



It is here next to the rolling foothills in Stevenson Ranch, where the soil and the sun and the rain and the breezes have nurtured its growth. It is the neighborhood called Southern Oaks Manor, and this bountiful harvest is waiting to be called home by your family.

Designed by renowned architects with a nod to its Country Elegance heritage, Manor homes are among the largest to be found in Stevenson Ranch. Close to all of life's conveniences yet surrounded by 20 acres of open space, Manor offers the pleasures of outdoor life like no other. The community of Southern Oaks will boast a private recreation center for residents with pool and spa, a tot lot and parks where being neighborly just comes with the territory.

Southern Oaks Manor in Stevenson Ranch. Where life is as big as the families who dream it.

SUNRISE

R E S I D E N C E O N E

This two-story home features four bedrooms with three baths, master retreat, loft, living room, family room, dining room, kitchen with desk and nook, butler's pantry, courtyard, 3-car split garage.

Approximately 3,515 to 3,778 square feet.



SPANISH COLONIAL (A)

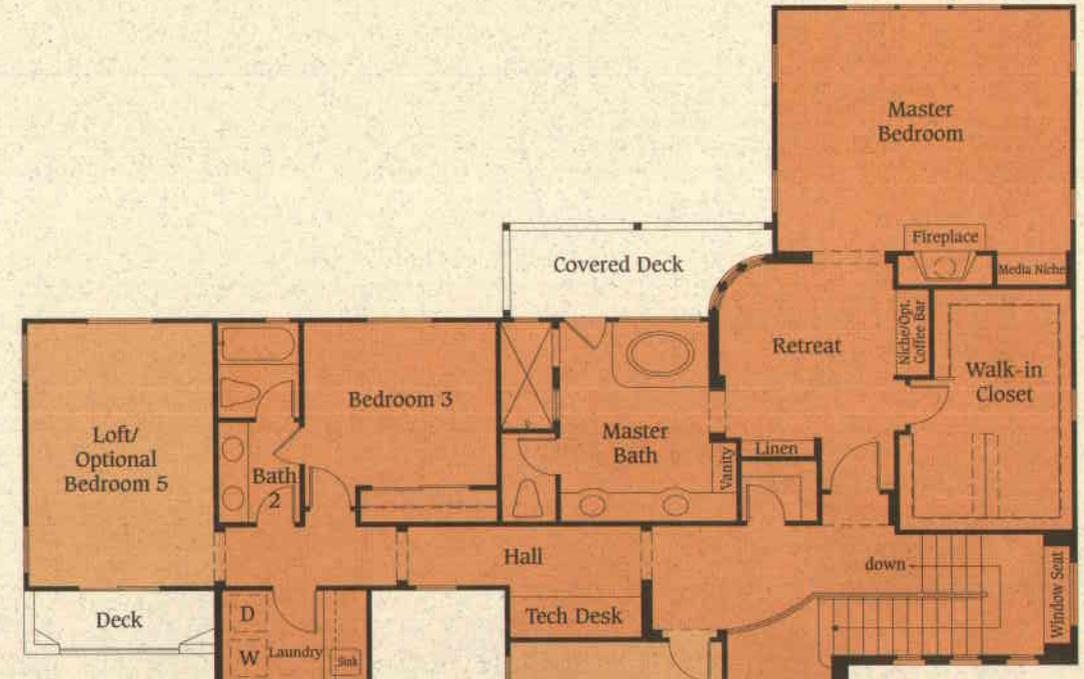
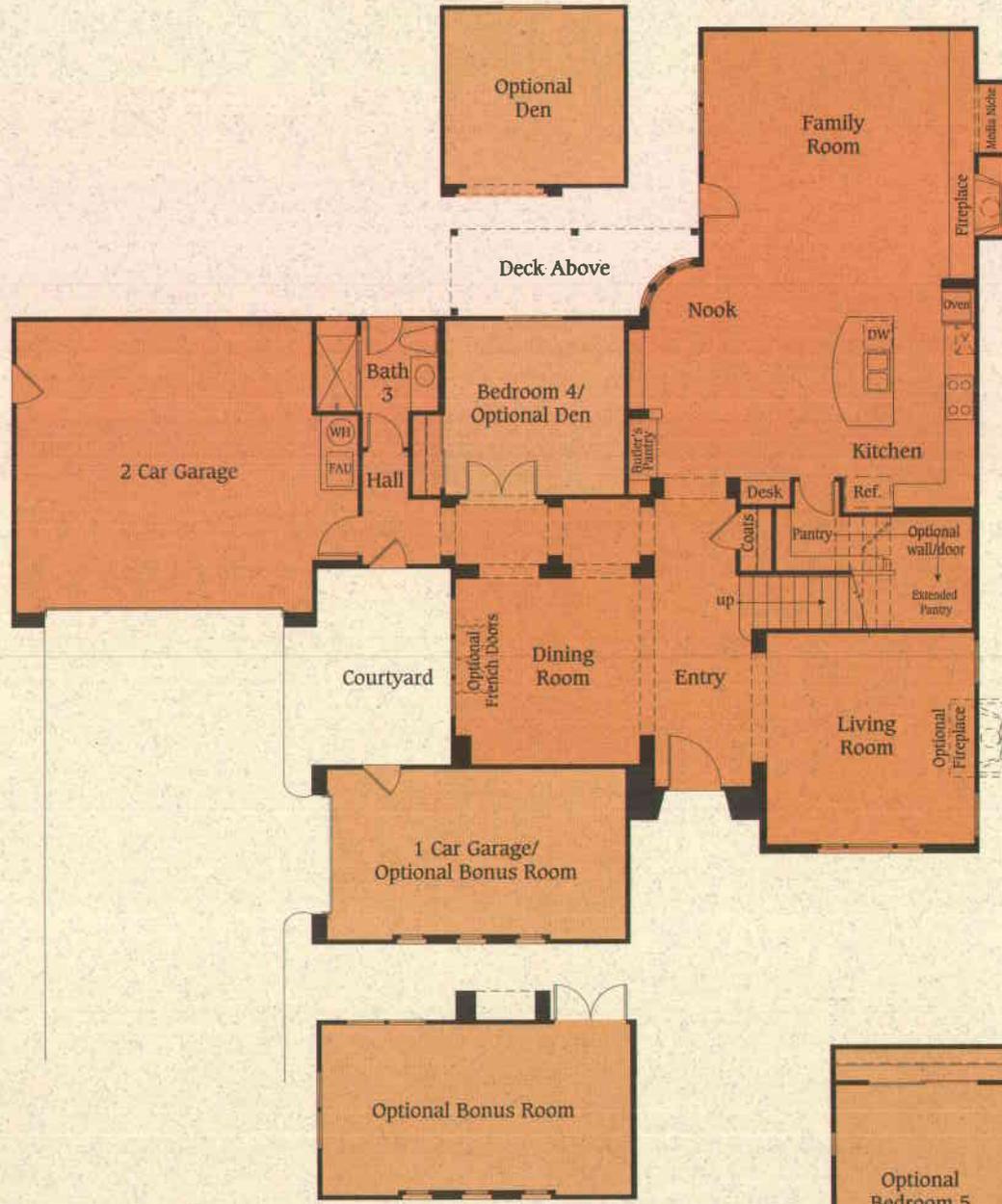


CALIFORNIA RANCH (B)



BUNGALOW (C)

FIRST FLOOR



SECOND FLOOR

Sunrise

Optional Room Selections Include:

- DEN
- BEDROOM 5
- LOFT 2
- BONUS ROOM
- FIREPLACE IN LIVING ROOM
- COFFEE BAR IN MASTER RETREAT

Residence One Floor Plan is shown as Elevation A

NEW DAY

RESIDENCE TWO

This two-story home features four bedrooms with three baths, loft, living room, family room, dining room, kitchen with nook and desk, butler's pantry, office, foyer, front porch, courtyard, 3-car split garage, covered porte cochère.

