

CONSTRUCTION SUMMARY			
Mountainview Heights (G) - Russell Gardens Building		DATE: JUN 24 2019	
PURCHASERS: MAXWELL DABANKAH and FELICIA O AKUOKO		TEL: RES.: 289-795-0591	
LOT / PHASE	REG. PLAN #	HOUSE TYPE	
199 / 2	62M-1238	Rosewood 1A Elev 3	

CABINETRY

1 - CABINETRY - KITCHEN - UPGRADE 2 12Jun19 Note:	
1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT - PURCHASER TO SUPPLY OWN FAN AFTER CLOSING (TEMP. FAN MA 12Jun19 Note: Specs Attached - 36"	

CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY BASE - PULLOUT WIRE SPICE RACK - PRICE IS EACH 12Jun19 Note:	
1 - KITCHEN CABINETRY BASE - BUILT-IN - MICROWAVE BASE CABINET WITH SINGLE POT DRAWER - 800MM WIDE - PRICE IS EACH - UPGRADE 2 12Jun19 Note: Revised trim kit -> See attached June 24 - 2019	
1 - KITCHEN CABINETRY BASE - POT/PAN DRAWERS (CABINET) - UPGRADE 2 12Jun19 Note:	
1 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - UPGRADE 2 12Jun19 Note:	
2 - KITCHEN CABINETRY UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - UPGRADE 2 12Jun19 Note:	
2 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - UPGRADE 2 12Jun19 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - UPGRADE 2 12Jun19 Note:	

CERAMIC TILE

1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 2 - TUB AREA 12Jun19 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - ENSUITE WALL TILE - SHOWER 12Jun19 Note:	
1 - TILE - UPGRADE 2 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 12Jun19 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - POWDER ROOM 12Jun19 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - KITCHEN 12Jun19 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - FOYER 12Jun19 Note:	

CONSTRUCTION

1 - DELETE BULKHEADS IN KITCHEN AS PER PURCHASERS REQUEST- IF CONSTRUCTION PERMITS 12Jun19 Note:	
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ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - FOR BUILT-IN MICROWAVE 12Jun19 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 16May19 Note:	

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1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED				
16May19 Note:				
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE OVER ISLAND				
16May19 Note:				
1 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING				
16May19 Note:				
3 - POT LIGHT - LED - FIRST FLOOR INSTALLATION				
16May19 Note:				
5 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE				
16May19 Note:				
1 - 200 AMP ELECTRICAL SERVICE				
16May19 Note:				

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR	
12Jun19 Note:	

HARDWOOD FLOORING

1 - LAMINATE -UPGRADE 1 SERIES IN LIEU OF STANDARD LAMINATE	
12Jun19 Note:	
1 - HARDWOOD – GROUP A SERIES 5 INCH - - UPPER HALL	
12Jun19 Note:	
1 - HARDWOOD – GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FIRST FLOOR COMPLETE	
12Jun19 Note:	

PLUMBING

1 - MASTER ENSUITE- 4 PIECE ROMAN TUB FAUCET- MOEN- EVA #9796/T944	
12Jun19 Note:	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY	
12Jun19 Note:	

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER	
12Jun19 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$3,460 BALANCE FORWARD \$16,540 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$20,000 AS PER SCHEDULE PE	
16May19 Note:	

STAIRS AND RAILINGS

1 - STAINED HANDRAIL, TREADS, RISERS AND STRINGER EXCLUDING PICKETS (FOR IRON PICKETS) - STANDARD STAIRCASE	
- PRICE IS PER SET	
12Jun19 Note:	
1 - V GROOVE HANDRAIL	
12Jun19 Note:	
1 - EUROLINE 1 BLACK IRON PICKETS	
12Jun19 Note:	

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LOT / PHASE	REG. PLAN #	HOUSE TYPE		
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EXTRAS AS PER OFFER

The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Two <i>Worksheet</i> Note:	
The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase. <i>Worksheet</i> Note:	

This Document is Extremely Time Sensitive - Printed 24 Jun 19 at 10:15

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

MAXWELL DABANKAH & FELICIA O AKUOKO

(289) 795-0591 /

Natalie Mancuso

12-Jun-19

Property: 199

Project: Russell Gardens Building Ltd.

