

ABC-18

Pratt HOMES

PDI
Page 1 of 1

TARION

Vendor/Builder #
Purchaser Name :
Phone Res :
Phone Bus :
Closing Date :
Inspector:

Louie Kontseroi and Tatiana Kontsevaia
(705) 730-0320
-
2013-12-06
Bruno Tidd

Enrollment #
Legal Address:
Project:
Plan #:
Lot / Phase #:
Municipality:

1894159
DLS[19]
Pratt Hansen Group
18 / ABC
-

Inspection Date: 5 Dec 2013

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any (substitutions) of items referred to in, or to be selected under, the Agreement of Purchase and Sales (APS). Please initial all changes and deletions. As a minimum, check the following:

- DAMAGED, INCOMPLETE OR MISSING**
 - Windows, side lights and other glazing. Window and door screens
 - Bathtub sinks and toilets
 - Bathroom accessories if provided
 - Mirrors, counter tops and cabinetry
 - Flooring (hardwood, vinyl, ceramic tiles, carpeting)
 - Interior finished and trim carpentry
 - Furnace
 - Hot water heater, if provided (not rental)
 - Exterior finished, driveways, walkways, decks and landscaping
- OPERATING CONDITION**
 - Windows, interior and exterior doors including garage overhead doors, door locks
 - Fancocks: Kitchen, bathroom, laundry room
 - Exhaust fans (kitchen, bathrooms) if provided
 - Electrical outlets and fixtures
 - Gas fireplaces, incl. circulation fans, if provided
 - Heat Recovery Ventilation system, if provided
 - Heating system
 - Hot water heater, if provided (not rental)
 - Air conditioning system, if provided and if conditions permit

Also list here anything that can't be assessed because for example is dirty or inaccessible.

GENERAL COMMENTS

INSPECTION START TIME: 2:00 P.M.
NOTE: DOOR TO GARAGE LARGE DENT BOTTOM LEFT PANEL. GARAGE DOOR OPENER NOT WORKING.
NEW TELEPHONE NUMBER: 416-995-5708

MASTER ENSUITE BATH
TUB: GLUE RESIDUE ON TOP OF TUB APRON. TILE TOP RIGHT SIDE HAS GROUT MISSING. CAULKING JOB POOR IN FRONT OF TUB WHERE IT MEETS APRON TILE.
FAUCETS/PLUMBING: WRONG COLOUR TAPS IN TUB INSTALLED.
NOTE: WINDOW NEEDS TO BE CLEANED.

MASTER BEDROOM
WINDOWS: SCREENS HAS SMALL HOLE BOTTOM LEFT SIDE OF LEFT WINDOW.

BEDROOM #2
TRIM: DOOR LOOSES RATTLES A BIT.
WINDOWS: SCREENS ATTACHMENT RIGHT SIDE WILL NOT LOCK
NOTE: INSULATION TOP LEFT CORNER OF CEILING LOW.

MAIN BATHROOM
COUNTERTOPS: CAULK SEAL AT REAR OF COUNTER TOP.
VANITY CABINETS: 2 FRONT VANITY CABINETS UNDER SINK NOT INSTALLED. HOLE UNDER TOILET FLOOR FLANGE LARGE NEEDS MORE GROUT.

FOYER/HALL
CLOSET: DOORS TO BE ADJUSTED.

KITCHEN
FLOORING: CERAMIC HAS LARGE STAIN IN GROUT TO RIGHT OF STOVE. SEVERAL PINHOLES IN GROUT.
CABINETS: 2 TOP DRAWERS ON BANK NEED TO BE ADJUSTMENT. BOTTOM LEFT DRAWER OF IS BADLY CHIPPED AT BOTTOM LEFT SIDE. DISHWASHER SPACE SHOULD HAVE CABINETS AS PER AGREEMENT.
SINK/FAUCET/PLUMBING: SENSOR NOT WORKING.

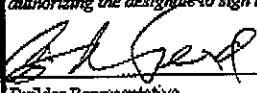
POWDER ROOM
NOTE: KNOB MISSING ON RIGHT VANITY DOOR.

