

Lot **108**
Phase **1**
Model **Franklin (50-4) Elev A**

Colours Upgrade Report
Brooklin Print Date:11-Dec-12

CHARMAINE CHOWDHRY and LALIT CHOWDHRY

PE With Agreement

- LOOK OUT BASEMENT - LARGER BASEMENT WINDOW AT REAR OF HOME AND 5 FOOT X 7 FOOT DECK, CONSERVATION
- TEN THOUSAND DOLLARS (\$10,000) OF UPGRADES TO BE CHOSEN FROM BUILDERS SAMPLES AT TIME OF COLOUR SELECTION
- KOHLER PLUMBING FIXTURES THROUGHOUT
- ENERGY STAR QUALIFIED HOMES
- NO HIDDEN CLOSING COSTS
- HARDWOOD 2 1/4 IN. X 3/4 IN. PRE-FINISHED NATURAL OAK THROUGHOUT (EXCEPT TILED AREAS AND BEDROOMS)
- GRANITE KITCHEN COUNTER TOPS
- FIRST UPGRADE KITCHEN CABINETRY
- SMOOTH CEILINGS THROUGHOUT
- GAS FIREPLACE
- UPGRADED APPLIANCE PACKAGE TO INCLUDE: SUBZERO FRIDGE, WOLF GAS RANGE, FRIGIDAIRE DISHWASHER, AIR KING HOOD FAN, SAMSUNG WASHER AND DRYER (INCLUDES WATER AND GAS LINE).
- ADDITIONAL BONUS: PURCHASR REQUEST FOR EXTRAS DATED AUGUST 5TH 2012
- PURCHASER IS AWARE THAT THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

ID	Description	Invoice	Date Ordered	
3351	Kitchen: Upgrade Hardware	468		
3352	Kitchen: 4th Upgrade tile	468		
3353	Kitchen: 2nd upgrade Granite countertop *Purchase given STD as per PES	468		
3354	Foyer: Upgrade 5 tile	468		
3355	Kitchen: Upgrade 1 kitchen cabinet *No charge as per PES	468		
3356	Kitchen: Upper angle corner cabinet	468		
3357	Kitchen: Deep upper above fridge	468		
3358	Kitchen: Base corner folding cabinet	468		
3359	Kitchen: upgrade faucet to K-13963-VS	468		
3360	All bedroom: Upgrade 2 underpad	468		
3361	All bathrooms: no bathroom ceramic accessories No mirrors	468		
3362	Kitchen: Crown moulding	468		
3363	Kitchen: Valance	468		
3364	Kitchen: (2) rough in tight to under cabinet. To be on one switch *To be used for future light valance *See sketch	468		
3365	Master Ensuite: Floor tile and tub deck/face: 4th upgrade floor tile	468		
3365	Master Ensuite: Floor tile and tub deck/face: 4th upgrade floor tile	468		
3366	Master Ensuite: Shower and tub surround:Upgrade 4th wall tile	468		
3367	Listello for tub surround: Dallas Mel 2.5 x 8. 1 row	468		
3368	Master Ensuite: Upgrade to inserts	468		
3369	Master Ensuite: upgrade 2 cabinets	468		
3370	Master Ensuite: STD marble countertop Crema Nuova	468		
3371	Kitchen: upgrade to undermount sink K-3376 undertone	468		
3373	Twin: 3rd Upgrade floor and wall tile	468		
3375	Twin Bath: 1/4 Shaker Maple Chocolate	468		
3376	Twin: Upgrade hardware	468		
3377	2nd Ensuite: 2nd upgrade cabinets	468		

