

Sara's Victorian Mansion



Tools Needed:

- Cordless Drill (12V or higher)
- #2 square drive bit
- Hammer
- 6' step ladder
- Tape measure
- Square utility knife w/ blade & hook blade
- Speed Square



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1



Be sure to follow the manual closely. If you do not follow you will have problems later in assembly.

2



Use a combination of both this manual and the diagrams showing the panel placement and sheeting.

3



Lay (2) 4x4x16 and (1) 4x4x14 pressure treated runners as shown...the floor will line them up in the correct place.

4



Lay bay window side of the floor section on top of these 4x4's. Note how the 4x4s are positioned against shipping blocks. Center 4x4 is to be aligned with the marked area.

5



Keep 4x4's even on the end and sides, then fasten.

6



Fasten on the ends and all around.

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7



We send this assembled for the center floor.

8



Place these on 4x4s and fasten.

9



The edge of this floor will be on the center of the middle 4x4.

10



Fasten the section.

11



Fasten against the floor.

12



Keep even on the edge of the 4x4.

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13



Add the turret sections of the floor to the rest of the floor and 4x4's.

14



Make sure it is even on the ends before fastening. Then add plywood to the center after fastening turret section.

15



Finish fastening.

16



Lay panel A 2x6 with gingerbread as shown.

17



Fasten 2x6 to panel A. Note where to keep even.

18



Set up panel A. Be sure to keep the bottom of the siding pushed in.

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19



Fasten panle A.

20



Install panle B as shown. Fasten in the front then the back.

21



Align top edge to mark and fasten.

22



Install panel C.

23



Note how the bottoms fit together.

24



Fasten them in the center like this.

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25



Fasten tops and bottoms as shown.
This will make it sturdy.

26



Install panel D. Make sure distance is
2.5" as shown.

27



Fasten 2x6 with gingerbread to panel E.

28



Install panel. Fasten panel D to panel E
where it is marked.

29



Fasten bottom of the siding to the floor.
Be sure to do this all around.

30



Fasten panel F.

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31



Keep even in the front.

32



Fasten into the bay windows. This will tremendously strengthen the bay window.

33



Add the gable to the front side.

34



Note where to keep the truss for the gable. It does not go over the gingerbread trim.

35



Fasten in the front.

36



Fasten the 2x6 with gingerbread to panel H. Note where to keep even.

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37



Fasten to panel E.

38



Fasten at the bottom.

39



Install panel I. Keep even as shown in the picture.

40



Fasten the bottom of the siding to the floor.

41



Install panel J. Keep 2x3s even at the bottom.

42



Fasten at the front side.

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43



Use 2.5" screws to pull panels together.

44



Do the same thing on the top. This will draw these together and strengthen.

45



Do this same thing for panels K thru N. Be sure to follow the diagram and install in the correct pattern. Otherwise the gingerbread will not match as well.

46



Install panel O.

47



48



Leave 2.5" for the next wall. If this does not match, check to make sure there are no extra gaps in the turret.

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49



Install the 2x3 on the end of panel O as shown in this and the next picture.

50



Install panel P.

51



52



Keep even as shown.

53



Fasten as shown.

54



Fasten trim on the outside.

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55



Install panel Q.
on the 10x18
this panel will be
slightly larger.

56



Panel Q.

57



Install panel R.

58



Install
panel S.

59



Make sure there is 34" in between the 2x3s for the door opening. Otherwise the door will fit too tightly. You may have to loosen the walls and move slightly to get this measurement at the bottom.

60



Fasten 2x3's as shown to panel T. Be sure to keep even and all the way to the top.

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61



Slide these and panel T into place.

62



Make sure to keep even.

63



Fasten underneath the truss as shown.

64



Fasten the 2x6 with gingerbread to the top of panels Q & R.

65



Keep even as shown.

66



Install the "loft holding the pieces" in the marked places...

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67



...continue all around the turret.

68



Push loft over the wall as shown.

69



Place on top of loft holding pieces.
Do not fasten til later.

70



Install braces as shown to stabilize walls
til trusses and sheeting is installed.

71



Fasten the turret rafters to the turret
center block.

72



Fasten in the order they are numbered.

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73



74



This is how the turret will look once it is assembled.

75



Assemble trusses for the bayside window part of the house. Be sure to keep the top even. Use black screws for this. Be sure to fasten the correct tops together.

76



Install gusset on the other side.

77



Assemble trusses for the turret side of the house.

78



Fasten truss in premarked spots. This shows the truss being fastened to the side of panel I.

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79



Continue installing trusses in pre-marked spots.

80



This shows the broad section of truss installation.

81



Fasten trusses underneath through the 2x6 as shown.

82



Assemble T-bar for the bayside.

83



For the **10x18 Mansion** you will add 4 angled pieces to hold the roof as shown in pictures number 85 & 86. In the 8x16 this roof sheeting is held by a V-channel roof brace.

84



Install rear truss onto T-bar, in pre-marked spots.

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85



86



87



This shows how the truss will look when fastening to the top of the turret.

88



Install turret trusses that were previously assembled.

89



Assembled the turret T-bar.

90



Install the turret T-bar and rear truss.

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91



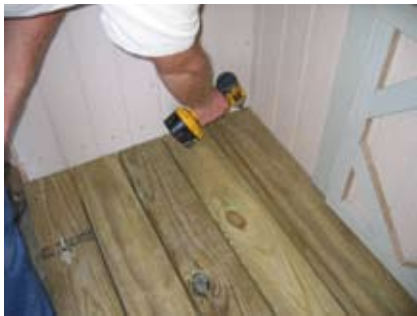
Install Panel U, the porch deck as shown.

92



Fasten the deck as shown.

93



94



This shows the preplaced piece on which the porch roof will rest.

