

Lot 2A
Phase 3 Annex
Model Victoria (40-6) Opt 2nd Floor 3rd Bath Elev A
ANGELA ADRAGNA and GIUSEPPE VERRELLI

Colours Upgrade Report
Brooklin Print Date:24-Jan-13

PE With Agreement

- KOHLER PLUMBING FIXTURES THROUGHOUT
- ENERGY STAR QUALIFIED HOMES
- NO HIDDEN CLOSING COSTS
- NATURAL FINISH OAK STAIRS FROM MAIN TO SECOND FLOOR
- ENERGY STAR GAS FIREPLACE
- HARDWOOD THROUGHOUT- (2/14 in X ¾ in NATURAL OAK PRE-FINISHED EXCEPT TILED AREAS AND BEDROOMS)
- PURCHASER REQUEST FOR EXTRAS DATED SEPTEMBER 19, 2012
- PURCHASER IS AWARE THAT THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.
- SPA RAIN SHOWERHEAD AND HANDHELD ON SHOWER SLIDE BAR, FRAMELESS GLASS SHOWER ENCLOSURE AND INDULGENT MARBLE COUNTERTOPS IN MASTER ENSUITE

SEZ # Colours.

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Brooklin Print Date:24-Jan-13

ID	Group	Description	Invoice	Date Ordered	
2768	STRUCTURAL	Master Bedroom: Tray ceiling with smooth ceiling	412		
2769	STRUCTURAL	Basement window: upgrade (2) rear windows to 30 x 24	412		
2770	STRUCTURAL	Family Room: Additional operable window *See sketch for std and additional operable window	412		
2771	STRUCTURAL	Master Bedroom: Additional operable window *See sketch for std and additional operable window	412		
2772	STRUCTURAL	Kitchen: Deep uppers above fridge with (1) gable. *Std cabinets	412		
2773	STRUCTURAL	Kitchen: Upper angle corner cabinet *Std cabinets	412		
2774	STRUCTURAL	Cold Cellar	412		
2775	STRUCTURAL	Living Room/Dining Room: center std light to room *See sketch for location	412		
2776	STRUCTURAL	Kitchen: move std light center and over island	412		
2777	STRUCTURAL	Basement: additional washer/dryer rough in *See sketch for location of washer/dryer rough in *Std laundry room rough in to be installed	412		
2778	STRUCTURAL	Master Ensuite: Upgrade to 6 ft. rectangular tub (k-1125)	412		
2779	STRUCTURAL	All bedrooms closets and linen/foyer closets: Do not install shelving	412		
2969	STRUCTURAL	Main floor hallway: install coffered ceiling as per working drawings *no charge as per marketing drawings. Shows included and not optional	418		
2998	STRUCTURAL	All bathroom; DO NOT INSTALL ceramic bathroom accessories	418		
3833	COLOURS	Family Room, Living/Dining Room, Den, main hall and upper hall: upgrade 1 hardwood Wickham Oak 3 1/4	514		
3834	COLOURS	Main to 2nd level: stain stairs to match hardwood	514		
3835	COLOURS	Throughout: all cabinet hardware upgraded	514		
3836	COLOURS	All bathrooms: Do not install bathroom accessories	514		

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3837	COLOURS	Main to 2nd: CUSTOM Upgrade 3 Railing Alpa # 12 Handrail, wrought iron pickets 1/2 inch sq single collar. Alternating with 1/2 inch sq single collar 3 1/2 sq post with chamfered edges	514		
3838	COLOURS	Family Room: Fireplace: upgrade to 4 pc surround with marble hearth	514		
3839	COLOURS	Throughout: Wood thresholds *STD as per FC	514		
3840	COLOURS	Kitchen: adjust cabinets for chimney hood	514		
3841	COLOURS	Kitchen: Micro shelf	514		
3842	COLOURS	Kitchen: Plain glass with finished interior for upper corner diagonal	514		
3843	COLOURS	Kitchen: pots and pans	514		
3844	COLOURS	Kitchen: optional breakfast bar	514		
3845	COLOURS	Kitchen: light valance	514		
3846	COLOURS	Electrical: Kitchen: floro tube light with switch	514		
3847	COLOURS	Kitchen: upper end shelf	514		
3848	COLOURS	Kitchen: base corner folding door cabinet	514		
3849	COLOURS	Main hallway in front of dining room: center STD light to coffered ceiling *See sketch	514		
3850	COLOURS	Electrical: Kitchen: 20 amp for microwave	514		
3923	SCHEDULE E	GAS FIREPLACE *As per schedule E	528		
3924	SCHEDULE E	OAK STAIRS main to 2nd	528		
3925	SCHEDULE E	HARDWOOD 2-1/4 oak natural finish throughout (excludes tiled areas and bedrooms) *As per Schedule E	528		
3926	SCHEDULE E	SPA RAINHEAD SHOWER AND SLIDE-BAR in master ensuite *As per schedule E	528		
3927	SCHEDULE E	MARBLE TOP in master ensuite, includes undermount sink(s) *As per schedule E	528		

