



Vendor/Builder #: 34234  
Purchaser Name: Salvatore Scavuzzo  
Phone Res: (905) 392-6322  
Phone Bus: -  
Closing Date: 2010-06-24  
Inspector: Doug Trumble

Enrollment #: 1688140  
Legal Address: DLS(19)  
Project: Pratt Hansen Group  
Plan #: -  
Lot / Phase #: 901 / MW1  
Municipality: -

Inspection Date: 31 May 2010

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

- Bath tub 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 6pm  
TOUCH UPS REQUIRED THROUGH OUT AS INDICATED

**MASTER BEDROOM**

WINDOWS: window marred/or scratched on exterior. - marred on frame as well

**BEDROOM #3**

FLOORING: gap between carpet and trim.  
WINDOWS: window to be casement.  
NOTE: door handle not operating effectively- door damaged at top corner  
slider valence scratched  
attick hatch needs caulking on trim  
cold air return not tight to wall.  
stain on carpet - three areas as marked. - in upper hallway.

**MAIN BATHROOM**

TUB: squeaking  
NOTE: ceiling drywall touchups- seems very visable in tub.  
caulking needed at top of tub surround.

**STAIRS**

UNFINISHED  
RAILING: UNFINISHED

**FOYER/HALL**

FRONT DOORS: Caulking needed at base of front door. paint on hinges- interior.

**DINING ROOM**

TRIM: trim needed at base of kitchen panel

**FAMILY ROOM**

FLOORING: HARDWOOD SCRATCHED- as marked  
TRIM: damaged as marked.

**KITCHEN**

CABINETS: panel trim doesnt match -  
SINK/FAUCET/PLUMBING: main kitchen tap not very tight.  
ELECTRICAL/LIGHTING: microwave above the stove recepticle not visable.

**BASEMENT**

WINDOWS: screws in casing- both windows.



**PDI**  
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**EXTERIOR**

|       |                                                                 |       |       |
|-------|-----------------------------------------------------------------|-------|-------|
|       | mud, bricks and debris close to deck- no sod in area as well.   | _____ | _____ |
| PORCH | capping, post etc- not completed.                               | _____ | _____ |
|       | discoloured bricks-right side of steps to porch                 | _____ | _____ |
| DECK  | stairs missing                                                  | _____ | _____ |
| NOTE: | cable/telephone wires need to be fastened/fixd to wall or studs | _____ | _____ |
|       | to loose bolts in foundation on left side of home.              | _____ | _____ |
|       | mortar touchup needed by previous hose bibb hole.               | _____ | _____ |
|       | sod yellow and seperating in a couple of areas                  | _____ | _____ |
|       | air conditionr is loud- seems to be top grill rattling.         | _____ | _____ |
|       | stairs off deck not completed.                                  | _____ | _____ |

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