

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE
BETWEEN THE UNDERSIGNED PARTIES HERETO SIGNED

ON THE 6 DAY OF September, 2020.

REGARDING PROPERTY KNOWN AS: BUILDER'S LOT : 267 267
LOT: 267 BLOCK :
4M-1589 Rathwell Landing
CIVIC ADDRESS: 745 Parade Dr.

PURCHASERS: Youssef Araj

VENDORS: VALECRAFT HOMES LIMITED

DATE OF ACCEPTANCE: October 7, 2020

It is hereby understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale and except for such changes noted below all other terms and conditions in the Agreement shall remain as stated therein and time shall remain of the essence.

DELETE: SCHEDULE(S): C-1

INSERT: THIS IS NOW A FIRM AND BINDING AGREEMENT OF PURCHASE AND SALE.

CLOSING DATE OF: December 14, 2021.

Purchaser acknowledges that all multi-media locations and all upgrades up to drywall must be completed by October 29, 2020 in order to maintain the closing date.

Purchaser acknowledges that all interior colour selections and all upgrades must be completed by November 26, 2020 in order to maintain the closing date.

Dated at Ottawa this 25 day of October, 2020

In the presence of:

Viktoria E. Hu
WITNESS

Youssef Araj
PURCHASER

WITNESS

PURCHASER

Dated at Ottawa this 30 day of October, 2020

VALECRAFT HOMES LIMITED (VENDOR)

PER: [Signature]

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE
BETWEEN THE UNDERSIGNED PARTIES HERETO SIGNED

ON THE 24⁶ DAY OF September ~~October~~, 2020.

REGARDING PROPERTY KNOWN AS: BUILDER'S LOT : 267 267
LOT: 267 BLOCK :
4M-1589 Rathwell Landing
CIVIC ADDRESS: 745 Parade Dr.

PURCHASERS: Youssef Araji

VENDORS: VALECRAFT HOMES LIMITED

DATE OF ACCEPTANCE: October 7, 2020

It is hereby understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale and except for such changes noted below all other terms and conditions in the Agreement shall remain as stated therein and time shall remain of the essence.

DELETE: 1 b By further deposit upon firm up \$ 24,000.00

1c By further deposit dated 30 days post firm up (post dated) \$ 25,000.00

INSERT: 1b By further deposit upon firm up \$ 49,000.00

1c By further deposit dated 30 days post firm up (post dated) N/A

Dated at Ottawa this 24 day of October, 2020

In the presence of:

Vicki 9 11
WITNESS

x Youssef Araji
PURCHASER


WITNESS

PURCHASER

Dated at Ottawa this 30 day of October, 2020

VALECRAFT HOMES LIMITED (VENDOR)

PER: [Signature]

 Valecraft Homes Ltd.	EXTERIOR COLOUR CHART					
	Community:	Rathwell Landing	Reg'd Plan #:	4M-1589	Sales Rep:	Victoria Hum
	Lot No:	267	Civic Address:	745 Parade Drive		
	Purchaser(s):	Youssef Arafji			Model Name/#:	Bulter /830
	Purchaser(s):				Elevation:	B std
					Closing Date:	14-Dec-21

EXTERIOR PACKAGE NUMBER:

310

STONE: (IF APPLICABLE)	Permacon Range Grey & Black
STONE DOOR & WINDOW HEADER & SILL:	Permacon Block SMOOTH FACE Bestway White
BRICK: (IF APPLICABLE)	Permacon Range Grey & Black
SIDING: (MITTEN)	Rockaway Grey CORNERS: Rockaway Grey
NOVI SHAKE: (IF APPLICABLE)	Canyon Blend 208
FACIA: (MITTEN - ALUMINIUM)	Rockaway Grey 0M0
SOFFIT & BEAM WRAPS: (MITTEN - ALUMINIUM)	Rockaway Grey 0M0
ALUMINIUM ROOF/WINDOW TRIM: (MITTEN -IF APPLICABLE)	Rockaway Grey 0M0
HARDIE BOARD PANEL: (STUCCO TEXTURE - IF APPLICABLE)	Aged Pewter OR Pearl Gray Y.A.
ROOFING SHINGLES: (IKO)	Harvard Slate
EXTERIOR POSTS: (PAINT)	SW7047 Porpoise
EXTERIOR ROOF DETAILS: (PAINT-IF APPLICABLE)	SW7047 Porpoise
EXTERIOR FRONT DOOR: (PAINT)	SW6258 Tricorn black
GARAGE DOOR TRIM: (PAINT)	SW6258 Tricorn black
EXTERIOR WINDOWS:	Black
GARAGE DOOR: (DOOR COMPANY)	Terrastone (Mid-America Colour)
EXTERIOR VENT/PIPE:	White
ALUMINIUM RAILING: (IF APPLICABLE)	Black OR Charcoal Grey Y.A.
WINDOW SHUTTERS: (RAISED PANEL - IF APPLICABLE)	RAISED PANEL, Black 002
NOTES:	

Purchaser's Signature(s) : Youssef Arafji

Date: Oct 25, 2020

Purchaser's Signature(s) : [Signature]

Date: _____

Approved By : [Signature]

Date: Oct 30, 2020

1500411 05/20

Registered trademark of The Bank of Nova Scotia

THIS DOCUMENT CONTAINS SECURITY FEATURES - SEE REVERSE

Scotiabank.

TERRY FOX & CAMPEAU.
8111 CAMPEAU DRIVE
KANATA, ONTARIO K2T 1B7.

CANADIAN DOLLAR DRAFT

420956

DATE 2020 M10 D34

PAY TO ORDER OF VALECRAFT HOMES LIMITED

\$ 49,000.00

SUM OF EXACTLY 49,000 DOLLARS ***** 00/100

CANADIAN FUNDS

TO:
ANY BRANCH OF
THE BANK OF NOVA SCOTIA

AUTH NO.
#1268
AUTH NO.
#2619

THE BANK OF NOVA SCOTIA

AUTHORIZED OFFICER

AUTHORIZED OFFICER

RL 267 - FINAL DESPIT.

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