ZANCOR HOMES COLOUR CHART

CABINETRY		HARDWARE		ZANCOR APPLIANCE PACKAGE			
Kitchen	STD Euro Oak Chocolate	HR 409	N/A	Appliance Package	No	Waterline	No
Severy	N/A	N/A	HR 409	Gas Line to Stove	No		No
Island	STD Euro Oak Chocolate	HR 510	HR 510	PLUMBING	STANDARD	NOTES	
Master Ensuite	STD Euro Oak Chocolate	HR 510	HR 510	Kitchen	STD		
Main/Twin	STD Euro Oak Chocolate	HR 510	HR 510	Powder Room	STD		
2nd Ensuite	STD Euro Oak Chocolate	HR 510	HR 510	Master Ensuite	Spa rain head		
3rd Ensuite	N/A	N/A	N/A	Main/Twin	STD		
Laundry	STD	STD	STD	2nd Ensuite	STD		
Basement Bath	N/A	N/A	N/A	3rd Ensuite	N/A		
Other	N/A	N/A	N/A	Other	N/A		
COUNTERTOPS		EDGE		MIRRORS & ACCESSORIES			
Kitchen	4726-60 Milano Quartz	N/A	N/A	Mirrors	Yes		
Severy	N/A	N/A	N/A	Bathroom Accessories	No		
Island	4726-60 Milano Quartz	N/A	N/A	TRIM			
Master Ensuite	Cerna Nuova	41	N/A	Casing/Baseboards	STD		
Main/Twin	7022-58 Natural Canvas	N/A	N/A	Interior Doors	STD		
2nd Ensuite	Traverline	N/A	N/A	Interior Door Hardware	STD		
3rd Ensuite	N/A	N/A	N/A	Exterior Door Hardware	STD		
Laundry	STD	N/A	N/A	PLASTER MOULDING			
Basement Bath	N/A	N/A	N/A	Crown Moulding	No		
FLOOR & WALL TILES		WALL TILE INSERT	THRESHOLDS	Location	None		
Kitchen Floor	13 x 13 Greco Beige	No	Wood	HARDWOOD/CARPET			
Breakfast Floor	13 x13 Greco Beige	No	Wood	Living Room	Up 1 Wickham Walnut Oak 3 /14		
Kitchen Bk splash	N/A	No	N/A	Dining Room	Up 1 Wickham Walnut Oak 3 /14		
Main Foyer	13 x13 Greco Beige	No	Wood	Family/Great Room	Up 1 Wickham Walnut Oak 3 /14		
Main Hall	Hardwood	No	Wood	Den/Study	Up 1 Wickham Walnut Oak 3 /14		
Powder Room	13 x13 Greco Beige	No	Wood	Kitchen *(Waiver)	TILE		
Laundry	13 x13 Greco Beige	No	Wood	Main Foyer *(Waiver)	TILE		
Mstr Ensuite Floor	12 x 12 Classic Tra beige	No	Perlato	Main Hall	Up 1 Wickham Walnut Oak 3 /14		
Mstr Ensuite Shower	8 x 10 Corte Milla Casablanca	No	Perlato	Upper Hall	Up 1 Wickham Walnut Oak 3 /14		
Mstr Ensuite Tub Wall	8 x 10 Corte Milla Casablanca	No	Perlato	Master Bedroom	Performa 3 6304 Canvas		
Mstr Ensuite Tub Deck	8 x 10 Corte Milla Casablanca	No	Perlato	Bedroom 2	Performa 3 6304 Canvas		
Master Shower Floor	2 x 2 Bone	No	Perlato	Bedroom 3	Performa 3 6304 Canvas		
Main Bath/Twin Floor	12 x 12 Reflection Bone	No	Wood	Bedroom 4	Performa 3 6304 Canvas		
Main Bath/Twin Wall	8 x 10 Reflection Bone	No	Wood	Carpet Underpad	STD		
Main Bath/Twin Shower	8 x 10 Reflection Bone	No	Wood	Basement Landing	N/A		
2nd Ensuite Floor	12 x 12 Reflection Bone	No	Perlato	Other	N/A		
2nd Ensuite Wall	8 x 10 Reflection Bone	No	Perlato	STAIRS, RAILING & PICKETS			
2nd Ensuite Shower	8 x 10 Reflection Bone	No	Perlato	Main Flr. to 2nd Flr. Finish/Stair:	Stain to match Walnut		
Basement Landing	N/A	N/A	N/A	Main Flr. to 2nd Flr. Railing Details:	Up 3		
Other	N/A	N/A	N/A	1/2 inch sq single collar. Alternating with 1/2 inch sq single collar 3 1/2 sq post with chamfered edges			
FIREPLACE		Mantle	NF 23	Main to Basement Railing Details: STD			
Location	Family Room						
Insert & 4 PC Surround	STD and Travertine Classico	Hearth	Yes				
PAINT				White Paint Req'd			
Kitchen/Breakfast	Oyster White			No	Where to Paint		NO
Living Room	Oyster White						
Dining Room	Oyster White						
Family/Great room	Oyster White						
Den/Study	Oyster White						
Main/Upper Hall	Oyster White						
Master Bedroom	Oyster White						
Bedroom 2	Oyster White						
Bedroom 3	Oyster White						
Bedroom 4	Oyster White						
Ensuite	Oyster White						
Main/Twin	Oyster White						
2nd Ensuite	Oyster White						
3rd Ensuite	Oyster White						
Laundry	Oyster White						
Powder Room	Oyster White						
SITE:				LOT:	2A		
PURCHASER(S):				BROOKLIN			
HOME #:							
CELL #:							
EMAIL:				10-06-01 2ND. ELEV: 1			
MODEL:							
WOB/LOB:							

