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OFFICE

# OUR STORY

What began as Rod Tompkins' goal of producing efficiently built, quality-constructed homes for families who needed them across a several state region and creating job opportunities for local tradespeople, has led to thousands of homes built and has continued over four decades. Since then with two generations now among our leadership team - Dana Tompkins and Jon Meyer - the legacy of building beautifully crafted homes more efficiently and employing hundreds in our local town, Wayne, Nebraska continues.

We pride ourselves on quality construction, an efficient build process, and beautiful craftsmanship. Our single-family homes are built using our network of trusted local builders and, as a trusted name among entrepreneurs and developers, we are expanding into multi-family construction. We are committed to providing an excellent experience for each and every one of our customers.



# WHAT CUSTOMERS ARE SAYING ABOUT US...

When deciding to build your home the best thing you can do for yourself is choose the most reputable builder. Hear stories from current homeowners.

*“Friendly, helpful people from the top down!” - Alan Ralls*



“What beautiful craftsmanship! Friendly and knowledgeable staff helped us get started on our home building adventure. After looking at 6 different manufacturers, Heritage is the only one that offers quality workmanship and value for the cost. If you want contractor grade finishes, go with some of the others but you will pay just the same. If you want American made products and real wood cabinets designed specifically for your home, Heritage is the one to choose. We are excited to see what is next in the process.” - Kris Tracy

*“System Built Housing, I remain amazed at the quality level built into Heritage Homes! Inputs are controlled, jig assembly is consistently accurate, no rain, snow, wind to battle.” - Dana Trowbridge*

"We selected Heritage Homes because we thought it was built best. Heritage Homes and our builder thought of things we didn't during the design process. It was convenient picking the colors, floor coverings, and cabinetry all in one location. We have had many compliments on our home since we moved in." - Vern & Sharon Elske



*"I thought building a house was supposed to be stressful! Heritage Homes was wonderful to work with!" - Sandy Heavican*

"We want you and others to know how pleased we were with your crew for our 1 year inspection. The crews were polite, cordial professionals and each appeared to have their own expertise. We are very pleased with our home and are happy to recommend Heritage Homes to anyone wanting to build. Thank you again for all you and your crews have done for us." - Glen & Kathryn Dean

Heritage Home crew~  
Thank you for building us our house!  
We loved the tour and truly appreciate all the care, thought and time on your end all for us! We were once again amazed (1st time was from the videos on the website) at the quality of the homes during the tour! It seems no corners are cut and your employees are happy to be there! You can tell a lot by the employees, whom were all very kind to us! As we walked thru and interrupted their work space, they took the time to smile, wave and even answer questions!  
Keep Up The Amazing Work!  
Joe & Karen

# HERITAGE SYSTEM BUILT ADVANTAGE

## WHY CHOOSING THE RIGHT BUILDER MATTERS

Our philosophy has always been - "It's not only the product we build but the way we do business that differentiates us from all the others."

With over four decades of building knowledge, a state-of-the-art facility and experienced craftsmen, we provide a superior alternative to the traditional construction experience. Our proven system allows us to work efficiently while delivering precision craftsmanship with access to an unparalleled selection of materials and options - guaranteeing that each home is as unique as its owner!







## PURCHASING POWER

While most custom builders are building one or two homes per year, Heritage Homes builds one hundred. We've developed relationships with the suppliers we can trust to provide us with on-time deliveries and volume discounts.

## FIRM PRICE CONSTRUCTION

We believe when it comes to living, more is better, more value, more quality and more customization. This is why you will know what you are spending up front and where dollars can be best spent. When buying a Heritage Home, you are making an investment that will benefit you for years to come.

## BUILT TO THE I.R.C. (INTERNATIONAL RESIDENTIAL BUILDING CODES)

All Heritage Homes are built to the same I.R.C. Specifications as traditionally built houses, to comply with state and municipal building codes. But with the added benefit of a controlled system environment to ensure the highest level of quality and craftsmanship.

## SEE YOUR HOME BEING BUILT

You are always welcome to visit your home as it's being built, but if you are too far to drive, no worries. You are still able to follow along with weekly updates that are sent to your builder.



## SYSTEM BUILT PROCESS



The delays that occur with site construction from weather, subcontractor and material delays, etc., are eliminated with the Heritage Building System. We never wait on material or for the plumber to get there. We benefit from being indoors, in a facility with skilled workers and precision tools like overhead cranes, fork lifts, cutoff saws, and pneumatic jigs which are more accurate and not something you will see on a typical job site.

## HIGH QUALITY STANDARDS

With years of experience comes a vast knowledge of reputable products. Our team works to carefully select trustworthy brands we've come to know and love over the last 40 years to ensure the quality customizations to suit your needs and highlight current trends.



**SAME BASE PLAN.  
DIFFERENT HOMEOWNER.**



## DESIGN FLEXIBILITY

Available with a variety of features and amenities, our proven successful floor plans provide a streamlined approach to getting a custom home. We are also able to design and build, starting from scratch to meet any vision or style.

## LOCAL BUILDERS

Clients enjoy the benefit using our network of authorized local builders and their subcontractors who they can know and trust.



## EXPERIENCED CRAFTSMEN

Many of our skilled craftsmen have been with us since we opened our doors. Their knowledge and skill set has only increased as they've grown into other critical positions. To ensure the highest quality construction, our people follow best practices and are supplied with continuous training.



## PROFESSIONAL DESIGN ASSISTANCE

Our team of experienced design experts will work with you to create a space you will love living in. And offer you insight into what we have seen work best and make sure you aren't missing anything you may really want in the future.





## LANDMARK SHINGLES

Manufactured with two or more layers of asphalt that are fused together for a thicker and richer multi-dimensional appearance, and are engineered to replicate the wood shake and natural slate roofing aesthetics.

## PINE CEILINGS OR WOOD BEAMS

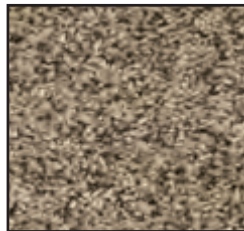
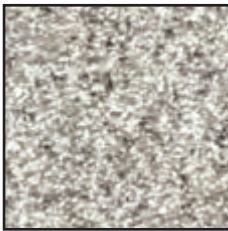
## LOW MAINTENANCE FLOORING

Harder than wood, Heritage features top-of-the-line hand-scraped, wood-look plank laminate flooring, as well as functional felt-back sheet flooring that offers a tremendous value at a great price, tile-look for entries, laundry rooms, kitchens and bathrooms. Anywhere you want an easy care, beautiful, no wax floor, this is a great option.



## CARPET STYLES

We offer several different colors and styles of carpet. With so many years of experience, we know what products will hold up and which do not. (Other styles available.)



# 5/50 YEAR WARRANTY HARDBOARD SIDING

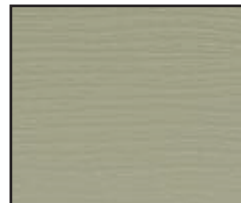
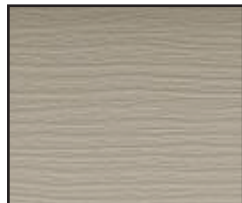
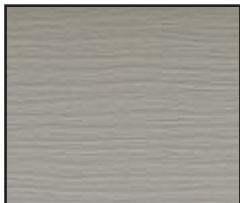


An engineered wood siding that resists impact better than fiber cement or vinyl, holds paint like a highway sign and protects against fungal decay and termites. There is nothing better. And it has the good looks of warm textured wood that is visually appealing, with matching trim and soffits. Paint any Sherwin Williams color or choose the rustic stained siding.



## MAINTENANCE-FREE VINYL SIDING

We've chosen Certainteed Vinyl Siding as our Standard in our most popular colors. (Others available.)



## WARRANTY PROTECTION

Heritage offers a limited one year material and workmanship warranty on the modular portion of your home as well as a one year walk-through with your Authorized Builder.

## 10-YEAR INSURED STRUCTURAL WARRANTY

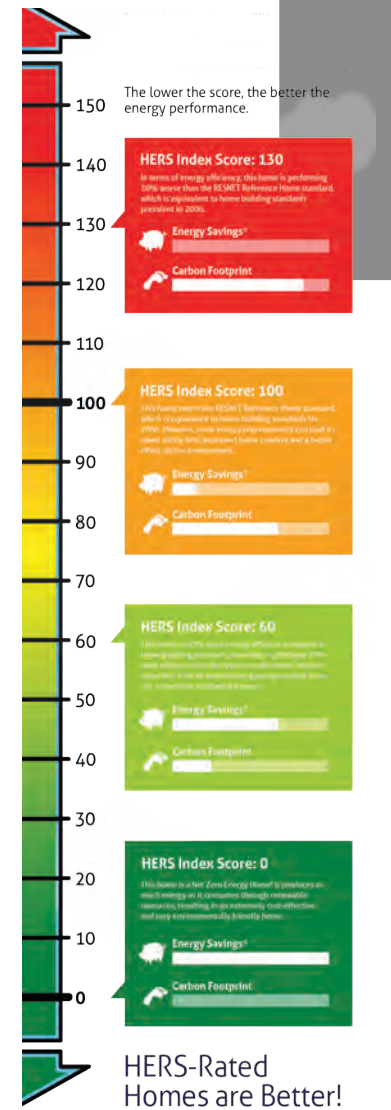
The Residential Warranty Corporation is an independent third party structural warranty underwriter. The RWC 10-Year Structural Warranty Program is available only through builders who have met the screening criteria established by the program and its underwriters. Knowing your Heritage Home comes with the RWC New Home Warranty is just added peace of mind.



RESIDENTIAL WARRANTY COMPANY, LLC

## ENERGY EFFICIENT HOMES

Experience additional comfort knowing your home comes with a HERS Index Rating Report.



## SLIDE OUT TRAYS

These handy slideout trays maximize storage space and make organizing cabinets a breeze. Side mounted extensions feature ball bearings for long life. These same slideout trays can be installed in most lower cabinets.



## SOFT CLOSING, DOVETAIL GROOVE DRAWERS



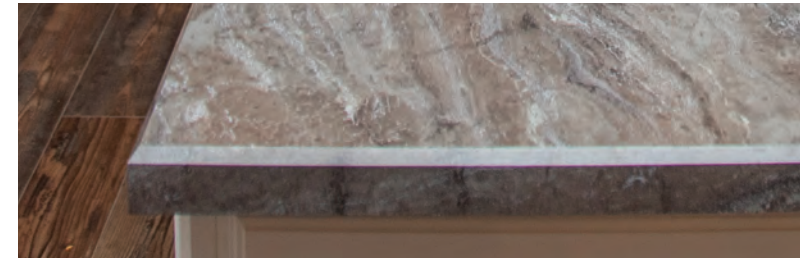
## GLAZED CABINETRY

All cabinets are available with a hand rubbed burnt amber glaze. We wipe the entire cabinet front with glaze, then hand wipe it off except where it stays in the crevasses and molded grooves. The result is a deeper, richer, furniture style finish. The process of hand glazing cabinetry is a very subjective treatment. Glazing acts as a "highlighter" of wood grains and textures. It brings out the true beauty of each piece and makes each cabinet door become one of a kind.



## CUSTOM COUNTERTOPS

We are proud to offer our Heritage Homes clients a collection of laminate, composite and quartz countertops. We feature quartz in a variety of unique colors and beauty as well as premium and high definition laminate in an array of natural stone looks and visual textures. Laminate countertop edging options and custom sinks are also available. Undermount sinks allow a smooth, flawless transition between the laminate countertop and sink.



## TILE FEATURES

More durable and denser than ceramic tile, we use only porcelain tile for floors, backsplashes and tub and shower surrounds. Even the stone looking tile is not stone, but harder porcelain tile, some as large as 13"x13". And choose from both Listello tile accents and Lucente glass and stone mosaic strips.



## EXTERIOR WINDOW TRIM

This is a great exterior accent feature to enhance your windows and home style. The sides, top, and bottom of the windows are outlined with 5/4" x 4" trim. Another option would be to add an 8" Craftsman Style mantle top on homes with 9' high walls.



## INTERIOR TRIM & DOORS

We have 2, 3, and 6 panel doors to choose from. Beautiful wider trim is available to enhance your homes overall style.



## CUSTOM TOUCHES

Whether you are envisioning custom lockers, a high-end wet bar, or a built in entertainment center, Heritage specializes in taking those ideas to fruition.

FAUCETS **MOEN**®



# THE BEAUTY OF REAL WOOD CABINETS

We know the kitchen is the heart of any home, which is why we take great pride in designing the custom cabinetry that goes into each one. Built in our Wayne Nebraska facility, each cabinet and dovetail groove drawer is richly crafted with quality construction to reflect your personal style to complement the rest of your home.