Approximately 3,843 to 4,394 square feet.



SPANISH COLONIAL (A)

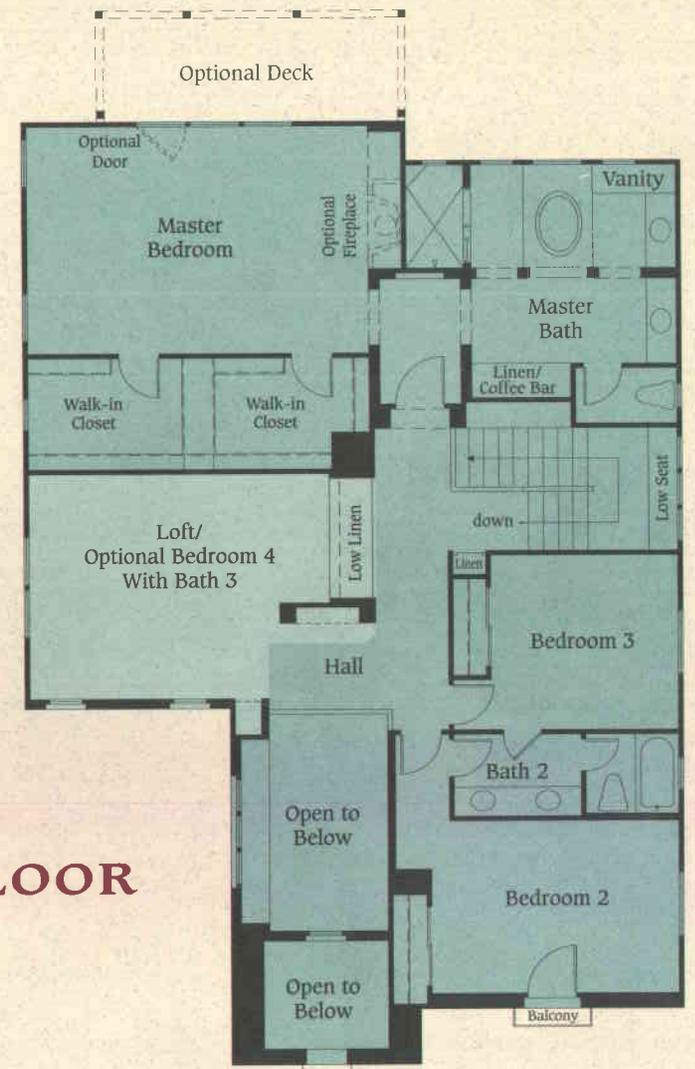
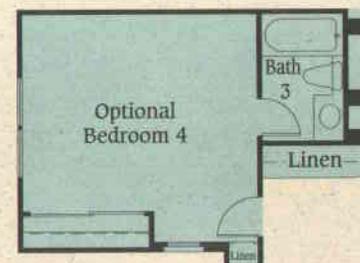
