



LORMEL DEVELOPMENTS (BRADFORD) LTD.
PURCHASER EXTRAS

LOT - 0124 P.E #002 – Rosemount – 2800 Elev.C

Attention Trades...

The following items below are Purchaser Extras, please make sure that they are done on time and properly complete. Any outstanding items will be Back Charged. If you have any questions please call Roberto Ruiz. Make sure that you review ALL of the items on the Purchaser Extras.

Please be advised that Purchase Orders will come at a later date.

***Also it is very important to speak to Roberto Ruiz before starting on site **

TRADE:	ITEMS TO BE COMPLETED	
Brown Window	#1	
Allstar Carpentry	#1, #5, #6, #7	
All-Tronic	#2	
Internazionale Electric	#2, #4, #8, #9	
Maple Drywall	#3, #8	
Miranda Painting	#3	
Liberty	#4, #6, #9	
Tofino	#6, #7	
Pipecon	#6, #9	

Date: September 9, 2020
From: Lormel Homes
Site Trailer – Jai Fitzgerald
Tel: 905-775-3633
Site Trailer Fax: 905-775-9083

NOTE: If more information is needed please call Roberto Ruiz cell-416-688-9324
If more information needed on quotes or changes, please call Zachary 905-832-2023 ext. 224



Schedule B-3 – Purchaser's Extras

forming part of the Agreement of Purchase and Sale

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VENDOR:

LORMEL DEVELOPMENTS (BRADFORD) LTD.

PURCHASER(S): Latoya & Kenton Taylor

LOT NUMBER: 124 PHASE: 3

MODEL: Rosemount 2800 2250

P.E.#: 002

It is understood and agreed that no requests for changes, additions or deletions will be accepted by the Vendor for the above extras after the date of acceptance of this order.

No.	DESCRIPTION	PRICE
1.	Provide and install exterior "GARDEN" door In lieu of patio sliders in kitchen. Purchaser understands that one side of door is fixed, and that door must swing inwards RSO	\$1,700.00
2.	Provide for future wall mount TV above the fireplace. (includes: dedicated electrical, conduit for future Tech cable to floor receptable and to end beside the fireplace, doe not included any brackets or mounting or mounting for TV)	\$1,500.00
3	Provide for Smooth ceilings throughout the main floor in lieu of standard stippled ceilings	\$1,500.00
4	Provide and install built-in microwave shelf with dedicated electrical in pantry. Size of microwave to be provided by the Purchaser	\$1,500.00
5	Relocate and increase the closet in Bedroom 3, as per sketch	\$1,500.00
6.	Relocate the vanity in Ensuite 2 to area next to the tub, Provide and install linen closet in 2 nd floor hallway,	\$1,500.00
7	Provide and install double doors on front foyer closet, in lieu of single door closet	\$1,500.00
8.	Provide and install two pot lights in the family room, (purchaser to confirm location)	\$1,500.00
9	KITCHEN - REVISED LAYOUT In lieu of peninsula, provide and install 2x5 island with flat extended bar top Relocate the dishwasher next to the sink. Provide and install 3ft wide by 2ft deep pantry on sink wall.	\$1,500.00
	H.S.T. New Total: Less Bonus Package (if Applicable) TOTAL:	\$1,500.00 \$1,500.00 \$1,500.00 \$1,500.00
	Total added to the purchase price as an adjustment on closing	\$1,500.00
	TOTAL	\$1,500.00

The above extras and upgrades are to be included during the construction of the above house for the above named purchaser subject to the following terms and conditions:

- The Vendor will undertake to install the above extras but will not be liable to the purchaser if for any reason the work covered by the extra is not carried out. In that event, the price of the extra shall be refunded to the purchaser without any interest.
- It is understood and agreed that if the transaction of Purchase and Sale is not completed for any reason whatsoever, the total cost of this extra is not refundable.

PAID:

TERMS: CASH OR CHEQUE IN ADVANCE

PURCHASER

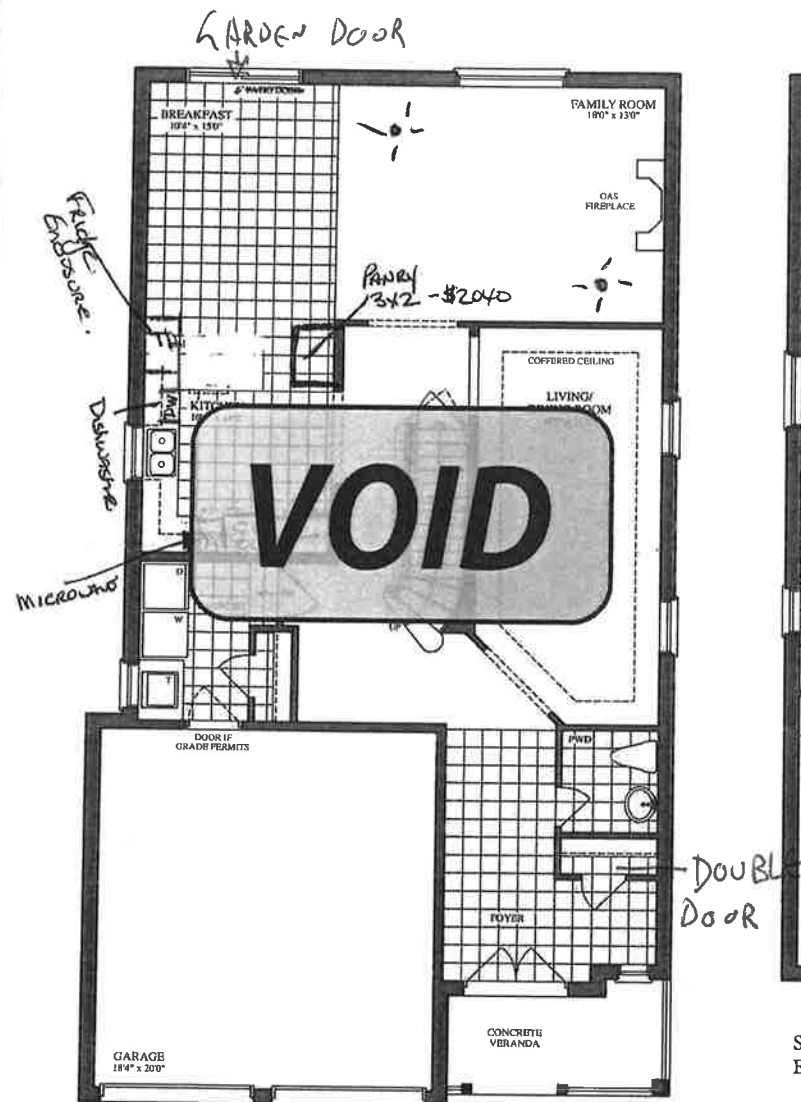
LORMEL DEVELOPMENTS (BRADFORD) LTD.