Expert craftsmanship can be found in every step of the process from designing a unique, stylish look that deliver a harmonious balance to your home, to furnishing components that are as durable as they are aesthetically pleasing. When it comes to building the perfect space for your family, quality matters. Heritage custom cabinetry enhances not only the aesthetic appeal of your home but the value as well.







[www.heritagehomesofne.com](http://www.heritagehomesofne.com)









# LET'S START BUILDING...

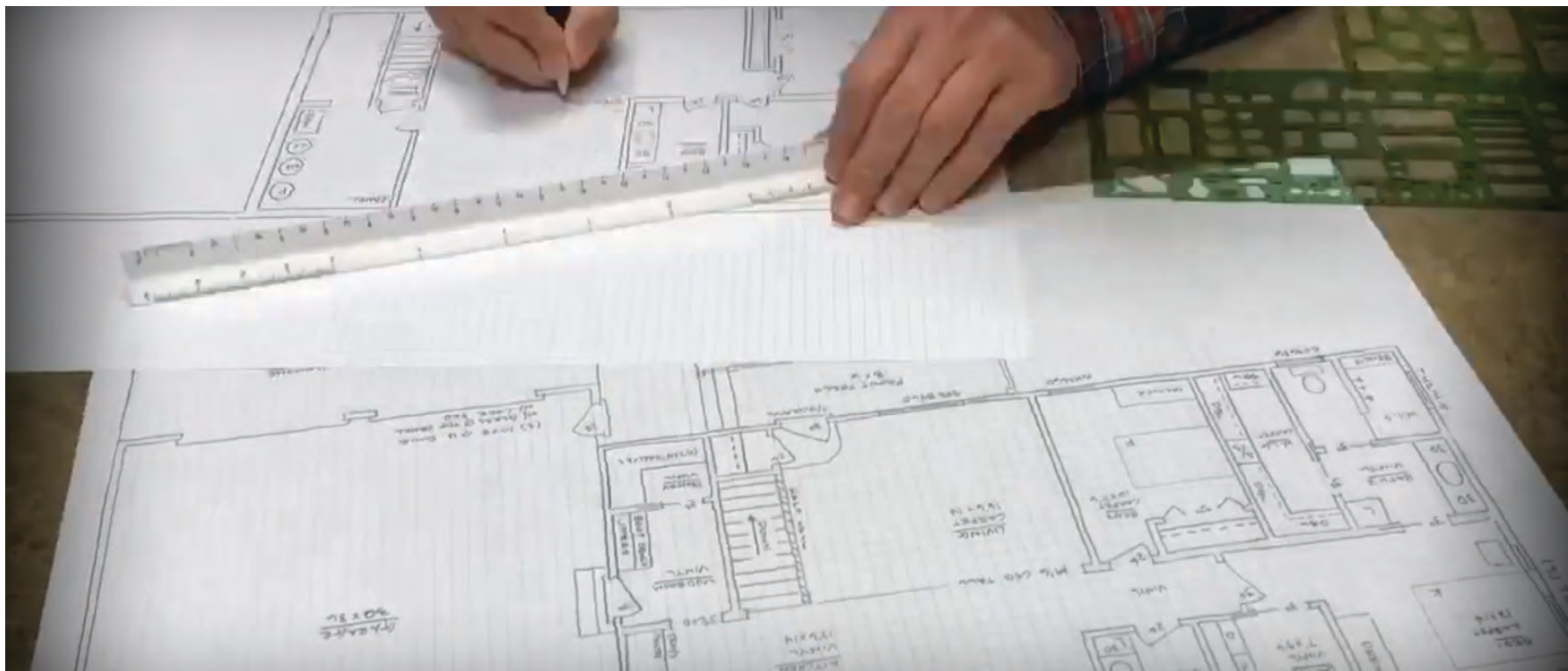
## STEP 1

### GET IN TOUCH

With a total project budget in mind, contact Heritage Homes to get in touch with the builder in your area and, if possible, set up a factory or model home tour. Next, sit down with your builder and get to know each other and discuss overall goals and design style. Bring any inspiration photos you may have! After talking about your wants, needs, site, and budget your builder will sketch a rough plan and offer you some budgetary pricing. When you choose to move forward, it's time to order pre-architectural plans and get your firm pricing.

#### TO DO:

- Call 1-800-759-2782 to get in touch with your builder
- Schedule a tour of the factory and/ or a model
- Create your needs/ wants list
- Determine build location





## STEP 2

# CREATE FLOOR PLAN

With pre-arch plans in hand, you, with your builder's help, will review and make any necessary modifications. The changes made to the plan will determine your final investment. After your plans are finalized and build documents are signed, your home will enter our production schedule! You will choose colors and finishes throughout your home such as cabinets, countertops, flooring, fixtures, and exteriors.

### TO DO:

- Finalize your budget
- Choose features and colors
- Secure financing



### STEP 3

# CONSTRUCTION BEGINS

You, your builder, and any sub-contractors will meet for a pre-construction meeting and set an expectation and rough schedule for site work to be completed. Materials will be ordered and the modular sections of the home will be ready to make their six week trip through our facility. During this time, your builder will complete the foundation and any rough in plumbing, and electrical work and prepare for the modular sections to arrive. While your home is under construction in our facility we encourage you to come and check out the progress.

### TO DO:

- Visit your home being built at the factory
- Schedule set day with your builder and Heritage
- Communicate with sub-contractors

## STEP 4

# SET DAY

Your home will be scheduled for delivery to your site as soon as it leaves our facility. Weather conditions may affect this timeline. Once your home is set on your foundation it will be fastened permanently into place, the roof will be finished and weather tight on set day.

### TO DO:

- Free up your day so you can be there to watch
- Communicate with sub-contractors
- Call your friends and family to watch
- Walk through your set home after it's set!





## STEP 5

# SITE WORK

It's now time to finish setting doors, seaming carpet, complete drywall and trim work and any other finishing touches to button up the modular sections. You now have your new home sitting on the foundation in just a matter of weeks. In the next few weeks, the furnace, garage, porch, plumbing, and electrical will be finished and your home will be move-in ready. With great site management, your home will be completed quickly and efficiently.

### TO DO:

- Schedule furniture delivery
- Schedule appliance delivery
- Communicate with sub-contractors
- Communicate with bank



## STEP 6

# ENJOY

It's time to recruit your friends and family and get moved in! With Heritage Homes you will be proud to invite friends and family in to entertain in your new home.







## BUILT FOR SOMEONE... NOT EVERYONE.

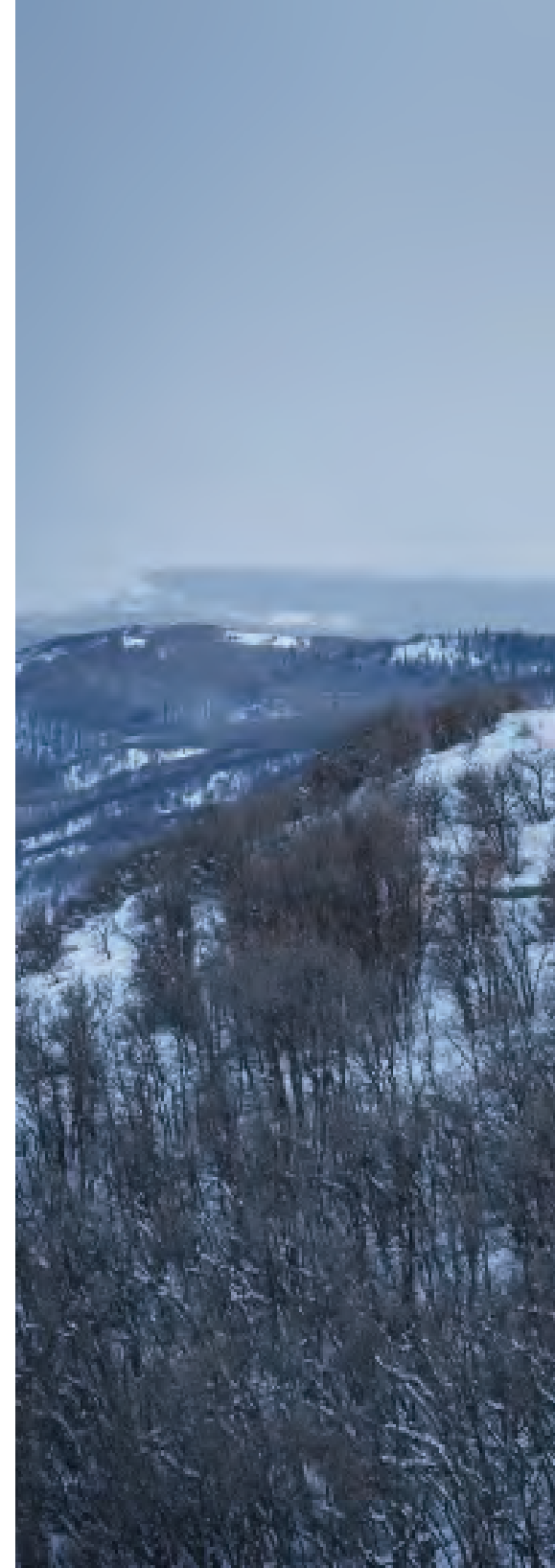
Building a custom home is an exciting process, but with so many options and decisions to make, it can be overwhelming for many people. Over the last four decades we have dedicated ourselves to making custom home-building a simpler, more pleasurable experience without lengthy delays or headaches.

## OUR FLOOR PLANS ARE CUSTOMIZABLE

Our floor plans offer you some inspiration to determine what you would or would not want in your home. Add or subtract bedrooms and bathrooms, replace a bedroom with an office, and create outdoor living spaces. Change the exterior style of the home by selecting window styles, roof lines, siding color and material, or change the size of a porch to create desired curb-appeal. All of our homes are custom built and tailored to meet you and your family's wants and needs - whether that means working off one of our plans or starting from scratch - we are able to design and build your dream home.

# ONE STORY FLOOR PLANS

Introducing our one story designs, many of which are perfect for unwinding by the fireplace or appreciate all of nature's beauty by bringing the outdoors in with multiple sliding doors. Many of these plans feature master bedrooms with en suites offering plenty of privacy while still providing easy access to all other areas of your new home. You'll also love admiring charming beams that bring in warmth and texture.

