

CONSTRUCTION SUMMARY		RECEIVED
Reesor Ridge At Wismer - Lampone Investments Inc.		MAY 31 2022
PURCHASERS: Ting ZHOU and Bernice Chor Wai WONG		TEL:
LOT / PHASE 94 / 1	REG. PLAN # 65M-4573	HOUSE TYPE Kimberly 4 Elev 3

CABINETRY

1 - *** DELETE *** KITCHEN ONLY - DELETE HARDWARE NO HOLES DRILLED 30May22 Note:	
1 - KITCHEN ONLY - DELETE HARDWARE NO HOLES DRILLED 08Jan21 Note:	
1 - CABINETRY - KITCHEN - LIGHT VALENCE 08Jan21 Note:	
1 - VANITY - POWDER ROOM - UPGRADE 1 08Jan21 Note:	
1 - CABINETRY - KITCHEN - UPGRADE 1 08Jan21 Note:	

CABINETRY ACCESSORIES

2 - KITCHEN CABINETRY UPPER - GLASS DOOR - BEVELED - FINISHED INTERIOR - FITS TALL UPPER CABINETS - PRICE IS PER DOOR - UPGRADE 1 30May22 Note: Cabinets Next to Sliding Doors - *	
1 - ** DELETE ** KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - UPGRADE 1 30May22 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - UPGRADE 1 08Jan21 Note:	
2 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - UPGRADE 1 08Jan21 Note:	
3 - KITCHEN CABINETRY BASE - POT/PAN DRAWERS (CABINET) - UPGRADE 1 08Jan21 Note:	
1 - KITCHEN CABINETRY BASE - PULLOUT WIRE SPICE RACK - PRICE IS EACH 08Jan21 Note:	

CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 08Jan21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - SIDE ENTRANCE 08Jan21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - POWDER ROOM 08Jan21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - KITCHEN 08Jan21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - FOYER 08Jan21 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY - DET 08Jan21 Note:	
1 - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL 31Jul20 Note:	
4 - ENLARGE BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 31Jul20 Note:	

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94 / 1	65M-4573	Kimberly 4 Elev 3		

DOORS AND TRIM

1 - DOOR - EXTERIOR - FRENCH - CLEAR GLASS - BOTH DOORS ARE OPERABLE - IN LIEU OF SLIDING PATIO DOOR	
08Jan21 Note:	

ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE	
30May22 Note:	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND	
08Jan21 Note:	
4 - PLUG - ELECTRICAL PLUG WITH GFI	
08Jan21 Note: POWDER X1 MASTER ENSUITE X1 SHARED ENSUITE X1 ENSUITE 4 X1	
REFER TO SKETCH	
1 - PLUG - ELECTRICAL PLUG - ADD TO ISLAND	
08Jan21 Note:	
2 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING	
08Jan21 Note: REFER TO SKETCH	
1 - 200 AMP ELECTRICAL SERVICE	
31Jul20 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR BARBECUE - FIRST FLOOR	
31Jul20 Note:	

HARDWOOD FLOORING

1 - HARDWOOD - GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM	
08Jan21 Note:	
1 - HARDWOOD - GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM	
08Jan21 Note:	

MIRRORS AND GLASS

2 - ADD FRAMELESS GLASS SHOWER DOOR FOR 5 FOOT PAN IN SHARED ENSUITE 2/3 AND ENSUITE 4	
31Jul20 Note: f	
1 - MASTER ENSUITE-FRAMELESS GLASS SHOWER ENCLOSURE	
31Jul20 Note:	

PLUMBING

3 - DELTA IN2ITION SHOWER 4 SETTING – CHROME #58465-PK	
08Jan21 Note: MASTER ENSUITE X1 SHARED ENSUITE X1 BEDROOM 4 ENSUITE X1	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY	
08Jan21 Note:	
3 - TOE TESTER - ADD TOE TESTER TO SHOWER	
31Jul20 Note:	
1 - ADD IN ENSUITE 2/3 -----5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB	
31Jul20 Note:	