Model and Elevation: Rosewood 1A Elev 3

Plan #: 62M-1238

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	HAMPTON 823 DRIFTWOOD	431SA
Laundry Room	ELISSE	Standard
Powder Room	MODENA WHITE	189SA
Master Ensuite Bathroom	MODENA WHITE	189SA
Ensuite Bath - Bedroom 2	MODENA WHITE	189SA
Ensuite Bath - Bedroom 3/4	MODENA WHITE	189SA

Appliances:

Built In Appliances ☐ Yes ☒ No

Slide In Stove ☐ Yes ☒ No

Dishwasher Cabinet ☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening 36"

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

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** Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-PALOMA POLAR 6698-46	
Laundry Room	N/A	
Powder Room	LAMINATE-WHITE CARRARA 4924-38	
Master Ensuite Bathroom	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite Bath - Bedroom 2	LAMINATE-BLACK ALICANTE 4926K-07	
Ensuite Bath - Bedroom 3/4	LAMINATE-WHITE TIGRIS 4783-60	

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12-Jun-19

Plan #: 62M-1238

3. Ceramic Flooring

At a 45 Threshold-If App.

Entrance Vestibule	TILE- LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	Metal Strip Where Applic.
Main Hall	HARDWOOD	<input type="checkbox"/>	
Kitchen / Breakfast	TILE- LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	
Laundry Room	TILE- RAINBOW WHITE 13X13	<input type="checkbox"/>	
Powder Room	TILE- LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE- CITY WHITE MATTE 12X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2	TILE- ESSENZE NERO 13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 3/4	TILE- RETRO DARK GRAY 12X12	<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	

** Refer to Construction Summary

4. Ceramic Wall Tile

Describe

Master Ensuite Bathroom	Selection	
Tub Deck Wall		
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE- 4109E GLOSSY BLACK T081 4X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2	TILE- 4500 GLOSSY WHITE OT011 4X16	
Ensuite Bath - Bedroom 3/4	TILE- BLANCO LUCIDO 8X16	
Kitchen Backsplash		

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

** Refer to Construction Summary

6. Trim Carpentry

Interior Doors	CLASSIQUE
Interior Trim	3" BB CASING WITH 5 1/4" BASEBOARD - COLONIAL
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

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7. Other Flooring

Main Hall	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Living Room	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Dining Room	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Family Room	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Den / Library / Study		
Basement Landing(If Applies)		
Lower Landing (If Applies)	TILE- RAINBOW WHITE 13X13	
Upper Landing	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Upper Hall	HARDWOOD- MIRAGE 5" RED OAK- CHARCOAL- CASHMERE	
Master Bedroom	LAMINATE- TORLYS- FJORD- NORD OAK TL-NEU405	
Bedroom #2	LAMINATE- TORLYS- FJORD- NORD OAK TL-NEU405	
Bedroom #3	LAMINATE- TORLYS- FJORD- NORD OAK TL-NEU405	
Bedroom #4	LAMINATE- TORLYS- FJORD- NORD OAK TL-NEU405	
Bedroom #5		
Underpad	Type	Area

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	MIRAGE- CHARCOAL
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE- CHARCOAL
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE- CHARCOAL
	Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No

** Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2	22 WARM GREY
Den/Library		Ensuite Bath - Bedroom 3/4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE		

Smooth Ceilings First Floor ☐ Yes ☒ No

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10. Plaster Mouldings and Medallions