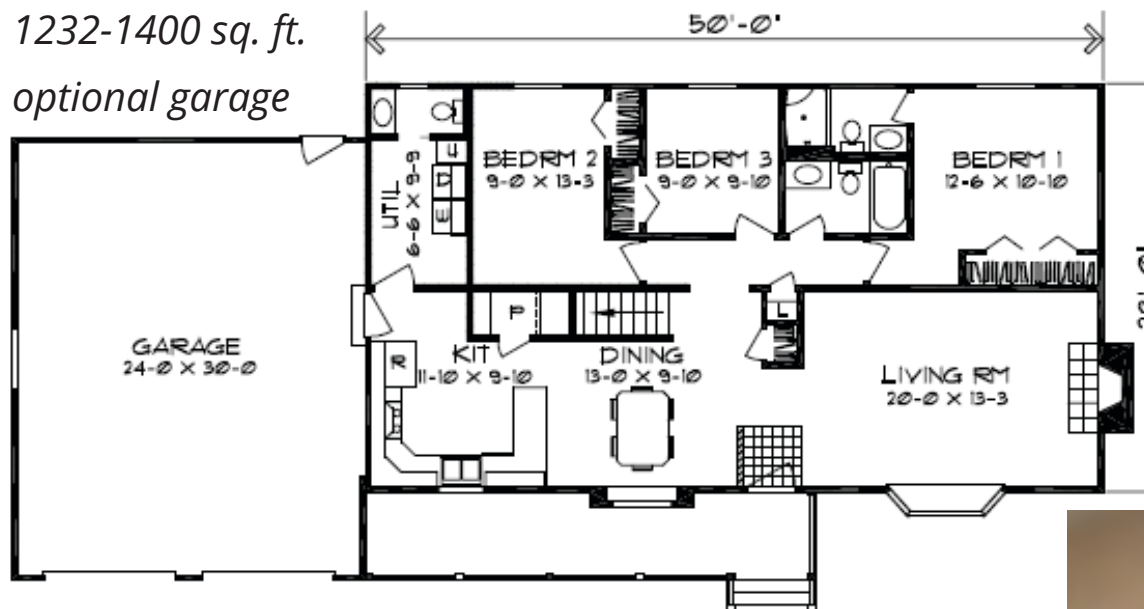




# FRUITWOOD

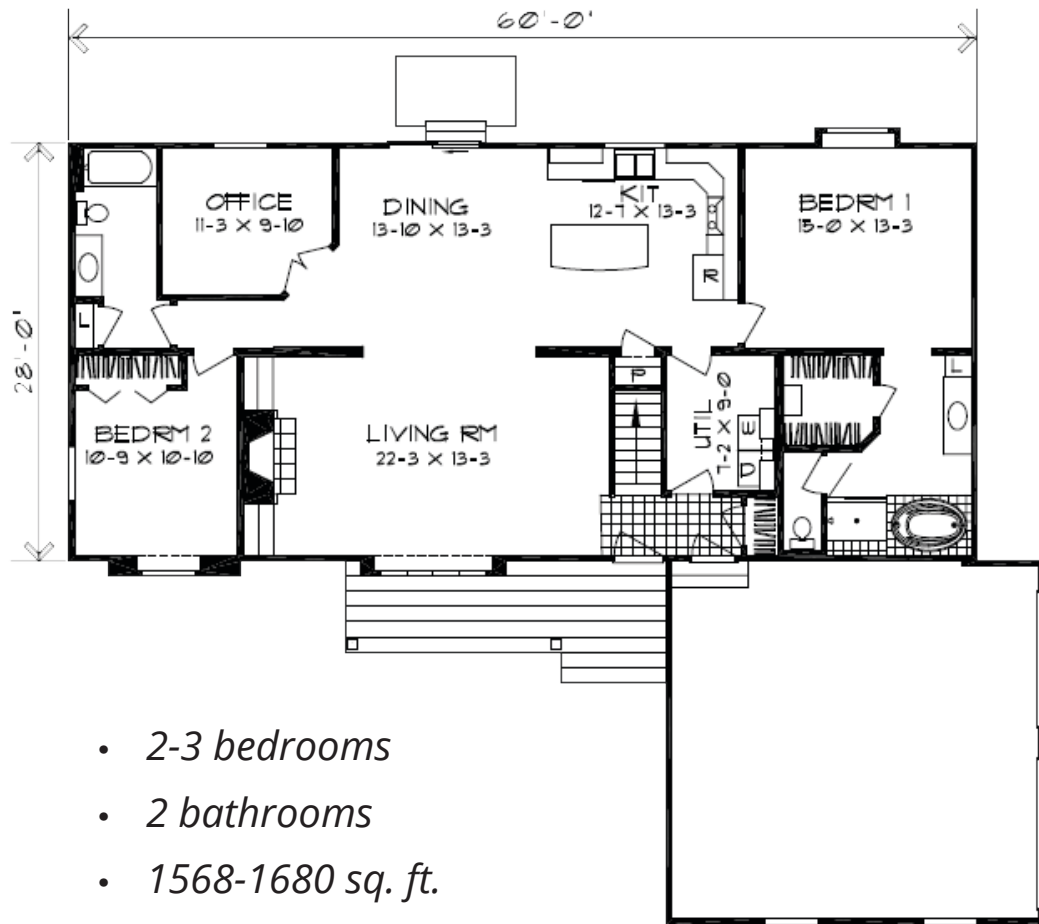


- 2-3 bedrooms
- 2-2.5 bathrooms
- 1232-1400 sq. ft.
- optional garage



# CLAREMONT





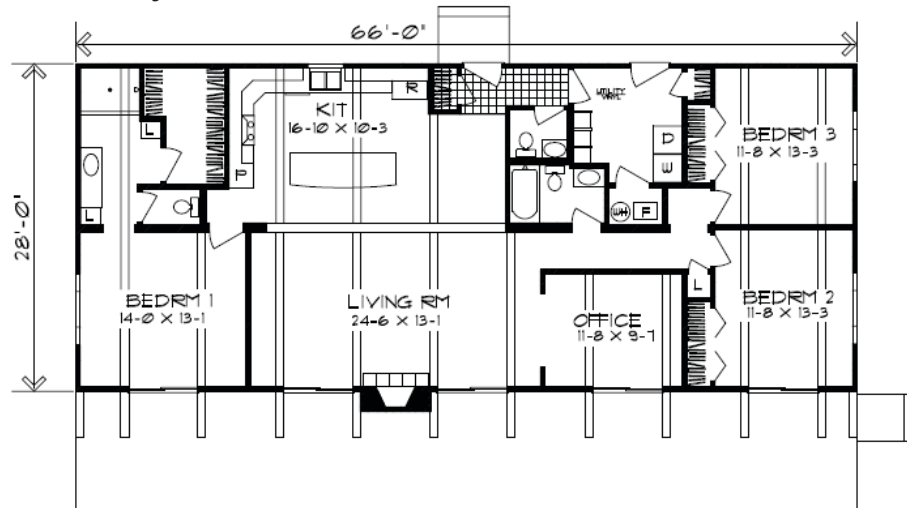
- 2-3 bedrooms
- 2 bathrooms
- 1568-1680 sq. ft.
- optional garage



# ASPEN



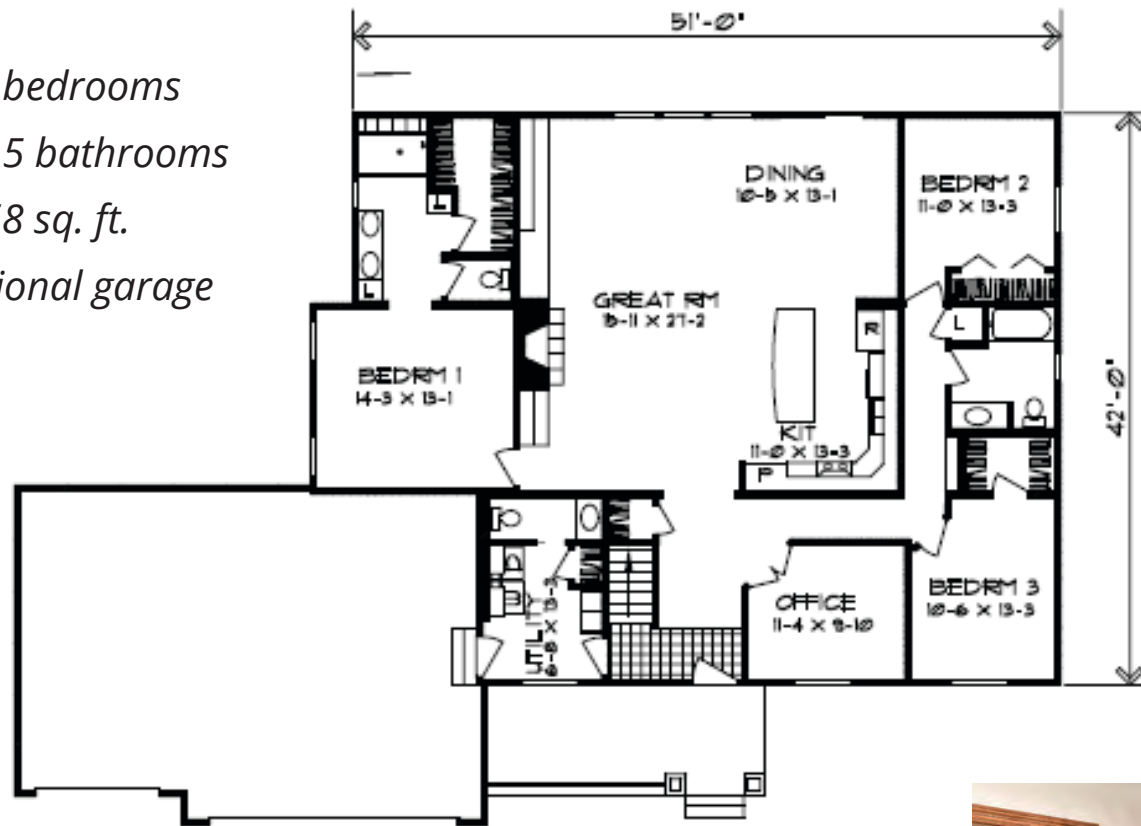
- 2-3 bedrooms
- 2-2.5 bathrooms
- 1232-1848 sq. ft.
- optional garage
- optional roof slant



