



Clayton
Park
Models



PMRV Owner's Manual

IMPORTANT

1. Type or clearly print the information required on the registration card.
2. Your retail dealer is required to remove the card, complete the card with information provided by you, then mail it to us. The card is pre-addressed and does not require postage. **The card should be completed and mailed as soon as possible after you take possession of your Park Model.**
3. This information makes it easier to identify you and to verify that you are eligible to receive warranty service.

ITEMS NOT HAVING REGISTRATION CARDS

The following items do not have Owner Registration cards from the manufacturer: beds, bed frames, headboards, dinette table and chairs, end tables, lamps, sofa, chairs, draperies, chests, and dressers. Any damage or defects on these items must be reported upon inspection and acceptance for they will be considered to have occurred AFTER the customer's acceptance. These items are not covered by warranty.

Keep this booklet with your Park Model. To help assure your protection, the manufacturer of your Park Model needs the information that these cards, when completed and mailed, will supply. If you bought your Park Model from a dealer, please be sure that your dealer has completed and mailed a card for you.

If you acquired your Park Model from someone who is not a dealer, you should promptly fill out and send a card to the manufacturer. It is important that you keep this booklet and give it to any person who buys the Park Model from you.

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Date: 07/20/2017

Owner

ORIGINAL OWNER REGISTRATION CARD

Retailer

First Name _____ Last Name _____

 Mailing Address _____

 City _____ State _____ Zip _____
 ()
 Home Phone _____
 ()
 Work/Other Residence _____

Company Name _____ Salesperson Name _____

 Address _____

 City _____ State _____ Zip _____
 ()
 Phone _____

 Date of Delivery or Occupancy _____

 Park Model Financed By _____ Paid Cash

MFG. ENTRY

IMPORTANT Affix Label or Hand Print

Plant Name and # Brand Name

Manufacturer Information

Mfg. Date

Model # Serial # Retailer #

[INSERT FACTORY IDENTIFICATION INFORMATION]

Owner

2ND OWNER REGISTRATION CARD

Retailer

First Name _____ Last Name _____

 Mailing Address _____

 City _____ State _____ Zip _____
 ()
 Home Phone _____
 ()
 Work/Other Residence _____

Company Name _____ Salesperson Name _____

 Address _____

 City _____ State _____ Zip _____
 ()
 Phone _____

 Date of Delivery or Occupancy _____

 Park Model Financed By _____ Paid Cash

MFG. ENTRY

IMPORTANT Affix Label or Hand Print

Plant Name and # Brand Name

Manufacturer Information

Mfg. Date

Model # Serial # Retailer #

[INSERT FACTORY IDENTIFICATION INFORMATION]

Owner

3RD OWNER REGISTRATION CARD

Retailer

First Name _____ Last Name _____

 Mailing Address _____

 City _____ State _____ Zip _____
 ()
 Home Phone _____
 ()
 Work/Other Residence _____

Company Name _____ Salesperson Name _____

 Address _____

 City _____ State _____ Zip _____
 ()
 Phone _____

 Date of Delivery or Occupancy _____

 Park Model Financed By _____ Paid Cash

MFG. ENTRY

IMPORTANT Affix Label or Hand Print

Plant Name and # Brand Name

Manufacturer Information

Mfg. Date

Model # Serial # Retailer #

DEAR NEW PARK MODEL OWNER:

Your Owner's Manual will help you learn about your new Park Model and how to enjoy all of its features. Your Park Model needs special care to preserve it and keep it in good working order. This Owner's Manual has been prepared to help you meet your responsibilities and to explain the main areas of your Park Model that should receive regular attention.

So, welcome to our growing family. We wish you many happy years in your new Park Model.

Remember, we're here when you need us.

If you have a question that is not covered in this Owner's Manual or need further assistance, do not hesitate to contact us.

Sincerely ,
Clayton Tiny Homes

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If the Manufacturer has not resolved your problems within a reasonable time period, then contact the Customer Advocacy Department either by mail, telephone, or e-mail:

Customer Advocacy Department
5000 Clayton Road
Maryville, Tennessee 37804
1-877-264-2812
CAT@claytonhomes.com

You can also find the address of the Manufacturer of the Home on either the front of your Homeowner's Manual or the Data Plate located in your Home. To learn more about the Data Plate, see page 20 of this Homeowner's Manual.

BY SUBMITTING A WARRANTY SERVICE REQUEST YOU CONSENT TO RECEIVE AUTOMATED SMS TEXT MESSAGE COMMUNICATIONS FROM THE MANUFACTURER AND ITS AFFILIATES AND AGENTS FOR THE PURPOSE OF SCHEDULING, CONFIRMING, AND OTHERWISE FACILITATING THE WARRANTY SERVICE TRANSACTION.

Warranted repairs or replacement will be completed within a reasonable time or the time required by applicable law. The time required for repair or replacement will depend upon the availability of parts or labor, the accessibility of the Home, the weather or the season of the year, and other factors outside of the Manufacturer's control. Repair work performed under this Limited Warranty is warranted under the same terms and conditions of this Limited Warranty until the end of the Warranty Period or the time provided by applicable law, whichever is longer.

SUBJECT TO APPLICABLE LAW, THIS LIMITED WARRANTY PROVIDES YOUR EXCLUSIVE REMEDIES.

TO THE EXTENT ALLOWED BY LAW, THE MANUFACTURER EXPRESSLY DISCLAIMS ANY IMPLIED WARRANTIES OF ANY KIND OR NATURE, INCLUDING THE IMPLIED WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, AND HABITABILITY.

ANY IMPLIED WARRANTY CREATED BY LAW IS LIMITED IN DURATION TO THE TERM OF THE WARRANTY PERIOD UNLESS A DIFFERENT PERIOD IS PROVIDED BY LAW. SOME STATES DO NOT ALLOW LIMITATIONS ON HOW LONG AN IMPLIED WARRANTY LASTS, SO THE ABOVE LIMITATION MAY NOT APPLY TO YOU.

THE MANUFACTURER SHALL HAVE NO LIABILITY TO THE ORIGINAL PURCHASER OR ANY OTHER PERSON FOR ANY INCIDENTAL OR CONSEQUENTIAL DAMAGES, INCLUDING ECONOMIC LOSS OR EXTRA EXPENSE INCURRED. Incidental and consequential

damages are damages you may suffer as a result of a Defect. For example, the following are incidental or consequential damages and are NOT covered by this Limited Warranty:

- Lodging, meals, or other travel costs;
- Loss of Home use;
- Payment for loss of time or pay;
- State or local taxes required on warranty repair;
- Storage.

This disclaimer and exclusion shall apply even if the express limited warranty set forth herein fails of its essential purpose.

SOME STATES DO NOT ALLOW THE EXCLUSION OR LIMITATION OF INCIDENTAL OR CONSEQUENTIAL DAMAGES, SO THE ABOVE LIMITATION OR EXCLUSION MAY NOT APPLY TO YOU.

THE ONE YEAR LIMITED WARRANTY DOES NOT COVER THE FOLLOWING:

1. Defects or damages resulting, in whole or in part, from:
 - (a) Movement of the Home from the site where it was originally installed;
 - (b) Improper transportation or storage of the Home, unless such Defect or damage results from improper transportation or storage by the Manufacturer;
 - (c) Improper installation of the Home, including but not limited to:
 - Improper leveling or re-leveling;
 - Improper perimeter blocking;
 - Improper connection(s) of a multi-section Home;
 - Improper connection(s) of plumbing, electrical, or HVAC "cross-overs," connections, wiring, and components;
 - Any failure to comply with the Manufacturer's Installation Manual or applicable code governing installation.
 - (d) Settling of the Home or shifting soil conditions.
 - (e) Inadequate drainage from beneath the Home or exposure to ground moisture.
 - (f) Any structures attached to the Home, including but not limited to decks, porches, and awnings.
 - (g) Alteration or modification of the Home.

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- (h) Abuse, misuse, negligence, accident, theft, vandalism, natural disasters or acts of God.
 - (i) Condensation, mold, and mildew.
 - (j) Moisture related damage arising out of or relating to:
 - Inadequate homeowner maintenance or homeowner neglect.
 - The Home's proximity to streams, creeks, oceans, and rivers.
 - Improper drainage causing water to flow or accumulate under the Home.
 - Non-vented skirting.
 - Operating a greenhouse within the Home.
 - (k) The use of fixed or portable kerosene, LPG, natural gas or other forms of fuel-burning unvented heater(s) or unvented gas logs in the Home.
 - (l) Discoloration, soot, or smoke damage caused by smoking or use of candles or open flame in the Home.
 - (m) Normal deterioration due to wear or exposure.
 - (n) Wear and tear in stock and display Homes.
 - (o) Lack of maintenance. Please refer to this Homeowner's Manual for information regarding maintenance your Home requires.
 - (p) An oversized air conditioning system. Contact your retailer or Manufacturer for information concerning the proper method for right-sizing a system for your Home.
 - (q) Use of room/window air-conditioners.
 - (r) Failure to comply with instructions contained in the Homeowner's Manual or the Manufacturer's Installation Manual or installation instructions.
 - (s) Heavy furniture, artwork, appliances, or other items that exceed the Home's structural capacity, including but not limited to: safes, tanks, chests, sculptures, aquariums, or freezers.
2. Any Home used in whole or in part for commercial or industrial purposes (other than a community or park owner/operator that will solely rent the Home to tenants).
- 3. Claims, demands, or liabilities arising out of the leasing of the Home.
 - 4. Subject to applicable law, any item manufactured or installed by a third party, including appliances or accessories; provided that if the Manufacturer installed an item manufactured by a third party, this Limited Warranty will cover Defects resulting from improper installation.
 - 5. Any Home installed or located outside the continental United States.
 - 6. Expenses incurred to repair the Home that are not approved by the Manufacturer in advance.
 - 7. Damage to personal property other than the Home.
 - 8. Shadows in the ceiling due to mud texture buildup at ceiling joints.
 - 9. Roof rumble and other roof noises on a Home equipped with a metal roof.
 - 10. Frozen pipes.
 - 11. "Hammer pipe" or other noises emitting from plumbing pipes which do not result in a Defect or damage to the Home.
 - 12. On Homes with hinged roofs, the exposed surface of the shingle tabs may vary in the runs of shingles at the hinged area (usually three to four courses).
 - 13. Cosmetic damage and imperfections. Even though cosmetic damage and imperfections are not covered by the Limited Warranty, should cosmetic damage or imperfections be present at the time the Home is delivered to the Original Purchaser, the Manufacturer will repair or cause the replacement of such cosmetic damage or imperfection provided you give the Manufacturer written notice of such cosmetic damage or imperfection within thirty (30) days of the date when the Home was installed. The Manufacturer will not any repair cosmetic damage that has not been set forth in a written notice received within thirty (30) days of the date when the Home was installed. Cosmetic damage and imperfections include but are not limited to:
 - (a) Broken, missing or loose trim or gaps in trim;
 - (b) Dents, gouges, scratches, or scuffs in vinyl floor coverings, walls, doors, cabinets, moldings, countertops, appliances, or plumbing fixtures, including toilet seats, shower stalls and tubs;
 - (c) Minor drywall and ceiling cracks;
 - (d) Visible floor decking seams in areas with roll goods or tile floor coverings;

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- (e) Broken, chipped or scratched glass, mirrors, or electrical cover plates;
- (f) Stains, cuts and/or tears in and on carpets, floor coverings, and window treatments;
- (g) Damaged or stained hardware (such as door pulls, knobs, towel bars, etc.), shower doors, exterior siding, trim or shutters;
- (h) Torn or damaged window screens or shower curtains.

14. Special notes:

- (a) In cases where vinyl floor coverings have to be replaced due to damage, only the floor covering in the room affected will be changed. Tile bar(s) will be used at doorways or other room transitions. Additionally, quarter-round molding may be used around the perimeter of the room as a result of the floor covering change.
- (b) It is not uncommon for exterior vinyl siding to expand during periods of extreme heat, which can create a wavy look to the exterior of the Home. As the heat dissipates, so will this issue.