Entrance Vestibule

Main Hall

Living Room

Dining Room

Family Room

Kitchen/Breakfast

Den/Library

Lower Landing

** Refer to Construction Summary

11. Fireplace

Living Room

Purchased

As Per Plan

N/A

Family Room

Purchased

As Per Plan

N/A

Other Room - Specify

Purchased

As Per Plan

N/A

Fireplace Type

Mantle Type

Colour / Stain

Surround

Hearth

FLAT ON WALL

MANTLE M2-STANDARD

AS PER CONSTRUCTION SPECIFICATIONS

BIANCO

NO

** Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning

Gas Provisions Dryer

Comment

NO

NO

Gas Provisions Stove

Gas Provisions Barbecue

YES

NO

** Refer to Construction Summary

13. Electrical

Plugs and Switches

Hood Fan

Appliances

White

STANDARD WHITE

Built in Cooktop

Built in Oven

Dishwasher Rough-in

DECOR

Yes

Yes

Yes

Above Kitchen Cabinet Light

Below Kitchen Cabinet Light

Gas Stove

Microwave

Yes

Yes

Yes

Yes

No

No

No

No

** Refer to Construction Summary

14. General Comments

** Refer to Construction Summary

Disclaimers and Notes

1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

3) The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: Maxwell Dabankah

Date: June 12/19

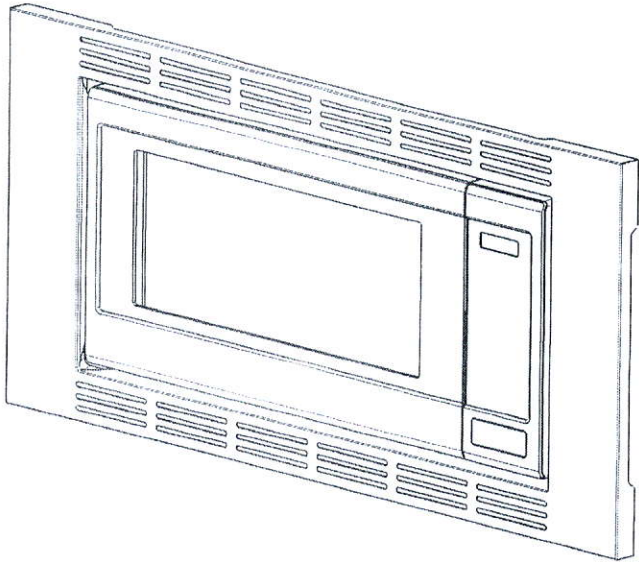
Signature: Felicia O Akuoko

Date: June 12/19

199 Russell Gardens

MD

Panasonic®



Installation Instructions
Notice d'installation
Instrucciones para la instalación

Cabinet Armoire Gabinete	Trim kit Nécessaire d'encastrement Juego de acabados
30" (762 mm) 30 po (762 mm) 30" (762 mm)	NN-TK932S NN-TK732S
27" (686 mm) 27 po (686 mm) 27" (686 mm)	NN-TK922S ✓ NN-TK722S