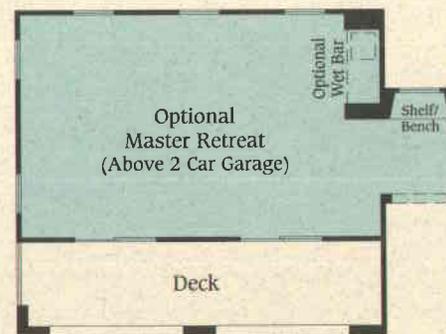
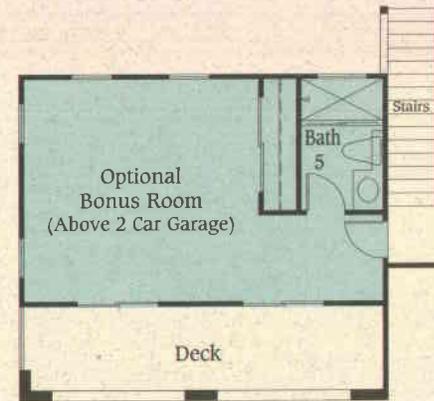
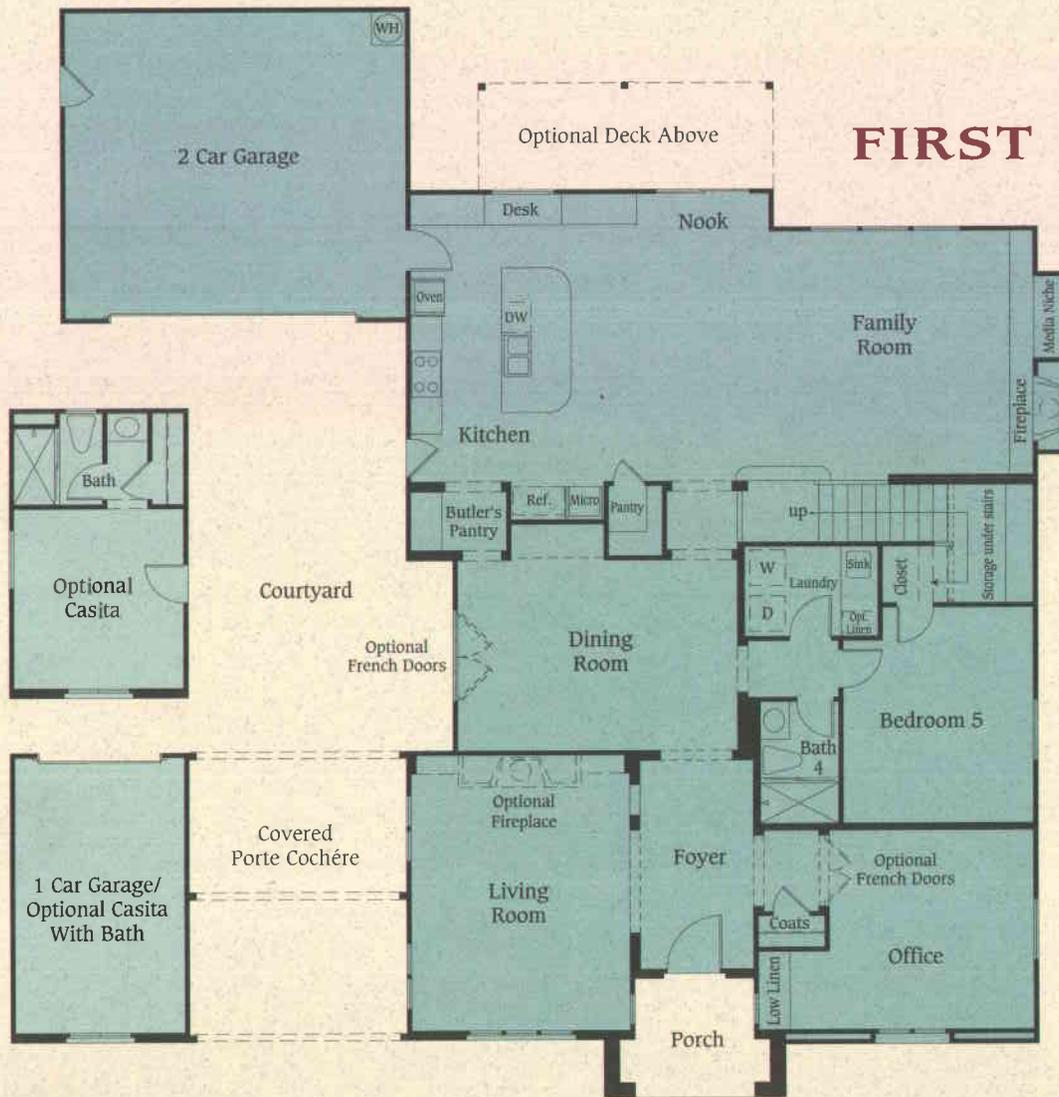