PURCHASER

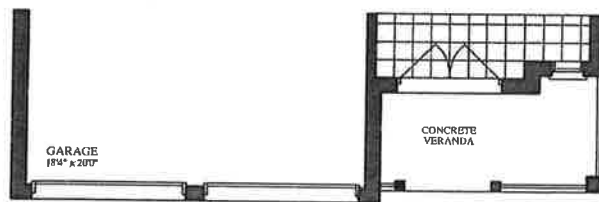
Per:
VENDOR

Lot 124.

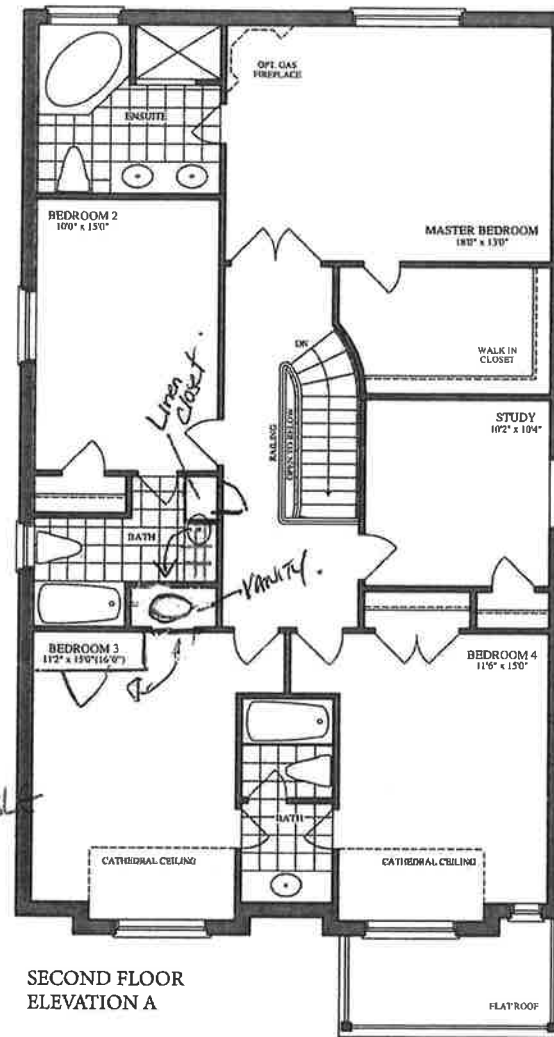
The floor plan shows a kitchen layout on a grid. The breakfast area is at the top. The main kitchen area includes a sink, stove, and fridge. A peninsula is located on the right side. Handwritten notes indicate changes: 'Relocate the Peninsula to other wall - Increase by 1ft (incl. granite)', 'Provide 3ft wide by 2ft deep pantry', 'Microwave share built into the pantry', and 'Dishwasher is relocated next to the sink'. A '2X5 ISLAND WITH EXTENDED BAR TOP' is also shown.



FIRST FLOOR
ELEVATION A, C



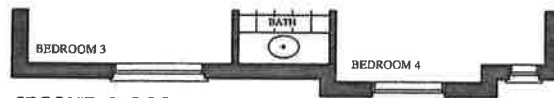
FIRST FLOOR
ELEVATION B



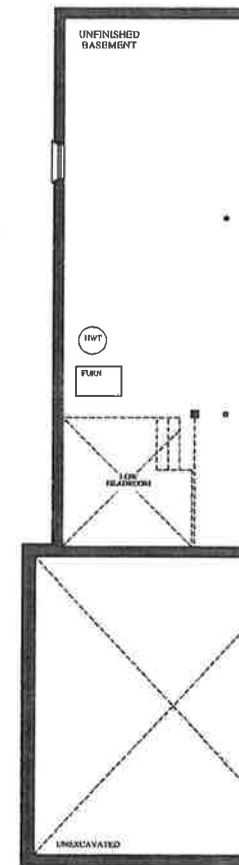
SECOND FLOOR
ELEVATION A



SECOND FLOOR
ELEVATION B



SECOND FLOOR
ELEVATION C



BASEMENT
ELEVATION A, B, C

LOT 124. PHASE 3, BRADFORD

REFERENCE FOR 2ND
FLOOR LAYOUT
CHANGES ONLY