PROMOTIONAL

<div>CONSTRUCTION SUMMARY</div> <div>Reesor Ridge At Wismer - Lampone Investments Inc.</div> <div>PURCHASERS: Ting ZHOU and Bernice Chor Wai WONG<div>TEL:</div></div>				
LOT / PHASE	REG. PLAN #	HOUSE TYPE		
94 / 1	65M-4573	Kimberly 4 Elev 3		
1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER				
31Jul20 Note:				

STAIRS AND RAILINGS

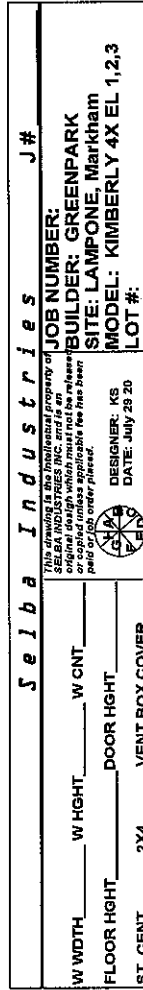
1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET	
08Jan21 Note:	
1 - EUROLINE 0	
08Jan21 Note: BLACK IRON PICKETS	
1 - V GROOVE HANDRAIL	
08Jan21 Note:	

EXTRAS AS PER OFFER

(Single Detached) 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	
Worksheet Note:	
PURCHASER(S) ACKNOWLEDGES THAT THE PURCHASE PRICE IS INCLUSIVE OF ALL CREDITS AND PROMOTIONAL PACKAGES AVAILABLE AT TIME OF PURCHASE.	
Worksheet Note:	

This Document is Extremely Time Sensitive - Printed 31 May 22 at 10:59

26/03/2005
Bavella



Revised

Purchaser:Wan Yeung SETO

Property: 96

Telephone Res. / Bus: /

Project: Lampone Investments Inc.

Decor Advisor: Anne Federico

Model and Elevation: Kimberly 2 Elev 2

Lock Date: 31-May-22

30-Mar-21

Plan #: 65M-4573

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☐ Yes ☒ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO 823 DRIFTWOOD	226A
Laundry Room	ELISSE	Standard
Powder Room	MONACO 350 PLATINUM SILVER	431SA
Master Ensuite Bathroom	MONACO 350 PLATINUM SILVER	431SA
Ensuite Bath - Bedroom 2/3	MONACO 823 DRIFWOOD	447SA
Ensuite Bath - Bedroom 4	MONACO 350 PLATINUM SILVER	431SA

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

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

** Refer to Construction Summary ** NO FULL DEPTH ABOVE FRIDGE **

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-WHITE CARRARA 4924-38	
Laundry Room	N/A	
Powder Room	LAMINATE-WHITE CARRARA 4924-38	
Master Ensuite Bathroom	LAMINATE-WHITE CARRARA 4924-38	
Ensuite Bath - Bedroom 2/3	LAMINATE-WHITE CARRARA 4924-38	
Ensuite Bath - Bedroom 4	LAMINATE-WHITE CARRARA 4924-38	

** Refer to Construction Summary

Lampone Investments Inc. (the "Vendor")
PURCHASER'S EXTRAS & AMENDMENT TO
AGREEMENT OF PURCHASE AND SALE

PURCHASERS: Ting ZHOU and Bernice Chor Wai WONG
TEL:

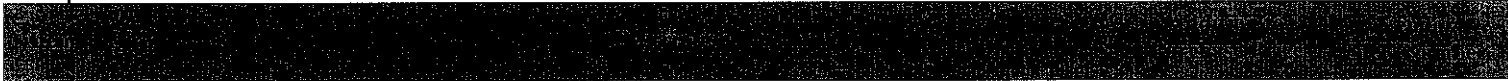
LOT NUMBER	PHASE	HOUSE TYPE	REG. PLAN #
94	1	Kimberly 4 Elev 3	65M-4573

It is hereby understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale dated July 12, 2020, and except for such changes noted above and below all other terms and conditions in the Agreement of Purchase and Sale remain as stated therein and time is to be of the essence:

The undersigned Purchaser hereby agrees with the undersigned Vendor to **Increase** the Purchase Price and Add a Further Deposit in connection with Extras/Upgrades ordered contemporaneously herewith:

Increase Purchase Price by **\$327.00** in reference to this PE #27242.

