
BUILDER EQUITY:	-\$484,969	100%	-\$484,969	\$0
REVISED BUDGET:	\$2,417,955	84%	\$2,039,337	\$378,620
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		%		REMAIN'G
BUILDING PERMIT/PLAN-SOFT	\$185,494	14%	\$25,969	\$159,525
CONCRETE SLABS	\$1,145,744	14%	\$160,404	\$985,340
GRADING FINISH	\$103,688	9%	\$9,332	\$94,356
CARPENTRY-LUMBER/LABOR/TRUSSES	\$3,655,910	14%	\$511,827	\$3,144,083
CLEANUP ROUGH	\$120,124	8%	\$9,610	\$110,514
SHEET METAL	\$176,962	14%	\$24,775	\$152,187
PLUMBING	\$996,638	12%	\$119,597	\$877,041
FIBERGLASS TUB & SHOWER	\$135,541	14%	\$18,976	\$116,565
ELECTRIC WIRING	\$539,360	11%	\$59,330	\$480,030
ALARM SYSTEMS	\$99,540	14%	\$13,936	\$85,604
MASONRY	\$105,687	4%	\$4,227	\$101,460
FIREPLACE FACE	\$1,575	4%	\$63	\$1,512
FIREPLACE METAL	\$3,150	14%	\$441	\$2,709
ALUM. WINDOWS & DOORS	\$446,204	14%	\$62,469	\$383,735
RAIN GUTTER	\$61,632	0%	\$0	
				\$61,632
HEATING & AIR CONDITIONING	\$560,917	12%	\$67,310 \$75,507	\$493,607
ROOFING	\$629,974	12%	\$75,597	\$554,377
STUCCO	\$678,285	14%	\$94,960	\$583,325
INSULATION	\$199,218	14%	\$27,891	\$171,327
DRYWALL	\$770,015	14%	\$107,802	\$662,213
MARBLE TOPS	\$63,543	4%	\$2,542	\$61,001
GARAGE DOORS	\$91,884	4%	\$3,675	\$88,209
PAINTING	\$535,331	7%	\$37,473	\$497,858
COUNTERTOPS	\$261,026	4%	\$10,441	\$250,585
CABINETS	\$456,024	9%	\$41,042	\$414,982
STAIRS/SYSTEM	\$193,710	4%	\$7,748	\$185,962
VENT. SHELVING	\$19,886	4%	\$795	\$19,091
CARPENTRY FINISH	\$544,115	4%	\$21,765	\$522,350
HARDWARE FINISH	\$49,171	4%	\$1,967	\$47,204
WEATHERSTRIPPING	\$20,797	4%	\$832	\$19,965
MIRRORS	\$26,184	4%	\$1,047	\$25,137
APPLIANCE PACKAGE	\$230,211	4%	\$9,208	\$221,003
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\$170,354

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\$22,146

\$148,208

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FIRE SPRINKLER

Page 3				
WROUGHT IRON	\$26,170	4%	\$1,047	\$25,123
FLOORING COSTS	\$540,438	4%	\$21,618	\$518,820
TUB & SHOWER ENCLOSURE	\$28,039	4%	\$1,122	\$26,917
LIGHT FIXTURES	\$49,797	4%	\$1,992	\$47,805
MODEL CONVERSION COSTS	\$10,000	0%	\$0	\$10,000
SPECIALTY ITEMS	\$62,000	4%	\$2,480	\$59,520
HACKOUTS	\$25,228	4%	\$1,009	\$24,219
MOVE IN CLEAN	\$57,669	4%	\$2,307	\$55,362
SEWER HOUSE CONNECTION	\$126,138	14%	\$17,659	\$108,479
DRIVEWAYS	\$246,859	4%	\$9,874	\$236,985
DRAINAGE ON LOT	\$82,857	4%	\$3,314	\$79,543
FENCING & WALLS	\$207,144	4%	\$8,286	\$198,858
LANDSCAPING	\$207,144	4%	\$8,286	\$198,858
CONTINGENCY-SOFT	\$983,320	4%	\$39,333	\$943,987
FRAMING WALK CHANGES	\$18,516	4%	\$741	\$17,775
TOTAL DIRECTS	\$15,949,213	10%	\$1,674,263	\$14,274,950
OVERALL % OF COMPLETION:	\$18,367,168	20.22%	\$3,713,600	\$14,653,570

RIVERWALK VISTA VILLAGE 1 - RIVERSIDE, CA ANYBANK - CALIFORNIA!LOAN REQUESTOR 01-Apr-10

PROJECT:
LENDER/DEVELOPER: ANYB
INSPECTION DATE: 01-Ap

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RIVERWALK VISTA VILLAGE 1 - RIVERSIDE, CA ANYBANK - CALIFORNIA/LOAN REQUESTOR 01-Apr-10

PROJECT:
LENDER/DEVELOPER: ANYBANK - CALI
INSPECTION DATE: 01-Apr-10

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Cleanup - Rough	120124														-					
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Firberglass Tub & Showers	135541																			
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Alarm System	99540								_		_				_					
Masonry Veneer	105687										_		_				:			
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Hackouts	25228														_	<u> </u>				
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Sewer/House Connections	126138								<u>                                      </u>		-					-				
Driveways	246859									_						_				
Drainage on Lot	82857							-			_	L	-			_				
Fencing & Walls	207144								<u> </u>				-			_				
Landscaping	207144															-				
Contingency - Indirect	983320																			
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RIVERWALK VISTA VILLAGE 1 - RIVERSIDE, CA ANYBANK - CALIFORNIA/LOAN REQUESTOR 01-Apr-10