95



Set the Porch roof panel V in place.

96



This shows how the porch roof fits on top.

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97



The top back of the porch will match up to the premarked spots.

98



Fasten the back side.

99



Assemble panels W and X together.

100



Install these on the porch roof.

101



Fasten siding in the back side.

102



Fasten the sheathing to these pieces.

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103



Install the first piece of sheathing on the bay-side. Refer to sheathing exhibit for sizes. make sure the truss measurements on the top match what was premarked on the bottom.

104



Note how there is a small gap between the sheathing and the 2x2.

105



Start sheathing turret as shown.

106



Continue this all the way around the turret.

107



Install this piece.

108



This shows an inside out view of the piece. There will be a piece (2x3) added to hold this sheet in place.

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109



install back piece.

110



Install oblong sheet.

111



Fasten small OSB strip along the bottom backside of the turret side.

112



Install this sheet of OSB. Make sure the truss measurements at the top match those at the bottom.

113



Install the next piece of sheeting.

114



Install small strip of OSB on the front above porch.

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115



Install sheet above this small strip.

116



Install this small sheet.

117



Install this sheet on the bay window side

118



Install sheet above this.

119



Hold V-channel into place. The 10x18 will have 4 additional braces for the roof (it is a larger roof).

120



While someone is holding them in place fasten them with 1.25" black headed screws. Do this with all 4 sizes of V-channel.

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121



Now fasten the loft underneath all the way around.

122



Remove braces since walls are now stabilized with the trusses and sheeting.

123



Install loft railing. Be sure to add plenty of screws to hold in place.

124



Fasten the railing at the top as shown.

125



Fasten the 2x6 in between the trusses, keep to the top toward gusset.

126



Fasten the loft railing post onto the 2x6 and the railing.

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127



Install the loft ladder.

128



Install dripegdge all around the edge of the building. Note the hand is resting on the dripegdge.

129



Place piece of flashing #1 as shown.

130



Next place starter strip of shingles. (refer to shingle package on how to cut). You basically cut off teh tabs and use the back side of a shingle.

131



Run several courses of shingles. Next place ice guard as shown. take off back- ing and stick in place.

132



Place piece of flashing #2 in place and fasten.

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133



Continue fastening shingles.

134



Install shingles over these. Leave small place between shingles so that water is not trapped.

135



Continue installing shingles from either side.

136



Snap a chalk line down the center of each valley. Place shingles in this area to fit.

137



Shingles all the way round the turret.

138



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139



Place starter strip on bay window side.

140



Place piece of flashing #3 as shown and place starter strip over it.

141



Fasten two courses of shingles over this.

142



Allow shingles to go over the valley.

143



Place flashing piece #4 in place.

144



Shingle over the flashing.

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145



Continue with shingles.

146



Continue on both bay window and turret side.

147



Place and fasten flashing #5 on porch roof by turret side.

148



Fasten flashing #6

149



Fasten flashing #7

150



Place starter strip.

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151



Fit shingle around the corner.

152



Run shingles to the top. Snap chalk line down the center of the valley. Install shingles on dormer (cut to fit).

153



Cut some ridge caps for porch dormer. We recommend cutting them to 8" size so that they look the right size for the roof.

154



Fasten ridge cap to top as shown in these 3 pictures.

155



156



Place starter strip and fasten shingles on bay window side. Install all the way to the top.

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157



Install shingles on back turret side.

158



Run shingles up the small side over the valley. Then chalk the center and cut long side shingles to match.

159



Cut shingle to fit over. Note using the hook knife.

160



Continue installing and cutting ridge cap to fit.

161



This shows another piece.

162



Cut a piece like this to go out to the other ridge line.

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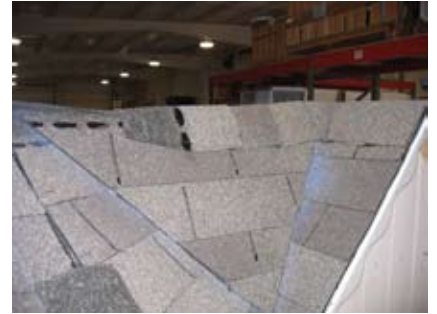


163



Place this piece as shown.

164



Continue this all the way through turret side. You will again have another ridge-line going out to the turret. Take this out only halfway to the turret

165



Cut ridgecap 6" for the turret. The smaller size will give it the correct dimensions. Take these all the way to the top. (further than shown)

166



Place a cap on top of the turret. We recommend that you apply some caulk in any gaps.

167



Start adding ridgecap from turret back to the roof line.

168



Continue this.

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169



When you reach the middle you may have to trim it a little bit to fit in.

170



Use a leftover piece of shingle tab to cover this center.

171



Caulk the gaps in the bay window and turret sides.

172



Fasten trim pieces as marked. Do this all around the building.

173



174



Fasten trim pieces beside adult door.

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175



Install adult doors. Be sure to center in between top and bottom.

176



Install door latch.

177



Fasten 2x4 for door and fasten barrel bolts on top and bottom. Draw a circle where the bolt will slide into. Drill a hole for it to go into.

178



Fasten 3 door latches (one goes on the inside of the top door). Install turner knob to close the door.

179



Fasten gingerbread trim and trim around the side of the porch.

180



Install trim around the windows and install window boxes on the bottom windows.

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181



Install the large fancy trim in the gable of teh bay window side.

182



Install 2 smaller pieces on either side.

183



Install 3 toppers as shwon.

184



Install trim on the backside of teh tur-ret, Also note the small trim piece that is covering teh flashing by the shingles. (you had to remove it to install the flashing).

185



fasten teh trim on the back and sides of teh porch dormer.

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Your Finished Product!!!

Thank You for purchasing from Little Cottage Co.
we know you will enjoy your playhouse
for years to come!