# SIERRA

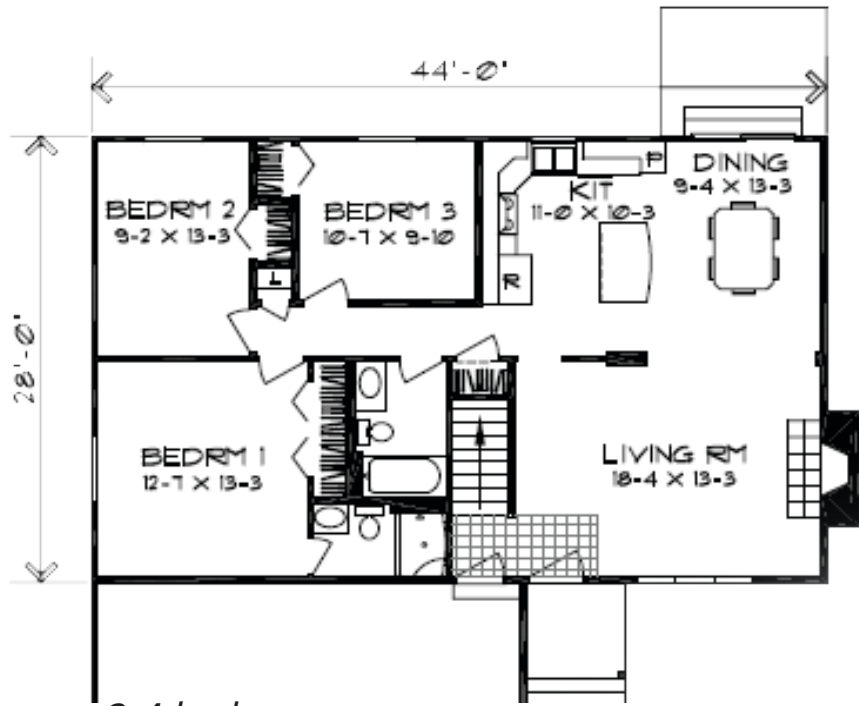


- 3-4 bedrooms
- 2-2.5 bathrooms
- 2058 sq. ft.
- optional garage



# LINDENWOOD



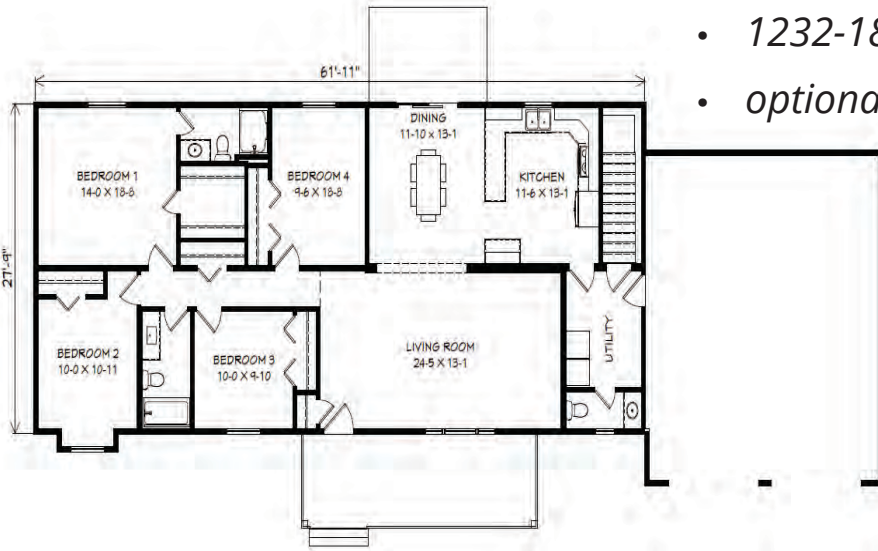


- 3-4 bedrooms
- 2 bathrooms
- 1232-1512 sq. ft.
- optional garage



# APPLEWOOD



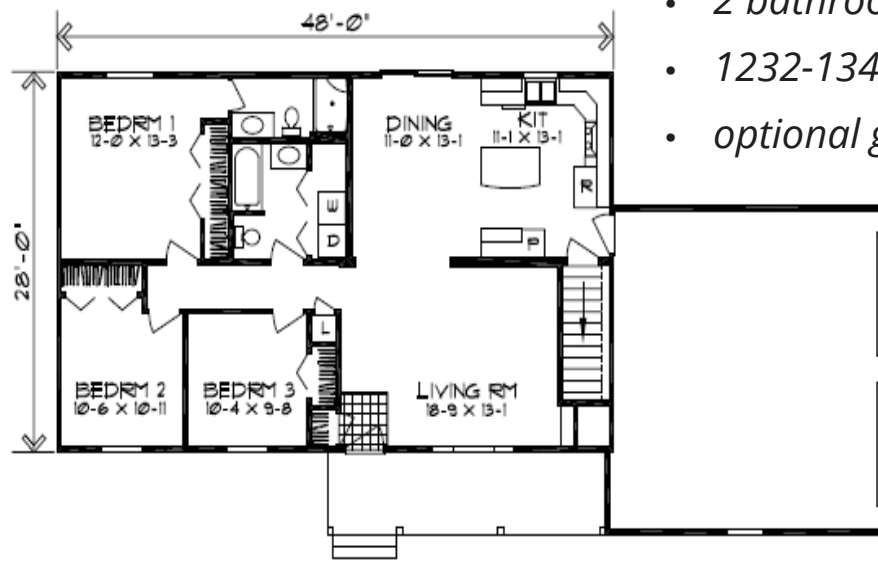


- 2-3 bedrooms
- 2-2.5 bathrooms
- 1232-1848 sq. ft.
- optional garage



# PEPPERWOOD



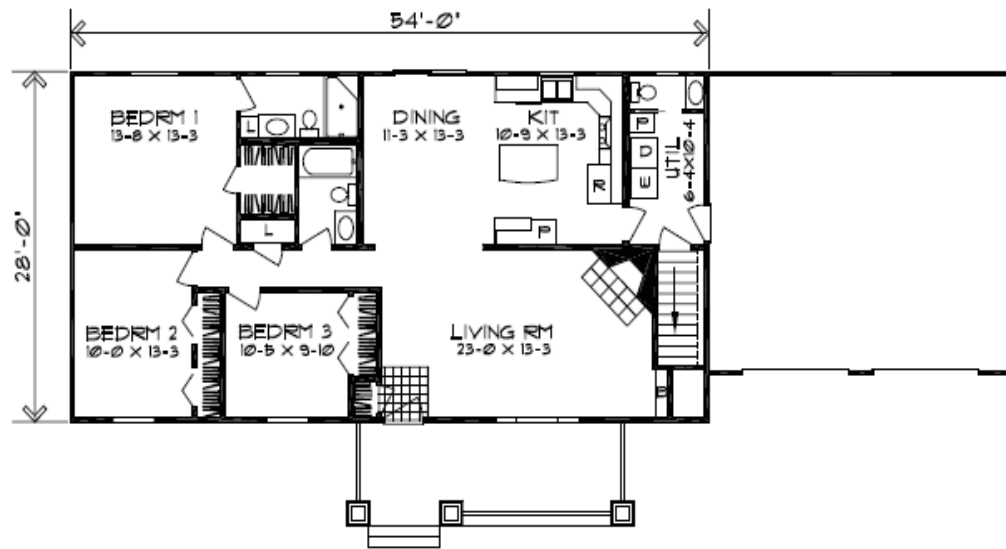


- 2-3 bedrooms
- 2 bathrooms
- 1232-1344 sq. ft.
- optional garage



# SATINWOOD



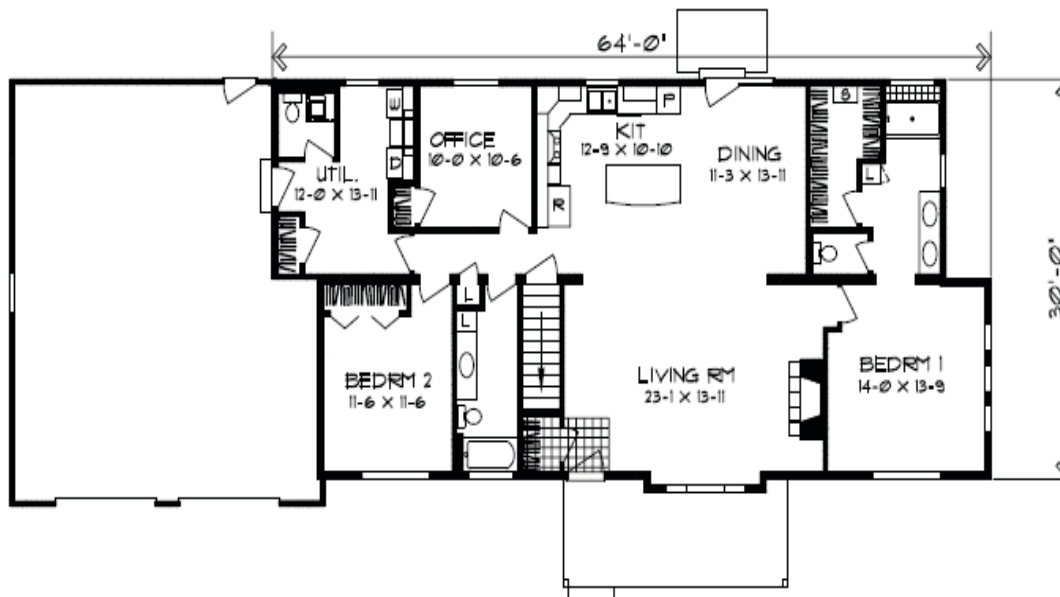


- 3 bedrooms
- 2-2.5 bathrooms
- 1232-1344 sq. ft.
- optional garage



SEWARD





- 2-3 bedrooms
- 2.5 bathrooms
- 1800 sq. ft.
- optional garage



# LEXINGTON



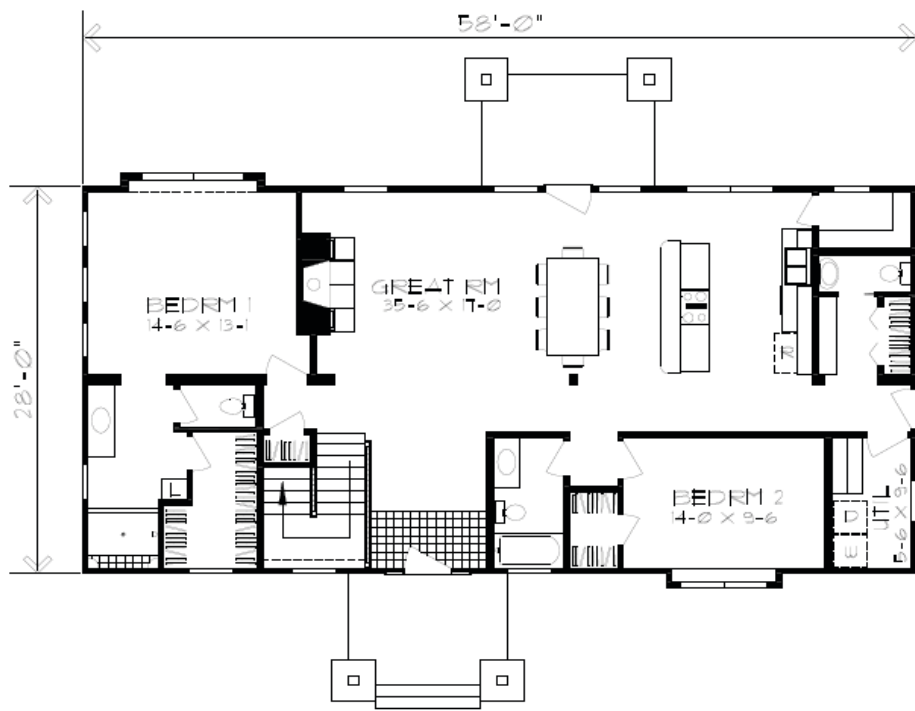


- 2-3 bedrooms
- 2.5 bathrooms
- 1680-1860 sq. ft.
- optional garage



# VAIL



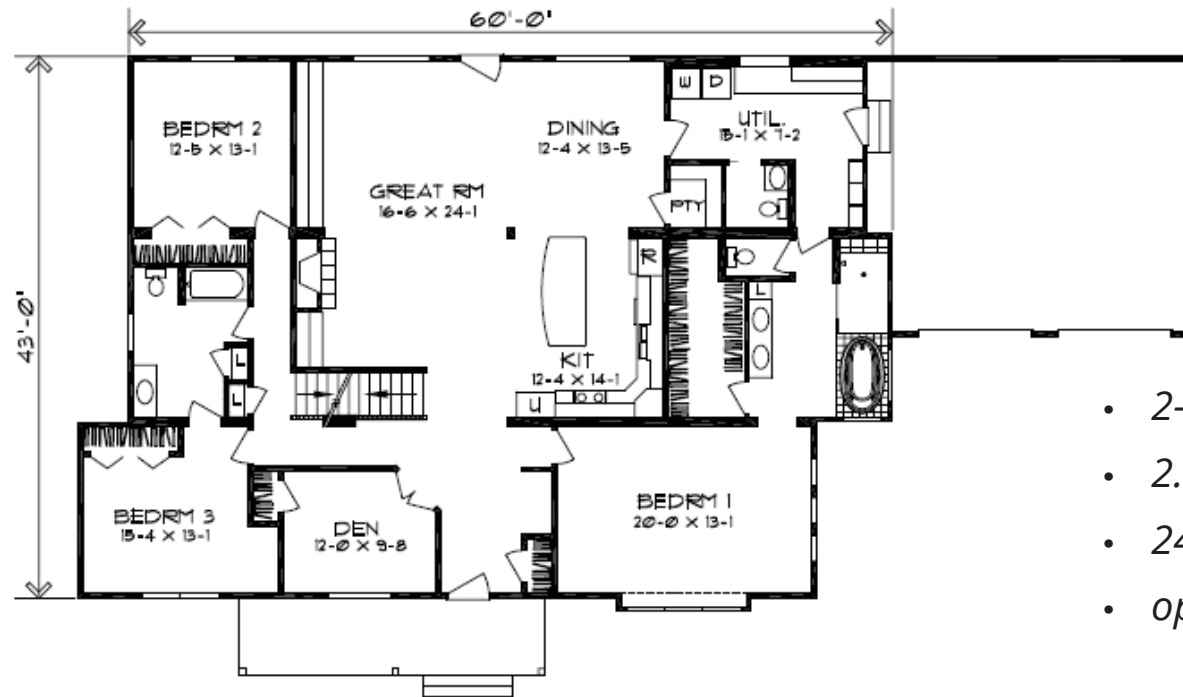


- 2-3 bedrooms
- 2.5 bathrooms
- 1617-1698 sq. ft.
- optional garage



# WELLINGTON

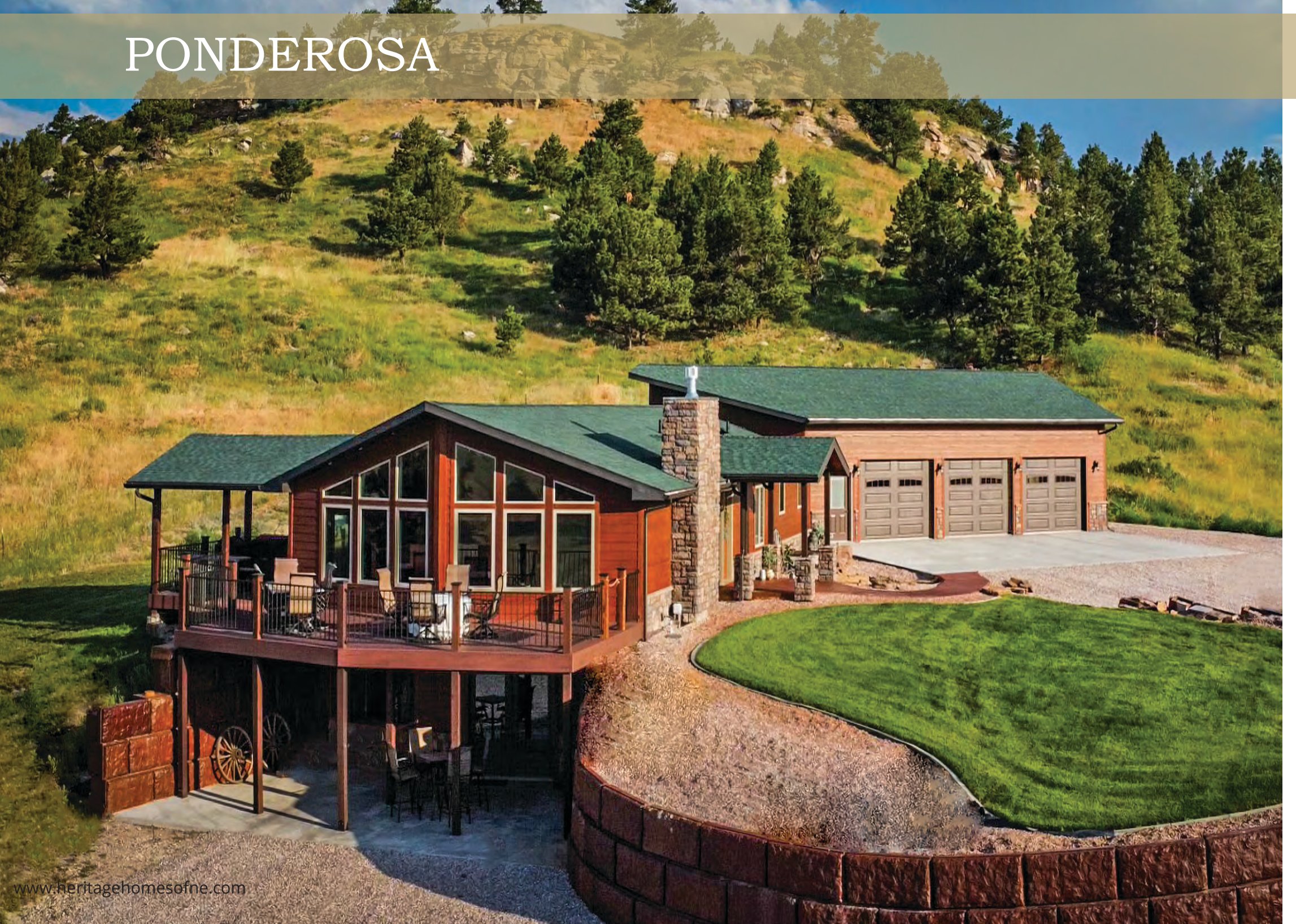