CALIFORNIA RANCH (B)



MONTEREY (C)

FIRST FLOOR



SECOND FLOOR

New Day
 Optional Room Selections Include:
 FIREPLACE IN LIVING ROOM
 CASITA WITH BATH
 BEDROOM 4 WITH BATH
 BONUS ROOM WITH BATH
 FIREPLACE IN MASTER BEDROOM
 MASTER RETREAT
 DECK AT MASTER BEDROOM

GOLDEN SUNSET

RESIDENCE THREE

This two-story home features four bedrooms with three and one half baths, master retreat, living room, family room, den, office, dining room, kitchen with nook, butler's pantry, veranda, foyer, 4-car tandem garage.

Approximately 4,027 to 4,237 square feet.



CALIFORNIA RANCH (A)

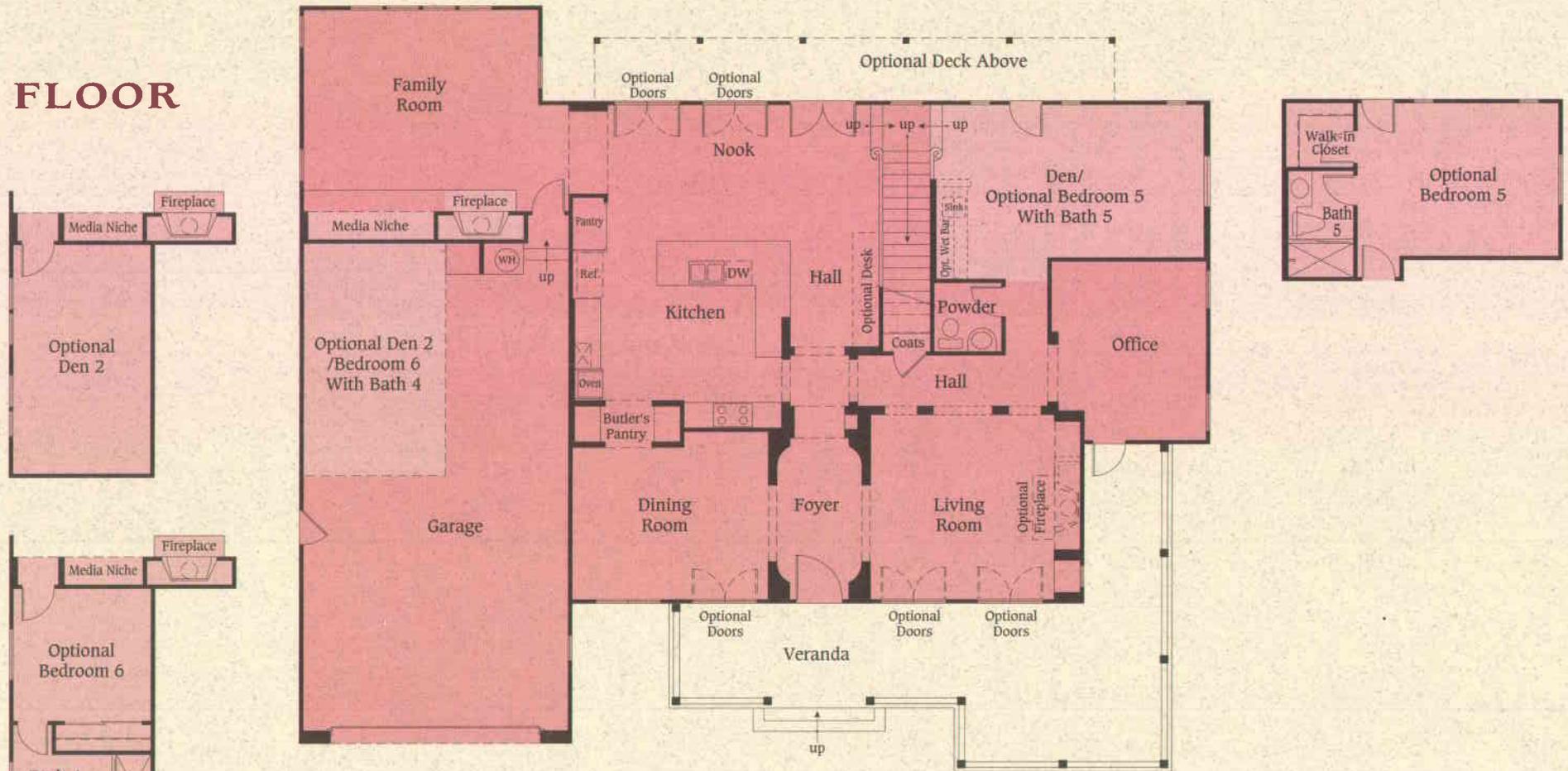


TRADITIONAL (B)