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3378	2nd Ensuite: 2nd upgrade wall and floor tile	468		
3379	2nd Ensuite: Upgrade to insert	468		
3381	Twin bath: Listello upgrade *Install 3/4 way up the wall	468		
3382	Servery: upgrade 4 tile	468		
3383	Wood thresholds main floor and upper floor where applicable	468		
3384	All bathrooms: Metal trim thresholds where applicable	468		
3385	Laundry, mud room and powder room: upgrade 5 tile	468		
3386	Master Ensuite: Upgrade to 15601-4s BN wth 10282-BN	468		
3387	Master Ensuite: Upgrade to two (2) undermount sink k-2355	468		
3388	Master Ensuite: upgrade faucet 15261-4BN x 2	468		
3389	200 Amp Service	468		
3390	Electrical: Kitchen: upgrade to 1 STD potlight above sink * Switch included * See plan	468		
3391	Rear Exterior: upgrade to 4 additional coach lights *See sketch *Switch included	468		
3392	Electrical: Exterior potlight: upgrade to (1) STD potlight See sketch	468		
3393	Living/Dining Room: Move STD dining room light as per sketch	468		
3394	Main to 2nd level:Upgrade 3 Railing *No charge as per PES	468		
3395	main to 2nd: stain to match hardwood *No charge as per PES	468		
3396	Throughout: upgrade 1 Trim	468		
3397	Builder Bonus	468		
3472	Servery: install rough in for future valance lighting *includes switch	475		
3473	Exterior outlet : upgrading to an additional ext outlet **REAR OF HOUSE - install in opposite deck area of where standard exterior plug is at rear of house	475		

CHARMAINE CHOWDHRY and LALIT CHOWDHRY

3474	Microwave shelf: includes electrical *See sketch	475		
3512	1st Upgrade Wickham Hardwood 3-1/4 x 3/4 stained in all areas except tiled areas and bedrooms	481		
3513	Stain Staircase	481		
3514	3rd Upgrade classic collar pickets	481		
3515	Clarification - Breakfast bar (flush) included in kitchen	481		
3516	1/2 wall from kitchen to family room open right to ceiling	481		
3548	Kitchen: upgrade to Dummy doors on all open end cabinets, including front of penninsula (6)	487		
3571	Standard Laundry Uppers	481		