THE MANUFACTURER IS NOT RESPONSIBLE FOR ANY UNDERTAKING, REPRESENTATION, OR WARRANTY MADE BY ANYONE OTHER THAN THE MANUFACTURER.

IN THE EVENT ANY PROVISION OF THIS LIMITED WARRANTY IS FOUND TO BE UNENFORCEABLE FOR ANY REASON, THE REMAINING PROVISIONS SHALL BE ENFORCEABLE TO THE FULLEST EXTENT PERMITTED BY LAW.

THIS HOME MAY HAVE SUFFERED DAMAGE DURING PRODUCTION, TRANSIT, OR WHILE UNDER THE CONTROL OF OR IN THE POSSESSION OF THE DEALER, AND REPAIRS MAY HAVE BEEN MADE PRIOR TO SALE.

The Manufacturer will undertake all actions that it is ordered to undertake by state or federal agencies regarding your Home.

This One Year Limited Warranty and Binding Dispute Resolution Agreement is and shall be interpreted as one agreement.

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The Manufacturer will undertake all actions that it is ordered to undertake by state or federal agencies regarding your Park Model. However, any such actions shall not in any way broaden the scope or applicability of this Limited Warranty.

BINDING DISPUTE RESOLUTION AGREEMENT

The Parties (defined below) agree to resolve all disputes pursuant to the terms of this Binding Dispute Resolution Agreement (the "Agreement"). This Agreement is intended to apply to the Original Purchaser; Manufacturer (including its subsidiaries) and their/its agents, assignees, successors in interest, and employees, as well as to certain Beneficiaries of this Agreement, as defined below. This Agreement supplements any and all other Agreements between Original Purchaser and Manufacturer related to the Park Model. Original Purchaser and Manufacturer agree that this Agreement also applies to and governs the rights of intended beneficiaries of this Agreement, including (i) any retail dealership involved in the sale, transport and/or installation of the Park Model (ii) any contractor, subcontractor, vendor and supplier (whether one or more) involved with the sale, transport and/or installation of the Park Model; (iii) any person who has an ownership interest in the Park Model; and (iv) any person who resides at the Park Model or whose claims arise from that person's use of the Park Model (collectively, "Beneficiaries"). The Original Purchaser, Manufacturer (including subsidiaries) and Beneficiaries are sometimes referred to herein as "Party" or "Parties."

A. Scope of the Agreement: This Agreement applies to all pre-existing, present, or future disputes, claims, controversies, grievances, and causes of action against Manufacturer, including, but not limited to, common law claims, contract and warranty claims, tort claims, statutory claims, administrative law claims, and any other matter in question, not otherwise excepted herein, arising out of or relating to the Park Model, including, but not limited to, (i) the limited warranty provided with the Park Model, (ii) any events leading up to the purchase of the Park Model, (iii) the Beneficiaries' work and materials related to the Park Model, and (iv) the interpretation, scope, validity, and enforceability of the any documents related to the Original Purchaser's loan, including insurance, or the improvements to the Park Model (collectively referred to as the "Claim" or "Claims"). Notwithstanding anything herein to the contrary, the jurisdiction of the Arbitrator, including objections with respect to the existence, scope, and validity of this Agreement, shall be determined solely by a court of competent jurisdiction and not by the Arbitrator. The Parties agree that Claims must be brought on an individual

basis and not on a representative basis as a class action, which involves the aggregation of similar individual Claims of Original Purchaser, Beneficiaries, and/or other persons into a single proceeding. The Parties expressly agree not to arbitrate any Claims as a class action, a representative action, a collective action, or a private attorney-general action.

B. Agreement to Mediate: All Claims that cannot be settled through direct discussions and negotiation shall be submitted first to mediation with a mutually agreeable mediator ("Mediation"). If the Parties cannot agree on a mediator within a reasonable time, then the Mediation shall be administered by the American Arbitration Association ("AAA") under its Home Construction Rules (the "Rules") and the applicable AAA Mediation Procedures in effect at the time Mediation is requested. A copy of the Rules may be obtained, free of charge, from AAA, on the internet at www.adr.org, by calling 800-778-7879, or by writing to American Arbitration Association, 120 Broadway, New York, NY 10005. The Parties agree to mediate in good faith. The Parties agree that information exchanged in the Mediation shall be held confidentially. The requirement of formally filing a Claim with a tribunal, to satisfy an applicable statute of limitations, shall be tolled during the mediation process, with said tolling period to begin on the date that any Party notifies the other(s) in writing of its intent to mediate (either through a mutually agreeable mediator or the AAA). The tolling period shall end on the date that either Party notifies the other in writing following mediation that the Parties have reached an impasse. In the event the Parties are not successful in resolving their dispute in mediation, then the Parties agree to submit their Claims to binding arbitration. Mediation of Claims is a mandatory condition precedent to arbitration or a court proceeding. An agreement to resolve the Claims in mediation shall be enforceable in any court having jurisdiction thereof.

C. Agreement to Arbitrate: The Parties agree to mandatory, binding arbitration ("Arbitration") of all Claims that are not resolved in Mediation. Arbitration is a process in which a neutral arbitrator decides a dispute instead of a judge or jury. Each side has an opportunity to present evidence to the Arbitrator, both in writing and through witnesses. Arbitration proceedings are less formal than court trials. Other rights that the Parties have in court may not be available in Arbitration. The information that can be obtained in discovery from each other or from third persons in Arbitration is generally more limited than in a lawsuit. An arbitrator will decide the case by issuing a written decision called an "award."

D. Conducting Arbitration: Any Party to this Agreement may commence arbitration at any time following

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Mediation, subject to applicable statute of limitations and section "C." of this Agreement. The Arbitration shall be governed by and conducted under: (a) the Federal Arbitration Act, 9 U.S.C. § 1, *et seq.*, and to the extent not otherwise preempted by the FAA, by applicable state laws, including common law; (b) this Agreement; and (c) the Rules. The Parties acknowledge and agree that the Park Model was constructed with component parts manufactured outside of the state where the Park Model was manufactured and that the manufacture, transportation, sale, and use thereof has been and will continue to be regulated by the laws of the United States of America and involves and affects interstate commerce. The Parties further recognize that the Park Model is regulated by the laws of the United States of America and involves and affects interstate commerce. To commence arbitration, a Party must submit the dispute to AAA via mail, fax, or through AAA's WebFile Service. If the terms of this Agreement and the Rules conflict, then the terms of this Agreement shall control to the extent of the conflict. The Arbitration will be conducted by a single person (the "Arbitrator"). The Arbitrator shall be impartial, and his or her conduct shall be governed by the most current Code of Ethics for Arbitrators in Commercial Disputes, promulgated by the AAA and the American Bar Association. The Parties agree that any Arbitration commenced under this Agreement shall be administered under the regular procedures set forth in the Rules, as opposed to under any expedited procedures that might now or in the future exist. The Parties agree to an in-person/live hearing and do not agree to a document only/desk arbitration. At the election of the Parties (and at the expense of the electing Party or Parties), the Arbitration may be recorded and transcribed by a court reporter. Judgment upon the award rendered may be entered in any court having jurisdiction over the Parties to the award. The Parties agree that information exchanged in the Arbitration shall be held confidentially and shall not be used in other arbitrations or court proceedings. Except as may be required by law, neither a Party nor an Arbitrator may disclose the existence, content, or results of any arbitration hereunder without the prior written consent of all Parties. All statutes of limitation that would otherwise apply to Claims in a judicial action shall apply to the Arbitration of Claims under this Agreement. The Arbitrator shall apply applicable substantive law and shall honor assertions of privilege recognized at law and consider defenses that a court could consider. With respect to any award for punitive damages, the Arbitrator may award punitive damages only under circumstances where a court of competent jurisdiction could award such damages. In awarding punitive damages, the Arbitrator must abide by all applicable state and federal laws regarding the amount of such damages, and the Arbitrator must state the precise amount of any punitive damages award. Before the award becomes final, the Arbitrator must also conduct a post-

award review of any punitive damages, allowing the Parties the same procedural rights and using the same standards and guidelines that would apply in a judicial proceeding in the state where the Arbitration is located. Any ruling based on this post-award review must be set forth in writing with a reasoned explanation. The Arbitrator shall not have the power to depart from substantive law, including due process principles, in connection with an award. The Arbitrator's findings, reasoning, decision, and award shall be set forth in a detailed writing and must be based upon the laws governing this Agreement.

Except as expressly provided in section "J." of this Agreement, any Claim or counterclaim (including compulsory or permissive under law) of a Party must be made in the Arbitration, and the failure to bring such Claim or counterclaim shall constitute a waiver of and a bar to bringing such Claim or counterclaim in a later Arbitration or action in court.

If Original Purchaser or Beneficiaries have Claims against others (each, a "Third Party") related to or arising from Claims against the Manufacturer (each, a "Related Claim"), then the Parties agree to consolidate the Arbitration of such Claims against Manufacturer, brought on an individual basis, with the Arbitration of any and all Related Claims, brought on an individual basis, into one Arbitration to be governed by this Agreement, *provided, however*, that the Third Party must agree to be joined in the Arbitration of the Related Claims under this Agreement. The claims of Third Parties are not subject to the mandatory Mediation requirement set forth in section "B." above. If any Third Party does not agree to be joined in the Arbitration of its Related Claim, then Arbitration under this Agreement shall proceed without that Third Party. Original Purchaser and Beneficiaries agree not to arbitrate any Related Claims as a class action, a representative action, a collective action, or a private attorney-general action. The consolidation of these Related Claims will be administered by the Arbitrator initially selected as described in this section "D."

E. Fees and Costs: The fees and costs imposed by the Arbitration Administrator associated with the Arbitration, including the Arbitrator's fees, shall be paid in accordance with the Rules and this Agreement. Original Purchaser and Beneficiaries may request that the Arbitration Administrator reduce or waive Original Purchaser's and Beneficiaries' fees or that Manufacturer voluntarily pay an additional share of the fees and costs (however, such request does not obligate Manufacturer to do so), based upon Original Purchaser's and Beneficiaries' financial circumstances or the nature of such Claim. Unless inconsistent with applicable law or the Rules, the Parties will pay for their own costs incurred in connection with the Arbitration (including fees and/or expenses of their

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own attorneys, experts, and witnesses), regardless of which Party prevails in the Arbitration.

F. Location: The Arbitration will be conducted, in one or more hearings, at a place within the federal judicial district where Original Purchaser's physical address is located, or in the federal judicial district within which a lawsuit between the Parties is pending and in which a motion to compel arbitration is made, or at any other place mutually acceptable to the Parties. If the Parties agree, then all or a portion of the Arbitration may be conducted by telephone conference. If the Parties cannot agree on the location of the Arbitration, then the Arbitrator shall have the power to decide where the Arbitration will be conducted.

G. Collective Actions Waiver: The Parties expressly waive the right to participate as a representative or member in a class action, a representative action, a collective action, a private attorney-general action, or otherwise join the Parties' Claims with those of any other person. The Parties agree that if the above limitation on proceedings is deemed to be unenforceable or interpreted to not prevent a collective or class action, then such collective or class action shall proceed in a court of law and not in arbitration.

H. Joinder of Arbitrations: Except as provided expressly in section "D." of this Agreement with respect to the Arbitration of Original Purchaser's and Beneficiaries' individual Related Claims, the Parties agree to waive any right to consolidate or join any individual arbitration with the arbitration of others.

I. Enforcement and Appeal of Award: The award and judgment by the Arbitrator shall be final, binding, and enforceable in any court having jurisdiction over the Parties. The Arbitrator's decision may be judicially reviewed on all grounds set forth in 9 U.S.C. § 10 and other applicable state law. Once final, an award may be enforced as a court judgment in accordance with federal or state law.

J. Exceptions: The Parties expressly agree that this Arbitration Agreement does not apply to any Claims where the amount in controversy is less than the jurisdictional limit of the small claims court in the jurisdiction where Original Purchaser resides, *provided, however*, that the Parties agree that any such small claims Claim may only be brought on an individual basis and not as a class action. Bringing a court proceeding described in this section "J.", however, shall not be a waiver of any Party's right to compel Arbitration of any other Claims.

