



SITE COPY

CONSTRUCTION SUMMARY

Grovetrail Developments Inc.

PURCHASERS: DE ZHI HUANG and JINRONG YANG

TEL:

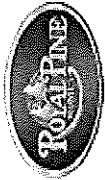
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
43	1	BELVEDERE (38-11A) ELEV A	08-Mar-22

Offer	PURCHASER HAS SELECTED BLACK WINDOWS FOR THE BRICK PACKAGE FOR \$2000 + HST (\$2,260). PURCHASER ACKNOWLEDGES THAT CERTAIN ITEMS WILL DIFFER FROM THE BRICK SELECTION BOARD DISPLAYED IN THE SALES CENTER. ALL BRICK SELECTIONS ARE SUBJECT TO ARCHITECTUAL GUIDE
Worksheet	Note:

Offer	BONUS PACKAGE FOR 38? DETACHED: PURCHASER TO RECEIVE \$15,000.00 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART
Worksheet	Note:

Date Added: 19-Aug-21 Invoice Number: 7465

1 - FRONT EXTERIOR - FRONT DOORS - Install EXTENDED HEIGHT DOUBLE FRONT DOORS (Delete Transom Window Above) In lieu of standard height double front doors (See Sketch) Note:	
1 - MAIN FLOOR - Install EXTENDED HEIGHT 10'-0" CEILINGS throughout Main Floor. To Include; Approx. 8'-0" Interior Doors ONLY (Door Height Approx. 92") (Standard Door Only) and Taller Windows, where applicable (See Sketch) Note:	
1 - KITCHEN - EXHAUST DUCTING - Install UPGRADE 8 INCH EXHAUST DUCT IN LIEU OF Builders Standard 6 INCH Exhaust Duct at kitchen (See Sketch) Note:	
1 - MASTER ENSUITE - Delete Full Wall between shower stall and free standing tub. Install FRAMELESS GLASS SHOWER ENCLOSURE at master ensuite shower stall. (To Include; 2x2 Mosaics, 6" Curb + Stone Curb) in lieu of builders standard shower stall (See Sketch) Note: **Colour of Mosaics and Stone for Curb to be Determined During Decor Appointment**	
1 - SECOND FLOOR - BEDROOMS - Install SMOOTH CEILINGS throughout 2nd floor bedrooms, where applicable. To Include; Master Bedroom, Bedroom #2, Bedroom #3 and Bedroom #4 (See Sketch) Note:	
1 - BASEMENT - Re-Locate Existing Laundry Rough-Ins Only from 2nd floor to Basement - To Include Electrical for washer & dryer and RELOCATE existing standard Laundry Tub from 2nd floor to basement (See Sketch) Note:	
1 - BEDROOM #2 - Close opening from original laundry room location to upper hall. Shift closet to original laundry room space. Depth of closet to decrease. **Bedroom #2 Closet will NO LONGER be a Walk-In Closet** (See Sketch) Note: See Below Item for Complete Price - Priced as per Steve C.	
1 - MASTER BEDROOM - Enlarge Master Bedroom Walk-In Closet, into original location of bedroom #2 walk-in closet (See Sketch) Note: Priced As per Steve C.	
1 - MASTER BEDROOM - Delete Double Door Closet at Master Bedroom (See Sketch) Note:	
1 - BONUS PACKAGE - PURCHASER HAS APPLIED \$12,740.00 (Includes Taxes) WORTH OF UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE OF STRUCTURAL UPGRADES COMPLETED AT THE DECOR CENTRE. Note:	
1 - PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES. Purchaser accepts & acknowledges that there will be no further structural changes/additions/deletions to be made upon signing on AUGUST 18,2021 Note:	
1 - PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1,000 PLUS A 10% HOLDBACK FEE. Note:	