ZANCOR HOMES COLOUR CHART

CABINETRY		HARDWARE		ICOR APPLIANCE PACKAGE		
Kitchen	1st upgrade Metro Maple Chocolate	HR 510	Appliance Package	Yes	Waterline	Yes
Servery	1st upgrade Metro Maple Chocolate	HR 510	Gas Line to Stove	Yes		
Island	1st upgrade Metro Maple Chocolate	HR 510	PLUMBING	STANDARD	NOTES	
Master Ensuite	2nd upgrade Pinus Maple Espresso with black glaze	HR 04	Kitchen	SEE PES		
Main/Twin	1/4 shaker Maple Chocolate	HR 409	Powder Room	STD		
2nd Ensuite	2nd Upgrade Metro Maple Hazel with black glaze	HR04	Master Ensuite	SEE PES		
3rd Ensuite	N/A	N/A	Main/Twin	STD		
Laundry	STD	STD	2nd Ensuite	STD		
Basement Bath	N/A	N/A	3rd Ensuite	N/A	N/A	
Other	N/A	N/A	Other	N/A	N/A	
COUNTERTOPS		EDGE	MIRRORS & ACCESSORIES			
Kitchen	Ornamental Yellow	A	Mirrors	No		
Servery	Ornamental Yellow	A	Bathroom Accessories	NO		
Island	Ornamental Yellow	A	TRIM			
Master Ensuite	Crema Nuova Marble	E	Casing/Baseboards	Up 1		
Main/Twin	3687-58 Autumn Indian Slate	N/A	Interior Doors	STD		
2nd Ensuite	7732-58 Buttermum Granite	N/A	Interior Door Hardware	STD		
3rd Ensuite	N/A	N/A	Exterior Door Hardware	STD		
Laundry	STD	N/A	PLASTER MOULDING			
Basement Bath	N/A	N/A	Crown Moulding	N/A		
FLOOR & WALL TILES		WALL TILE INSERT	THRESHOLDS	location		
Kitchen Floor	12 x 24 Simplicity White	No	Wood	Living Room		
Breakfast Floor	Hardwood	No	Wood	Dining Room		
Kitchen Bk Splash	N/A	No	Wood	Family/Great Room		
Main Foyer	12 x 24 Stone Rain White	No	Wood	Den/Study		
Main Hall	Hardwood	No	Wood	Kitchen *(Waiver)		
Powder Room	12 x 24 Stone Rain White	No	Wood	Main Foyer *(Waiver)		
Laundry	12 x 24 Stone Rain White	No	Wood	Main Hall		
Master Ensuite Floor	16 x 16 Dallas Beige	No	Metal trim	Up 1 Wickham Graphite 3 1/4 OAK		
Mstr Ensuite Shower	13 x 20 Dallas Beige	Yes	Perlato	Up 1 Wickham Graphite 3 1/4 OAK		
Mstr Ensuite Tub Wall	13 x 20 Dallas Beige	LISTELLO	Perlato	Up 1 Wickham Graphite 3 1/4 OAK		
Mstr Ensuite Tub Deck	13 x 20 Dallas Beige	No	Perlato	Performa 3 6304 Canvas		
Master Shower Floor	2 x 2 Alviano Mosaic Noce Brown	No	Perlato	Performa 3 6383 Light Cashmere		
Main Bath/Twin Floor	13 x 13 Alviano - Noce Brown	No	Metal trim	Performa 3 6383 Light Cashmere		
Main Bath/Twin Wall	10 x 16 Alviano - Noce Brown	LISTELLO	Metal trim	Performa 3 6383 Light Cashmere		
Main Bath/Twin Shower	10 x 16 Alviano - Noce Brown	No	Metal trim	Carpet Underpad		
2nd Ensuite Floor	13 x 13 Alabastrino Noce Brown	No	Metal trim	Basement Landing		
2nd Ensuite Wall	10 x 13 Alabastrino Noce brown	Yes	Metal trim	Breakfast		
2nd Ensuite Shower	10 x 13 Alabastrino Noce brown	Yes	Metal trim	Up 1 Wickham Graphite 3 1/4 OAK		
Basement Landing	N/A	N/A	N/A	Up 1 Wickham Graphite 3 1/4 OAK		
Servery	12 x 24 Simplicity White	N/A	Wood	Up 1 Wickham Graphite 3 1/4 OAK		
FIREPLACE		STAIRS, RAILING & PICKETS				
Location	Family Room	Mantle	NF 23	Main Fir. to 2nd Fir. Stair Finish/Stain: Stain to match		
Insert & 4 PC Surround	STD and no insert	Hearth	No	Main Fir. to 2nd Fir. Railing Details: Upgrade 3		
PAINT		Alps #2 handrail, wrought iron, posts, 1/2" square single collar and plain pickets. Alternating, flat black. 3 1/2" square post with chamfered				
Kitchen/Breakfast	Oyster White	Main to Basement Railing Details: STD				
Living Room	Oyster White	White Paint Req'd				
Dining Room	Oyster White	N/A				
Family/Great room	Oyster White	Where to Paint				
Den/Study	Oyster White	N/A				
Main/Uppr Hall	Oyster White	NOTES				
Master Bedroom	Oyster White	Initials				
Bedroom 2	Oyster White	DISCLAIMER				
Bedroom 3	Oyster White	Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser.				
Bedroom 4	Oyster White	Any changes to the colour chart after signing are subject to a \$5000				
Ensuite	Oyster White	administration fee plus costs				
Main/Twin	Oyster White	Purchaser has checked and acknowledged accuracy of colour and selections before signing.				
2nd Ensuite	Oyster White	Purchaser Signature				
3rd Ensuite	Oyster White	Date				
Laundry	Oyster White	Purchaser Signature				
Powder Room	Oyster White	Date				
SITE:		Brooklin Forest	LOT:	108	Purchaser Signature	
PURCHASER(S):		Charmaine Chowdry				
HOME #:		Lalit Chowdry				
CELL #:		Purchaser Signature				
EMAIL:		Date				
MODEL:		Purchaser Signature				
WOB/LOB:		Date				