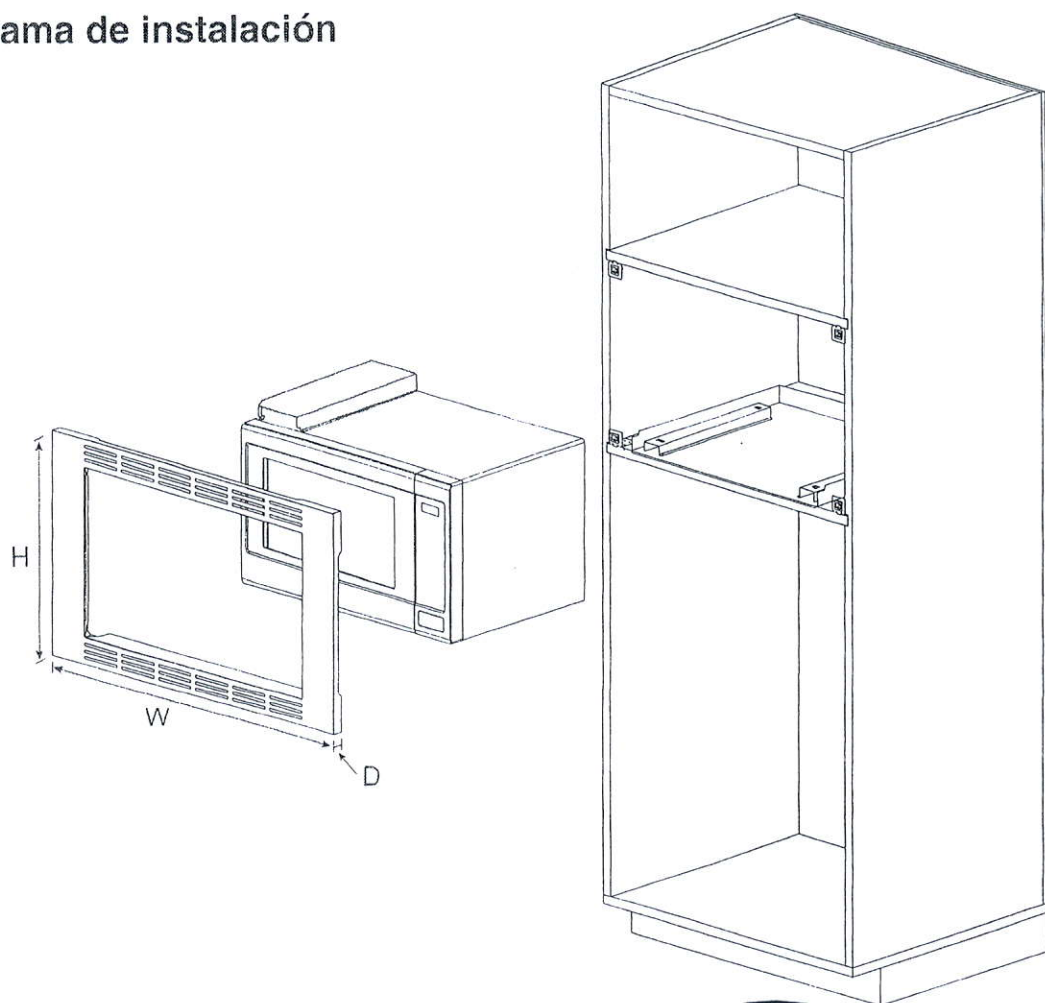
Read carefully and keep these installation instructions.
Lisez attentivement et conservez cette notice d'installation.
Lea cuidadosamente y guarde este instructivo de
instalación para su referencia.

© Panasonic Appliances Microwave Oven (Shanghai) Co., Ltd. 2012

2. Installation Diagram

2. Schéma d'installation

2. Diagrama de instalación



Trim Kit Dimensions				
	TK932S	TK922S	TK732S	TK722S
Width	30" (760 mm)	27" (684 mm)	30" (760 mm)	27" (684 mm)
Height	18 9/16" (472 mm)	18 9/16" (472 mm)	16 1/2" (419 mm)	16 1/2" (419 mm)
Depth (Thickness)	3/4" (20 mm)	3/4" (20 mm)	3/4" (20 mm)	3/4" (20 mm)

Dimensions du nécessaire d'encastrement				
	TK932S	TK922S	TK732S	TK722S
Largeur	760 mm (30 po)	684 mm (27 po)	760 mm (30 po)	684 mm (27 po)
Hauteur	472 mm (18 9/16 po)	472 mm (18 9/16 po)	419 mm (16 1/2 po)	419 mm (16 1/2 po)
Profondeur (épaisseur)	20 mm (3/4 po)	20 mm (3/4 po)	20 mm (3/4 po)	20 mm (3/4 po)

Dimensiones del juego de acabados				
	TK932S	TK922S	TK732S	TK722S
Ancho	30" (760 mm)	27" (684 mm)	30" (760 mm)	27" (684 mm)
Altura	18 9/16" (472 mm)	18 9/16" (472 mm)	16 1/2" (419 mm)	16 1/2" (419 mm)
Profundidad (grosor)	3/4" (20 mm)	3/4" (20 mm)	3/4" (20 mm)	3/4" (20 mm)