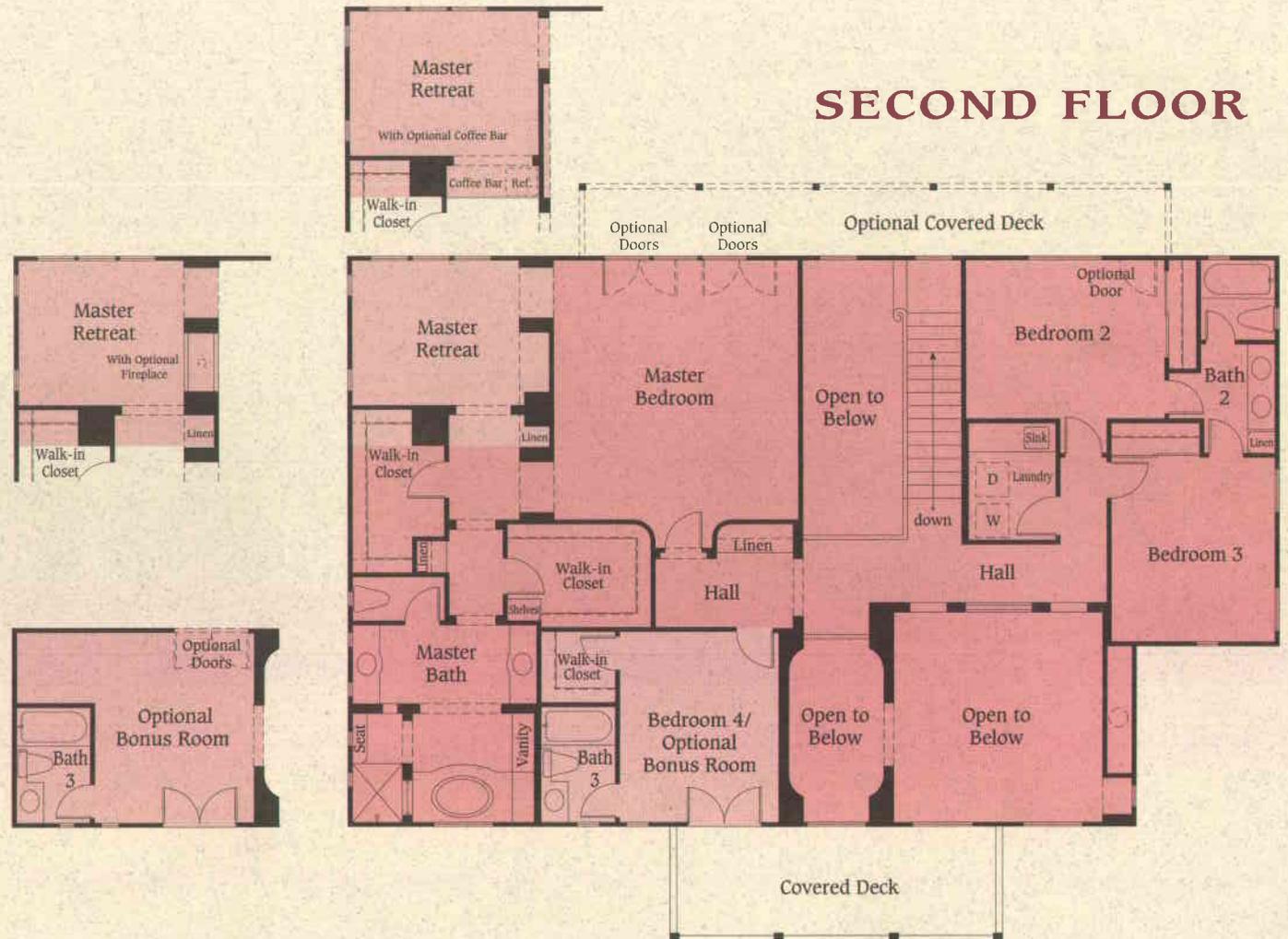


MONTEREY (C)

FIRST FLOOR



SECOND FLOOR



Golden Sunset

Optional Room Selections Include:

DEN 2

BEDROOM 6 WITH BATH
FIREPLACE IN LIVING ROOM

BEDROOM 5 WITH BATH
BONUS ROOM WITH BATH

FIREPLACE IN

MASTER BEDROOM/RETREAT

COFFEE BAR IN
MASTER RETREAT

DECK AT MASTER BEDROOM

AND BEDROOM 2
DESK IN KITCHEN

WET BAR IN DEN





John Laing built his first home in 1848. That home, in the English countryside, still stands today as a symbol of the quality and craftsmanship that go into the making of every home we build.

A century and a half later, John Laing Homes is regarded as one of the most respected and honored home builders in the world. In the United States, the company is a model for the home building industry, earning top rankings in customer service, overall home buyer satisfaction and construction excellence. John Laing Homes has also been recently named "Builder of the Decade" by National Survey Systems based on overall homebuyer satisfaction ratings during the 1990's.

In 1998, John Laing Homes forged a partnership with a home builder that is to the Western United States what John Laing is to England. Ray Watt formed Watt homes in 1947, and has himself overseen the building of more than 100,000 residences, earning a reputation as a visionary and enduring builder.

This team of Watt Homes and John Laing Homes is now a national force in home building, at the forefront of industry-wide innovations in regions across the U.S. Long before slogans such as "total quality management" came into vogue, we practiced the virtues of excellent workmanship, accurate costing and fair pricing. Fundamental values of honesty, integrity and social responsibility underpin the company's approach to business as it heads into the next millennium.

