



PDI
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Vendor/Builder #
Purchaser Name : Sandra Byers
Phone Res :
Phone Bus :
Closing Date : 2013-11-25
Inspector: Bruno Tidd

Enrollment #
Legal Address: DLS[19]
Project: Pratt Hansen Group
Plan #:
Lot / Phase #: 47005 / Building47
Municipality:

1845619

Inspection Date: 20 Nov 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

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

GENERAL COMMENTS

INSPECTION START TIME INSPECTION STARTED AT 8:15.

NOTE: TOUCH UPS REQUIRED THROUGH OUT AS INDICATED.

NEW TELEPHONE NUMBER ** PURCHASER HAS A NEW PHONE NUMBER -705-252-5896

LIVING ROOM

CABLE OUTLET IN LIVING ROOM IN NON FUNCTIONL LOCATION. SHOULD BE RELOCATED TO WALL TOLEFT OF ENTRY.

FLOORING

BASEBOARD DOOR STOP NOT SECURE UNDER PATIO DOOR AND GAPS NEED TO BE ADDRESSED ON EITHER SIDE OF PATIO DOOR. LARGE SCRATCH IN LAMINATE IN FRONT OF HVAC CLOSET.

LAUNDRY ROOM

NOTE: STACKABLE WASHER AND DRYER BADLY DENTED. NEEDS TO BE REPLACED

OPERATING CONDITION

- Windows, interior and exterior doors including garage overhead doors, door locks
- Faucets: 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

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)

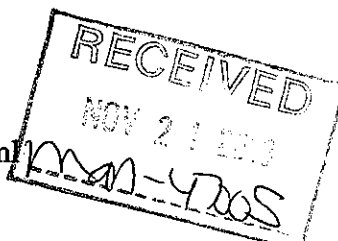
Designate's Signature

I the homeowner, confirm that all repair work listed has been completed

Purchaser

Date

31001-PDIF-01.01



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.
1845619
COMMON ELEMENT NO. (If applicable)
1833064

VENDOR'S NAME:	PRATT HANSEN GROUP INC.	VENDOR REF. NO	34234
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):			
47	Ferndale Dr. S.		005
NUMBER	STREET NAME		CONDO SUITE NO. (If applicable)
BARRIE	L4N5W9		
CITY/TOWN	POSTAL CODE		
LEGAL DESCRIPTION (Please correct as required):			
005 005 1	51M-959		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)
\$ 219,524.00

REGISTERED OWNER(S) (Please print names as shown or to be shown on the Transfer/Deed of Land):
NAME(S): Sanda Byers
EMAIL:
(Tarion and the Vendor will use this email address to send important information regarding the warranty.)

TARION PROTECTING ONTARIO'S NEW HOME BUYERS	Tarion Warranty Corporation 5160 Yonge Street, 12th Floor Toronto, ON M2N 6L9
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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.:	34234	ENROLMENT NO.:	1845619
WARRANTY START DATE:	Nov/25/2013		
HOME ADDRESS:	47 Ferndale Dr. S. 005 BARRIE L4N5W9		
VENDOR/BUILDER AFTER SALES SERVICE CONTACT:			

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

V/B REFERENCE NO.	34234
UNIT ENROLMENT NO.	1845619
C.E. NO. (IF APPLICABLE)	1833064

CERTIFICATE OF COMPLETION AND POSSESSION (FOR FREEHOLD AND CONDOMINIUM UNITS)
NOTE: ONLY TARION WARRANTY CORPORATION FORMS WILL BE ACCEPTED FOR PROCESSING.

VENDOR/BUILDER'S NAME: Pratt Hansen Group Inc.
Pratt Homes
VENDOR/BUILDER'S ADDRESS: 301 King St. BARRIE L4N6B5
BUILDER'S NAME (IF DIFFERENT THAN VENDOR):
BUILDER'S ADDRESS:

NEW HOME ADDRESS (PLEASE COMPLETE OR CORRECT AS REQUIRED)
47 Ferndale Dr S # 005 BARRIE
NUMBER STREET NAME (IF APPLICABLE CONDO UNIT NUMBER) CITY/TOWN POSTAL CODE

LEGAL DESCRIPTION (PLEASE COMPLETE OR CORRECT AS REQUIRED)
005 51M-959
LOT PLAN BLOCK CONCESSION
Barrie, City
LOCAL MUNICIPALITY (WHERE BUILDING PERMIT WAS ISSUED)

