

**PROPERTY INFORMATION
27 CLANCY LANE ESTATES
RANCHO MIRAGE, CALIFORNIA 92270**

I. PURCHASE

The property was purchased on May 9, 2002.



II. CONSTRUCTION

1. Construction of the original house was completed in 1996.
2. Master bedroom expansion (Permit #BO2300928, issued 8/6/02) was completed in 2003.
3. Guest House (Permit #B0201229, issued 11/15/02) was completed in 2003.
4. Detached golf cart garage (Permit #B0500018, issued 1/10/05) was completed in 2005.

III. LAND AREA

56,935 square feet.

Note: Land area consists of two lots (Lots 10 and 14) which were combined into a single parcel which cannot be separated without the approval of the Homeowners Association and the municipality having jurisdiction over same.

IV. BUILDINGS

1.	Main House (without garage)	5,174 s.f.
2.	Guest House	1,224 s.f.
3.	Detached golf cart garage	1,037 s.f.
4.	Main House garage	953 s.f.
5.	Golf cart garage/tennis court fire place gazebo	370 s.f.

V. COVERED PATIO WALKWAY AREAS

1.	Family Room	270 s.f.
2.	Guest House	488 s.f.
3.	Living Room	543 s.f.

Note: Land and building areas are drawn from architectural and building permit files. There is no warranty or representation as to the accuracy of the areas shown.

VI. ACCESSORY AREAS

1. Pebble tec saltwater pool with heating and cooling capacity.
2. Waterfall Jacuzzi.
3. Recently refinished sunken, lighted regulation tennis court with additional pickle ball striping.
4. 24K, 120 panel roof mounted owned solar system.

VII. MISCELLANEOUS

1. Bathrooms: Three (3) full, one (1) three-quarter and two (2) half baths in main house. One full bath in guest house. One full bath in detached golf cart garage.
2. Bedrooms: Four (4) en suite bedrooms in main house. One (1) en suite bedroom in guest house. One (1) en suite bedroom in detached golf cart garage.
3. Six (6) gas assisted wood burning fireplaces.
4. Caterpillar/Olympian 20 KW natural gas fired generator (Model G15U3S) primarily providing service for kitchen and family room lighting, refrigeration and air conditioning.
5. HVAC: Five (5) zones in main house. Single zone in guest house and detached golf cart garage.
6. Homeowners Association: Clancy Lane Estates Homeowners Association. Current total monthly dues are \$600.39.