Today, John Laing Homes continues to build as it did in 1848...with vision, pride and craftsmanship, qualities that set us apart from any other builder in America...or the world. We are, and always have been, in the business of dream fulfillment. It's a business we love being in.



SUNRISE

Residence One

Two-story, four bedrooms, three baths, master retreat, loft, living room, family room, dining room, kitchen with desk and nook, butler's pantry, courtyard, 3-car split garage. Options include den, bedroom 5, loft 2, bonus room, fireplace in living room.

Approximately 3,515 to 3,778 square feet.

From \$533,725

NEW DAY

Residence Two

Two-story, four bedrooms, three baths, loft, living room, family room, dining room, kitchen with nook and desk, butler's pantry, office, foyer, front porch, courtyard, 3-car split garage, porte cochère. Options include fireplace in living room, casita with bath, bedroom 4 with bath, bonus room, fireplace in master bedroom, master bedroom retreat, deck off master bedroom.

Approximately 3,843 to 4,394 square feet.

From \$580,990

GOLDEN SUNSET

Residence Three

Two-story, four bedrooms, three and one half baths, master retreat, living room, family room, den, office, dining room, kitchen with nook, butler's pantry, veranda, foyer, 4-car tandem garage. Options include den 2, bedroom 6 with bath, fireplace in living room, bedroom 5 with bath, bonus room with bath, fireplace in master bedroom/retreat, coffee bar in master retreat, deck off master bedroom and bedroom 2, desk in kitchen, wet bar in den.