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BERTAZZONI MASTER SERIES

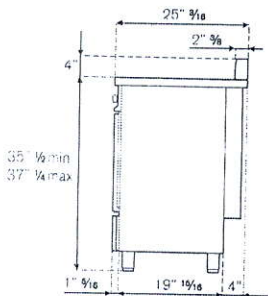
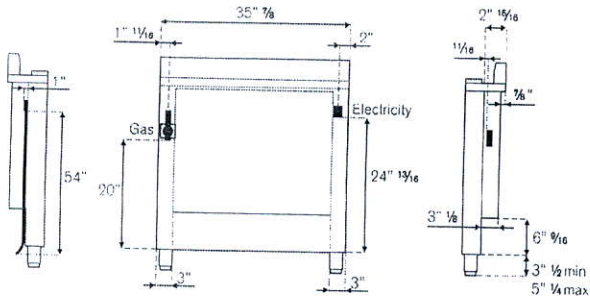
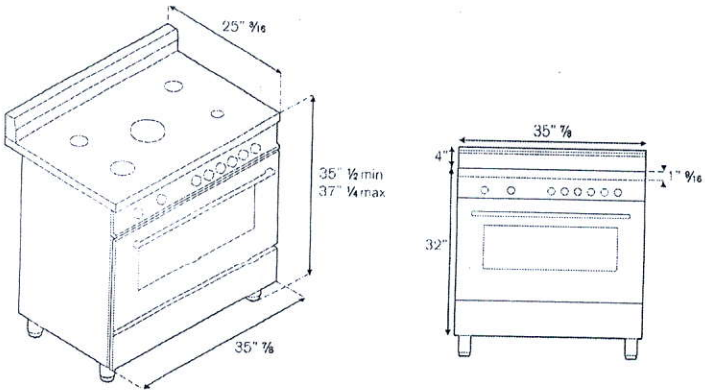
36" 5 BURNER GAS OVEN RANGE - MAS36 5 GAS XE

FEATURES

Gas burners	5
Burner type	aluminium
Maintop	one piece stainless steel sheet
Burner controls	knobs
Knobs	soft touch
Grates	cast iron
Backguard	standard 4 inches
Gas safety device	thermocouple technology
One hand ignition	standard
Standard accessories	wok ring & simmer plate
Dual Power burner	750 - 18,000 Btu/h
Rapid burner	11,000 Btu/h
Semi-rapid burner	6500 Btu/h
Auxiliary burner	3400 Btu/h
Simmer rate	750 Btu/h
Main oven	gas convection with infrared broiler
Main oven functions	traditional bake, gas convection, broil, defrost/dehydrate
Main oven volume	4.4 ft³
Inner oven door	full-width triple glass
Oven equipment	1 baking tray, 2 standard wire shelves, 1 grill trivet for tray
Legs	height adjustable stainless steel legs

TECHNICAL SPECIFICATIONS

Voltage, frequency	120 V, 60Hz
Max Amp Usage, power rating	1.5 A - 150 W
Certification	CSA
Warranty	2 years parts and labor



INSTALLATION INSTRUCTIONS
Bertazzoni recommends to operate the appliance after it has been installed in a cabinet. The kitchen cabinets shall be made of materials capable of withstanding temperatures at least 117°F (65°C) above room temperature in order to avoid possible damage to the cabinets during oven usage. For further installation instructions refer to the installation manual.

Disclaimer: while every effort has been made to insure the accuracy of the information contained in this brochure, Fratelli Bertazzoni reserves the right to change any part of the information at any time without notice.

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bertazzoni.com

36"

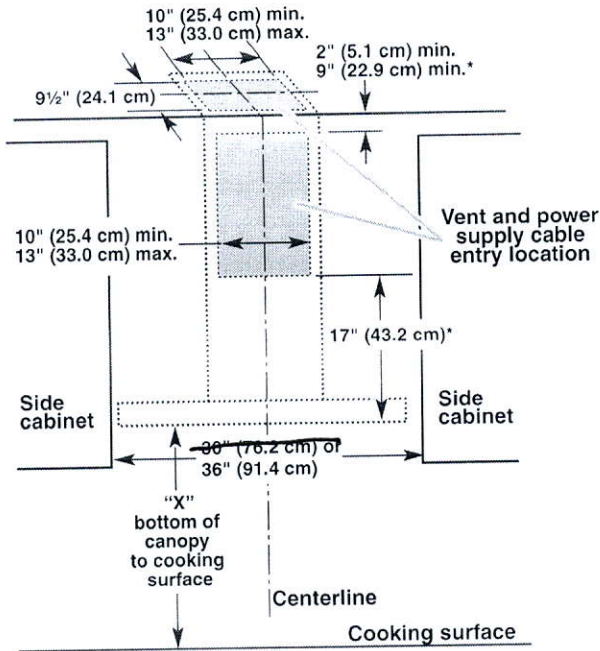
ACCESSORIES

Toe kick panel (TKS 36 X), flat island trim (IRF 36 X), side trim (ST 36 X)
Available LPG version MAS36 5 GAS XE LP