ZANCOR APPLIANCE PACKAGE			
Appliance Package	No	Waterline	No
Gas Line to Stove	No		
PLUMBING	STANDARD	NOTES	
Kitchen	STD		
Powder Room	STD		
Master Ensuite	Spa rain head		
Main/Twin	STD		
2nd Ensuite	STD		
3rd Ensuite	N/A		
Other	N/A		
MIRRORS & ACCESSORIES			
Mirrors	Yes		
Bathroom Accessories	No		
TRIM			
Casing/Baseboards	STD		
Interior Doors	STD		
Interior Door Hardware	STD		
Exterior Door Hardware	STD		
PLASTER MOULDING			
Crown Moulding	No		
Location	None		
HARDWOOD/CARPET			
Living Room	Up 1 Wickham Walnut Oak 3 /14		
Dining Room	Up 1 Wickham Walnut Oak 3 /14		
Family/Great Room	Up 1 Wickham Walnut Oak 3 /14		
Den/Study	Up 1 Wickham Walnut Oak 3 /14		
Kitchen *(Waiver)	TILE		
Main Foyer *(Waiver)	TILE		
Main Hall	Up 1 Wickham Walnut Oak 3 /14		
Upper Hall	Up 1 Wickham Walnut Oak 3 /14		
Master Bedroom	Performa 3 6304 Canvas		
Bedroom 2	Performa 3 6304 Canvas		
Bedroom 3	Performa 3 6304 Canvas		
Bedroom 4	Performa 3 6304 Canvas		
Carpet Underpad	STD		
Basement Landing	N/A		
Other	N/A		
STAIRS, RAILING & PICKETS			
Main Flr. to 2nd Flr. Finish/Stair:	Stain to match Walnut		
Main Flr. to 2nd Flr. Railing Details:	Up 3		
Alpha # 12 Handrail, wrought iron pickets 1/2 inch sq single collar. Alternating with 1/2 inch sq single collar 3 1/2 sq post with chamfered edges			
Main to Basement Railing Details: STD			
White Paint Req'd			
No	Where to Paint		NO
NOTES			
DISCLAIMER			
Initials			
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			
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			
2/1			