- Purchaser delivers herewith a **further deposit of \$327.00** paid by **Mastercard** and to be applied to the Purchase Price as per the terms of the Agreement of Purchase and Sale.



1 ***	1 - ** DELETE ** KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - UPGRADE 1 Note:	-\$1,780.00	
2	1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE Note:	\$ 237.00	
3	2 - KITCHEN CABINETRY UPPER - GLASS DOOR - FITS TALL UPPER CABINETS - PRICE IS PER DOOR Note:	\$ 1,870.00	
4	1 - **** DELETE **** KITCHEN ONLY - DELETED Note:	\$ 0.00	

Return to
Anne

\$327.00 Sub Total

Includes all taxes applicable at time of purchase.

This Purchaser's Extra Form constitutes an addendum to, and is subject to, the Agreement of Purchase and Sale between the Vendor and the Purchaser as above-noted for installation of the above extras/upgrades, and upon the following added terms and conditions:

- The Purchaser acknowledges that in the event the work on the house has progressed beyond a point where any or all items covered by this addendum cannot be feasibly installed (at the Vendor's sole discretion), then any order for such extras/upgrades shall be cancelled and any monies paid in connection with same are to be adjusted on closing.
- In the event that any order for extras/upgrades is not installed for any reason whatsoever, the Vendor may adjust on closing for any monies paid in reference to these extras/upgrades and the Vendor shall thereafter be relieved from any liability whatsoever in connection with such extras/upgrades.
- This agreement is not binding until signed on behalf of the Vendor and payment is received. Thereafter no request for changes, deletions or alterations will be entertained.
- In the event the Further Deposit(s) (above) for extras or upgrades is not made when due or if any Further Deposit paid by cheque is made and such cheque is not honoured by the Purchaser's bank, the Vendor may at it's sole option, either cancel this agreement for extras or upgrades, or terminate the entire transaction of Purchase and Sale.
- In the event the Purchaser selects any extra or upgrade and the Vendor subsequently requires the Purchaser to attend or re-attend to make or modify any selection of any kind, the Purchaser covenants to do so forthwith upon request. In the further event that the Purchaser's selected upgrade or extra is not available or will not be available in a timely fashion, the Purchaser shall forthwith upon request re-attend to reselect. If the Purchaser's failure to select or reselect in a timely manner results in or contributes to the delay of the Closing Date, as determined by the Vendor in its sole discretion, the Vendor may add as an adjustment on the Statement of Adjustments an amount equal to the compensation payable by the Vendor to the Purchaser under Taron together with interest on the outstanding balance of the Purchase Price calculated at the rate of TD-Canada Trust Bank Prime plus 5% per annum, pro-rated for the period of time that the Closing Date was delayed.
- All exterior changes or modifications or additions are subject to architectural control and the Dwelling will be constructed in accordance with architectural control notwithstanding the foregoing Purchaser's Extra.
- The Purchaser acknowledges that as a result of the increased ceiling height additional risers may be required on the staircase(s) from the main to the second floor, which will result in modifications to the layout, design, and/or structural components of the home and the Purchaser hereby accepts such modifications which will be at the sole discretion of the Vendor.
- The Purchaser acknowledges and agrees that the walk-up's location, dimension and configuration shall be determined by the Vendor in its sole and unfettered discretion. As a result of the installation of the walk-up modifications to the main floor and basement floor plan may be required to allow for such walk-up, including but not limited to, modifications to the layout, design, window and door location and/or size and structural components of the home and the Purchaser hereby accepts such modifications. Please be advised that the walk-up is uncovered.

PREPARED BY: Aly Aversa

Lampone Investments Inc. (the "Vendor")
PURCHASER'S EXTRAS & AMENDMENT TO
AGREEMENT OF PURCHASE AND SALE

PURCHASERS: Ting ZHOU and Bernice Chor Wai WONG TEL:

LOT NUMBER 94	PHASE 1	HOUSE TYPE Kimberly 4 Elev 3	REG. PLAN # 65M-4573	
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PURCHASER:

Ting ZHOU

31-May-22

DATE

VENDOR:

PER: Lampone Investments Inc.

PURCHASER:

Bernice Chor Wai WONG

31-May-22

DATE