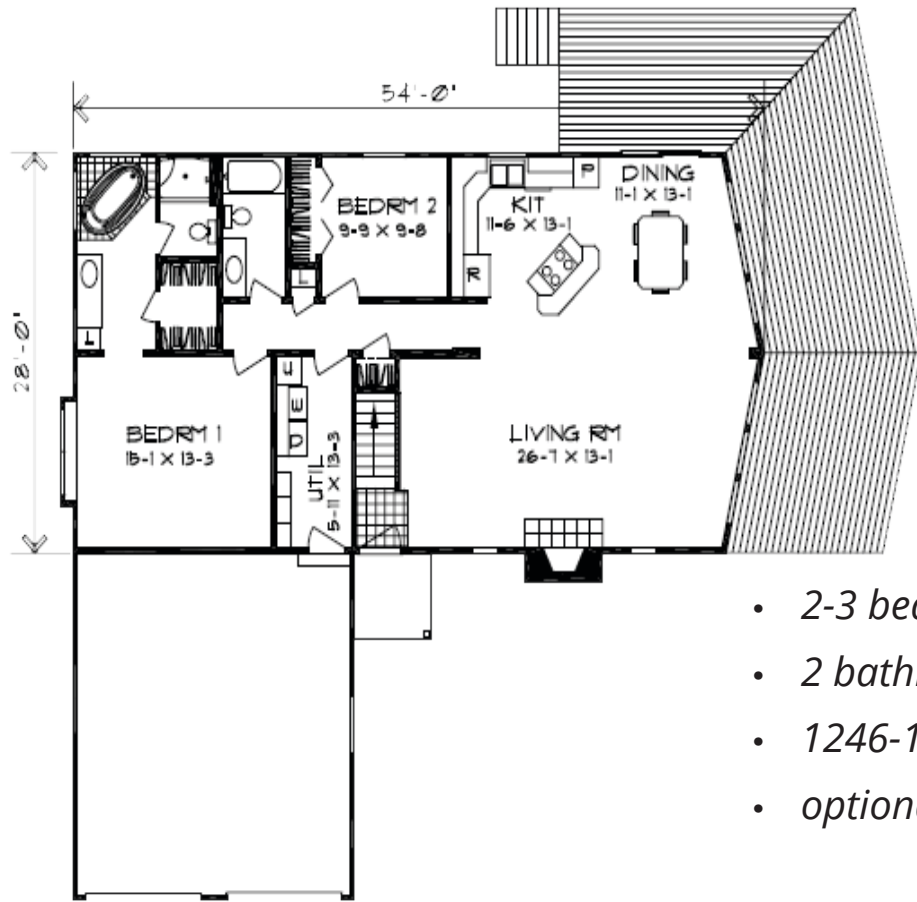


- 2-3 bedrooms
- 2.5 bathrooms
- 2468-2524 sq. ft.
- optional garage



# PONDEROSA



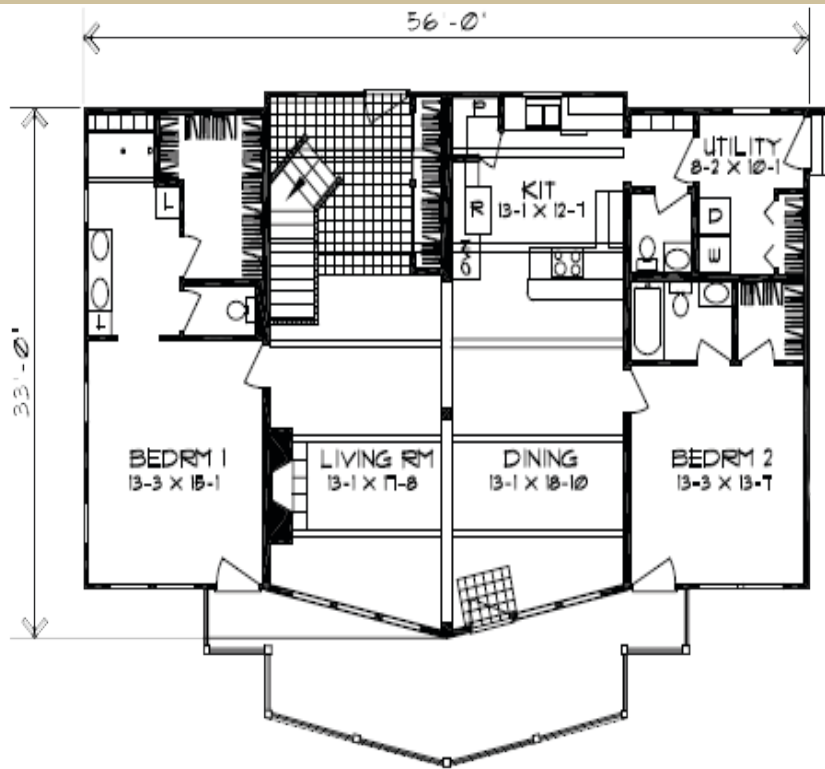


- 2-3 bedrooms
- 2 bathrooms
- 1246-1705 sq. ft.
- optional garage



# SOMERSET



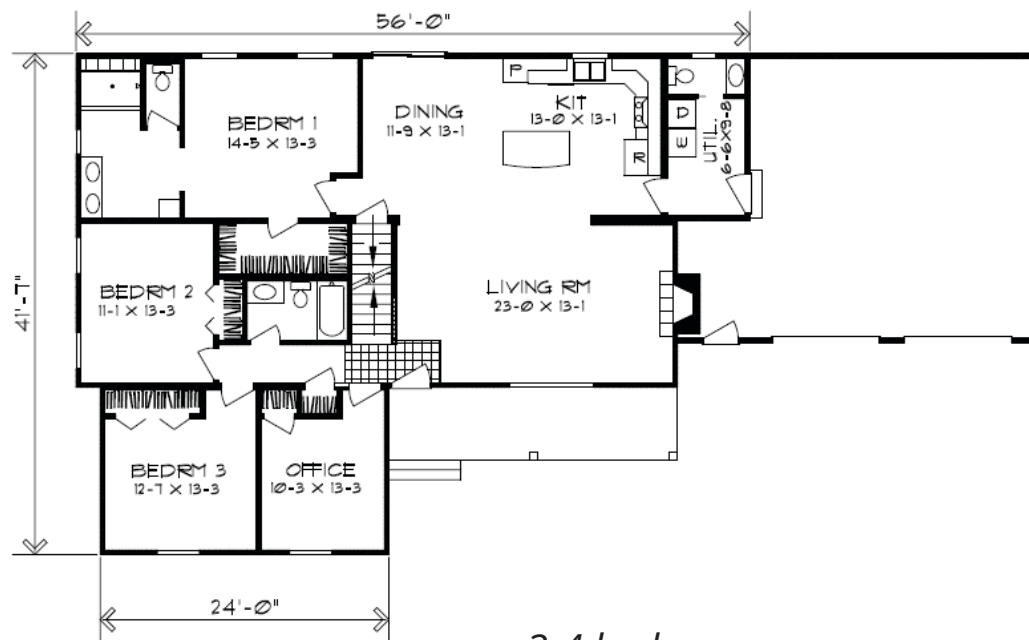


- 2-3 bedrooms
- 2.5 bathrooms
- 1732-1814 sq. ft.
- optional garage



# CAROLINA



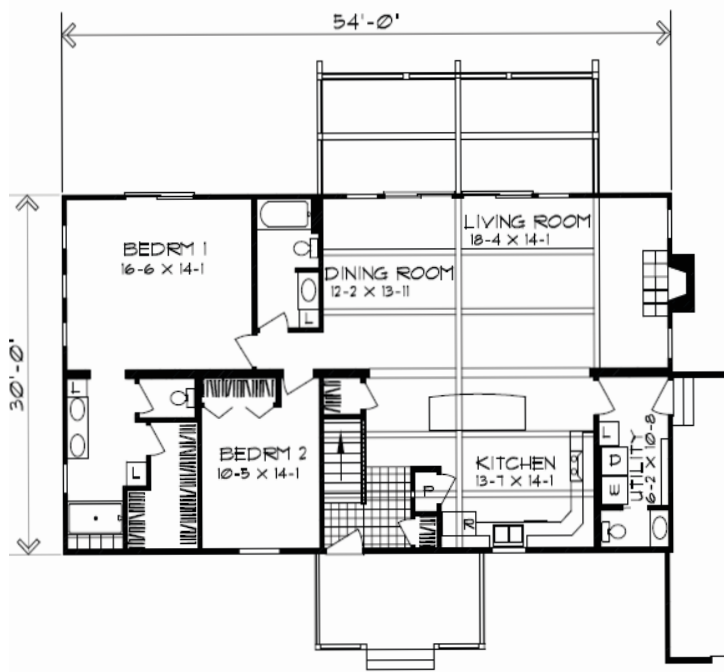


- 3-4 bedrooms
- 2-2.5 bathrooms
- 1904-2104 sq. ft.
- optional garage



# CEDARWOOD





- 2-3 bedrooms
- 2.5 bathrooms
- 1413-1604 sq. ft.
- optional garage



# TWO STORY & LOFT FLOOR PLANS

Our two story and loft-style designs feature spacious layouts with plenty of room for entertaining, as well as cozy nooks perfect for those quiet moments. Enjoy stunning views of the surrounding mountains, lake, or farmland with floor to ceiling windows or wrap around deck. Whether you're looking to build your ideal vacation home or want an inviting space to gather family and friends around you, these plans are sure to please!