MATCHING VENTILATION SOLUTIONS

Bertazzoni offers a variety of matching ventilation solutions for this range. Please check our website under the ventilation tab for a complete overview of all choices

Cabinet Dimensions



* For non-vented (recirculating) installations

IMPORTANT:

Minimum distance "X": 24" (61 cm)
from electric cooking surface

Minimum distance "X": 27" (68.6 cm)
from gas cooking surface

Suggested maximum distance "X": 36" (91.4 cm)

The chimneys can be adjusted for different ceiling heights.
See the following chart.

Vented Installations

	Min. ceiling height	Max. ceiling height
Electric cooking surface	7' 5" (2.26 m)	9' 6" (2.9 m)
Gas cooking surface	7' 8" (2.34 m)	9' 6" (2.9 m)

Non-Vented (Recirculating) Installations

	Min. ceiling height	Max. ceiling height
Electric cooking surface	7' 5" (2.26 m)	9' 10" (3 m)
Gas cooking surface	7' 8" (2.34 m)	9' 10" (3 m)

NOTE: The range hood chimneys are adjustable and designed to meet varying ceiling or soffit heights depending on the distance "X" between the bottom of the range hood and the cooking surface. For higher ceilings, a Stainless Steel Chimney Extension Kit Part Number EXTKIT25FS is available from your dealer or an authorized parts distributor. The chimney extension replaces the upper chimney shipped with the range hood.

Venting Requirements
(vented models only)

- Vent system must terminate to the outdoors except for non-vented (recirculating) installations.
- Do not terminate the vent system in an attic or other enclosed area.
- Do not use 4" (10.2 cm) laundry-type wall cap.
- Use metal vent only. Rigid metal vent is recommended. Plastic or metal foil vent is not recommended.
- The length of vent system and number of elbows should be kept to a minimum to provide efficient performance.

For the Most Efficient and Quiet Operation:

- Use no more than three 90° elbows.
- Make sure there is a minimum of 24" (61 cm) of straight vent between the elbows if more than 1 elbow is used.
- Do not install 2 elbows together.
- Use clamps to seal all joints in the vent system.
- The vent system must have a damper. If the roof or wall cap has a damper, do not use the damper supplied with the range hood.
- Use caulking to seal exterior wall or roof opening around the cap.
- The size of the vent should be uniform.

Cold Weather Installations

An additional backdraft damper should be installed to minimize backward cold air flow and a thermal break should be installed to minimize conduction of outside temperatures as part of the vent system. The damper should be on the cold air side of the thermal break.

The break should be as close as possible to where the vent system enters the heated portion of the house.

Makeup Air

Local building codes may require the use of makeup air systems when using ventilation systems greater than specified CFM of air movement. The specified CFM varies from locale to locale. Consult your HVAC professional for specific requirements in your area.

Venting Methods

This canopy hood is factory set for venting through the roof or wall.

A 6" (15.2 cm) round vent system is needed for installation (not included). The hood exhaust opening is 6" (15.2 cm) round.

NOTE: Flexible vent is not recommended. Flexible vent creates back pressure and air turbulence that greatly reduce performance.

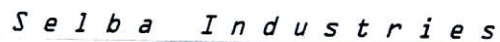
Vent system can terminate either through the roof or wall. To vent through a wall, a 90° elbow is needed.