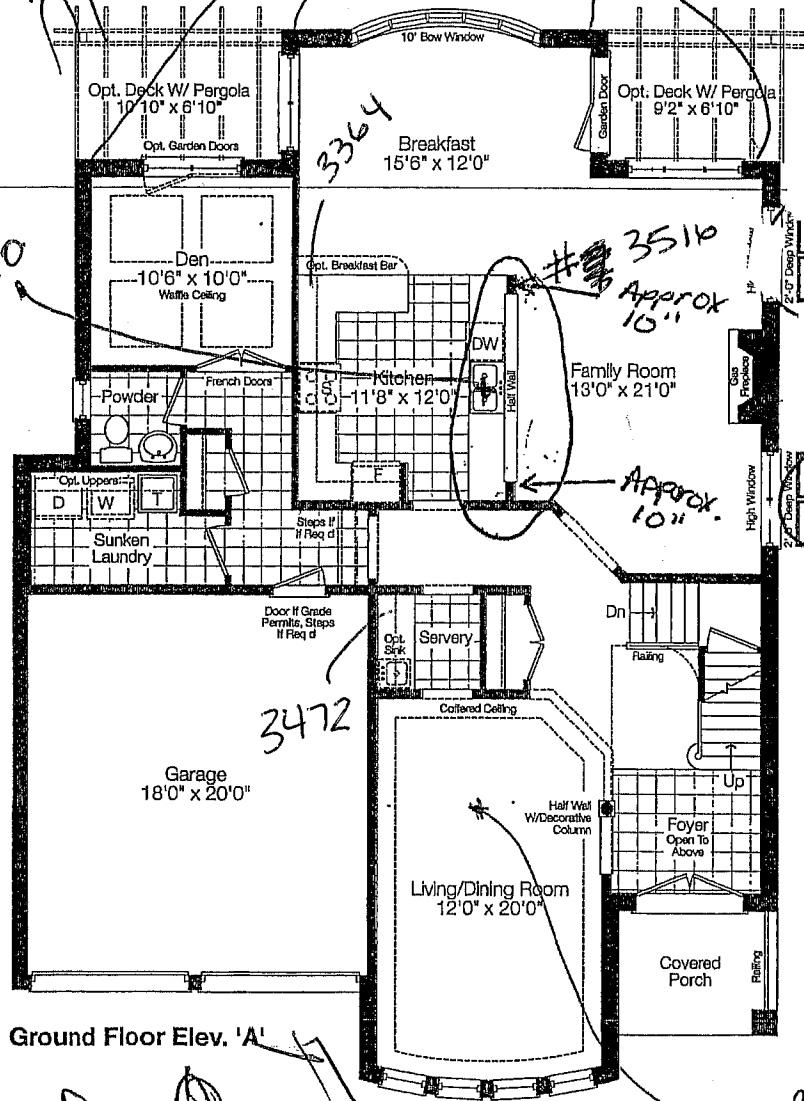
* ITS THE RESPONSIBILITY OF ALL TRADES TO INFORM THE BUILDER OF ANY DESCREPANCIES ON SKETCHES, PES AND/OR COLOUR CHART