K. Severability: If it is determined that any paragraph or provision in this Agreement (with the

exception of the Collective Actions Waiver in section "G") is illegal, invalid, or unenforceable, such illegality, invalidity, or unenforceability shall not affect the other paragraphs and provisions of this Agreement, and the remainder of this Agreement shall continue in full force and effect as if the severed paragraph or provision had not been included. Notwithstanding this severability provision or any other provision this Agreement, if a court of competent jurisdiction determines the Collective Actions Waiver in section "G." to be illegal, invalid, unenforceable, or not to prevent any of the actions set forth in section "G.", then the Parties agree that such waiver shall not be severed and that this Agreement shall be void in its entirety.

L. Rules of Construction: If there is a disagreement on the interpretation of this Agreement, this Agreement shall be construed to require Mediation and Arbitration, rather than to defeat them, except for any disputes arising out of class actions, representative actions, collective actions, and private attorney-general actions, which the Parties agree not to mediate or arbitrate. The Parties waive the rule of construction that requires a tribunal to construe a vague or ambiguous provision against the drafting party. To the extent Original Purchaser is subject to any other dispute resolution agreement with others, then this Agreement controls to the extent the other agreement and this Agreement are inconsistent.

M. Entire Agreement: This Agreement encompasses the entire agreement of the Parties with respect to the subject matter of this Agreement and supersedes all previous understandings and agreements between the Parties, whether oral or written.

N. Court Waiver: For Claims subject to the terms of section "A.", the Parties hereby expressly and irrevocably waive any right to a trial by judge or jury. This waiver will remain enforceable even if any portion of this Agreement is otherwise found to be unenforceable. The Parties agree that this waiver is made knowingly, willingly, and voluntarily. This waiver does not apply to Claims filed in small claims court, pursuant to the provisions of section "J".

O. NOTICE: ORIGINAL PURCHASER UNDERSTANDS THAT THIS DISPUTE RESOLUTION AGREEMENT IS AN IMPORTANT AGREEMENT AND THAT THE TERMS OF THIS AGREEMENT AFFECT ORIGINAL PURCHASER'S LEGAL RIGHTS. ORIGINAL PURCHASER ACKNOWLEDGES THAT ORIGINAL PURCHASER HAS READ, UNDERSTANDS, AND AGREES TO BE BOUND BY THIS AGREEMENT. ORIGINAL PURCHASER AND MANUFACTURER FURTHER INTEND TO DIRECTLY BENEFIT AND BIND ALL BENEFICIARIES TO THIS AGREEMENT. IF

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ORIGINAL PURCHASER DOES NOT UNDERSTAND ANY OF THE TERMS OR PROVISIONS OF THIS AGREEMENT, INCLUDING ADVANTAGES OR DISADVANTAGES OF ARBITRATION, THEN ORIGINAL PURCHASER SHOULD SEEK INDEPENDENT LEGAL ADVICE BEFORE PURCHASING THE PARK MODEL. THE PARTIES HEREBY WAIVE THEIR RIGHTS, IF ANY, TO TRIAL BY JUDGE OR JURY, WHERE APPLICABLE. THE PARTIES HAVE ENTERED INTO THIS AGREEMENT KNOWINGLY, WILLINGLY, AND VOLUNTARILY.

GENERAL INFORMATION

Your Park Model has been designed only for recreational use, and not for use as a primary residence or for permanent occupancy. You are solely responsible for the site selection for your Park Model and ensuring that its location and transportation complies with all local laws, rules, regulations and codes, including, but not limited to, building codes and zoning regulations. .

This section of the Owner's Manual will familiarize you with general information about your Park Model's systems, including safety and security considerations.

Electric Power Supply

Like most modern dwellings, the electrical system of a Park Model likely must comply with the applicable section of the National Electrical Code. Your Park Model is likely equipped with at least a 50-ampere electrical system. In addition, the applicable building code may have other requirements concerning the electrical system that are intended to make your Park Model safe and durable.

CAUTION: Only a qualified electrician should be employed to handle the electrical installation or repair of your Park Model. The employment of a certified or licensed electrician familiar with any electrical requirements that are applicable to your Park Model, is recommended. Inexperienced or unqualified personnel might cause serious or fatal accidents and damage to the Park Model or appliances

Before moving your Park Model to the intended Park Model site, check to see that the electric power supply meets the needs of your Park Model. If you add electrical appliances (both major and hand appliances), be sure your wiring is adequate to supply the new appliance with electricity.

Grounding Systems

For the protection of its occupants, it is vital that the Park Model be properly grounded whenever it is connected to a source of electrical power. For this reason, all major appliances, electrical equipment and metal parts are grounded for your safety.

The ONLY safe and approved method of grounding the Park Model is through an electrically isolated grounding bar located on the electrical distribution panel. This bar bonds all non-current carrying metal parts of the Park Model for grounding to a single point. Your electrical installer should know the proper method of installation to conform to the National Electrical Code. (See applicable installation instructions for guidance.)

Your electrical system is grounded and is protected by circuit breakers located in the electrical service panel box. Branch circuits are usually grouped for convenience and are labeled for easy identification.

One or more 20-ampere, 115-volt circuits are provided for areas lights, outlets and fixed appliances. Other general purpose outlets throughout the Park Model are on 15-ampere circuits. Bathroom and certain kitchen and outdoor outlets are protected by Ground Fault Current Interrupters (GFCI).

If heating or other appliances in your Park Model require 230-volt circuits, these circuits will have separate breakers and are clearly identified.

If circuit overloads or shorts occur, then the breaker will "trip," and the circuit will be disconnected. After the fault is corrected, restore power to the circuit by resetting the breaker.

See the Troubleshooting Guide for more information at the back of this manual.

Gas Supply System

Gas may supply fuel for a number of Park Model appliances such as the water heater, furnace, oven, range, or others.

The Owner should never attempt to repair the gas lines in the Park Model. In most areas the local gas company will service the gas system

Your appliances may use either LP gas or natural gas. Conversion from one gas type to another must be undertaken by a licensed professional.

A warning label has been located in a visible location. This label reads:

⚠ WARNING ⚠
<ul style="list-style-type: none"> • Do not place propane cylinders inside the Park Model. • Propane cylinders are equipped with safety devices that relieve excessive pressure by discharging propane to the atmosphere • Propane gas is highly flammable. • May lead to a fire or explosion and result in death or serious injury.

A warning label has been located near the cooking appliances. This label reads:

⚠ DANGER ⚠
<ul style="list-style-type: none"> • Do not use gas cooking appliances for comfort heating. • May lead to carbon monoxide poisoning

which can lead to death or serious injury.

⚠ WARNING ⚠

- Gas cooking appliances need fresh air for safe operation.
- Before operating:
 - Open vents or windows slightly or turn on exhaust fan prior to using cooking appliance.
- Gas flames consume oxygen which must be replaced to ensure proper combustion.
- Improper use may result in death or serious injury.

A warning label has been located near the LP-Gas container location. This label reads:

⚠ WARNING ⚠

- Do not fill propane container(s) to more than 80 percent of capacity.
- A properly filled container contains approximately 80 percent of its volume as liquid propane.
- Overfilling propane container(s) can result in uncontrolled propane flow, which could lead to a fire or explosion and result in death or serious injury.

WARNING: Portable fuel-burning equipment, including wood and charcoal grills and stoves, shall not be used inside the Park Model. The use of the equipment inside the Park Model may cause fires or asphyxiation.

WARNING: Do not bring or store LP-Gas containers, gasoline or other flammable liquids inside the vehicle because a fire or explosion may result.

WARNING: The following label has been placed in the unit near the range area:

⚠ DANGER ⚠

IF YOU SMELL GAS

1. Extinguish any open flames, pilot lights, and all smoking materials.
2. Shut off the gas supply at the tank valve(s) or gas supply connection.
3. Do not touch electrical switches.
4. Open doors and other ventilating openings.
5. Leave the area until odor clears.
6. Have the gas system checked and leakage source corrected before using again.

Ignition of flammable vapors could lead to a fire or

explosion and result in death or serious injury.

LP-Gas regulators must always be installed with the diaphragm vent facing downward.

Regulators that are not in compartments have been equipped with a protective cover. Make sure the regulator vent faces downward and the cover is kept in place to minimize vent blockage, which could result in excessive gas pressure causing fire or explosion.

The following shall be located at or near each gas supply connection:

⚠ WARNING ⚠

- This propane piping system is designed for use with propane only.
- Do not connect natural gas to this system.
- Securely cap inlet when not connected for use.
- When connection to site outlet, use a listed gas supply connector rated at:
 - 100,000 BTUH or more
 - 250,000 BTUH
- Before turning on propane, make certain all gas connections have been made tight, all appliance valves are turned off, and any unconnected outlets are capped.
- After turning on propane, except after normal cylinder replacement, test propane piping and connections to appliances for leakage with soapy water or bubble solution.
- Do not use products that contain ammonia or chlorine to test for leaks.
- Light all pilot lights.
- Failure to follow these warnings may lead to a fire or explosion, which could result in death or serious injury.

OR

⚠ WARNING ⚠

- This gas piping system is designed for use with either propane or natural gas.
- Before turning on gas be certain appliances are designed and arranged for the gas connected and are equipped with the correct orifices. (See each appliance instruction plate.)
- Securely cap inlet when not connected for use.
- When connection to site outlet, use a

listed gas supply connector rated at:

- 100,000 BTUH or more
- 250,000 BTUH
- Before turning on gas, make certain all gas connections have been made tight, all appliance valves are turned off, and any unconnected outlets are capped.
- After turning on gas, except after normal cylinder replacement, test gas piping and connections to appliances for leakage with soapy water or bubble solution.
- Do not use products that contain ammonia or chlorine to test for leaks.
- Light all pilot lights.
- Failure to follow these warnings may lead to a fire or explosion, which could result in death or serious injury.

Natural gas is provided through your local gas company to a standard fitting on the side of your unit. Have a qualified technician make and test this connection.

NOTE: When the floor, wall or roof systems are penetrated for installation of communication wires, such as telephone, television, etc., extreme care should be taken not to damage the structural, mechanical or electrical systems of the unit. If extreme caution is not observed, the action could result in bodily injury.

Direct any questions you may have to the retailer from whom the Park Model was purchased.

Do not make your own gas connections or hookups because this can be dangerous. Call a qualified gas technician. The entire gas system in your Park Model should be checked for leaks before gas is initially turned on. Proper gas pressure is important. Any considerable variation from the normal level will adversely affect the stability of the pilot light of the various appliances. Through your gas system can handle either natural or LP gas, make certain that proper sized orifice is installed to handle the specific type of gas being used. Should the smell of gas be detected, immediately extinguish any open flames and all smoking materials, shut off the main gas valve, do not touch electrical switches, open doors and other ventilating openings, leave area until the odor clears, contact the utility firm, and have it or another qualified technician to inspect your Park Model and make necessary repairs before using again.

NOTICE: When LP-Gas containers are not provided by the manufacturer and they are field installed at a later time, then the following requirements must be followed.

LP-Gas Systems.

Maximum Container Capacities. When LP-Gas containers are provided by the Park Model manufacturer, compliance with ANSI A119.5 sections 2-2.1 through 2-2.8.3 is the responsibility of the Park Model manufacturer.

When LP-Gas containers are not provided by the Park Model manufacturer, the manufacturer shall supply detailed instruction which specify materials, components, and installation methods necessary for field application of the LP-Gas supply system. These instructions shall be consistent with ANSI A119.5 sections 2-2.1 through 2-2.8.

When LP-Gas fuel utilization equipment is installed by the Park Model manufacturer, the vehicle shall be permitted to be provided with one but not more than three non-permanently mounted DOT or ASME containers having individual water capacities of 105 lb. (47.6 kg) maximum [approximately 45 lb. (20.4 kg) LP-Gas capacity].

Construction of LP-Gas Containers. Containers shall be constructed and marked in accordance with specifications for LP-Gas containers of the U.S. Department of Transportation (DOT).

Location of LP-Gas Containers

- (a) LP-Gas containers shall not be installed nor shall provisions be made for installing or storing any LP-Gas containers, even temporarily, inside any Park Model. Containers shall not be mounted on the exterior of the rear wall.