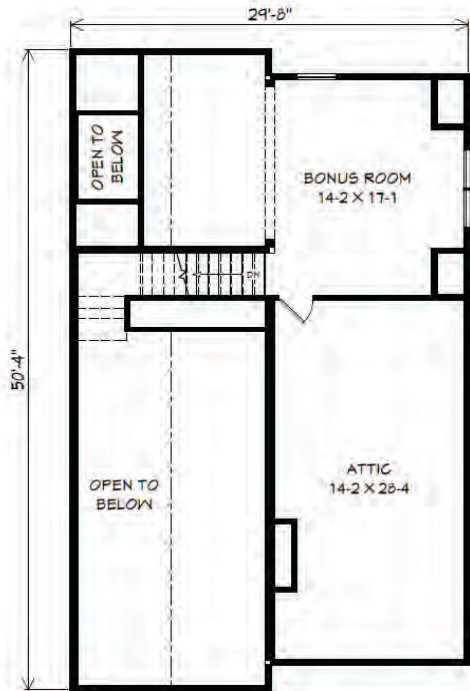




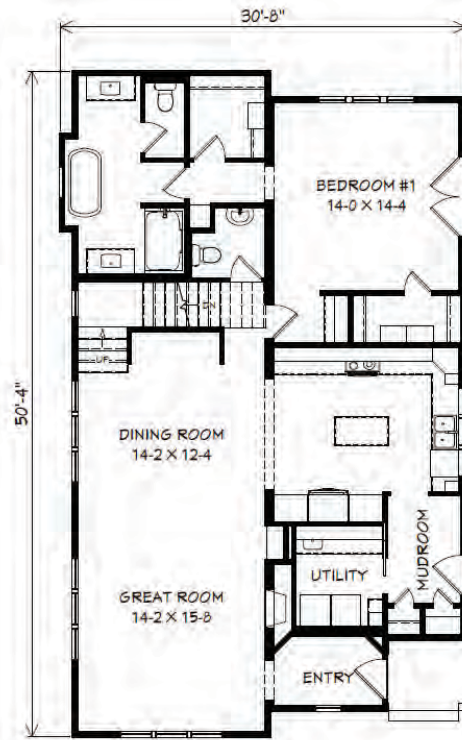
# FARMHOUSE



1st floor



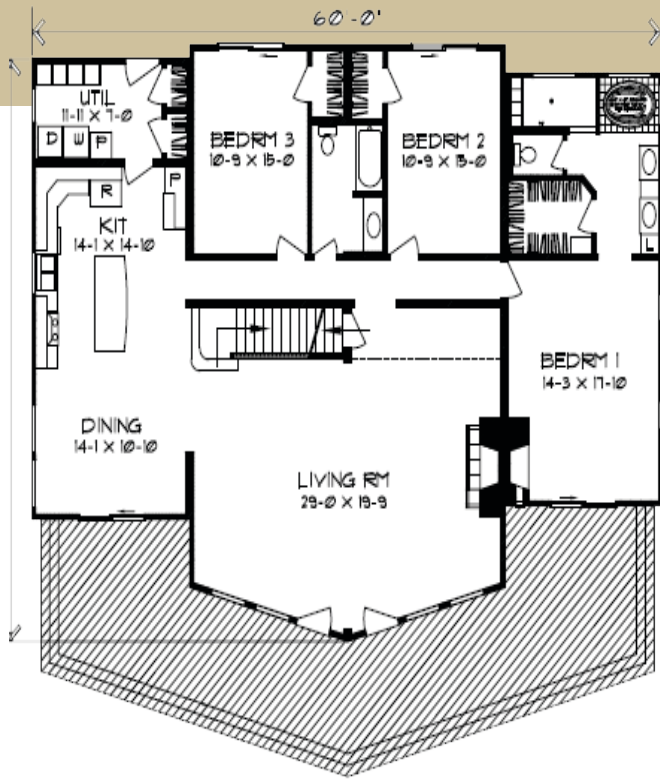
2nd floor



- 2-3 bedrooms
- 2.5 bathrooms
- 1732-1814 sq. ft.
- optional garage

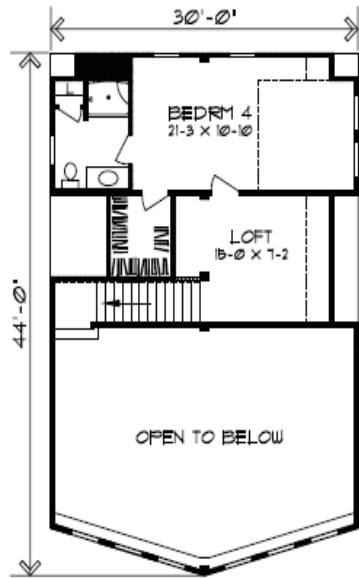
# SOUTHWIND





1st floor

- 2-3 bedrooms
- 2-4 bathrooms
- 2114-2923 sq. ft.
- optional garage

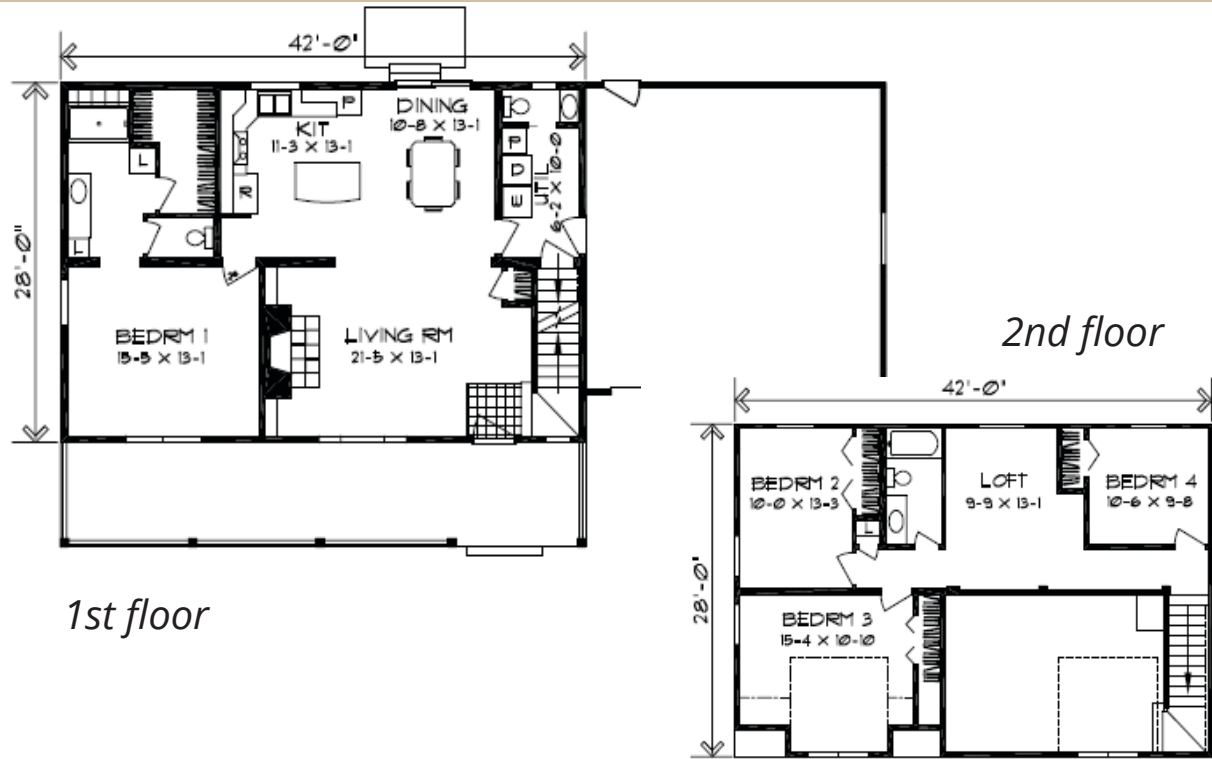


2nd floor



# SALEM



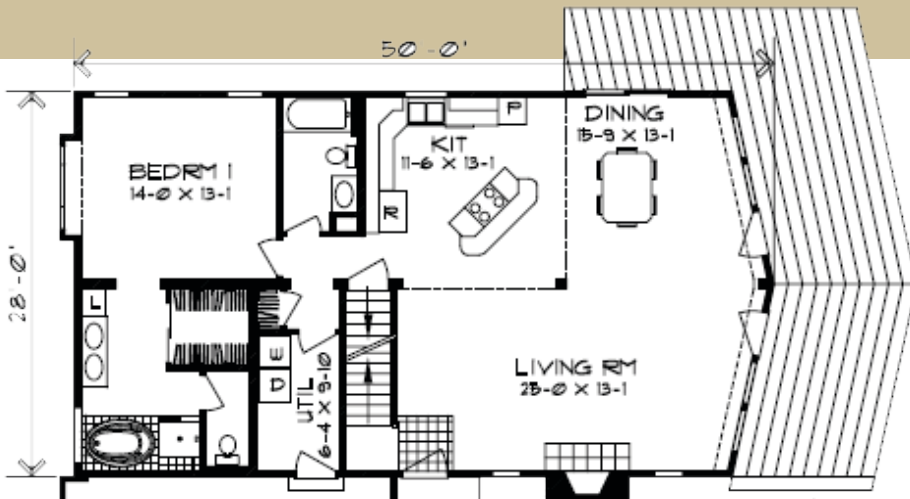


- 3-4 bedrooms
- 2-3 bathrooms
- 1986-2554 sq. ft.
- optional garage



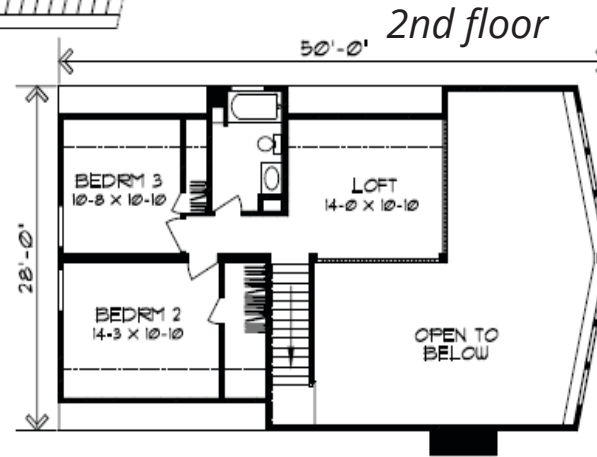
# DILLON





- 3-4 bedrooms
- 2-3 bathrooms
- 1986-2454 sq. ft.
- optional garage

1st floor

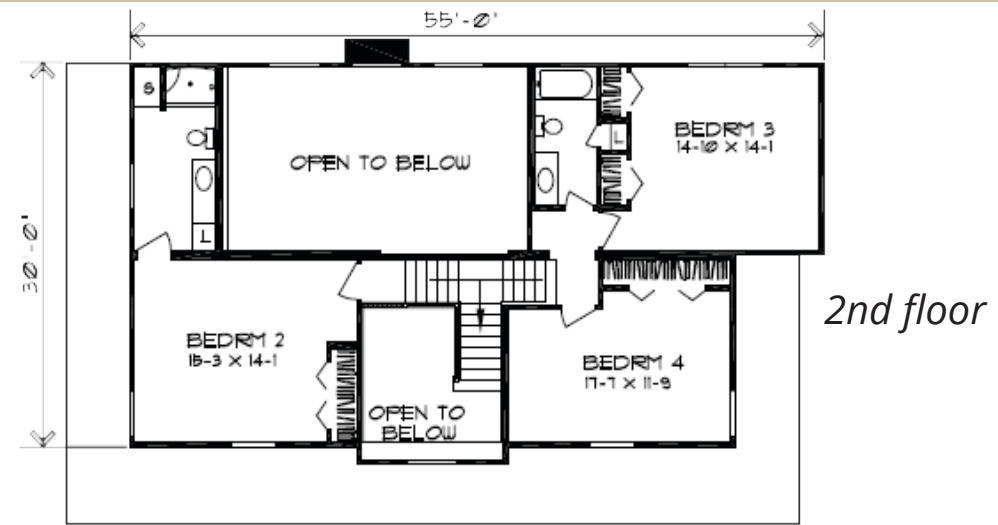
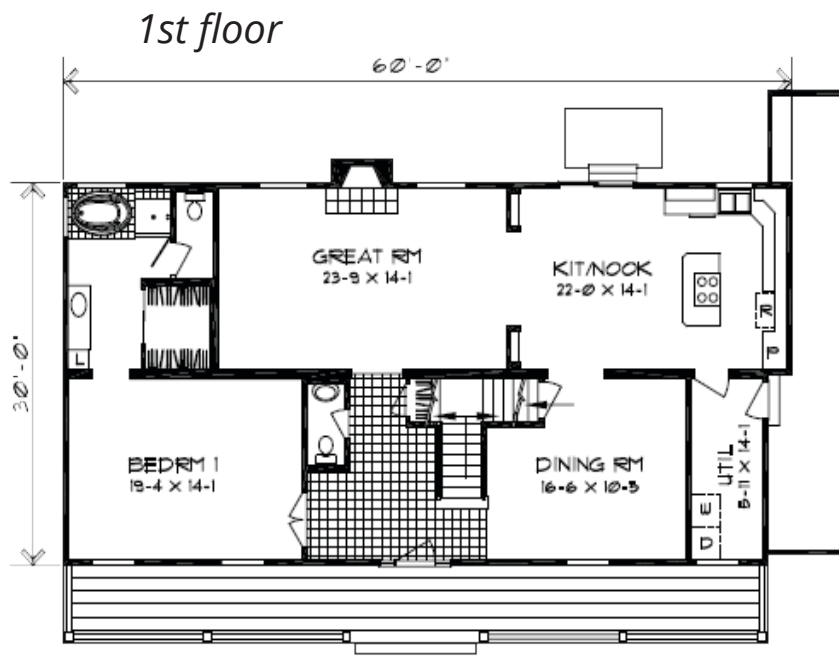


2nd floor

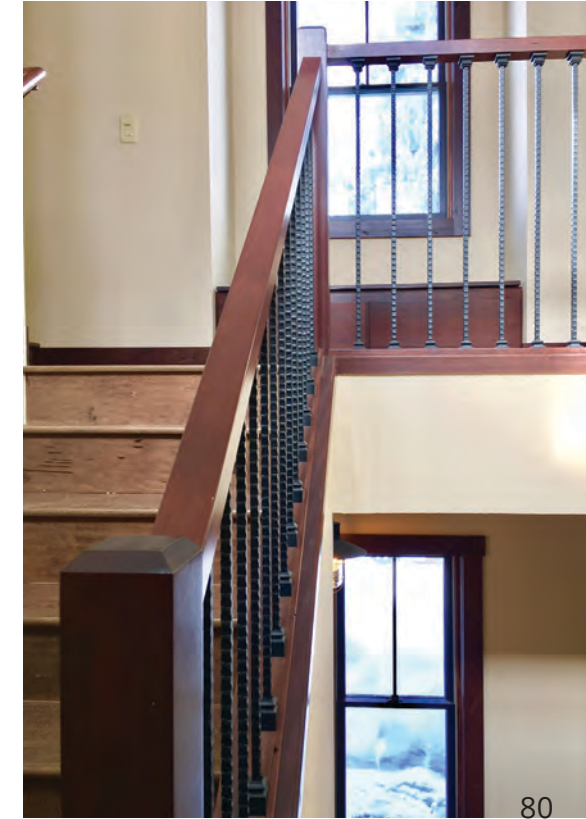
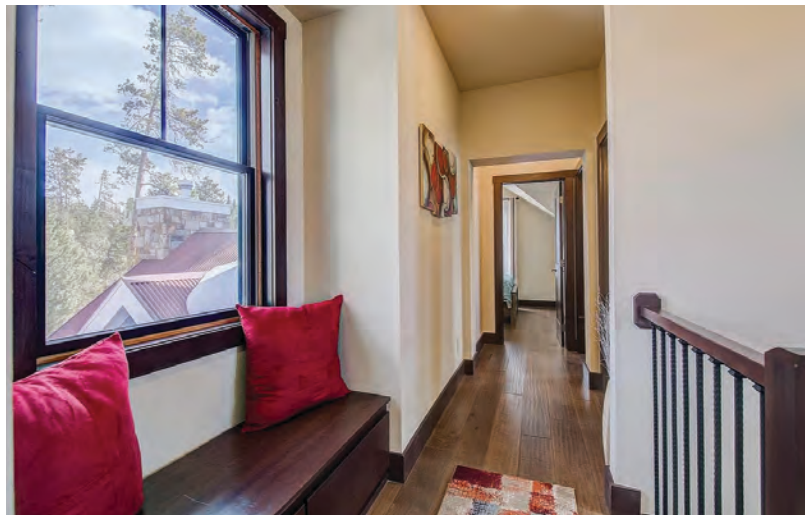