ZANCOR HOMES

Decor Consultant Signature Date
Vendor Signature Date

Franklin

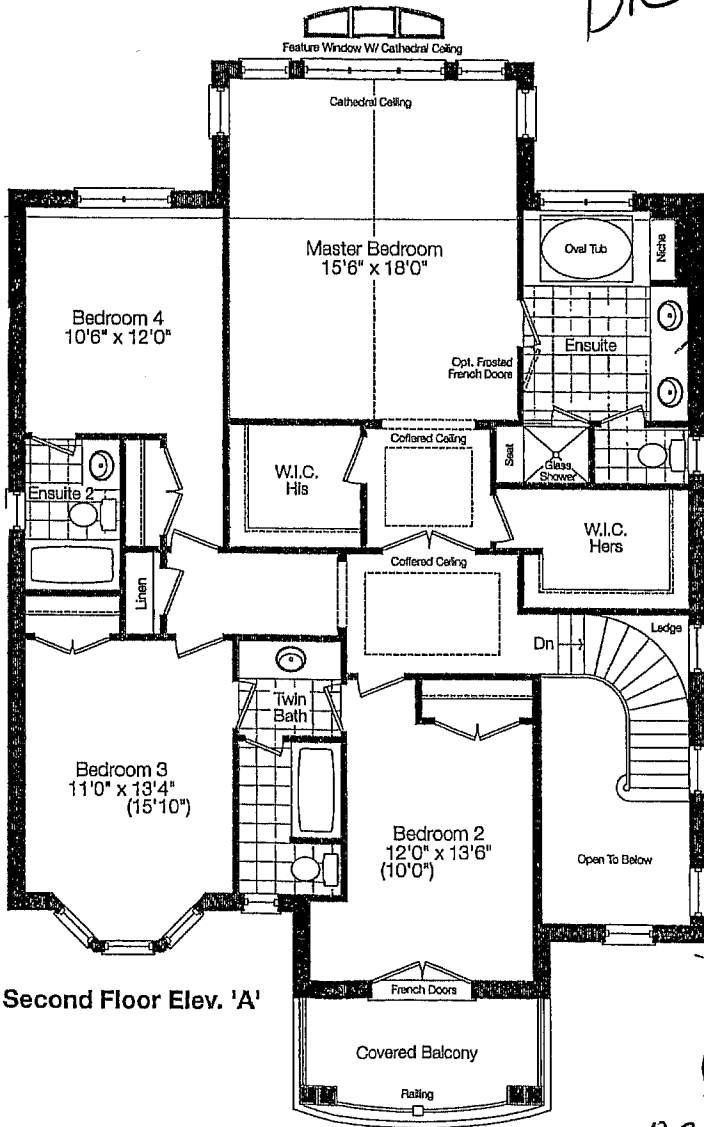
Elev. A 3055 sq. ft.
Elev. C 3159 sq. ft.



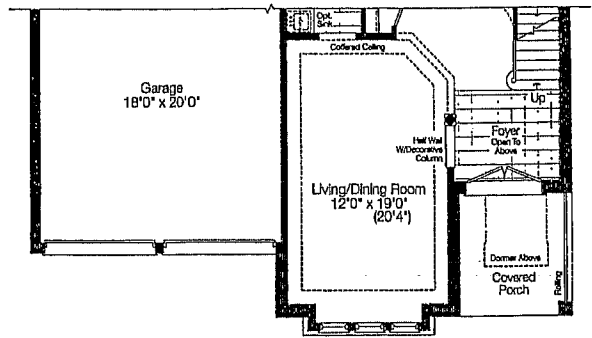
Ground Floor Elev. 'A'

Lot 108

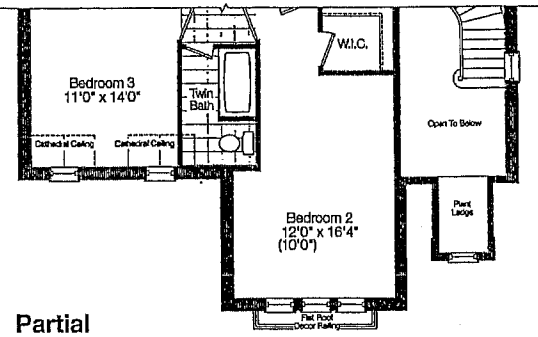
BIC



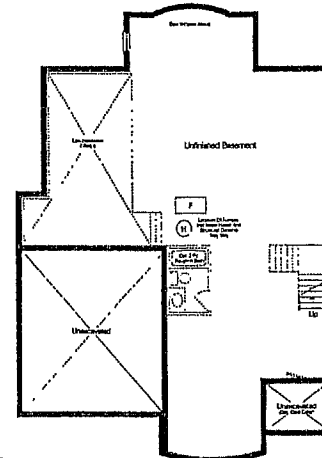
Second Floor Elev. 'A'



