

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE

Purchaser: Gijo Punnapuzha James
Purchaser: Joice Gijo
Vendor: DCR Phoenix Development Corporation c.o.b. Phoenix Homes
Lot #: 42 Phase: 3 Plan No.: 27M-47
Street: 268 Antler Court
in the : Town of Mississippi Mills
Date of Offer:
Original
Closing Date:

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, and except for such changes noted 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:

DELETE

INSERT

Purchase price to be increased by \$ _10593.75_ NET as per invoice PE # _9070_
Purchase price to be adjusted on closing.

This Agreement may be executed in any number of counterparts and each counterpart shall for all purposes constitute one Agreement binding on all parties hereto, notwithstanding that all parties are not signatories to the same counterpart, provided that each party has signed at least one counterpart. The reproduction of signatures and initials by way of facsimile or electronic submission, including DocuSign, shall be treated as though such reproductions were executed originals.

The Purchasers acknowledge and agree to receive an electronic copy of the Amendment to their Agreement of Purchase and Sale and further, understands that an executed original copy of the Amendment will not be provided.

Dated at Ottawa this Tuesday December 7, 2021

Witness _____ DocuSigned by: Gijo Punnapuzha James
Gijo Punnapuzha James
Witness _____ DocuSigned by: Joice Gijo
Joice Gijo
Accepted at Ottawa this _____ day of December 2021
DCR Phoenix Development Corporation c.o.b. Phoenix Homes
Per: Joe Buckley DocuSigned by: _____
Authorized Signing Officer

DC ☐ Legal ☐ Site Sales ☐ Const. ☐ Purchaser ☐



DCR/PHOENIX GROUP OF COMPANIES

PURCHASER'S EXTRAS					TEL: RES.: 613-318-9237
White Tail Ridge					
PURCHASERS: Gijo Punnapuzha James and Joice Gijo					
LOT NUMBER	PHASE	HOUSE TYPE			
42	3	ANNAPOLIS ELEV A 4 BED			
ITEM	QTY	EXTRA / CHANGE		PRICE	INTERNAL USE
*1 31,954 147799	1 - Drain rough-in and water lines for future sink in Basement Note: As per B-1		\$ 0.00	Each	(1/58/0)
*2 31,953 147801	1 - 3-Piece plumbing rough-in in Basement Note: as per B-1		\$ 0.00	Each	(1/37/0)
3 147805	1 - Deleted Door in Ensuite 2 - Entrance from upper hall - as per plan Note:		\$ 0.00	Each	(1/66/0)
4 147808	1 - Upgrade main staircase to Oak Note:		\$ 8,110.00	Each	(1/29/8110)
5 147809	1 - Oak nosing under railings and spindles - include upper hall Note:		\$ 1,265.00	Each	(1/59/1265)

PREPARED BY: Rebeca Aparicio
PE 9070 - 1
PhoenixSQL.rpt 09jan19

Initials: DS GPJ IG

CONSTRUCTION SERVICES APPROVAL	
PER: <u>Jo Budding</u>	
DATE: <u>12/7/2021</u>	



DCR/PHOENIX GROUP OF COMPANIES

PURCHASER'S EXTRAS			
White Tail Ridge			
TEL: RES.: 613-318-9237			
PURCHASERS: Gijo Punnapuzha James and Joice Gijo			
LOT NUMBER	PHASE	HOUSE TYPE	
42	3	ANNAPOLIS ELEV A 4 BED	
ITEM	QTY	EXTRA / CHANGE	PRICE
		INTERNAL USE	

\$9,375.00	Sub Total
\$1,218.75	HST
\$10,593.75	Total

This is your direction to install the above extras in accordance with the following terms and conditions:

- In the event the work on the house has progressed beyond the point where the items covered by this extra cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the purchaser.
- The Vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the purchaser.
- It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s).
- Extras or changes will not be processed unless signed by the Vendor.
- These extras may not be amended without the written consent of DCR Phoenix Development Corporation
- The purchaser(s) and the builder acknowledge and agree that this "Purchaser's Extra" form shall not be deemed to be part of the agreement of purchase and sale entered into between them, nor an addendum thereto.
- Prices are estimates only and guaranteed for a period of 5 days only.
- No post dated cheques will be accepted.
- No Estimates or orders will be accepted once construction has commenced.
- Should a refund be requested on any extras purchased, an 80% reimbursement of the purchase price will be given. (A \$50.00 minimum charge and a maximum \$250.00 charge will apply).
- No estimates will be considered official orders until resubmitted on a signed Purchaser Extras Form, accompanied by payment in full.

PE 9,070-2

Payment Summary	Amount
Paid By	
Total Payment:	

PURCHASER:	DocuSigned by: Gijo Punnapuzha James Gijo Punnapuzha James	DocuSigned by: Joe Buckley PER: DCR Phoenix Development Corporation
	21-Sep-21 DATE	
PURCHASER:	DocuSigned by: Joice Gijo Joice Gijo	
	21-Sep-21 DATE	

PREPARED BY: Rebeca Aparicio

PE 9070 - 2

PhoInvoiceSQL.rpt 09Jan19

DocuSigned by:	
CONSTRUCTION SCHEDULING APPROVAL	
PER:	Joe Buckley
DATE:	12/17/2021