PROJECT:
LENDER/DEVELOPER: ANYBAN
INSPECTION DATE: 01-Apr-1

INSPECTION DATE:	U1-Apr-10																			
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Concrete Slabs	1145744																100	100	100	100
Grading Finish	103688																20	20	20	20
Carpentry - Lumber/Labor	3655910																100	100	100	100
Cleanup - Rough	120124															_	40	40	40	40
Sheetmetal														,			100	100	100	100
Plumbing																	85	85	85	85
Firberglass Tub & Showers	135541								<u> </u>								100	100	100	<u>1</u> 8
Electrical Wiring						<u> </u>											75	75	75	75
Alarm System	99540					<u> </u>			<u> </u>								100	9	100	8
Masonry Veneer	105687					-				-										
Fireplace Face	1575					_			_	_										
Fireplace - Metal	3150																100	100	100	100
Alum. Windows & Doors	446204								_								100	100	100	100
Rain Gutter	61632									<u> </u>	ļ									
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Carpentry - Finish	544115						-	$\dashv$	$\dashv$		_						သ	သ	2	2
Hardware Finish	49171								_											
Weatherstripping	20797																			
Mirrors	26184																			
Appliances	230211					<b></b>	_													
Fire Sprinklers	170354																95	95	95	95
Wrought Iron	26170																			
Flooring Costs	540438									_										
Tub & Shower Enclosures	28039																			
Light Fixtures	49797																			
Model Conversion Costs	10000											_								
Specialty Items	62000																			
Hackouts	25228																			
Move-in Cleanup	57669																			
Sewer/House Connections	126138																100	100	100	100
Driveways	246859							_												
Drainage on Lot	82857																			
Fencing & Walls	207144																			
Landscaping	207144																			
Contingency - Indirect	983320					1	+	1				_								
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RIVERWALK VISTA VILLAGE 1 - RIVERSIDE, CA ANYBANK - CALIFORNIA/LOAN REQUESTOR

PROJECT:	RIVERWAL
INSPECTION DATE:	ANYBANK -

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Building Permits (Soft)	185494	100	100	100	100														_	7
Concrete Slabs	1145744	100	9	100	100															14
Grading Finish	103688	20	20	20	20			_												6
Carpentry - Lumber/Labor	3655910	100	100	100	100															14
Cleanup - Rough	120124	40	40	40	40															80
Sheetmetal	176962	190	9	9	9		_	-												4
Plumbing	996638	85	85	85	85															12
Firberglass Tub & Showers	135541	100	100	100	100															14
Electrical Wiring	239360	75	75	75	75															11
Alarm System	99540	100	100	100	100												-		-	14
Masonry Veneer	105687																			4
Fireplace Face	1575																	-		4
Fireplace - Metal	3150	100	100	100	100															4
Alum. Windows & Doors	446204	100	100	100	100															4
Rain Gutter	61632															-				0
Heating & AC	216091	80	80	80	80															12
Roofing	629974	85	85	85	85	_														12
Stucco	678285	100	100	85	85															14
Insulation	199218	100	19	9	100															14
Drywali	770015	100	100	85	82															14
Marble tops	63543																			4
Garage Doors	91884	-	1														1			4
Painting	535331	င္ပင္	32	70	02		1	+						٠			1			/
Countertops	261026					1	1	1									1			4
Cabinets	456024						_													6
Stair System	193710					1														4
Ventilating Shelving	19886	1	1	ľ	+	+	+	+	_											4
Carpentry - Finish	544115	2	C.	G.	c c	-	+		+									+		4
Hardware Finish	49171					1	-		4									_		4
Weatherstripping	20797																			4
Mirrors	26184								_											4
Appliances	230211			ļ					_							<del>  </del>				4
Fire Sprinklers	170354	95	SS	8	35	1	+	+	1									+		13
VVIOUGHT IIOII	540438							+	1										$\dagger$	4
Tub & Shower Enclosures	28039							<u> </u>												F
Light Fixtures	49797					$\perp$		1										<u> </u>	t	1 4
Model Conversion Costs	10000																	-		0
Specialty Items	62000						_													4
Hackouts	25228																		-	4
Move-in Cleanup	699/5																			4
Sewer/House Connections	126138	100	100	100	100															14
Driveways	246859					-														4
Drainage on Lot	82857					-														4
Fencing & Walls	207144																+	1		4
andscaping	207144							-	_								1			4
Contingency - Indirect	983320				1	$\dagger$	+	+	+											4
Framing Walk Changes	18516																			4
	0 45040049	250/	250/	7063	7003	/00/	700	/00	700		è	è	/00/	/00	/00	è	è	è	/00	/00
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JOB: RIVERWALK VISTA- RIVERSIDE, CA

**DATE:** APRIL 1, 2010

#### **Comments:**

THREE MODELS ARE COMPLETE ON LOTS # 5, 7, AND 8.



# **Comments:**

SAME AS ABOVE.



JOB: RIVERWALK VISTA- RIVERSIDE, CA

**DATE:** APRIL 1, 2010

#### **Comments:**

SALES OFFICE IS OPEN.



# **Comments:**

MODELS ARE FURNISHED.



**JOB:** RIVERWALK VISTA- RIVERSIDE, CA

**DATE:** APRIL 1, 2010

#### **Comments:**

SLABS ARE FORMED ON LOTS 57-64.



# **Comments:**

SAME AS ABOVE.



**JOB:** RIVERWALK VISTA- RIVERSIDE, CA

**DATE:** APRIL 1, 2010

#### **Comments:**

ELECTRICAL SWEEPS ARE INSTALLED.



# **Comments:**

SOILS ABS IS INSTALLED.