# LA PORTE





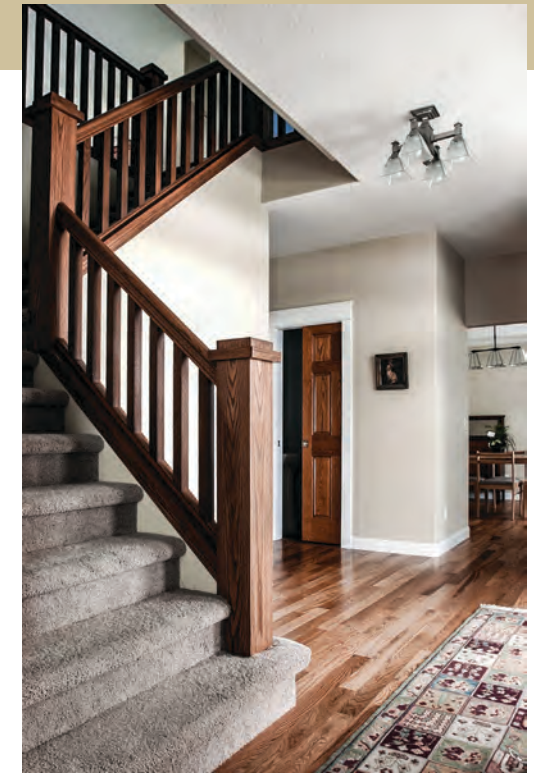
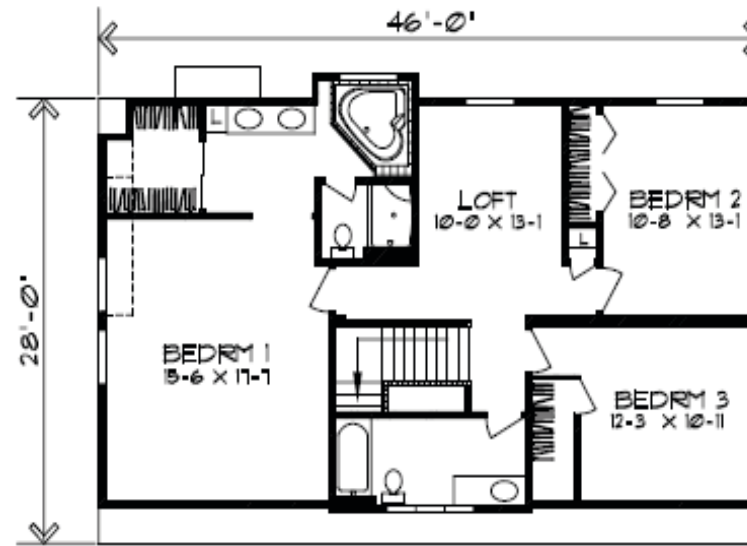
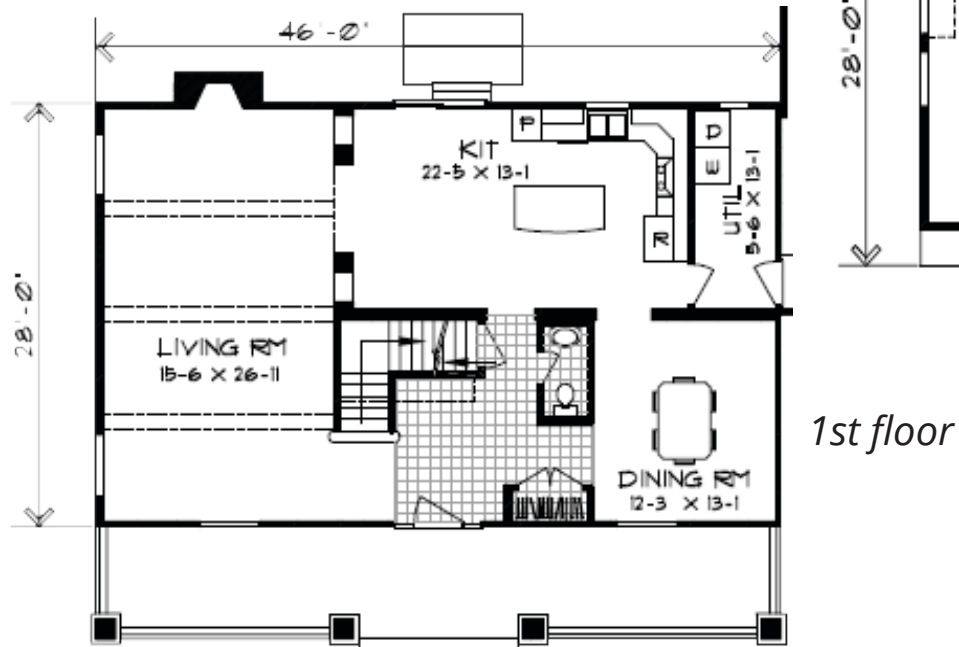
- 4 bedrooms
- 3.5 bathrooms
- 2487-2863 sq. ft.
- optional garage



# STICKLEY



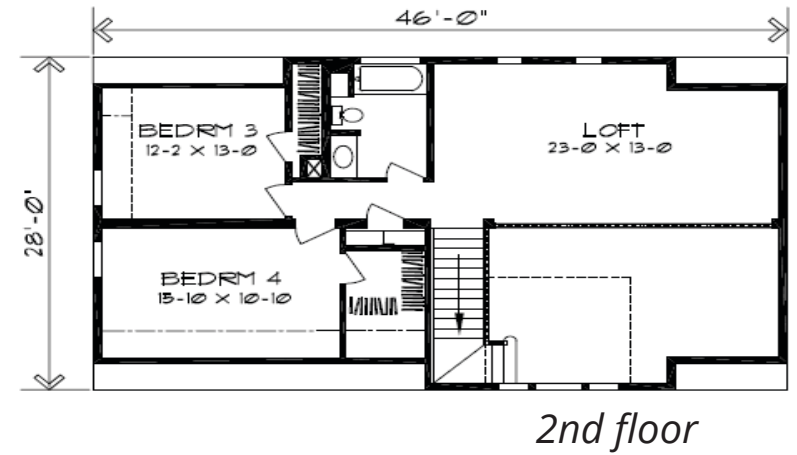
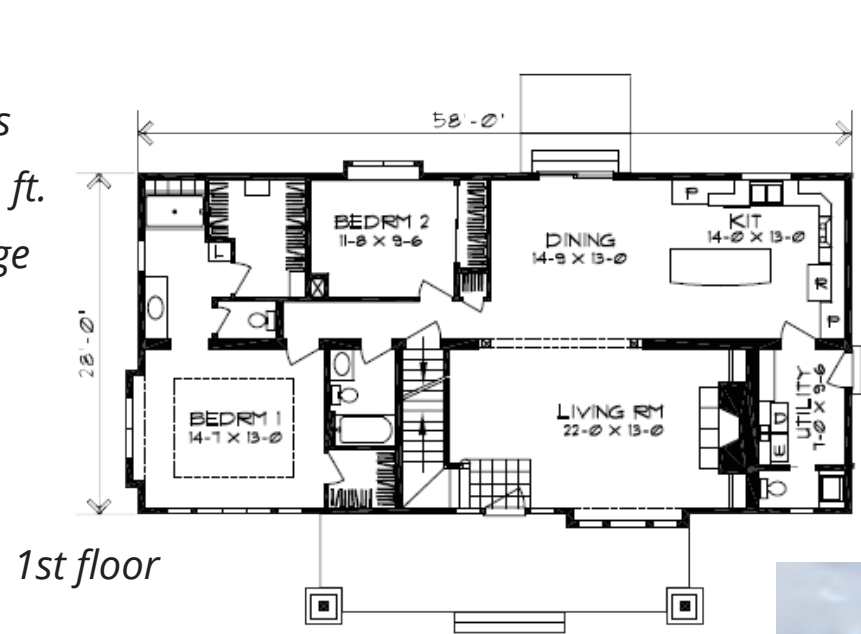
- 3 bedrooms
- 2.5 bathrooms
- 2464 sq. ft.
- optional garage



# COPPER MOUNTAIN



- 4-5 bedrooms
- 3.5 bathrooms
- 2494-2950 sq. ft.
- optional garage



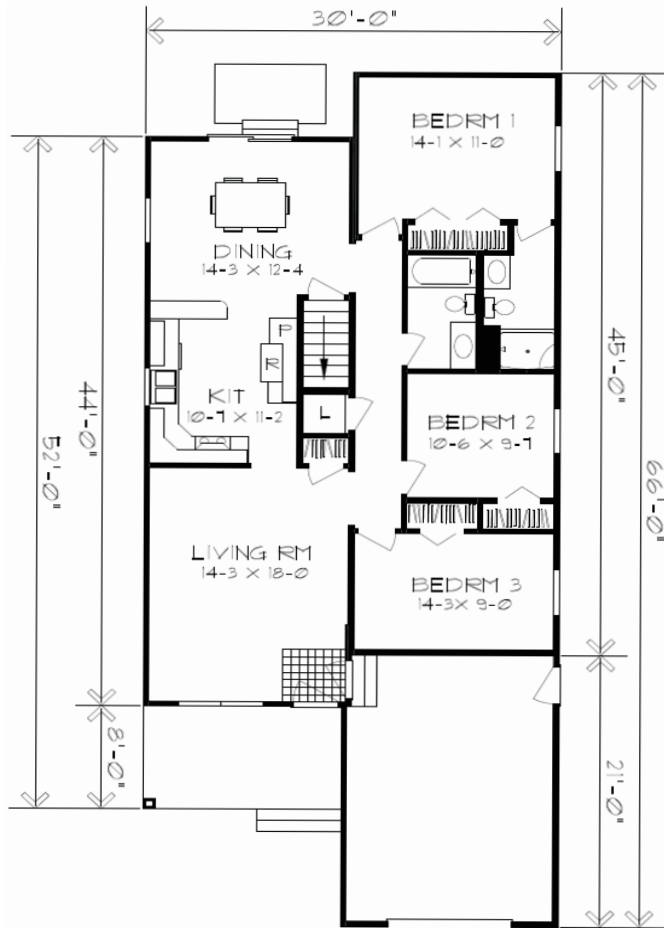
# NARROW LOT & SMALL HOME FLOOR PLANS

These floor plans are designed to fit on even the narrowest of lots without sacrificing any of the features you need for your lifestyle. Whether you need room for your family to spread out, or a home providing just enough space for you and your dog, Heritage Homes has the floor plan to get you started. These beautifully efficient designs maximize every square inch ensuring you the space to create lasting memories.