Exceptions: New LP-Gas DOT containers that have never contained LP-Gas, supplied as original equipment, may be transported inside the Park Model.

- (b) LP-Gas containers with their control valves shall be installed in compliance with one of the following:
1. In a recess or compartment, other than on the roof, that is vapor tight to the inside of the Park Model.
 2. Mounted on the tongue or A-frame and not lower than the bottom of the Park Model frame.

Securing of LP-Gas Containers. Containers shall be secured in place so they will not become dislodged when a load equal to eight times the container's filled weight is applied to the filled container's center of gravity in any direction.

Exception: If the containers are supplied with Park Model, but not installed, the Park Model Manufacturer shall

provide mounting instructions and the required materials with the Park Model (2-2.1).

LP-Gas Container Enclosures.

Ventilations of Compartments Containing LP-Gas Containers. Compartments shall be ventilated at or near the top and the extreme bottom to facilitate diffusion of vapors. The compartment shall be ventilated with at least two vents having an aggregate free area equal to at least 1 sq. in. for each 7 lb. (1 cm² per 500g) of the total LP-Gas fuel capacity of the container(s). The vents shall be equally distributed between the floor and ceiling of the compartment. If the lower vent is located in the access door or wall, the bottom edge of the vent shall be flush with the floor level of the compartment. The top vent shall be located in the access door or wall with the bottom of the vent within 12in. (305 mm) of the ceiling of the compartment. Vents shall have an unrestricted discharge to the outside atmosphere. Doors or panels providing access to valves shall not be equipped with locks or require special tools to open. The Park Model shall not be equipped with gasoline or diesel fuel storage, transfer or dispensing systems as identified in NFPA 1192 section 5.10, except as permitted under 2-3 and 2-5 of this standard.

Securing LP-Gas Container Housings. Doors, hoods, domes, housing (or portions of housings) and enclosures required to be removed or opened for replacement of containers shall incorporate means for clamping them firmly in place and to prevent them from working loose during transit. Hoods or housings covering valves shall not be equipped with locks or require special tools to open.

Fastenings for LP-Gas Containers in compartments. Container compartments or carriers shall be provided with hold down fastenings complying with 2-2.4 for as many containers as the carriers or compartments are capable of holding.

Elimination of Ignition Sources. LP-Gas containers shall not be installed in compartments or under hoods or housings that contain flammable or spark producing equipment.

LP-Gas Container Valves and Accessories.

Container devices, valves and gauges. Safety relief devices, container shutoff valves, automatic stop-fill devices, back-flow check valves, internal valves, excess-flow check valves, liquid-level gauges, pressure gauges and pressure regulators shall be listed.

Location of Container devices. Pressure regulators, pressure gauges, containers shut-off valves and liquid-level gauges shall be located as to be accessible and visible for servicing and operation, as applicable.

Valves for Multiple LP-Gas Container Assembly Systems. Valves in a multiple LP-Gas container assembly system

shall be arranged so that replacement of containers can be made without shutting off the flow of gas to appliance(s).

NOTE: This provision is not to be construed as requiring an automatic changeover device.

Protection of LP-Gas Container Shutoff Valves. Container shutoff valves shall be protected as follows:

- (a) By setting into a recess of the container to prevent possibility of valve being stuck if container is dropped upon a flat surface, or
- (b) By a ventilated cap or collar, fastened to the container, capable of withstanding a blow from any direction equivalent to that of a 30lb (13.6 kg) weight dropped 4 ft. (1.2 m). Construction must be such that the blow will not be transmitted to the valve.

LP-Gas Regulators. Listed two-stage regulator(s) shall be supplied. Such regulator(s) shall have a capacity not less than the total input of all LP-Gas appliances installed in the Park Model. The regulator(s) shall be mounted only in a position downward within 45-degrees of vertical and the diaphragm area being drained. Regulators not installed in compartments shall be equipped with a durable cover designed to protect the regulator vent opening from sleet, snow, freezing rain, ice, mud, and wheel spray.

NOTE: Durable is to mean that the cover will not become brittle at temperatures as low as -40 degrees F.

IF the regulator is not mounted by the Manufacturer, instructions for proper installation shall be provided.

LP-Gas Flow Valves. Removable DOT type containers shall have furnished or installed a listed POL adapter with an integral listed excess flow valve.

LP-Gas Container and System Safety Devices.

LP-Gas Container Safety Relief Devices. DOT container shall be provided with safety relief devices as required by the regulations of the US Department of Transportation. ASME containers shall be provided with relief valves in accordance with paragraph 3-6.2.3(a)(4) of NFPA 58, Standard for storage and handling of liquefied petroleum gases. Safety relief valves shall have direct communication with the vapor space of the vessel.

Listed manual tank shut off valves (service valve) of ASME containers shall be equipped with an internal excess flow check valve designed to close automatically at rated flows of vapor specified by the manufacturer. Excess flow valves shall be designed with a bypass not to exceed a number 60-drill size opening to allow equalization of pressure.

Regulator Relieve Device. Final stage regulators shall be equipped on the low pressure side with one or both of the following:

- (a) A relief valve having a start-to-discharge pressure within the limits specified in UL 144, Standard for LP-Gas Regulators. This pressure relief valve shall limit outlet pressure of the second stage of a two stage system to 2.0 psi (14 kPa) when the regulator is 10.0 psi (69 kPa) or less as specified in UL 144.
- (b) A shutoff device that shuts the gas off at the inlet side when the downstream pressure reaches the over pressure limit specified in UL144. Such a device shall not open to permit flow of gas until it has been manual reset.

Discharge from LP-Gas Safety Relief Devices. Discharge from LP-Gas safety relief devices shall be located in accordance with the following:

- (a) Discharge outlets installed outside a Park Model shall be so located that the discharge from the safety relief device shall not be less than 3 feet (0.9mm) measured horizontally along the surface relief device of the unit from any of the following, located below the level of such discharge:
 - (1) Openings into the Park Model.
 - (2) Fuel-burning appliance intake and exhaust vents.

EXCEPTION: Unventilated compartment doors containing either door or body side seals, and entry doors not containing screens or openable windows below the level of the LP discharge outlet(s).

When the relief device outlets are located in a compartment vapor-tight to the Park Model interior, discharge from these devices shall be considered to be located at the compartment vents and shall meet the location requirements above.

LP-Gas System Design and Service Line Pressure.

LP-Gas System Design. Systems shall be of the vapor-withdrawal type.

LP-Gas Vapor Pressure Maximum. Vapor, at pressure not over 14 in. (3.49kpa) water column, shall be delivered from the system into the gas appliances supply connection.

EXCEPTION: A fuel burning appliance that operates at a pressure higher than 14 in. (3.40kpa) water column shall be acceptable provided it meets all of the following:

1. The appliance must provide for a separate fuel supply system or provide a means to prevent high pressure from entering the Park Model low pressure system.

2. The high pressure fuel system shall be located entirely on the exterior of the vehicle or in a compartment that is vapor-tight to the Park Model's interior.
3. Permanent exterior warning labels shall be attached to the appliance or appliance compartment at the fuel source in a visible 8¼" high letters indicating:
 - a) The operating pressure
 - b) Any special precautions to be taken while servicing, and
 - c) A statement warning against connecting the appliance to any other fuel system or that fuel system to another appliance.
4. The fuel system shall be tested at (6) times its working pressure, prior to its installation, and at its working pressure after installation.
5. A two-stage regulator system is not required for the high pressure system.
6. Labeled and listed for use at the specified operating pressure.

Mounting of LP-gas containers: Container openings for vapor withdrawal shall be located in the vapor space when the container is in service or shall be provided with a suitable permanent internal withdrawal tube which communicates with the vapor space in or near the highest point in the container when it is mounted in service position, with the vehicle on a level surface. Each container shall be permanently and legibly stamped to show the correct mounting position. Stamping shall be ¼ in (6 mm) minimum letter height. The method of mounting in place shall be such as to minimize the possibility of an incorrect positioning of the container.

IMPORTANT NOTICE

PORTABLE KEROSENE BURNING APPLIANCES EMIT 1.4 GALLONS OF WATER INTO THE AIR (IN THE FORM OF MOISTURE) FOR EVERY 1 GALLON OF KEROSENE BURNED. USE OF SUCH AN APPLIANCE WILL CREATE MOISTURE CONDENSATION PROBLEMS IN YOUR PARK MODEL AND WILL VOID YOUR WARRANTY. THE PARK MODEL MANUFACTURER CANNOT BE RESPONSIBLE FOR MOISTURE DAMAGES DUE TO THE USE OF A PORTABLE KEROSENE BURNING APPLIANCE.

Water Supply System

All water for use in your Park Model enters through one basic pipe system. The pipe riser is connected directly to the system, which has been installed in accordance with the specifications of any applicable building code.

A main water shut-off valve for the water system shall be installed at the inlet to the water supply system. This should be shut off if any break occurs in the water system. Also, individual shutoff valves are usually located at each sink and toilet. Using the individual shut-offs allows you to continue to use water in the rest of the Park Model.

A pressure regulator should be installed on your water line should fluctuations of water pressure exceed 80 psi.

The area under the pipes should be checked occasionally for signs of leakage.

The water supply line to the Park Model should be installed below the frost line. The entire pipe riser above the frost line should be insulated. There are a number of suitable insulating materials available with which to accomplish this. A thermostatically controlled electric heating element, generally referred to as a "heat tape," also may be used. The heat tape will turn on automatically to prevent freezing when needed and turn off automatically when not needed. Be sure that any heat tape installed on your water line is listed (approved) by a recognized testing laboratory.

NOTE: It is important that the manufacturer's instructions for heat tapes be followed to ensure that the tape provides the required protection without creating a safety hazard.

Drainage System

Your Park Model drainage system has been carefully designed and installed at the factory. There may be several drain dropouts that need to be interconnected on-site, according to the print provided with the Park Model, to accomplish a single outlet for connection to the septic tank or municipal sewer system. Your installer will provide the final connection to the sewer system at your Park Model site when your Park Model is installed.

Once this drain connection is complete, the drainage system works much like that of any other building.

The most likely problem you will ever encounter with your drain is clogging, usually caused by large objects placed into the sink or toilet drains. We do not recommend that you flush disposable diapers or similar objects down the toilets. We also do not recommend that food scraps be washed down the sink drain, unless they are processed through a garbage disposal. Grease, fats and oils may be a problem, especially if drain lines are exposed during cold weather.

Toilets today use low capacity, 1.6 gallon tanks. These use less water per flush, saving millions of gallons of water

each year. However, at times it may be necessary to flush more than once. This is normal and not necessarily an indication of a problem with the system.

If a stoppage occurs that cannot be cleared with a "plumber's helper" or a commercial drain cleaner, or if you have other drain problems, call your Park Model retailer or serviceman for assistance if within the applicable warranty period or call a local plumber.

NOTE: DO NOT use a heat tape on exposed drain lines.

Appliances

Your Park Model is equipped with brand name appliances and equipment. Manufacturers of each appliance provide owner's manuals and, possibly limited warranties for each appliance. Follow the appliance manufacturer's instructions for operation and maintenance. For other information and service, contact the appliance manufacturer's representative or authorized factory service center in your area.

Where gas is planned, all gas appliances should have the proper orifice and be adjusted properly. Your Park Model's electric system is equipped to handle all factory installed equipment provided. Should additional major appliances be desired, check with your local utility company or qualified electrician. Make certain that all your electrical appliances are properly grounded and that all fuel burning appliances are properly vented.

Your Park Model may be designed for the future installation of an electrical or gas clothes dryer. A venting system access through the floor or wall has been installed at the factory, and the complete installation should be in compliance with the appliance manufacturer's instructions. **CAUTION:** Do not allow your dryer vent to terminate under your Park Model. This may cause a build-up of flammable material under your Park Model, or it may cause excessive moisture to accumulate under your unit. See installation instruction for more information.

A dishwasher, microwave oven, garbage disposal, or other optional appliance may be provided with your Park Model. Operating instructions for factory installed optional appliance will be included with this manual, or will be with the appliance, if it is factory installed. If your dealer has installed these extra appliances, it may place the warranty and operating information in a different location. For convenience and safekeeping, you may wish to include this information, along with that for other appliances, in the package containing the manual.

Water Heater

All water heaters are equipped with temperature and pressure relief valves to prevent the build-up of dangerous temperatures or pressures. If it is necessary to install a new water heater in your Park Model in the future, be sure that a proper pressure and temperature relief valve is installed in the new heater, and that the discharge line extends, undiminished in size, so that it will discharge to the exterior of the Park Model. If a drain pan is installed, the drain pan piping shall discharge to the exterior of the Park Model.

CAUTION: If a water heater is installed in a closed water supply system, such as one having a back flow preventer, check valve, water meter with a check valve, etc., in the cold water supply, provisions must be made to control thermal expansion. Contact the water supplier or plumbing contractor on how to control this situation.

CAUTION: If replacement of a fuel burning (gas or oil) water heater becomes necessary, the replacement equipment must be listed or labeled for its uses. Consult the retailer or a licensed plumber if you have any questions.

WARNING: If your Park Model is equipped with an electric tank water heater, be sure it is filled with water before the circuit breaker is turned on. Otherwise, the heating element may be damaged.

Water heaters required very little care. Water heaters are equipped with thermostats to maintain the water at the desired temperature. The normal temperature setting is 120 degrees F. (A minimum of 140 degrees F setting is required for automatic dishwashers). They are also equipped with a temperature/pressure relief valve to prevent any danger should the thermostat fail. Your water heater and water heater closets must not be used as a storage space. Nothing may be stored in your water heater closet without creating a fire hazard.

A gas tank water heater should not be lit until it has been filled with water. Codes require that adequate combustion air be provided. This can be provided in various way including by a side intake air chute, a through-the-floor chute, or a louvered exterior access door to the water heater compartment. Under no circumstances should the air intake passages be blocked.

PARK MODEL SAFETY

Apart from the standard materials and construction techniques that make your Park Model safe, several safety devices and features have been included in its design.

Fire Safety

Smoke alarms have been installed in your Park Model. These alarms operate on both household current and by batteries. Instructions for operating and testing these devices are included in your Owner's Information Packet. You should locate and become familiar with these devices.

- Be sure that they are kept in top working condition by testing them frequently in accordance with the manufacturer's instructions.
- Emergency Exits: At least one exterior door and labeled bedroom windows have been designed for use as emergency exits. **DO NOT BLOCK THESE EXITS WITH FURNITURE OR STORED MATERIALS.** Learn the location of all doors and windows and how to operate them. As part of your Park Model emergency planning, develop and practice emergency procedures with your family.

Review your emergency exit procedures and teach each member of your family how to leave the Park Model as quickly and safely as possible. Conduct an occasional fire drill.

Smoke Alarm Label

WARNING

- Test smoke alarm operation after unit has been in storage and at least once per week during use.
- Failure to do so may result in death or serious injury.

Systems Safety

Electrical, plumbing and heating systems of your Park Model may be rendered unsafe through improper use or treatment, and hazards may result. Refer to the "Troubleshooting Guide" section of this Owner's Manual for ways to avoid such hazards. If these systems ever require service or modification, always consider how the modification or service will affect the system or other related systems. Replacement components always should be rated equal to or better than the original and must be compatible with other system components.

A gas shut-off valve is located adjacent to each appliance so that the gas flow to the appliance can be shut off for maintenance and repair. In case of an emergency, shut off the main gas supply to the Park Model.

Glass Safety

Safety glass has been installed in all exterior doors and other critical areas such as optional glass shower doors.

Wind Safety

Your applicable Manufacturer's installation instructions set forth detailed instructions on how to anchor your Park Model. In order for the Park Model to be secure against high winds, it shall be anchored to the ground. If your Park Model is not properly anchored, then it is highly susceptible to damage when high wind conditions occur. **Warning:** Your Park Model should not be transported or installed in severe weather, including high winds.

Maintaining Anchoring Systems

Tie-strap tensioning should be checked and adjusted when necessary to prevent damage to the Park Model from settling or other unforeseen movements (such as frost heave).

Installing Your Park Model

With your Park Model, you were provided with installation instructions, the contents of which are incorporated herein by reference, explaining the recommended procedures to be followed in setting up your Park Model. Local building codes and rules may require you to hire a registered engineer or architect to prepare a foundation plan for your Park Model. There is pertinent information in the installation instructions that you should become familiar with to assure yourself that your Park Model has been properly installed, including:

- (1) site preparation procedures:

Proper drainage prevents water build-up under your Park Model, which may cause shifting or settling of the foundation, dampness in the Park Model, damage to siding and bottom board, buckling or cracking of ceilings, walls and floors, and problems with the operation of doors and windows. Grade the Park Model site to permit water to drain away from the Park Model. Depending on the local landscape, ditches and culverts may be needed to drain surface runoff; if so, consult a registered engineer. Gutters and downspouts are also recommended to be installed to direct the runoff away from the Park Model. Gutters and downspouts should always be installed when rain water from the roof would otherwise splash onto decks and patios onto the Park Model or the Park Model's exterior doors.

Erosion control grasses and landscaping should be installed as soon as possible to protect surrounding areas from deterioration. This erosion control is your responsibility as an Owner. But, you need to make sure that any landscape changes you make now, or in the future, will not disrupt the foundation around your Park Model by causing water to dam and pool under your Park

Model. Large trees or other plants that have deep root structures, over time, can grow under the foundation of your Park Model, causing potential problems to all foundation types.

- (2) the type of foundation for which the Park Model was designed:
- (3) procedures for leveling the Park Model:
- (4) procedures for connecting the utilities:
- (5) anchoring procedures for wind safety.

In most instances, your Park Model retailer is responsible for arranging for delivery of the Park Model to your site and properly installing, or arranging for installation of the Park Model at the site. Consult with your retailer to obtain additional information concerning installation and anchoring services. Your Park Model should be professionally inspected after it is installed to assure that it has not been damaged in transit and is properly installed. If your Park Model is reinstalled after its original installation, it should be professionally inspected after it is reinstalled in order to ensure that it has not been damaged and is properly installed.

- (6) guidelines for the installation of a ground vapor barrier.

Unless stated otherwise in the installation instructions for your Park Model, we require that a polyethylene sheeting, or another type of moisture retarder be placed on the ground under your Park Model. This material is intended to reduce the movement of moisture. Repair any tears, gaps or holes in the vapor barrier. If you use the space under your Park Model for storage, place items carefully so the moisture retarder is not damaged. Use a minimum of six-mil polyethylene sheeting or its equivalent, cover the entire area under the Park Model with the sheeting and overlap it at least 12 inches at all joints.

- (7) information concerning proper installation of porches and decks.

Park Model Site

After your Park Model is properly installed, you will need to do periodic inspections or maintenance on the site and the Park Model installation.

Here are some things you should consider:

Your Park Model may have been installed with optional skirting that encloses the crawl space. In addition to enhancing your Park Model's beauty, the skirting reduces the movement of air under your Park Model and can significantly affect your heating and air conditioning needs. In climates with extreme winter temperatures, skirting will reduce the possibility of freeze-damaged plumbing.

The skirting must be vented to allow the dissipation of moisture from the ground. If the vents are not provided or are blocked, moisture may build up under your Park Model and, over time, cause damage to structural components. Be sure to check your skirting at least yearly. Make sure vents are not blocked.

Skirting, if used, shall be of durable materials suitable for exterior exposures. Skirting must not be attached in a manner that can cause water to be trapped between the siding or trim to which it is attached. The skirting should be recessed under the siding or trim. Unless it is pressure treated to prevent decay and termite infestations. Most local codes do not permit wood, including lumber and all wood siding used for skirting, to be used within six (6) inches of the ground.

NOTE: If your Park Model is constructed with a pressure treated or composite lumber porch or deck, your Park Model's skirting must follow the heated space of your Park Model and not encompass the porch or deck. If you desire to add skirting to the porch or deck, proper slope must be provided under the porch or deck and adequate drainage must be provided through the skirting to allow water to drain away from the Park Model.

CAUTION: If you add a deck or porch to your Park Model, a proper method of flashing must be installed and sealant applied to prevent water or moisture migration into the Park Model or into the adjoining wall and floor cavities. Such damages are not covered by the Limited Warranty provided with your Park Model. Decks and porches must be independently supported. You should not attach a deck or porch to your Park Model.

Provide Ventilation

Unless the skirting has integral ventilation openings that meet the following ventilation requirements, install equally sized ventilation openings on at least two opposite sides of the foundation. Size ventilation area should be equal to at least one square foot for each 150 square feet of under-floor area (or for each 1,500 square feet, if a ground moisture retarder is installed). Place vents as high above the ground as practical and place openings on at least two opposite sides to provide cross-ventilation. In areas subject to freezing, the covering for the ventilation openings must be of the adjustable type, permitting them to be in the open or closed position, depending on the climactic conditions.

Dryer vents, air conditioning and/or heat pump condensation drains, and combustion air inlets must pass through the skirting to the outside.

NOTE: At least twice a year, clean out your dryer vent system on the inside and outside of your Park Model. This will help keep unwanted moisture out of your Park Model.

The underside of your Park Model likely has been covered with a bottom board material to protect your Park Model from moisture. If this protective barrier is damaged, it must be repaired immediately. The whole underside of your Park Model must be inspected at least twice a year to ensure no holes or tears exist. If holes or tears are found, adequate and effective repairs must be made immediately.

Uneven site settling, among other things, could cause your Park Model to become un-level. When settling does occur, it can affect the proper functioning of locks, closing of doors, windows, and cabinets, as well as put undue strain on the structure of the Park Model. It even can cause wall panels to come loose or crack, and floor coverings to separate. The Park Model's level must be checked within ninety days of installation and at least yearly thereafter. You are responsible for re-leveling your Park Model as needed. It is recommended that your retailer or a licensed Park Model installer perform this work.

CAUTION: In no event should the re-leveling procedure be attempted alone or by an amateur. If the Park Model should slip or tip, a serious accident could occur, causing personal injuries and/or damage to your Park Model.

DATA PLATE

Each Park Model contains a Data Plate typically located in the vicinity of the electrical panel or in a readily accessible and visible location. This plate is an important source of identification and safety information concerning the specifics of your Park Model and will be useful in the event that warranty service is required. The Data Plate sets forth the serial number, model designation, and the date and location of manufacture.

Park Model Diagrams

In most instances, you may obtain diagrams of the structural, electrical, plumbing, heating, cooling and transportation systems from your retailer or the Manufacturer.

Protecting Your Investment with Insurance

As an owner of a Park Model, you should consider acquiring adequate and appropriate insurance coverage for your Park Model. We encourage you to contact an insurance company of your choice to obtain information of the types of insurance available.

Among other things, factors to include when procuring insurance include:

- (1) The value of your Park Model;
- (2) The value of the contents of your Park Model, including furniture, clothing, etc.;
- (3) Whether your Park Model is financed; and
- (4) Whether your Park Model is located in a floodplain.

Other factors may be relevant as well. You should contact your insurance company and/or agent to ensure that you have appropriate coverage for your manufactured Park Model.

OWNER'S MAINTENANCE RESPONSIBILITY

With the benefits of Park Model ownership come the responsibilities to take care of your Park Model and perform preventive maintenance. Some routine tasks can be performed by you. Others require the services of trained and qualified personnel. **YOU ARE RESPONSIBLE FOR MINOR REPAIRS AND FOR ARRANGING FOR THE REPAIRS THAT REQUIRE THE SERVICES OF TRAINED AND QUALIFIED PERSONNEL.** Please remember that routine Park Model maintenance is not part of your Limited Warranty coverage. You must bear the expense of correcting problems that are not covered by any warranty. Structural changes or repair of the operating equipment or electrical, gas or water systems should be attempted only by qualified service personnel.

Exterior Maintenance

This section provides a general guide for service and maintenance. When specific instructions for the products are known or provided, the manufacturer's recommendations shall prevail.

Caulking and Sealants

Check around roof and wall vents, window and doorframes, and other openings in the walls and roof at least annually. Remove any materials that are cracked, dry, or peeling away. Re-caulk or reseal with flexible, non-hardening caulks and sealants.