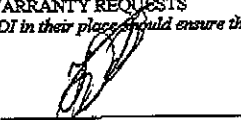
BASEMENT
NOTE: ROUGH IN FOR TUB/SHOWER MUST BE MOVED TO INSIDE OF BATHROOM AREA WALLS. CHANGE FURNACE FILTER.

EXTERIOR
FRONT RETAINING WALL NEAR DRIVEWAY NEED TO BE CUT BACK 3 FT AND RE ANGLED TO BE PARALLEL WITH FRONT WALL THEREBY WIDENING THE DRIVEWAY TO ACCOMMODATE 2 CAR WIDTH. GRADING/SODDING AND PAINTING VTO BE COMPLETED. EAVESTROUGH IN FRONT OF GARAGE TO BE LEVELED AND RAISED.

THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS

* Purchasers or owners who intend to designate someone to conduct the PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.


Builder Representative

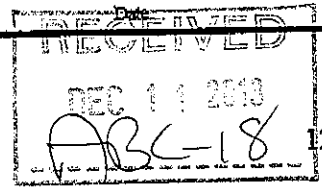

Purchaser

Designate's Name (please print):
I the homeowner, confirm that all repair work listed has been completed

Designate's Signature:
Purchaser

31001-PDIF-01.01

<http://pratt1/prospectin/Mobile%20Inspection/tnp/print.html>



ABC-20

THE VENDOR SHALL:

1. Complete this form with accurate information, including the final purchase price. (Failure to do so may have adverse consequences for the Vendor's licence); and
2. Deliver a signed copy of this document to the homeowner on or before the Pre-Delivery Inspection date.

HOME ENROLMENT NO. 1894159
COMMON ELEMENT. NO. (If applicable)

VENDOR'S NAME:	H. HANSEN DEVELOPMENT INC.	VENDOR REF. NO	40640
VENDOR'S ADDRESS:	301 King St. BARRIE L4N6B5		
BUILDER'S NAME: (If different from Vendor)		BUILDER REF. NO.:	
BUILDER'S ADDRESS:			

HOME ADDRESS (Please correct as required):				
36	Crew Court			
NUMBER	STREET NAME		CONDO SUITE NO. (If applicable)	
BARRIE				
CITY/TOWN	POSTAL CODE			
LEGAL DESCRIPTION (Please correct as required):				
20	51M-993			Barrie, City
LOT OR UNIT/LEVEL	PLAN	BLOCK	CONCESSION	LOCAL MUNICIPALITY (Where building permit was issued)

FINAL PURCHASE PRICE: (As per the purchase agreement or construction contract and including upgrades and extras, but excluding HST)	\$ 354,797.00
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REGISTERED OWNER(S) (Please print names as shown or to be shown on the Transfer/Deed of Land):	
NAME(S): Jasvinder Shokar	
EMAIL: <small>(Tarion and the Vendor will use this email address to send important information regarding the warranty.)</small>	

Warranty Information

Go to www.tarion.com to (i) access your **Homeowner Information Package** - a guide to your new home warranty; and (ii) register for **MyHome** - Tarion's online service for homeowners.

VENDOR/BUILDER REF. NO.:	40640	ENROLMENT NO.:	1894159
WARRANTY START DATE:	Dec/05/2013		
HOME ADDRESS:	36 Crew Court BARRIE		
VENDOR/BUILDER AFTER SALES SERVICE CONTACT:	Service Dept 705-721-9912		

The Vendor confirms that (i) the home is completed for possession; and (ii) the section 13 warranties under the Ontario New Home Warranties Plan Act apply to the home commencing on the Warranty Start Date (Date of Possession) noted above. Unfinished work and/or surface defects in work and materials (not accepted by the owner(s)) are set out in the accompanying Pre-Delivery Inspection Form.

The Vendor hereby confirms the accuracy of the information noted in this document		
	AUTHORIZED SIGNATORY	DATE