Rear Discharge

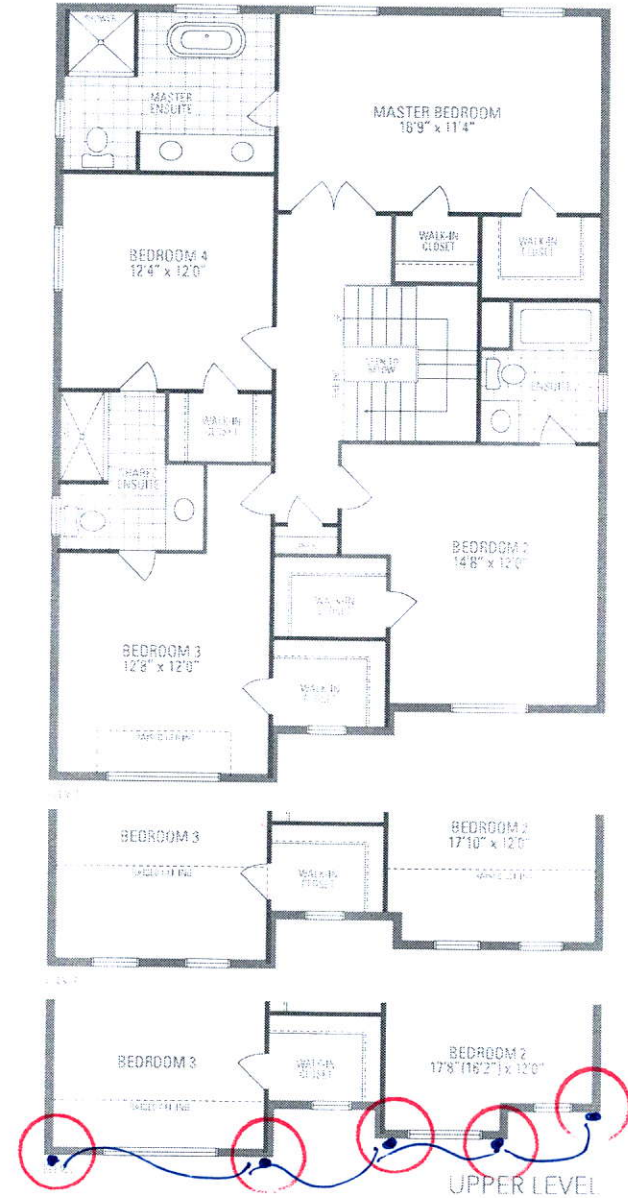
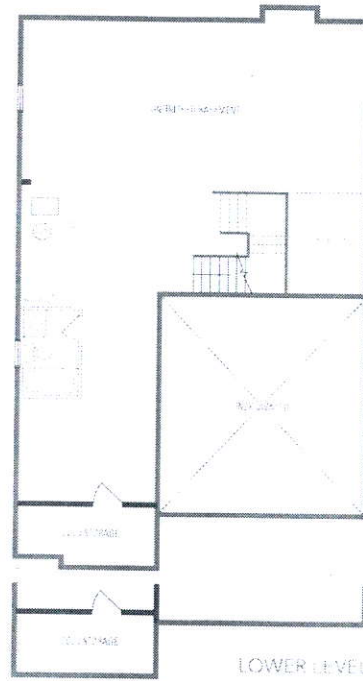
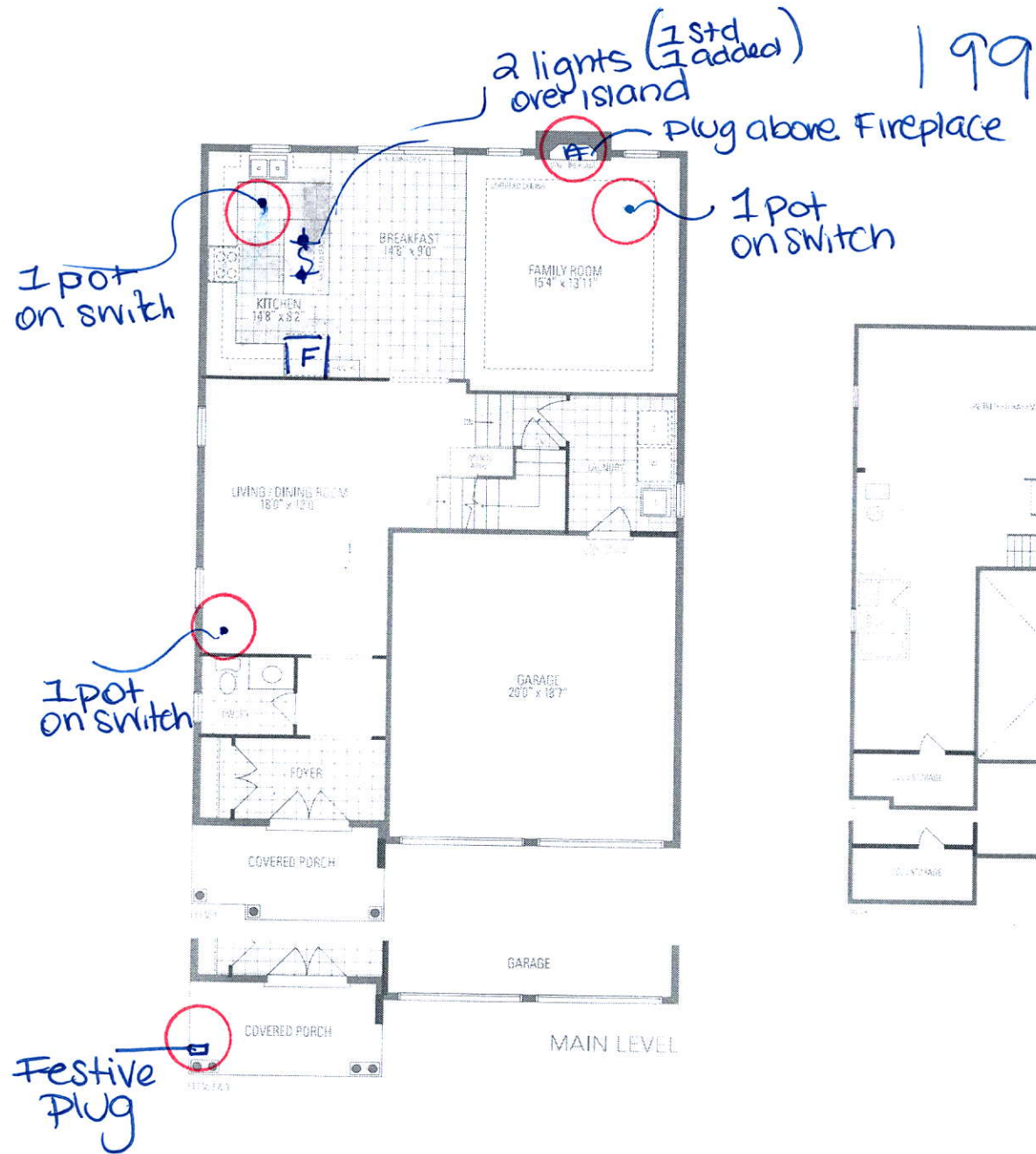
A 90° elbow may be installed immediately above the hood.



JUN 18 2019



W W D T H	W H G H T	W C N T	FL H G H T	D W Y H	ST C E N T	2 X 4	VENT BOX COVER
STANDARD FEATURES:						JOB NUMBER:	
1040MM HIGH UPPERS (9' Ceiling-No D/C Box)						BUILDER: GREENPARK	
DUMMY DOORS						SITE NAME: RUSSEL GARDENS	
D/W SPACE						MODEL: ROSEWOOD 1AX ELEV 1,2,3	
LAMINATE KITCHEN & VANITY COUNTERTOPS					LOT #:		
					DESIGNER: KS		
					DATE: AUG 29 17		



5 exterior
pots on
1 switch

ROSEWOOD 1A

2,572 sq.ft. includes 10 sq.ft. of open area

Model and construction subject to change without notice. Stairs and porches may vary at any exterior entrance ways due to grading variance. Actual usable floor space may vary from the stated floor area. All dimensions are in feet and inches. Dimensions, specifications and architectural detailing subject to minor modifications. Final location of pump pump is based on site conditions. Roofline and adjoining model types may vary due to slope. G.S. 12.12.01