



Enrolment: 3572119
Purchaser Name: HONGJIN LIU
FEI HUANG
Phone Res: (647) 633-5177
Phone Bus: (647) 633-5177
Closing Date: July 23, 2024
Inspector: Inspector 1

Pre-Delivery Inspection
Page 1 of 2

Vendor / Builder: 48758
Project: Trinimont Developments Inc.
Suite / Building: 2 / 1
Address: 156 Prairie Rose Drive
Municipality: York
Inspection Date: July 15, 2024

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 Sale (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 finishes, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors. Door locks, etc.
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms)
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Air conditioning system, if provided and if conditions permit

GENERAL COMMENTS

NOTE:	PAINT AND DRYWALL TOUCH UPS REQUIRED AS INDICATED WITH GREEN TAPE	_____	_____
	HOMEOWNER CONCERN. THE ELECTRICAL ROUGH IN FOR THE ELECTRICAL WINDOW	_____	_____
	SHUTTERS NOT INSTALLED. MAIN FLOOR.	_____	_____

BASEMENT

COLD ROOM	WATER ON THE FLOOR OF THE BASEMENT FLOOR IN THE COLD ROOM.	_____	_____
NOTE:	WATER ON BASEMENT FLOOR AT CORNERS.	_____	_____

FIREPLACE

NOTE:	FRAME OF FIREPLACE IS LOOSE. GAP BETWEEN WALL AND FIREPLACE.	_____	_____
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POWDER ROOM

FLOORING	GAP BETWEEN FLOOR AND BASEBOARD BEHIND TOILET. RIGHT SIDE OF TOILET.	_____	_____
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STAIRS

PICKET	MARKS ON SOME OF THE BLACK PICKET RAILINGS. 1ST SET OF STAIRS FROM MAIN FLOOR TO UPSTAIRS. LEFT AND RIGHT HAND SIDE MIDWAY UP.	_____	_____
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MASTER BEDROOM

WALK IN CLOSET	MISSING FLOOR SUPPLY REGISTER.	_____	_____
	MISSING LIGHT SWITCH COVER PLATE IN MASTER CLOSET.	_____	_____

MASTER ENSUITE BATH

WALLS/DOORS	DOOR MISSING TO THE TOILET ROOM.	_____	_____
	HOMEOWNER CONCERN THAT THE DOOR STOP TO THE ENSUITE DOOR DOES NOT HOLD THE DOOR FROM HITTING THE VANITY.	_____	_____

BEDROOM 3 ENSUITE

SHOWER ENCLOSURE	MISSING SHOWER ENCLOSURE.	_____	_____
VANITY CABINETS	CABINET DOOR HANDLE MISSING UNDER SINK.	_____	_____



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Vendor / Builder: 48758
Project: Trinimont Developments Inc.
Lot / Phase: 2 / 1
Plan: 65M-4737
Address: 156 Prairie Rose Drive
Municipality: York
Inspection Date: July 15, 2024

EXTERIOR SEASONAL

NOTE:	UPPER BALCONY OVER ENTRANCE HAS WATER	_____	_____
	EXTERIOR SPLASH BLOCK RIGHT SIDE AT FRONT IS SLOPED TOWARDS. THE HOUSE. ALSO,	_____	_____
	RIGHT SIDE REAR CORNER MISSING ELBOW TO DOWNSPOUT.	_____	_____
	SIDE DOOR LIGHTBULB FIXTURE IS SIDEWAYS.	_____	_____
	DOWNSPOUT AT FRONT ENTRANCE TO THE LEFT IS TOO SHORT.	_____	_____
	MISSING HANDRAIL TO FRONT ENTRANCE.	_____	_____




BEDROOM 4 ENSUITE

SHOWER ENCLOSURE	MISSING SHOWER ENCLOSURE TO THE BATHROOM ENSUITE.	_____	_____
	MISSING SHOWER DOOR ENCLOSURE.	_____	_____
VANITY CABINETS	MIDDLE SLIDING DRAWER TO VANITY. HANDLE NOT INSTALLED PROPERLY.	_____	_____

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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 Pre-Delivery Inspection in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.*

<u>HONGJIN LIU</u> Purchaser's Name	 Purchaser's Signature	<u>FEI HUANG</u> Purchaser's Name	 Purchaser's Signature
_____ Designate's Name (print)	_____ Designate's Signature	<u>Inspector 1</u> Inspector's Name	 Inspector's Signature
_____ Date		Printed	July 15, 2024

CERTIFICATE OF COMPLETION AND POSSESSION/
WARRANTY CERTIFICATE
(FOR FREEHOLD AND CONDOMINIUM UNITS)

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.
3572119
COMMON ELEMENT NO.
(if applicable)
2002768

VENDOR'S NAME:	Trinimont Developments Inc.	VENDOR REF NO.	48758
VENDOR'S ADDRESS:	8700 Dufferin Street. Concord, Ontario L4K 4S6		
BUILDER'S NAME (if different from vendor)		BUILDER REF. NO.	
BUILDER'S ADDRESS:			

HOME ADDRESS (Please correct as required):	
156 Prairie Rose Drive	2
STREET NUMBER AND NAME	CONDO SUITE NO.(if applicable)
Richmond Hill	
CITY/TOWN	POSTAL CODE
LEGAL DESCRIPTION (Please correct as required):	
	TORONTO, 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)	

REGISTERED OWNER(S) (Please print names as shown or to be shown on the Transfer/Deed of Land)
Name(s): HONGJIN LIU FEI HUANG
Email: fionaliu0511@hotmail.com (Tarion and the Vendor will use this email address to send important information regarding the warranty.)

TARION		Tarion Warranty Corporation 5160 Yonge Street, 12th Floor Toronto, ON M2N 6L9	
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.	48758	ENROLMENT NO.	3572119
WARRANTY START DATE:			
HOME ADDRESS:	156 Prairie Rose Drive		
VENDOR/BUILDER AFTER SALES SERVICE CONTACT:	servicerichmond@greenpark.com		
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-Deliver Inspection Form.			

The Vendor hereby confirms the accuracy of the information noted in this document	July 15, 2024
AUTHORIZED SIGNATORY	DATE