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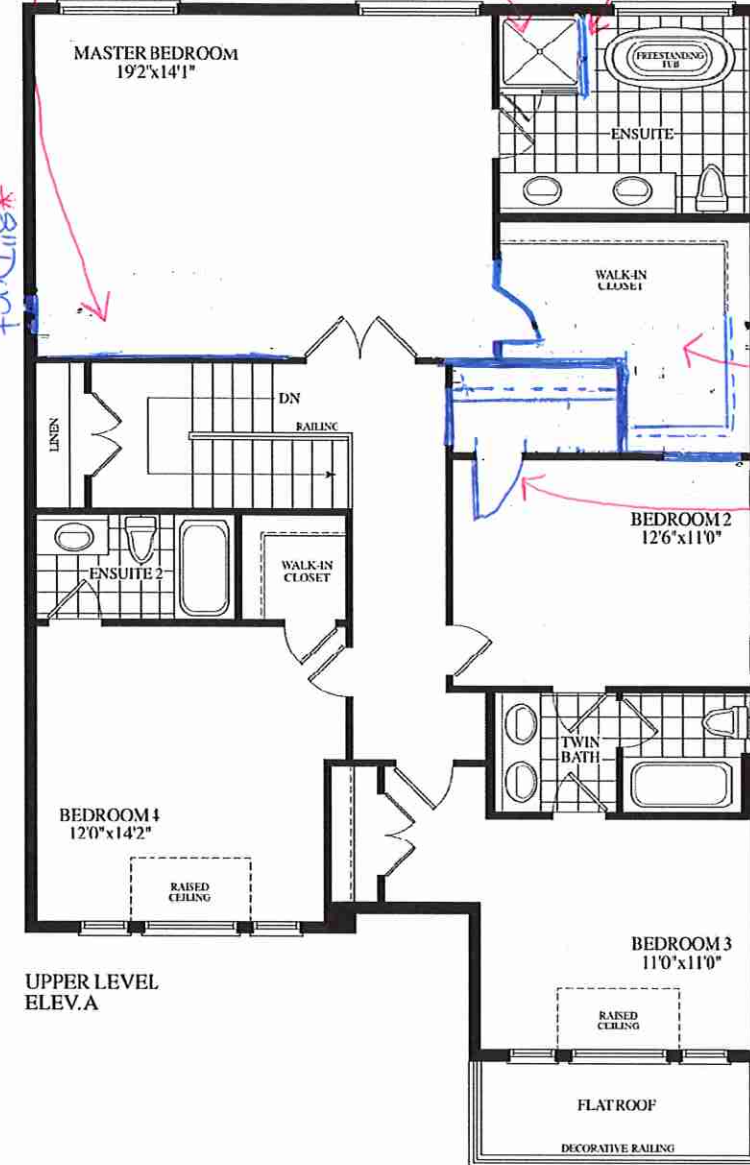
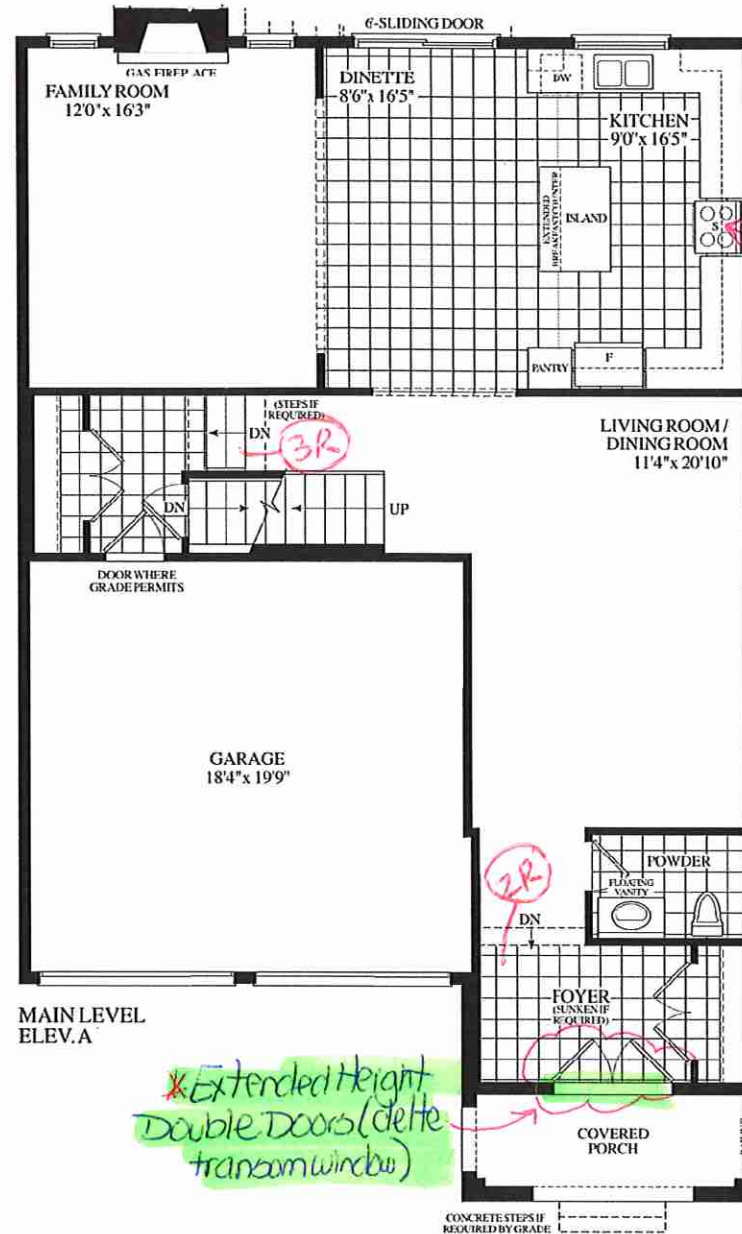
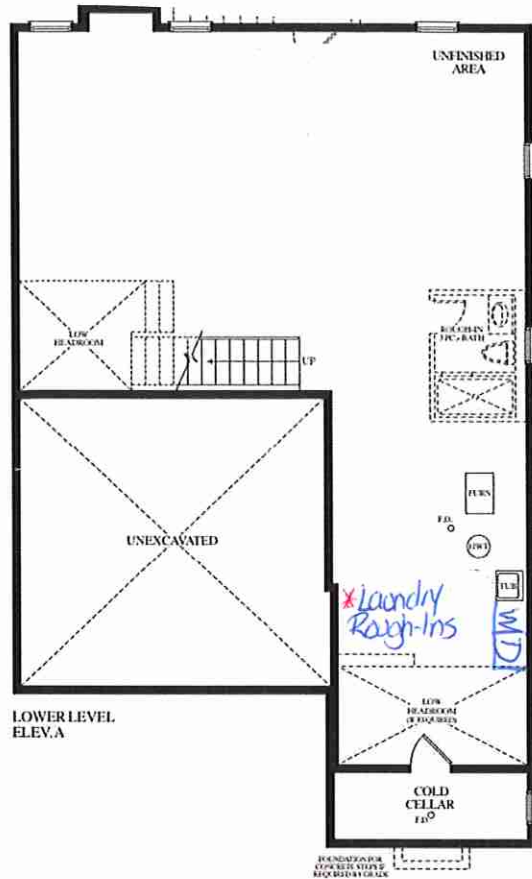
PURCHASERS: DE ZHI HUANG and JINRONG YANG