Approximately 4,027 to 4,237 square feet.

From \$650,050

SOUTHERN OAKS MANOR

25643 W. Magnolia Lane, Stevenson Ranch, CA 91381 (661) 287-1648

MAJESTIC APPOINTMENTS

Traditionally Styled

- An eclectic blend of Spanish Colonial, California, Monterey and Traditional inspired architectural styling for streetscape interest and visual impact
- Handcrafted entry doors with hardware to enhance the architectural design
- Dual glazed vinyl windows
- Automatic sectional roll-up garage doors with windows and two transmitters (double garage only)
- Gas connection in backyard for barbecue
- Exterior lighted address numbers

Impressive Interiors

- Wood-burning or gas fireplaces (per plan)
- Raised panel wood interior doors
- Decora switches throughout
- Ceramic tile entry
- Wall-to-wall carpeting with a wide array of color selections
- Handcrafted staircase with painted pickets and maple handrails
- No-wax resilient vinyl flooring in kitchen, bath and laundry areas
- Sculptural bullnose (rounded) corners and custom radius walls on selected corners
- Designer-selected light fixtures and recessed lighting
- Moen plumbing fixtures in kitchen and baths
- Linen storage
- Extra storage under stairs (per plan)
- Raised panel "Colonist style" wardrobe doors

More to Enjoy

- Fully insulated exterior walls and ceilings
- Natural gas-forced air heating with night set-back thermostat for energy savings
- Dual central air-conditioning
- Energy efficient 75-gallon water heater

- Pre-wired for telephone in kitchen and all bedrooms
- Pre-wired for cable television in family room and all bedrooms
- High speed data wiring in all bedrooms, media centers and "tech desk" locations with one OnQ base box
- Pre-wire surround sound family room

Gourmet Living

- Beechwood cabinetry with caramel glaze stain including fully laminated interiors, pull-out adjustable shelves and concealed hinges
- Granite countertops
- General Electric Monogram Series appliance package including:
 - 36" gas cooktop
 - Built-in double oven
 - Built-in microwave
 - Multi-cycle dishwasher
- Refrigerator area pre-plumbed for automatic icemaker
- Recessed lighting throughout kitchen
- Under-cabinet fluorescent task lighting

Luxurious Master Suites

- Spacious dressing area with walk-in closet
- Hand-set 6"x6" ceramic tile pullman in a selection of colors
- Hand-set ceramic tile walls with walk-in shower, seat and tub in a selection of colors
- Beechwood cabinetry with caramel glaze stain
- Vanity
- Double-sided mirrored inset panel at master closets

Personal Options

- Upgraded cabinetry
- Glass panels in cabinets at certain locations
- Upgraded General Electric kitchen appliances
- Wine refrigerator
- General Electric washer and dryer
- Tile upgrades for kitchen and bath countertops
- Upgraded flooring options
- Upgraded stair options
- Classic French doors
- Charming window treatments
- Security system, intercom and entry video system
- Surround sound home theater system
- Upgraded plumbing fixtures
- Spa tub in master bath
- Reverse Osmosis water system
- Cedar lined master closet
- Closet and garage organizers
- Mirrored wardrobe doors
- Entry doors with glass inserts at certain locations
- High speed data wiring
- Arched interior doors

Community Amenities

- Pool, spa & recreation center
- Parks
- Tot lot

Please see your New Home Counselor for an additional list of options available to customize your home.

August 2001. In our continuing efforts to meet consumer expectations, John Laing Homes reserves the right to modify floorplans, features, specifications, maps and prices without notice. Special wall and window treatments, upgraded floor coverings, patio treatments and many other items found in and around the model homes are decorator suggested and are not included in the purchase price. All renderings, floorplans and maps are artists' conceptions and are not intended to be actual depictions. All square footages are approximate. As a resident of Southern Oaks Manor you will automatically become a member of the Homeowners Association which sees to the care of all community common