Finished Wood Walls

Wood exteriors and trim materials must be painted or stained periodically to maintain their appearance and water resistance.

Finished Metal and Vinyl Siding

Wash exterior metal surfaces and vinyl siding as you would an automobile. Do not use abrasive cleansers or pads. Always wash the exterior metal and vinyl surfaces with mild soap and water.

Extreme care should be used when power-washing the exterior of the Park Model. Do not "dry dust". Apply wax or protective sealer to metal surfaces periodically to retard oxidation and keep the colors bright.

Note: In periods of extreme heat, it is not uncommon for vinyl siding to expand, creating a wave look on the exterior of the Park Model. As the heat dissipates, so will this issue.

Frame

Your Park Model's frame has been coated with a rust inhibitor. If rust appears, clean the area and re-coat with a rust preventive material.

Stacks and Vents

If stacks and vents have rusted and fail to function properly, they should be replaced. When replacing them,

remove the old, dried caulking around them and apply new caulking. Caulking should be applied to the underside of the base flashing of the stack or vent, as well as, to the roof area on which the flashing is to be set. The flashing should be firmly secured in place with screws. Caulking should be applied so that it completely covers all screws.

Roofs: Shingle

Semi-annually inspect the sealants around vents, joints, roof caps, and other roof penetrations. Make repairs as necessary.

Roof: Metal

Regular preventive maintenance is necessary to avoid possible damage and leaks. The ribbed panel roofing requires very little maintenance

All Roofs

Seams (except ribbed panel roofs,) vents, flashings, and caulked joints must be resealed once a year or more often as needed. Sealants are available in many colors to match your Park Model's finish. Always use sealants that remain flexible. Follow the manufacturer's instructions when applying coatings and sealants.

Snow and ice can accumulate during the winter months. When conditions last long enough, an "ice dam" may form on the eaves of the Park Model. A pool of water from melting snow may accumulate behind the ice dam. Ice dam leakage can saturate the insulation in the roof cavity, reducing the insulation value and staining the ceiling, and can cause serious damage to your Park Model. To prevent this from happening, snow and ice buildup along the eaves must be closely monitored. If the buildup accumulates to the point that an ice dam is forming, immediate steps must be taken to remove the snow and ice. **Snow and ice removal is the Owner's responsibility.**

If your Park Model has gutters installed, you should have them cleaned regularly to prevent build-up of leaves and debris that could cause leaks.

When sited, it is EXTREMELY IMPORTANT that the Park Model is properly leveled to avoid strain that can part seams and create buckling of the roof area.

Low hanging tree branches should be trimmed away from the roof and gutters.

CAUTION: Extreme safety procedures must be followed at all times whenever inspection of the roof, roof maintenance, or removal of snow from the roof is undertaken. Most inspections, cleaning, and roof repair work can be done effectively from a stepladder. When walking on the roof cannot be avoided, only those sections that are supported by rafters or stringers should be walked on. Try to avoid walking on

the shingles when they are hot, as they become soft and easily damaged. Also, both shingled and metal roofs can be slippery even though they may not be wet or icy.

For safety reasons, we strongly recommend that you have someone trained in roof repair do the inspections, maintenance, and repairs of your roof.

Locks and Latches

Lubricate locks, latches, and hinges once a year with a powdered graphite lubricant. If your Park Model is located in an area with very high humidity or is exposed to salt air, you should lubricate locks and latches more often. A record should be kept of the identification numbers and manufacturer of the house locks. With this information, it should be possible to obtain a duplicate key from a locksmith if keys are lost.

Windows

Be sure latches are adjusted as needed, and lubricate the window guides with a silicone spray at least once a year. Inspect the outside window frames yearly.

HVAC—HEATING, VENTILATION AND AIR-CONDITIONING

Heating

Except in rare situations, where it has been requested by the consumer or by the retailer, the heating system has been fully installed at the manufacturing facility.

Maintenance and operating instructions for your heating system are provided with the heating unit. Follow the manufacturer's recommended operation, maintenance and service schedule. Service on your heating system should be performed by qualified furnace-service personnel.

- Do not block the furnace combustion air intake outside the Park Model or the flue opening on the roof.
- Do not block any return air grills at the furnace compartment or throughout your Park Model.
- Do not block supply registers—supply registers may be “dampered” as needed to control and regulate air flow, but they should never be fully closed or blocked.
- Do not operate a humidity device on your furnace.
- Change air filters regularly - once a month is a good schedule for filter cleaning or changing.

Gas (LP or Natural) System

Your furnace may use either LP gas or natural gas. Conversion from one gas type to another must be done by a licensed professional.

CAUTION: Be sure your furnace has been converted to the proper gas type before operation.

Electric Heating System

The air circulation system in an electric furnace is similar to that used for gas or oil systems and should be maintained as outlined in the operator's manual supplied with the furnace.

Ventilation

Helpful tips to increase / improve ventilation:

- Open doors and windows when weather permits for fresh air.
- Do not tape doors or windows.
- Avoid overcrowding closets.
- Avoid locating heavy furniture tightly against walls.
- Do not over-crowd kitchen and bath cabinets.

Helpful tips to increase energy efficiency:

- Open blinds and draperies in the wintertime to take advantage of solar heat.
- Close blinds and draperies in the summertime to counteract solar heat.
- Install storm windows.

Keep the furnace/air-conditioner filters, grills and blowers clean.

Condensation and Humidity, Moisture Control (in Cold Weather)

In all types of buildings, proper humidity control is necessary for the health and comfort of its occupants as well as for proper maintenance of the structure and furniture. If the humidity level is too low, occupants may experience dry skin, scratchy throats, and high levels of static electricity. If furniture, books and structural members of the Park Model become too dry, they may be damaged or may separate by shrinkage.

A satisfactory humidity level for a Park Model is one that can be maintained without moisture condensing on windows or walls. During winter (and depending on whether or not storm windows are in use), a maximum of 30% to 35% relative humidity may be sufficient. Moisture can be regulated by proper use of exhaust fans and/or windows.

Too much moisture (condensation) can be as damaging to the Park Model as too little, particularly in the winter. Because warm air has the ability to hold more moisture than cold air, the tendency is for water vapor to migrate from a warmer to a cooler place; thus windows may fog or frost. Moisture may accumulate on doors, window sills, etc. and produce stains or deterioration.

Some functions in the Park Model which tend to cause condensation problems are:

- Cooking
- Laundering
- Bathing
- Humidifiers (which should not be used)
- Aquariums
- Hot tubs
- Potted plants
- Gas ranges (a byproduct of combustion is hydrogen which combines with the oxygen in the air to produce water)

NOTICE: To prevent an accumulation of excessive moisture in kitchens and bathrooms, exhaust fans should always be used whenever the rooms are in use. Exhaust fans should continue to run for 10 to 15 minutes after showers and use of hot tubs and cooking.

Condensation and Humidity, Moisture Control (in cold weather)

- Never place pans of water on the stove or in heat ducts to raise the humidity.
- Your clothes dryer must be vented to the outside according to the dryer manufacturer's installation instructions. If skirting or a perimeter wall is provided around your Park Model, the vent must extend outside the skirting or perimeter wall.
- Never use open flame gas or kerosene burning heaters inside your Park Model.
- Water leaks of any type must be repaired immediately and the building materials dried as quickly as possible.
- Make sure any drains from air-conditioners and heat pumps do not deposit water under the Park Model, these condensate lines must extend beyond the perimeter of the Park Model.

- If vaporizing inhalers or similar devices are used, always provide adequate ventilation by opening a window.

Moisture Control (from Outside Sources)

The control of moisture in your Park Model is essential to your health and comfort, and in order to preserve the structural integrity of your Park Model and its contents. Most materials within your Park Model will mold or mildew if they become damp, or wet, particularly if they remain that way for several days. There are several ways you can control moisture levels within your Park Model.

- Most moisture problems can be avoided by ensuring that the site is properly prepared prior to installing your Park Model. Detailed set-up procedures and site preparation requirements are provided in the installation instructions and must be followed to avoid uncontrolled moisture migration from under and around your Park Model.
- Make sure the area under your Park Model has been covered with a minimum six-millimeter-thick polyethylene sheeting or equivalent moisture retarder.
- Make sure skirting or perimeter walls are properly ventilated.
- The bottom of your Park Model is likely covered with a black plastic material called bottom board. This material is **EXTREMELY IMPORTANT** for controlling the water vapor that could enter your Park Model from the outside, particularly in hot humid climates. The bottom board is sometimes damaged during transit or during the set-up of your Park Model. (The installation crew should have inspected for this type of damage and made appropriate repairs, but a second look by you, the Owner, is essential.) It is critical that the bottom board be repaired immediately if it is cut or torn. If insulation has been removed or pushed to one side during work inside the bottom board, this must be replaced. Holes in the bottom board will allow moist air to enter the Park Model through the floor, even with the required ground cover vapor barrier in place. Additionally, the bottom board provides an effective barrier to rodents and insects.

NOTICE: Inspect the bottom board of your Park Model regularly—at least twice a year. If any tears, holes or loose access panels are discovered, make repairs immediately as outlined in the Installation Manual or installation instructions.

Air Conditioning

As with heating equipment, be sure to read all instructions provided by the air conditioner manufacturer including those for care of the air filter. Air filters must be cleaned or replaced regularly—once a month is a good rule of thumb.

Over-sizing of air conditioning equipment, especially in hot humid regions of the country, in conjunction with excessive blower speed, will result in frequent cycling (short cycling) of the equipment, high energy bills and can result in severe moisture issues.

Select equipment with a rated cooling capacity sized in accordance with ACCA Manual J, Residential Cooling Load, 8th edition.

WARNING: Installing an air-conditioner larger than substantiated by a properly performed Manual J calculation can cause damage to your Park Model as can the use of window or room air-conditioners. Such damages are not covered by the Limited Warranty.

The name “air conditioning” implies not only cooling but also addresses “conditioning” of the air. Over-sizing and consequent short cycling of the equipment reduces the equipment’s ability to condition/de-humidify the air, resulting in an uncomfortable environment and compelling the Park Model occupants to lower the thermostat to obtain a level of comfort. **Cooling your Park Model below 76 degrees F will increase your chances of developing moisture related problems, which are not covered under your warranty.** Generally, your air-conditioner is most efficient and most economical to operate if it has a long run time and does not stop and start several times per hour.

Frequent starting and stopping also reduces the service life of the unit. On the hottest days of the year, your air-conditioner should run all day if it has been properly sized. A heating/cooling thermostat should be installed to prevent simultaneous operation of heating and cooling systems.

If the unit should ever fail to operate, check the breaker first. If the breaker has tripped and you cannot determine the reason, contact the representative who provides service for the air-conditioner manufacturer. Do not attempt to operate the unit again without the appropriate repairs. If there is a warranty from the air conditioner manufacturer, refer to its provisions.

Return Air Pathways

Particularly in the summer months, it is important to keep all interior room doors open as much as possible. We have provided return air pathways; through, under or over room doors to allow air to return to the air-conditioner. These return air grills should never be blocked or restricted.

HVAC Safety

Never use kerosene or other portable fuel-burning heating or cooking appliances inside your Park Model.

These portable appliances are not safe for use inside your Park Model. Asphyxiation from oxygen depletion or carbon monoxide poisoning can occur since these appliances are not vented to the outside. Additionally, these appliances also release large amounts of water vapor into the air that can cause moisture damage to your Park Model.

Remember:

1. The Manufacturer will not accept any responsibility for any resulting damage to your Park Model or possible injury to you as a result of the use of fixed or portable kerosene, LPG, natural gas or other forms of fuel-burning unvented heater(s) or unvented gas logs in the Park Model.
2. Studies indicate that colds, lung infections, and other illnesses increase when the room air is contaminated with gases. Unvented heaters of all types put unhealthy gases and particles into the air. Asphyxiation is always a possibility.
3. Wall and ceiling surfaces become dirty with soot and chemicals left after kerosene is burned.
4. Unvented heaters produce moisture in the Park Model, which may cause condensation on the windows, in wall cavities, and roof cavities. Exterior siding may also warp. Accelerated deterioration of the Park Model is probable.
5. House fires may result from the improper use of kerosene heaters.