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43	1	BELVEDERE (38-11A) ELEV A	08-Mar-22

This Document is Extremely Time Sensitive - Printed 24 Aug 21 at 15:58

August 18, 2021



*Main Floor 10'-0" Ceiling Height

*Delete Closet

*Frameless Glass Shower Enclosure 2x2 Mosaics & 6" Curbed Stone

*Delete Full Wall

*Smooth Ceilings Throughout 2nd Floor

*Enlarge Walk-In Closet

*Shift + Decrease Closet Depth

*Extended Height Double Doors (delete transom window)

Dimensions, specifications, layouts, window sizes, and materials are approximate only, may vary, and are subject to change as provided in the Agreement of Purchase & Sale. Plans may be reversed. Illustrations are artist's concept. E&O.E.

38-11 ELEV. A
LOT 43



RECEIVED
July 26/21

SCHEDULE "B"

Purchaser DE ZHI HUANG
Purchaser JINRONG YANG
And
Vendor Grovetrail Developments Inc.
Lot Number 43 Tipp Drive, Phase 1, Plan AS PER SCHEDULE C in the City of Richmond Hill
Date of Offer March 30, 2021
Dated Required: March 08, 2022 Model: BELVEDERE (38-11A) ELEV A 0

Description - Vendor to Supply and install the Following as Per Purchase Price

- BONUS PACKAGE FOR 38' DETACHED: PURCHASER TO RECEIVE \$15,000.00 (INCLUSIVE OF TAXES WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE

General

The undersigned Purchaser hereby agrees to and with the undersigned Vendor to the following amendments to the Agreement of Purchase and Sale. All other terms are confirmed and time shall continue to be of the essence.

Purchaser: DE ZHI HUANG

Purchaser: JINRONG YANG

Vendor: Grovetrail Developments Inc.

Lot #: 43

Street: Tipp Drive

in the: City of Richmond Hill

Date of Offer: Tuesday March 30, 2021

Phase: 1

Plan No.: AS PER SCHEDULE C

DELETE:
BONUS PACKAGE FOR 38' DETACHED: PURCHASER TO RECEIVE \$15,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART

INSERT:
- PURCHASER HAS SELECTED BLACK WINDOWS FOR THE BRICK PACKAGE FOR \$2000 + HST (\$2360). PURCHASER ACKNOWLEDGES THAT CERTAIN ITEMS WILL DIFFER FROM THE BRICK SELECTION BOARD DISPLAYED IN THE SALES CENTRE. ALL BRICK SELECTIONS ARE SUBJECT TO ARCHITECTURAL GUIDELINES AND CONTROLS.
- BONUS PACKAGE FOR 38' DETACHED: PURCHASER TO RECEIVE \$12,740 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART