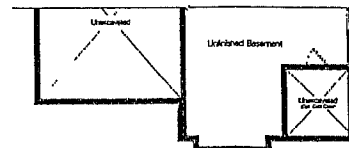
Partial Ground Floor Elev. 'C'



Partial Second Floor Elev. 'C'



Basement Floor Elev. 'A'

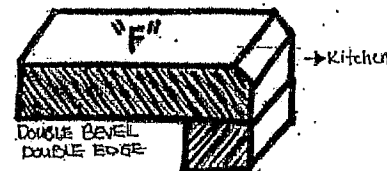
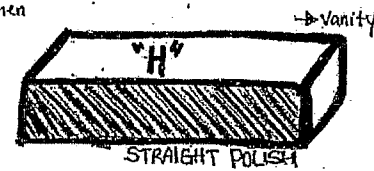
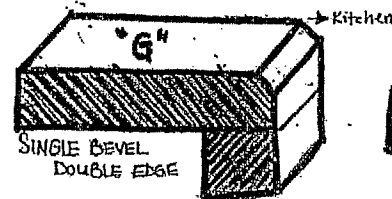
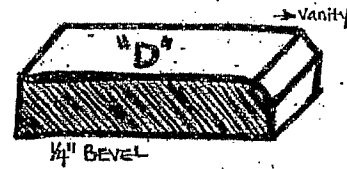
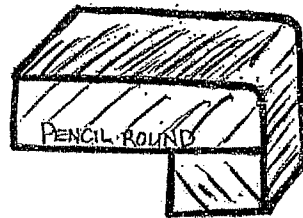
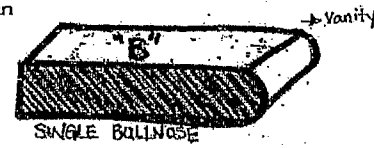
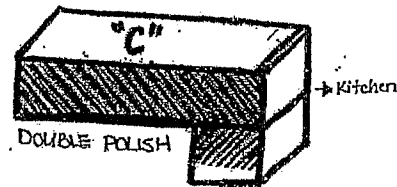
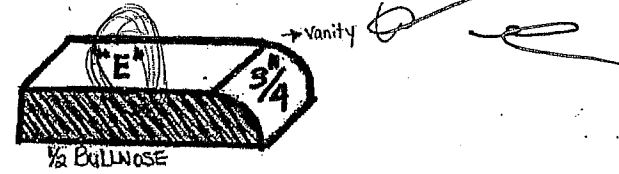
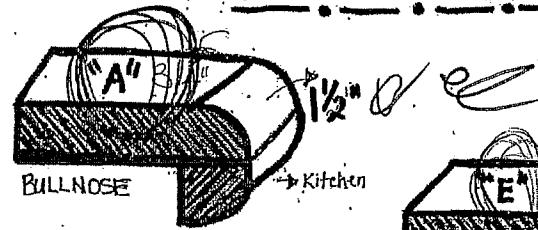


Partial Basement Floor Elev. 'C'

ZANCOR
HOMES

LOCAL, LEGENDARY & LASTING®

STANDARD MouldING



LOT 108 BK



ZANCOR HOMES

WAIVER FOR STAINING OF STAIRS

Purchaser is aware that the hardwood flooring is a pre-finished product. It is finished in a factory, in a controlled environment and that the stairs in the home are finished on site. The Purchaser understands and accepts that although the Vendor will do their best to match the finish between the floors and the stairs, it is not possible to have an identical match, and that there MAY be shade differences between the two products.

I/We understand and fully accept the Terms as outlined by the Vendor, and authorize the Vendor to proceed as required.

Purchaser Signature: _____

Date: _____

Nov 20, 2012

Purchaser Signature: _____

Date: _____

Nov 20, 12

Site: _____

BK

Lot Number: _____

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**ACKNOWLEDGEMENT OF RECEIPT
FOR GRANITE AND MARBLE INFORMATION**

**ZANCOR
HOMES**

Purchaser acknowledges receipt, understanding and acceptance of the following information as provided by the Vendor for Granite and Marble finishes.

