

Marketing Scheme

Suite: 1804, Level: 18 - Noir

JIALONG LUI
1 ELM DR
MISSISSAUGA ON

510 Curran Place
Mississauga Ontario

Standard Options

KITCHEN

Cabinets	FAB (Vermont. Thermofoil. Colour: White)
Backsplash	FAB (Cristallo Glass Mosaic. Grey. 1"x2")
Kitchen Countertop	FAB (Blizzard. Quartz)

MAIN BATH

Vanity Cabinet	FAB (Vermont Thermofoil. White. Shaker Panel)
Countertop	FAB (Brown Prominence. Marble. Polished Finish)
Floor Tile	FAB (Concrete. Col: White. Matte Finish. 12" x 24")
Wall Field Tile	FAB (Colours & Dimensions. Arctic White. Matte Finish. 4" x 16")
Accent Tile	FAB (Colours & Dimensions. Dark Taupe. Matte Finish. 4" x 16")
Ceiling Tile	N/A

ENSUITE BATH

Vanity Cabinet	FAB (Vermont Thermofoil. White. Shaker Panel)
Countertop	FAB (Brown Prominence. Marble. Polished Finish)
Floor Tile	FAB (Concrete. Col: White. Matte Finish. 12" x 24")
Wall Field Tile	FAB (Colours & Dimensions. Arctic White. Matte Finish. 8" x 20")
Accent Tile	FAB (Marble Mosaic, Sliver Shadow 1"x2")
Ceiling Tile	N/A

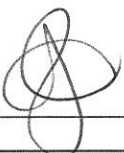
FLOORING

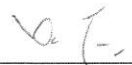
Hardwood Flooring	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2 x 4-1/4")
Carpeting	N/A (See Upgrades)
Entry	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2X4X1/4")
Kitchen	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2X4X1/4")
Living Room/Dining Room	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2X4X1/4")

Vendor Initial

Purchaser Initial:

Den	N/A
Master Bedroom	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2X4X1/4")
2nd Bedroom	FAB (Solo-3 Layer Engineered Wood Floor. White Oak. Graphite. 1/2X4X1/4")
3rd Bedroom	N/A
Flex Space	N/A

Vendor Initial: 

Purchaser Initial: 

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Upgrades

EXTRAS

Custom Closet - Master Bedroom Large Size Walk In - Without Drawers - WHITE		\$895.00
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KITCHEN

Valence Lighting		\$995.00
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BATHROOMS

Tub Frameless Enclosure - Ensuite Bathroom		\$1,595.00
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WINDOW COVERINGS

Option 1 - Open Roll Roller Shades		\$0.00
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Option 1 - Open Roll Roller Shades - Master Bedroom - Cloud		\$0.00
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Option 1 - Open Roll Roller Shades - 2nd Bedroom - Cloud		\$0.00
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Option 1 - Open Roll Roller Shades - Dining/Living - Pearl		\$0.00
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Option 3 - Sheers	A \$2,775.00	\$0.00
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Option 3 - Sheers - Master Bedroom - Grey		\$0.00
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Option 3 - Sheers - 2nd Bedroom - Grey		\$0.00
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Option 3 - Sheers - Dining/Living Room - Grey		\$0.00
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FLOORING

Hardwood Flooring - Standard - 2nd Bedroom		\$644.00
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Hardwood Flooring - Standard - Master Bedroom		\$879.20
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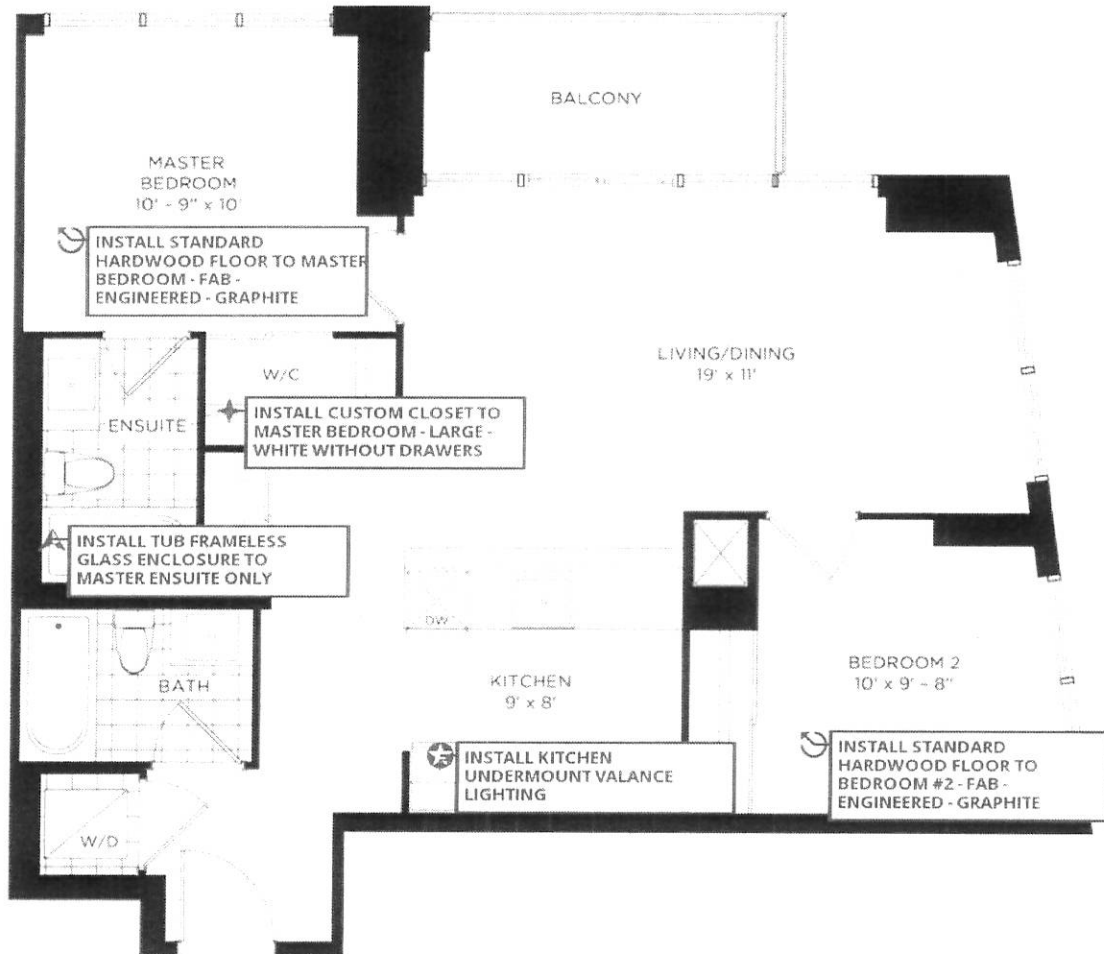
Sub Total: \$ 7,783.20
TAX: \$ 1,011.82
NET: \$ 8,795.02
DEPOSIT: \$ 2,198.75
BALANCE: \$ 6,596.27

Sub Total : \$5,008.20
Total : \$5,008.20
HST : \$651.07
Net Payable : \$5,659.27
Deposit Amount : \$1,414.82
2nd Deposit Amount : \$0.00
Due on Occupancy Amount : \$4,244.45

Vendor Initial: 

Purchaser Initial: X-F

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MAIN LEVEL

- 1) Valance Lighting
- 2) Tub → Shower

Vendor Initial: _____

Purchaser Initial: _____

Finishing Selections - Terms And Conditions

Property address: 510 Curran Place Suite #1804 Level 18 - Noir

Purchaser(s): JIALONG LUI

The Purchaser acknowledges and agrees that the Vendor's obligation to install the chosen finishing selections is conditional and subject to the following terms and conditions.

1. Finishing choices are from Vendor's samples. Colour, texture, appearance, etc. of all installed materials may vary from Vendor's samples due to manufacturing, natural variations in product and installation process. The Purchaser acknowledges that the Vendor accepts no responsibility in the event that a selection becomes unavailable for any reason whatsoever. If the Vendor is unable to supply any of the Purchaser's selections, the Purchaser will, at the request of the Vendor, choose an alternate selection from the Vendor's samples within seven (7) business days of being notified by the Vendor to do so. If the Purchaser does not re-select within seven (7) business days, then the Vendor will make such selections, which shall be final and binding on the Purchaser.
2. Where the Purchaser has made upgrade selections or requested changes that are subject to additional charge, and upon the Vendor or its Sales Representative notifying the Purchaser, of its agreement to complete the same and any additional cost(s) for such upgrade or change request, the Purchaser shall pay the total amount owing by cheque or bank draft to the Vendor within seven (7) business days from being so notified. All cheques should be made payable to Blaney McMurtry LLP in Trust. Failure to pay the upgrade or change request cost within the permitted time shall constitute a default under the Agreement of Purchase and Sale and, in such event, the Vendor may, at its option and without further notice, complete the unit to its original specifications.
3. The value of any credit(s) issued to the Purchaser for incomplete or deleted items, as applicable, shall be calculated by the Vendor and shall be non-negotiable. Credit(s), where applicable, shall be adjusted on the final Statement of Adjustments.
4. The Purchaser acknowledges and agrees that there shall be no change, alteration or deletion from this finishing selections sheet after acceptance by the Vendor.
5. If any upgrade or item of finishing remains incomplete in whole or in part on the Occupancy Date, the Purchaser shall accept, without holdback, the Vendor's undertaking to complete such upgrade or item of finishing as soon as possible following occupancy closing. In the event the Vendor elects not to provide or install any selected upgrade or item of finishing, that is at additional cost, the Vendor shall refund to the Purchaser by way of an adjustment on the final Statement of Adjustments that portion of the amount paid by the Purchaser allocated to the particular upgrade or item of finishing which is not provided, the adjustment to be determined by the Vendor in its sole discretion. The said adjustment shall be accepted by the Purchaser as full and final settlement of any claim the Purchaser may have with respect to the said upgrade or item of finishing and the Purchaser shall complete the closing without delay or holdback.
6. In the event the purchase and sale transaction is not completed for any reason, the Vendor shall be entitled to retain the full payment for any upgrade or change request. All such sums paid are non-refundable.

ALL OTHER TERMS AND CONDITIONS OF THE AGREEMENT OF PURCHASE AND SALE REMAIN THE SAME AND CONTINUE IN FULL FORCE AND EFFECT

DATED at Melissa, this MAY of 4th, 20 15

Witness Signature: _____

Purchaser Signature:

Witness Signature: _____

Purchaser Signature: _____

THE UNDERSIGNED hereby accepts this offer.

DATED at TORONTO this 19 of MAY, 20 15

AMACON DEVELOPMENT (CITY CENTRE) CORP.

PER: 

Authorized Signing Officer

I have the authority to bind the corporation

MR. JIALING LIU
MR. XING FAN

052

Blaney McMurtry LLP in Trust

DATE 20150514
Y Y Y Y M M D D

PAY TO THE ORDER OF \$ 2198.75

Two THOUSAND ONE hundred ninety eight and 75/100 DOLLARS

 Bank of Montreal

CENTERPOINT MALL
6468 YONGE ST. TEL: (416) 590-7880
TORONTO, ON M2M 3X4

MEMO

PSV 2-1804 cop-rates



MP

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