Fuel-Burning, Heat-Producing Appliances

All fuel-burning, heat producing appliances, except ranges, ovens, illuminating appliances, and clothes dryers must be provided with outside air for combustion. This includes such appliances as furnaces, gas water heaters, fireplaces, and gas refrigeration devices. This differs from site-built housing in which it is customary to draw combustion air from inside the house. Consequently, if you must replace an appliance, such as a furnace or water heater, the replacement appliance must use the same system. To determine that you purchase the correct appliance, first check the appliance label to insure that it is labeled for use in the manufactured Park Model.

INTERIOR MAINTENANCE

Cabinets and Cupboards

It is recommended that Old English scratch polish, furniture polish, or Murphy Oil soap should be used to care for your cabinets. For best results apply your cleaning product to a soft rag or towel before dusting or rubbing any surface. Do not use soap and water, ammonia, bleach-based products or abrasive cleaners on your cabinets. Always follow the instructions on the cleaner being used.

NOTE: Cabinets and trim constructed with MDF Board may become damaged if subjected to excessive moisture. Your Limited Warranty does not cover damage to MDF cabinet components due to excessive moisture.

Ceilings

Ceilings are either of drywall panels or wood paneling. Maintenance issues occasionally occur.

Damage such as gouges can usually be repaired. To repair a gouge, first remove all loose pieces, and then fill in with spackling paste applied with a clean putty knife. The paste should be leveled off to the surface of the panel and the compound sculptured to conform to the surface of the panel. After the compound dries, touch-up with paint.

Water stains on ceiling panels may indicate a roof leak or condensation problem. Be sure that this condition is corrected or repairing of the stain itself will be futile. Check with your retailer if you need help determining the cause of the stain. After the leak has been stopped, the area can usually be repainted. In cases where the panel has been badly damaged, you may have it replaced by a professional.

For cleaning of smudges or loose dirt, the ceiling panels can be dusted with a soft cloth or by use of a vacuum cleaner attachment.

When repainting is necessary, a good quality product suitable for the surface to be painted should be selected.

Doors

The exterior doors are installed so that they provide a certain amount of clearance at all sides. The clearance space is normally filled with flexible weather stripping. If the door clearances are not maintained, there is a likelihood that the door will bind and ultimately the door or hardware may break. Proper installation of the Park Model is essential to assure that adequate clearances are maintained. Further, a level Park Model will assure that the door will function properly.

In most instances, your Park Model has a minimum of one doors that provides egress to the outside. Since doors may

open differently (either by a hinge or a sliding track), every family member should be taught how to open them. Access to exterior doors should never be blocked.

NOTE: Unless otherwise specified by the Park Model manufacturer, all exterior doors require perimeter blocking.

Drapery Care

Fumes from fireplaces, smoking and cooking can shorten the life of fabrics. Moisture in all forms -- condensation, rain or spills -- damage fabrics and exposure to heat and sunlight will also damage fabrics. To help prolong the life of your draperies, follow these few simple procedures.

1. Rotate the position of your draperies when possible.
2. Treat stains promptly. Dab the spot with a water-dampened cloth, preferably on the back of the fabric.
3. Remove dust by shaking or vacuuming with the hose attachment.
4. You can tumble your draperies in the dryer on the air cycle with NO HEAT.

NEVER PUT DRAPERIES IN A HEATED DRYER.

5. Draperies should be dry-cleaned. Allow for 2-3% shrinkage on the first dry cleaning. If your draperies have been damaged by sun, age or moisture, they may not hold up to the agitation of dry-cleaning.
6. Sheers cannot be dry-cleaned. They may be hand washed or washed on the gentle cycle with Woolite or similar product. Sheers should not be placed in a heated dryer. They should be allowed to air dry on a clothes line.

Floors

Floors, whether they are wood, linoleum or composition tile, will look better and last longer if they are cleaned regularly. Avoid excessive application of water on tile as it may cause lifting and curling. If provided, follow the care directions from the manufacturer of the floor covering. A number of good floor coatings and preservatives are available and may be purchased locally.

Vinyl floors require minimal care. Vinyl should be mopped regularly.

For longer wear, rugs and carpeting should be kept clean by frequent vacuuming. There are several commercial cleaning processes available. A thorough cleaning of carpeting is recommended at least every 12 to 18 months. Heavy use may necessitate more frequent cleaning.

Other flooring materials may require the use of special cleaning preparations that are available in most stores.

Furniture

The life and beauty of any type of furniture can be prolonged with proper cleaning and care. Prompt removal of stains is best.

Fabric-covered furniture should be vacuumed frequently. Many fabrics can also be dry cleaned or shampooed according to directions provided with the fabric. In selecting a cleaning agent, be sure to follow the specifications on the label regarding its suitability for the fabric on which it is to be used. Loose cushion pieces, as well as mattresses, should be turned frequently. Turn and reverse so that the same side will not be in constant use and exposed to light and air, which may modify color.

Wood, leather, vinyl and other synthetic materials all require regular cleaning. This is best accomplished by using cleaning and polishing agents designed for the specific materials and available to the Owner in almost every supermarket, hardware or home improvement store.

Plumbing Fixtures

Maintenance materials or parts are usually available at most hardware, building supply, or home supply stores. If you plan on leaving your Park Model unattended and/or unheated for an extended period of time, turn off the main water inlet valve. Wrap exposed water lines under your Park Model with insulating material. In extremely cold climates, electric heat tape may be installed.

Fiberglass, Acrylic or Other Plastic Fixtures

Clean the surfaces with warm water and a mild detergent. Abrasives will scratch, dull or discolor the surface. Do not use ammonia or any cleaner containing ammonia. Repair kits are available at local hardware or paint stores that can be used to fix minor scratches or chips. Local fiberglass repair services can usually fix major damage.

Porcelain Fixtures

The porcelain enamel finish on steel sinks, tubs, range tops, appliances, or other surfaces may chip or become pitted or porous if not cared for properly. Below is a list to help you protect the appearance and life of porcelain surfaces in your Park Model. The finishes on fixtures are not warranted.

1. Clean with warm water and mild detergent. Avoid harsh abrasive cleaners or metal pads.
2. If your porcelain surfaces become badly chipped, stained, or dirty, local hardware or plumbing dealers can recommend products that can restore the finish without damage.

Walls

Walls in your Park Model may consist of paneling, natural wood or paper-covered or painted gypsum board dry wall. Gypsum walls are easy to keep clean and maintain. They can be kept beautiful by wiping with a dry or damp cloth and a mild detergent solution on a sponge or clean cloth. Always avoid the use of abrasive materials.

Do not use solvents such as gasoline, turpentine, alcohol, paint thinner, or lacquer thinner to clean wall surfaces in your Park Model.

Refinishing The Interior

Your Park Model may be constructed using materials for the ceiling, wall surfaces, kitchen cabinets and counter tops, tub and shower enclosures, furnace and water heater enclosures, doors, and range-wall backsplash panels specially selected for their flame spread and fire-resistant characteristics as specified by applicable standards for Park Models.

In order to maintain these characteristics, it is important that any refinishing or remodeling be done only after determining that it will not adversely affect the fire safety of your Park Model.

Windows

The installation of storm windows and doors will conserve energy, reduce air conditioning and heating bills and reduce the accumulation of excessive moisture on the windows that often occurs due to condensation in extremely cold climates. If storm windows were not supplied with your new Park Model, they may be ordered through a Park Model retailer or service center and are easily installed.

Exit Window

All Park Models have an emergency exit window in each bedroom and loft, when the space does not have an exterior door. This window, called an egress window, has an "EXIT" instructional label on it when the Park Model is delivered to the Owner. We suggest that you leave these instructions attached. All members of the family should be taught how to operate the window and to test it occasionally to see that it is in working condition. Access to egress windows should never be blocked.

TROUBLESHOOTING

All Park Models, no matter how carefully built, may occasionally experience minor performance disturbances that result from living in and using the Park Model. This Troubleshooting Guide may help you distinguish between those disturbances that require professional service and those you can easily fix. This guide discusses several of your Park Model's important systems and contains a section on the structure itself.

Electrical Troubleshooting

Electrical problems generally fall into two categories: complete power failures and specific circuit failures.

- **Complete Power Failures**

A complete power failure to your Park Model may result from a storm, a power company problem, or a mechanical problem, such as a faulty main breaker.

If you experience a sudden, complete power outage caused by a storm, the best thing you can do is wait for the power to be restored by the power company. Turning your circuit breakers ON and OFF will not help. If you notice power has been restored to other nearby structures, check your main breaker by switching it OFF and then back ON. If this does not restore power, you should contact the power company or an electrician.

Power failures caused by power company problems are similar to natural causes, and there is little you can do except wait for power to be restored. Occasionally, a damaged power pole or damage to power lines from trenching machines or similar equipment may cause a power outage to a street or block in your neighborhood while others are not affected. If power to your Park Model and structures on either side of you is out, but structures across the street or on other nearby blocks seem unaffected, call the power company and explain the problem.

- **Specific Circuit Failures**

Problems with specific circuits in your Park Model generally fall into these categories:

1. **Switchable Outlets**

Some of the outlets in your Park Model may be wired to a wall switch. If a lamp or other electrical device plugged into an outlet doesn't work, check the room for wall switches. Try turning the switch ON. If the device works, that outlet is wired to the wall switch.

2. **Ground Fault Interrupter (GFI) Protected Outlets**

Subject to variations in building codes, your bathroom receptacles and receptacles located over kitchen countertops and any Manufacturer-installed outdoor outlets are wired to a GFI breaker or GFI receptacle. GFI receptacles are usually located in the room for which they provide protection, however, in some cases, a GFI receptacle in one bathroom may provide protection to receptacles in another bathroom. GFI breakers are located in the panel box. GFI protection is designed to protect you against the hazards of line-to-ground electric faults and electrical shocks that are possible when using electrical appliances near a water source. If a circuit or appliance develops a potential shock hazard, the GFI device is designed to disconnect the outlet and limit your exposure time to the shock hazard caused by current leakage to ground.

Note: The exterior heat tape receptacle is also GFI protected.

Test the GFI at least once a month. To test the GFI:

- a) Push the "TEST" button. The "RESET" button should pop out, indicating the protected circuit is disconnected. To restore power, push the "RESET" button.
- b) If the "RESET" button does not pop out when the test button is pushed, a loss of ground fault protection is indicated. Have the circuit checked by a qualified electrician. Do not use the circuit until the problem has been corrected.

Test the AFCI and/or GFI breakers monthly. To test, make sure there is power to the load center, or panel board. Turn the breaker handle to the "ON" position. Press the test button causing the breaker to trip. The breaker is functioning properly when the circuit is interrupted and the handle moves to the trip position. To reset the breaker, turn the breaker handle to the "OFF" position and then back to the "ON" position.

Your Owner's Information Packet contains a card that can be used to record test dates. Keep the card in a conspicuous place, and keep it up to date.

3. **Appliance or Fixture Problems**

These are generally caused by shorts or other defects in the appliance's wiring. Sparks or smoke at the outlet or in the appliance indicate a short or other wiring defect. The circuit breaker will probably trip. Turn the breaker to that circuit OFF immediately. Unplug the appliance from the outlet. Turn the breaker ON. If the breaker trips again, turn it OFF and have the circuit checked by a qualified electrician. If the breaker does not trip again, contact the appropriate appliance manufacturer for repairs to the appliance.

4. Circuit Overloads

This is probably the most common type of circuit failure. If the total current requirement of all the appliances and devices on a circuit is more than the circuit breaker is designed to carry, the breaker will trip, disconnecting the circuit and all outlets connected to it. If this happens, unplug appliances or devices until the circuit is no longer overloaded.

Occasionally, a circuit breaker may be faulty and trip even if the load on the circuit is less than the breaker capacity. In that case, the breaker should be checked and/or replaced by a qualified electrician.

WARNING: Never “upsized” a breaker to eliminate tripping. Circuit breakers are sized for the specific load and wire size used for the circuit. A serious fire hazard can be created by “upsizing” circuit breakers.

Plumbing System Troubleshooting

Plumbing system problems usually fall into two general categories - leaks and stoppages. If you experience either of these situations, you should seek service from a plumbing professional.