- GRANITE IS A 100% NATURAL PRODUCT – Every stone has its own unique qualities and characteristics. These range from natural pitting to areas of crystal deposits embedded within the stone as well as the stone's unique motion and patterns. Being a natural product that is quarried right from the earth, it also possesses excellent wear, resistance and heat exposure qualities.
- STONE HAS THE ABILITY TO REFLECT LIGHT DIFFERENTLY – The same stone may appear to be different when viewed in various lighting conditions and different angles. The stone may also vary in colour or wave motion from one side to another depending on the concentration of minerals and crystals embedded within that stone. Thus, it is not always possible to book match the pieces of stone across joint or corner areas.
- EDGE FINISHES ARE NOT ALWAYS EQUIVALENT TO THE TOP FINISH – The difference is often due to the stone's physical properties, colour and with the finished edge bias being different than that of the top surface. The finish is also affected by the type of edge profile, which is chosen.
- STONE IS A NATURAL PRODUCT THAT HAS MANY TINY PORES – Liquids such as oils and red wine if left on the surface, may leave a ring. When using oil and red wines, it is best to wipe up the spills as soon as possible and leave the top to air dry.
- VIEW AND PICK YOUR SLAB FROM OUR SUPPLIER'S INVENTORY – The Vendor will arrange for the Purchaser to view and select the slab of stone that the countertop will be made from, prior to it being templated. This will provide the Purchaser the opportunity to confirm that the counter will meet the Purchaser's expectations, as much as possible.
- PLEASE LOOK AT YOUR STONE CAREFULLY – The Purchaser needs to be aware that the surface finish will have fissures, pits and pores. These naturally occurring features will vary in frequency and intensity depending on the type of stone chosen by the Purchaser.
- GRANITE IS AN IGNEOUS ROCK – Meaning the stone was formed by the cooling and solidification of magma deep within the earth. Granite is composed of grains or crystals of Quartz, Feldspar and Mica.
- GRANITE IS A VERY HARD ROCK – It is highly resistant to being scratched. On a scale of 1 to 10, Talc and Gypsum is at 1 and 2; Corundum and Diamond is at 9 and 10; and GRANITE is at 5 to 7. It withstands extreme temperatures, and is not nearly as prone to staining as marble is.
- GRANITE COUNTER TOPS WILL HAVE JOINTS – Purchaser aware one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5'x8'. A ¾" countertop weighs approximately 15 lbs., and a 1 ¾" counter top weighs as much as 23 lbs. per square foot.

MARBLE

- MARBLE IS A METAMORPHIC ROCK – This means it was formed with limestone. Calcite/Dolomite was put under pressure and high temperatures deep within the earth's crust. The heat and pressure altered its crystalline structure and introduced other minerals that produced the colours and veining that marble is commonly known for.
- MARBLE IS VERY SOFT – It can be scratched easily. On a scale of 1 to 10, Talc and Gypsum at 1 and 2; and Corundum and Diamond at 9 and 10; Marble is a 3 on that scale.
- MARBLE IS VERY SUSCEPTIBLE TO STAINING AND ETCHING – Marble is NOT recommended for use as a counter top in kitchens. Marble is often used in bathroom counter top – however is very porous and may show water stains.
- MARBLE SHOULD NEVER BE CLEANED WITH SCOURING PADS – Abrasive cleaners should NOT be used either, as they WILL scratch and damage the marble. Use the proper dedicated cleaners for marble counter tops.
- CLEANING PRODUCTS – Solutions containing lemon oil or vinegar should NOT be used.
- COASTERS SHOULD BE USED – Use under all glasses, particularly those containing alcohol or citrus juice.

Purchaser Signature: _____

Date: Nov 20, 2012

Purchaser Signature: _____

Date: Nov 20, 12

Site: _____

Lot Number: _____