TYPE OF OWNERSHIP: ☐ FREEHOLD ☒ CONDOMINIUM
TYPE OF HOME:
☐ DETACHED ☐ SEMI-DETACHED ☐ TOWNHOUSE ☐ DUPLEX ☐ HI-RISE ☐ CONTRACT HOME ☐ OTHER (SPECIFY)
☐ SEWER SYSTEM ☐ PRIVATE SEWAGE DISPOSAL SYSTEM ☐ PURCHASER RESPONSIBLE FOR PRIVATE SEWAGE DISPOSAL SYSTEM

THIS SECTION MUST BE COMPLETED
DATE OF POSSESSION: 2013 11 25
(IF CONDOMINIUM USE DATE OF OCCUPANCY)
ACTUAL PURCHASE PRICE (INCLUDING UPGRADES AND EXTRAS, BUT EXCLUDING HST) \$ 219,524.70
NOTE TO BUILDER: IF MONIES ARE ENCLOSED FOR ENROLMENT FEE ADJUSTMENT - PLEASE INDICATE ENROLMENT NUMBER ON THE BACK OF THE CHEQUE. DO NOT SEND CASH.
AFTER SALES SERVICE CONTACT: Service Dept 301 King St Barrie 721-9912
NAME OF SERVICE CONTACT ADDRESS TELEPHONE

RECEIPT OF THE HOMEOWNER INFORMATION PACKAGE
Homeowner - Initial to confirm receipt of the Homeowner Information Package.
Designate - Initial to confirm receipt of the Homeowner Information Package.
PLEASE PRINT HOMEOWNER EMAIL ADDRESS
sandrabyers@rogers.com

PURCHASER CERTIFICATE: The undersigned Purchaser(s) hereby certifies to Tarion Warranty Corporation that the Purchaser(s) has/have inspected the home described above and such home is substantially completed and is ready for possession by the Purchaser(s) on the date of possession indicated above notwithstanding completion by the Vendor/Builder of items listed on the Pre-Delivery Inspection Form. THIS IN NO WAY PRECLUDES THE DISCOVERY AND REPORTING OF FURTHER COMPLAINTS AND OR DEFECTS WITHIN THE SPECIFIED WARRANTY PERIODS.
DATE: Nov 20/13 PURCHASER: Sandra Byers
DATE: Nov 22 2013 PURCHASER: [Signature]
DATE: [Signature] VENDOR/BUILDER: [Signature]
THIS CERTIFICATE OF COMPLETION AND POSSESSION MUST BE COMPLETED BY BOTH PARTIES AND SUBMITTED TO TARION WARRANTY CORPORATION BY THE VENDOR WITHIN 15 DAYS OF THE DATE OF POSSESSION.
The Vendor/Builder warrants that the home is constructed in a workmanlike manner and free of defects in material. A COMPLAINT MUST BE REPORTED TO BOTH THE VENDOR AND TARION IN WRITING, BEFORE THE APPROPRIATE WARRANTY PERIOD EXPIRES.
For example, if your home's date of possession is November 8, 2009:
• The one year warranty begins on November 8, 2009 and ends on November 7, 2010
• The two year warranty begins on November 8, 2009 and ends on November 7, 2011
• The seven year Major Structural Defects (MSD) warranty begins on November 8, 2009 and remains in effect until and including November 7, 2016
YOU SHOULD TAKE NOTE OF WHEN YOUR WARRANTY COVERAGES EXPIRE, BASED ON THE DATE OF POSSESSION SHOWN BELOW.

WARRANTY COMMENCES ON THE DATE OF POSSESSION:
(DATE OF OCCUPANCY, IF CONDOMINIUM) (VENDOR/BUILDER TO COMPLETE)

Warranty Certificate

(Ontario New Home Warranties Plan Act) by:

N.A. Boyd President & Chief Executive Officer John Bewell Deputy Registrar

TARION WARRANTY CORPORATION (TARION) hereby confirms that the home identified above has the benefit of the warranties set forth in the Ontario New Home Warranties Plan Act, R.S.O. 1990, C.O.31.

TARION - 10 / REV. 01

34234
1845619



IMPORTANT - HOMEOWNER : DETACH LABEL

AFFIX LABEL TO YOUR ELECTRICAL PANEL BOX TO INDICATE THAT THE WARRANTY IS IN EFFECT