

## Addendum to Agreement of Purchase and Sale Delayed Occupancy Warranty

This addendum, including the accompanying Statement of Critical Dates (the "Addendum"), forms part of the agreement of purchase and sale (the "Purchase Agreement") between the Vendor and the Purchaser relating to the Property. This Addendum is to be used for a transaction where the home is a condominium unit (that is not a vacant land condominium unit). This Addendum contains important provisions that are part of the delayed occupancy warranty provided by the Vendor in accordance with the *Ontario New Home Warranties Plan Act* (the "ONHWP Act"). If there are any differences between the provisions in the Addendum and the Purchase Agreement, then the Addendum provisions shall prevail. **PRIOR TO SIGNING THE PURCHASE AGREEMENT OR ANY AMENDMENT TO IT, THE PURCHASER SHOULD SEEK ADVICE FROM A LAWYER WITH RESPECT TO THE PURCHASE AGREEMENT OR AMENDING AGREEMENT, THE ADDENDUM AND THE DELAYED OCCUPANCY WARRANTY.**

Tarion recommends that Purchasers register on Tarion's **MyHome** on-line portal and visit Tarion's website - [tarion.com](http://tarion.com), to better understand their rights and obligations under the statutory warranties.

The Vendor shall complete all blanks set out below.

|                                                                                                                                                                                    |                                                           |                                           |                                         |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------|-------------------------------------------|-----------------------------------------|
| <b>VENDOR</b>                                                                                                                                                                      |                                                           |                                           |                                         |
| <b>AMACON DEVELOPMENT (CITY CENTRE) CORP.</b><br><small>Full Name(s)</small>                                                                                                       |                                                           |                                           |                                         |
| <b>38706</b><br><small>Tarion Registration Number</small>                                                                                                                          | <b>Suite 400, 37 Bay Street</b><br><small>Address</small> |                                           |                                         |
| <b>(416) 369-9069</b><br><small>Phone</small>                                                                                                                                      | <b>Toronto</b><br><small>City</small>                     | <b>Ontario</b><br><small>Province</small> | <b>M5J 3B2</b><br><small>Postal</small> |
| <b>(416) 369-9068</b><br><small>Fax</small>                                                                                                                                        | <b>info@amacon.com</b><br><small>Email</small>            |                                           |                                         |
| <b>PURCHASER</b>                                                                                                                                                                   |                                                           |                                           |                                         |
| <b>CHARBEL BOULOS and HOLLY L. LUCAS</b><br><small>Full Name(s)</small>                                                                                                            |                                                           |                                           |                                         |
| <b>1785 COMVINGTON TERR</b><br><small>Address</small>                                                                                                                              |                                                           |                                           |                                         |
| <b>(647) 215-6207</b><br><small>Phone</small>                                                                                                                                      | <b>MISSISSAUGA</b><br><small>City</small>                 | <b>ONTARIO</b><br><small>Province</small> | <b>L5M 3M3</b><br><small>Postal</small> |
| <small>Fax</small>                                                                                                                                                                 | <b>boulos@garlandcanada.com</b><br><small>Email</small>   |                                           |                                         |
| <b>PROPERTY DESCRIPTION</b>                                                                                                                                                        |                                                           |                                           |                                         |
| <b>4 - 4070 Parkside Village Drive</b><br><small>Municipal Address</small>                                                                                                         |                                                           |                                           |                                         |
| <b>Mississauga</b><br><small>City</small>                                                                                                                                          | <b>Ontario</b><br><small>Province</small>                 |                                           | <small>Postal Code</small>              |
| <b>Blocks 1 and 2, Plan 43M-1925 and Block 1, Plan 43M-1808, City of Mississauga</b><br><small>Short Legal Description</small>                                                     |                                                           |                                           |                                         |
| <b>INFORMATION REGARDING THE PROPERTY</b>                                                                                                                                          |                                                           |                                           |                                         |
| The Vendor confirms that:                                                                                                                                                          |                                                           |                                           |                                         |
| (a) The Vendor has obtained Formal Zoning Approval for the Building. <span style="float: right;"> <input checked="" type="radio"/> Yes    <input type="radio"/> No         </span> |                                                           |                                           |                                         |
| If no, the Vendor shall give written notice to the Purchaser within 10 days after the date that Formal Zoning Approval for the Building is obtained.                               |                                                           |                                           |                                         |
| (d) Commencement of Construction: <input type="radio"/> has occurred; or <input checked="" type="radio"/> is expected to occur by <b>March 03, 2014</b>                            |                                                           |                                           |                                         |
| The Vendor shall give written notice to the Purchaser within 10 days after the actual date of Commencement of Construction.                                                        |                                                           |                                           |                                         |

\*Note: Since important notices will be sent to this address, it is essential that you ensure that a reliable email address is provided and that your computer settings permit receipt of notices from the other party.