If a main water line is leaking or broken or if you have a major leak problem, turn off the main water supply to your Park Model.

If a faucet or fixture is leaking, turn off the water supply to that fixture.

You can adjust the temperature of your hot water by setting the control on the water heater. Be sure to allow enough time for the water to reach the desired temperature.

Anti-Scald Valves

Your Park Model may have Anti-Scald valves installed on tubs, tub/showers and showers. The valves are preset by the valve manufacturer to about 105°F (41°C). After the water lines have been flushed, the outlet temperature at each tub, tub/shower and shower should be tested to ensure that it does not exceed 120°F (49°C). Water should run for at least one minute on the hottest setting before taking the temperature reading. If you desire temperatures higher than 105°F (41°C), you may adjust the temperature using the instructions provided with the scald valve and test to ensure that the temperature does not exceed 120°F (49°C).

In no case should the temperature exceed 120°F (49°C) as this may result in serious bodily harm and/or death.

NOTE: If you adjust the temperature of your water heating, verify that the Anti-Scald Valve settings are still acceptable.

Heating/Air Conditioning System Troubleshooting

Read the owner's manual for your heating/air conditioning system before you begin operating it. Instructions for filter

cleaning and replacement, as well as other operating instructions, are in the owner's manual.

If your heating/air conditioning system fails to operate, check the circuit breaker. If the circuit breaker is tripped and continues to trip after you reset it, contact an authorized service center.

Remember, it may take several hours to cool your Park Model if the outside temperature is over 85 degrees. Similarly, if your Park Model has been unheated during cold weather, the furnace may operate for many hours before the whole house is warmed.

Structural Troubleshooting

If your Park Model site was properly prepared, and your Park Model properly set up and leveled, you should experience very few structural problems.

Settling of your Park Model site is the most likely single factor to affect the structure of your Park Model. If you notice any problems, have your Park Model re-leveled. Inspect your Park Model site. All support stands and piers should be vertical and tight up against your Park Model's frame members. They should be located as shown in the applicable installation instructions.

Living Tips

Walls can be damaged by door knobs. Be sure door stops are installed to prevent the interior doors knobs from contacting wall surfaces.

Proper care of carpeting includes frequent vacuuming to remove surface dirt and deeper cleaning every few years by a professional carpet cleaning service. For linoleum/ tile surfaces, regular mopping or waxing will help protect the finish. Use care when moving furniture or appliances across linoleum/tile surfaces. The surfaces can be cut or gouged.

IMPORTANT INFORMATION

Moving / Relocating Park Model

Should you have occasion to have your Park Model transported to a new site, a licensed and insured, reputable firm specializing in Park Model transportation should be retained. A qualified firm should be equipped to protect your Park Model and should abide by all state and local regulations. Never attempt to transport your Park Model with a consumer vehicle as it is designed to be transported only by a commercial transport vehicle.

The licensed moving company must properly prepare your manufactured Park Model for shipment prior to moving. Please make sure that you follow all of the directions given to you by the licensed moving company.

The open portions of a multi-section Park Model must be braced and enclosed with weather resistant materials to ensure the protection and safety of your Park Model.

Failure to properly prepare your Park Model for moving can result in damage to your Park Model and/or injury to people.

As noted above, the Manufacturer strongly recommends that you follow the licensed moving company's instructions with regard to preparation of your Park Model for shipment. In addition, we recommend that you also prepare a checklist. You should discuss the items on the checklist with the person in charge of your move, including site preparation and setup. Please keep in mind that there may be some things that the moving company will not handle and that you may wish to handle yourself.

The following is a list of helpful tips:

1. Remove ALL people, furniture and personal items from the Park Model.

WARNING: The Park Model was not designed to transport people or personal items of any kind. The only items you should leave in the Park Model during transport to a new Park Model site are: range, refrigerator, washer and dryer, which must be properly secured.
2. Secure the range, refrigerator, washer and dryer to the floor using screws and brackets. Additionally, secure the refrigerator door from opening, and attach the refrigerator to the wall with a padded strap to prevent overturning.
3. Secure all doors and drawers to prevent them from sliding or swing open during transit.
4. Have electrical power, water supply, gas supply and under Park Model drain lines turned off and disconnected by properly trained personnel.

5. Cap water, gas, and drain lines.
6. Lock all doors and close all windows.
7. Obtain insurance coverage for your Park Model during the move. Your licensed moving company may provide such coverage, and it is usually available on term or trip basis. You should inquire about coverage prior to the move.
8. Remove the tops of all toilet tanks and place them, on a blanket or other padding, in the bathtub or shower stall.

Your Park Model should be professionally inspected after it is set up to assure that it has not been damaged in transit and is properly set up.

Preventive Maintenance

The electrical, heating and plumbing systems of your Park Model were designed and installed in accordance with accepted engineering practices. However, normal use through time will cause some expected breakdowns on components just as would happen in any other building or home. To prevent major problems, watch for tell-tale danger signals, such as continuous damp areas under drain and water lines, oil and gas leaks in your fuel system, overloading of electric circuits resulting in a breaker continuously tripping off, or unusual flickering of lights. Become acquainted with the Service and Care Manuals provided by the appliance manufacturers and follow their instructions.

If a breakdown does occur, consult someone specializing in the specific area of trouble.

Complete the information requested in the Directory of Service Firms (on the following pages) as soon as possible so that you will have a ready reference in case of emergency.

If your Park Model is equipped with gas appliances, a shut-off valve is installed within 6 feet of gas cooking stove and within 3 feet of other appliances in case you have any problems. The electric distribution panel has a main shut-off switch to be used if it is ever necessary to cut off electricity throughout the house. The main shut-off valve for the water system should be shut off if any break occurs in the water system.

Directory of Service Firms

First Aid for Your Park Model

Names, locations and phone numbers that will help you if warranty or local maintenance service is necessary are provided in the directory below.

Should service be needed for your Park Model or any of the appliances, it will save you time and effort if information regarding the service representatives is readily available.

IMPORTANT INFORMATION

The retailer who sold your Park Model to you will have this and can provide it. It may also be located in the operational instructions that usually accompany the various appliances.

For problems that you feel are the Manufacturer's responsibility, contact us at the address printed in the Limited Warranty section.

DIRECTORY OF SERVICE FIRMS

<p>YOUR PARK MODEL RETAILER</p> <p>Name _____</p> <p>Street _____</p> <p>City _____ State _____ Zip _____</p> <p>Serial Number of Your Park Model _____</p> <p>Year Purchased _____</p> <p>Serial Number of Keys _____</p> <p>Park Model Warranty Expiration Date _____</p> <p>RANGE SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>DISHWASHER SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>FURNACE SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>WATER HEATER SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p>	<p>WASHER SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>DRYER SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>GARBAGE DISPOSAL SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>AIR CONDITIONER SERVICE</p> <p>Model Number _____</p> <p>Make _____</p> <p>Representative _____</p> <p>Phone _____</p> <p>Warranty Expiration Date _____</p> <p>EMERGENCY NUMBERS</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
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You are responsible for taking proper care of your Park Model. If you follow the instructions in this manual and the instructions in the

Owner's/Operator's Manuals for your appliances and other systems, your Park Model should be comfortable and efficient for many years.

Use this maintenance chart to remind you of important items that need regular attention. More detailed instructions for your appliances may be included in the Operator's Manuals for those appliances. Items marked with an asterisk (*) should be maintained as outlined in the Operator's Manual or tags/labels supplied with or attached to the item.

Once Each Year

Clean debris off the roof

Clean debris out of gutters

Have furnace and AC (HVAC) checkup

Inspect caulking at windows, doors, vents and roof openings; re-caulk as necessary

Check to see if Park Model has remained level and all piers/footers are intact. Contact a professional if necessary (DO NOT ATTEMPT TO PERSONALLY RELEVEL PARK MODEL)

Check plumbing, electrical and HVAC connections, consult professional for repairs

Check belly board to confirm no tears or opening; repair as necessary

Inspect under Park Model to assure no moisture present

Inspect ridge vent (where used) to assure it is peaked in the center; flat or dripping ridge vents must be repaired

Twice Each Year

Inspect roof for missing/damaged shingles

Check dryer vent exhaust line inside/outside for obstructions; clean as necessary

Check AC drain line to make sure free of debris and draining properly

Check/repair/tighten exterior door locks

Change and test smoke/CO2 detector batteries

Clean aerator of each faucet to remove build up

Check fire extinguisher for change/expiration date

Every Month

Clean range hood filter

Clean/replace furnace/air conditioner filters

Check AC A-coils to ensure not covered with corrosion or dust

Ground Fault Interrupter (GFI)

Here is a seasonal checklist you can use to help you keep your Park Model in good condition.

Spring

Check anchoring system

Inspect roof

Wash and wax exterior (metal siding only)

Check fuel tank monthly for dirt and water

Check kitchen and bath exhaust fans

Clean interior walls

Summer

Check air conditioning system

Clean or replace air filters

Inspect roof

Check exterior caulking and sealants

Check kitchen and bath exhaust fans

Fall

Clean furnace

Top off heating fuel supply

Check anchor ties

Wrap exposed oil lines

Check fuel oil system

Check heat tapes on water lines, if installed

Winter

Lubricate window mechanisms

Maintenance Schedule Form

DATE	MAINTENANCE	DATE	MAINTENANCE

**ACKNOWLEDGMENT AND ACCEPTANCE OF OWNER'S MANUAL, INCLUDING
ONE YEAR LIMITED WARRANTY AND BINDING DISPUTE RESOLUTION
AGREEMENT**

The manufacturer of your park model provides you with a consumer Owner's Manual (the "Manual"). The Manual is placed in your park model prior to its shipment from the manufacturer and is located in your kitchen drawer.

Your Manual includes important information about the use and care of your park model. Your Manual also sets forth a One Year Limited Warranty and Binding Dispute Resolution Agreement that requires you and others to submit to binding arbitration in the event a dispute arises regarding your park model. By signing below, you acknowledge and agree that you have either taken delivery of the Manual from your park model or have been provided a duplicate Manual by your retail dealer. By signing below, you also are confirming your agreement to be bound by all terms and conditions set forth in the One Year Limited Warranty and Binding Dispute Resolution Agreement, including the provision requiring binding arbitration of all disputes. Because the Manual affects your legal rights, we encourage you to seek competent legal advice prior to signing below.

Purchaser Name: _____

Date: _____

Purchaser Signature: _____

Purchaser Name: _____

Date: _____

Purchaser Signature: _____



32 Wilson Blvd. 100
P.O. Box 300
Addison, AL 35540

Dear valued Park Model Retailer:

HUD regulation requires that the attached copy of the **Manufacturer's Notice** must be delivered to the consumer buyer of the Park Model Recreational Unit by the retailer prior to completion of the sales transaction.

The Manufacturer's Notice that has been adhered to either the kitchen counter top or exposed cabinet face, may not be removed by anyone until the sales transaction has been completed.

"Completion of the sales transaction" is defined by HUD as when all goods and services that the retailer agreed to provide by contract have been provided. Completion of the retail sale is at the time the retailer completes installation of the PMRV if the retailer has agreed to provide installation, or at the time the retailer delivers the PMRV to a transporter if the retailer has not agreed to transport or install the PMRV. The sale is also complete upon deliver to the site if the retailer has not agreed to provide installation as completion of sale.

Thanks for your cooperation.



Team, HUD recently published the attached final rule that exempts RVs (i.e. Park Models, Travel Trailers, etc.) from HUD 3280 standards and 3282 regulations.

The effective date is January 15, 2019.

In order to be exempt from HUD, the RV manufacturer is required to construct its units in conformance with either ANSI A119.5-15 (Park Models) or NFPA 1192 (Travel Trailers).

For ANSI A119.5-15 Park Model RVs, **the manufacturer** is required to display the attached MANUFACTURER'S NOTICE in a temporary manner in the kitchen of every Park Model unit.

In addition, **retailers of Park Model RVs** are required to provide a copy of the MANUFACTURER'S NOTICE to the consumer prior to the completion of the sales transaction, and the notice shall not be removed from the unit until the sales transaction has been completed.