# PIERCE

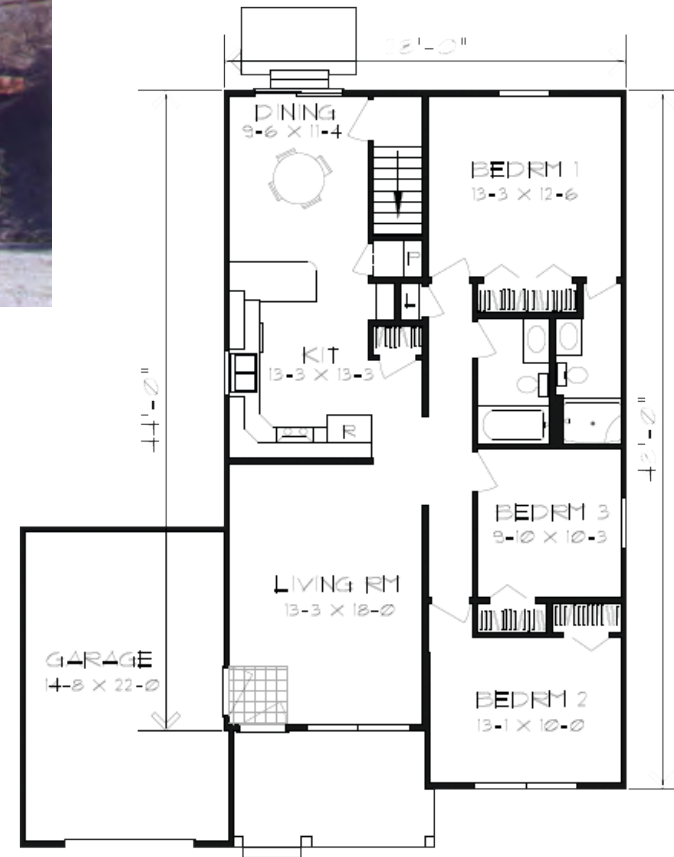


- 2-3 bedrooms
- 2 bathrooms
- 1092-1335 sq. ft.
- optional garage

# WAKEFIELD

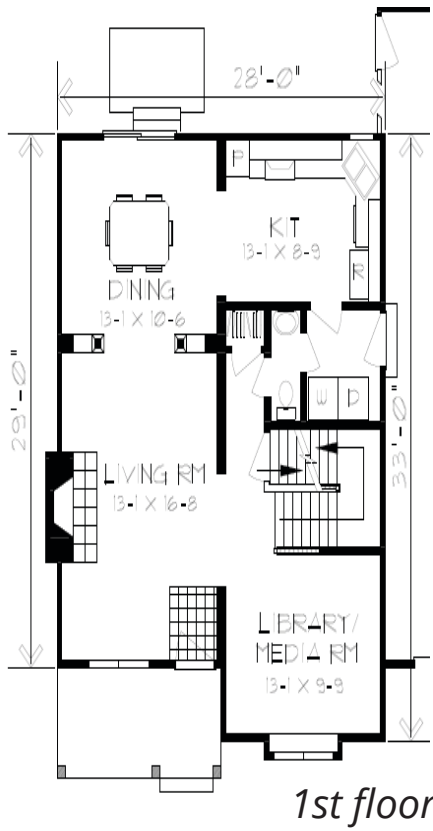


- 3 bedrooms
- 2 bathrooms
- 1288-1440 sq. ft.
- optional garage



# ALTONA

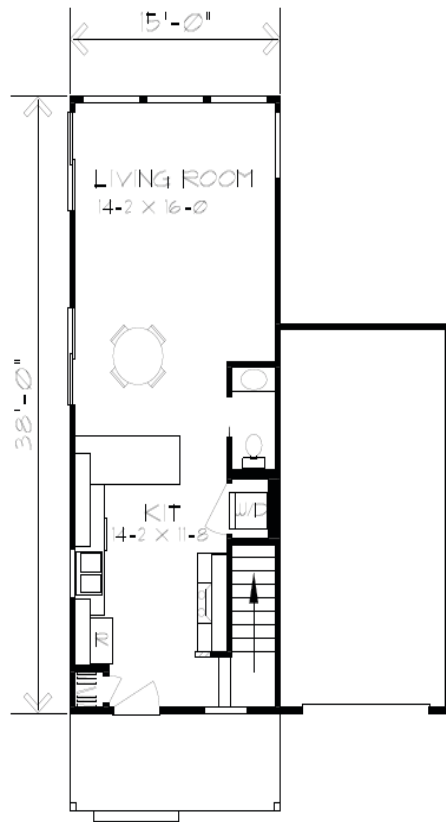




- 3-4 bedrooms
- 2.5 bathrooms
- 1736-2112 sq. ft.
- optional garage

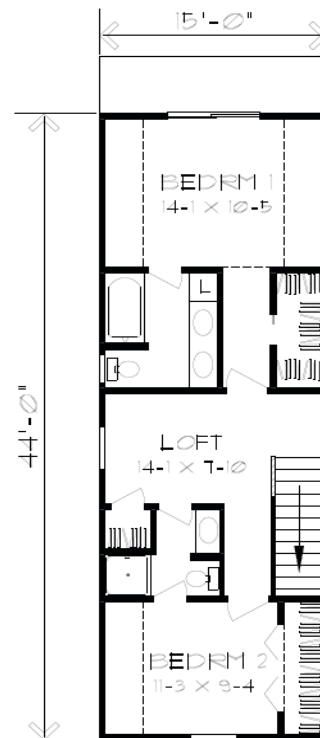


# EDGEWATER



1st floor

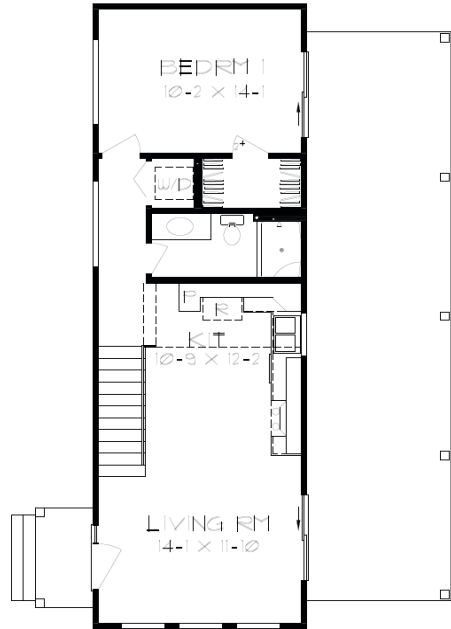
- 2 bedrooms
- 2.5 bathrooms
- 1217 sq. ft.
- optional garage



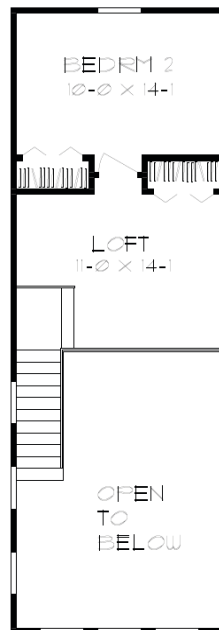
2nd floor



# LIZZIE



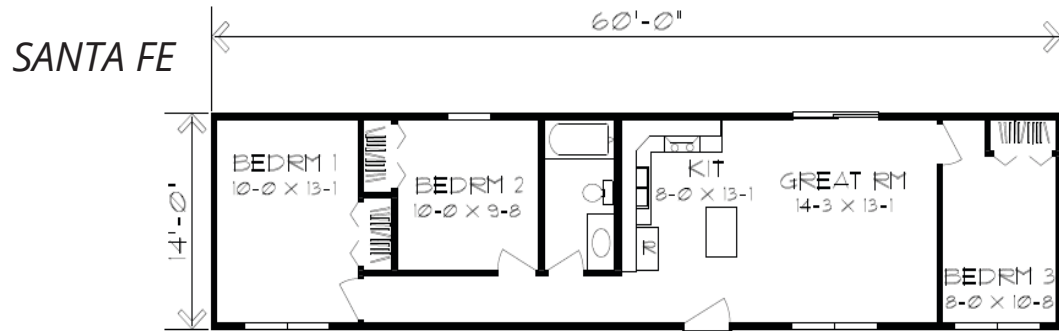
1st floor



2nd floor

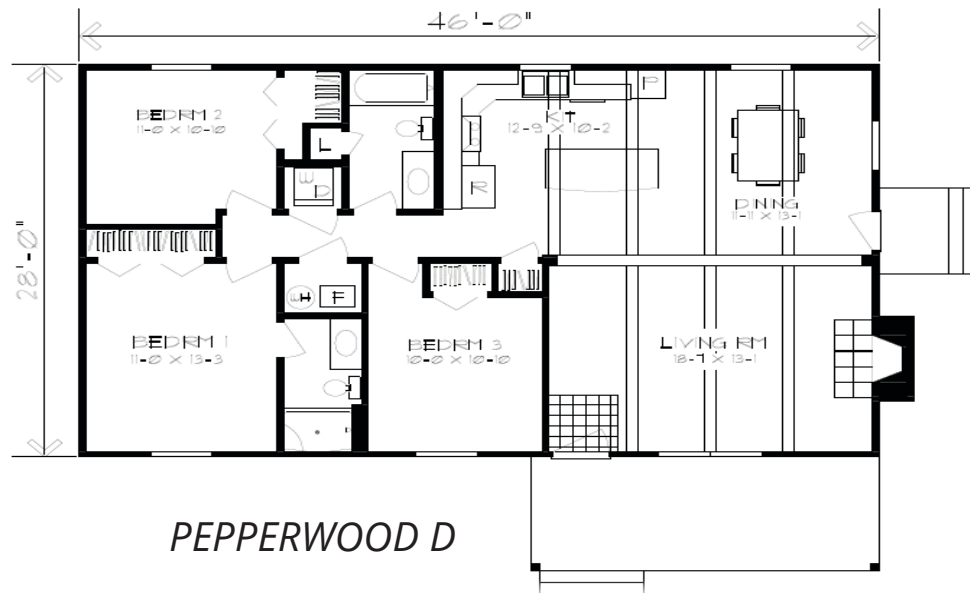
- 2 bedrooms
- 1 bathrooms
- 1320 sq. ft.
- optional garage

# CABIN HOMES



- 1 bedrooms
- 1 bathrooms
- 443 sq. ft.
- optional garage



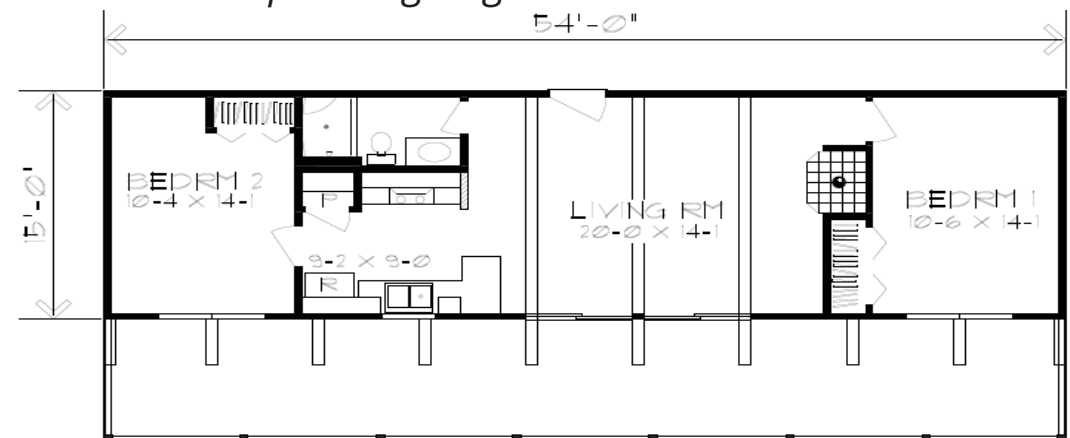


- 2 bedrooms
- 2 bathrooms
- 810 sq. ft.
- optional garage



ASPEN D

- 2 bedrooms
- 2 bathrooms
- 1288 sq. ft.
- optional garage







# WHY CHOOSE HERITAGE?

## DESIGN FLEXIBILITY

Available with a variety of features and amenities, our floor plans provide options to fit any want or need. These floor plans provide the solution for anyone looking for a more streamlined approach while still getting a completely custom home.

## SIMPLIFIED PROCESS

With an entire team of dedicated professionals to make the process as smooth as possible, we are able to share floor plans, walk you through our factory and showroom all while discussing the options for customizing your home to suit your needs.

## HIGH QUALITY STANDARDS

Our system, being a controlled environment, ensures the highest level of quality and craftsmanship. All Heritage Homes are built to the same I.R.C. Specifications as traditional built homes, to comply with state and municipal building codes.

## GUARANTEED FIRM PRICE

For four decades, we have been passionately making custom home-building what it should be - an enjoyable and straightforward journey without any problems or lengthy waits. We recognize that building a new home is certainly thrilling while also causing some apprehension; to help put minds at ease, our firm pricing ensures you know exactly how much the project will cost in advance!

# TOUR OUR FACILITY & MEET OUR PEOPLE

Come see for yourself what building inside, with jigs, cranes, and the proper equipment does for a well built home. Witness how having the different trades work together at the same time, with proper plans, and a quality assurance program makes a big difference between the quality of a conventionally built home and a home built inside, under controlled conditions.

View seven custom homes in every stage of construction on the production line and see how each phase of your home will be built. See the small precision steps each home undergoes that make a big difference in the end result, and see the many advantages that our craftsmen have to produce such fine workmanship on a consistent basis.

See for yourself what 45 years of expertise looks like under one roof, where we make our own trusses and cabinetry, because some purchased parts just aren't good enough. See our air conditioned finish shop where we finish doors and woodwork ourselves, because we insist on only the very best.

**Tours available by appointment.**  
Call us at 800-759-2782.