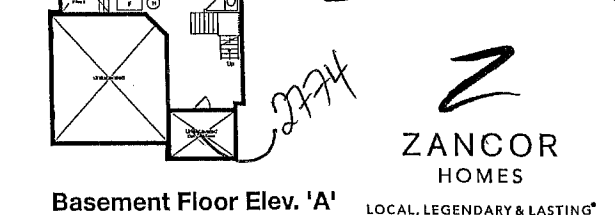
Purchaser Signature		Date
10/15/2013		10/15/2013
Purchaser Signature		Date
10/15/2013		10/15/2013
Vendor Signature		Date
10/15/2013		10/15/2013

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

ZANCOR
HOMES

OCT. 3/12 a m

Elev. C 2664 sq. ft.



PURCHASER PRICE

LOT 2A - Kitchen Upgrade Requests

Already Purchased:

Fridge Enclosure & Gable
Upper Corner Diagonal

Micro Shelf

**Electrical for microwave*

Plain Glass with finished interior for Upper Corner Diagonal

Pots and Pans

Opt. Breakfast Bar

Light Valance

**Electrical for Light Valance*

Upper End Shelf

****All Kitchen Cabinet Prices are at Standard Line****





Oakdale Kitchens Inc.
92 Oakdale Road, Downsview, Ontario M3N 1V9
Tel: (416) 741-1122 Fax: (416) 741-3996

QUOTATION

DATE: 07/27/92
JOB NO.

TO: 20111001

SHIP TO:

20111001

TYPE OF CABINETS:	FINISH OF CABINETS:	HARDWARE:	COUNTERTOP:	INSTALLATION: <input type="checkbox"/> WITH <input type="checkbox"/> WITHOUT
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HOUSE TYPE: 40-20

REMARKS:

also on charcoal the 409 472.6.60

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All prices subject to confirmation from head office.
Goods delivered shall be checked and inspected on delivery. We shall not be responsible for any claims or complaints after this inspection.

All agreements are contingent upon strikes accidents, and delays beyond our control.
Please provide our installer with template for sinkholes or \$100.00 will be charged for callback.

ACCEPTED DATE:

TERMS:

TOTAL \$

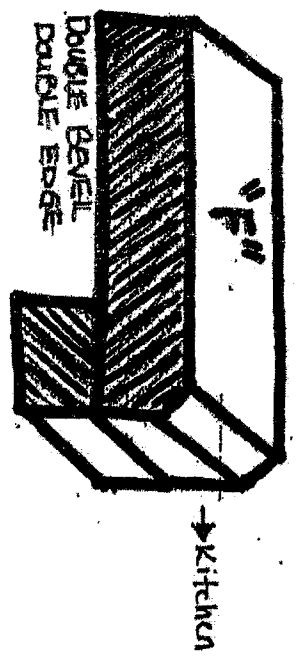
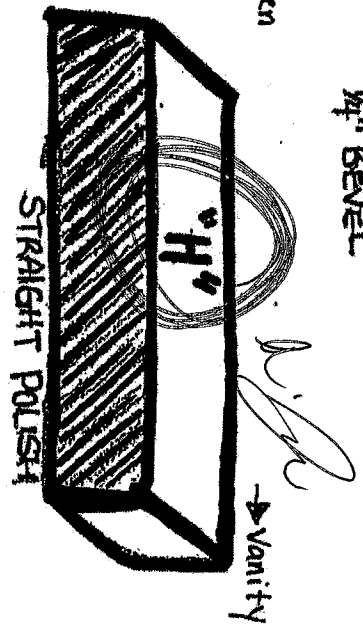
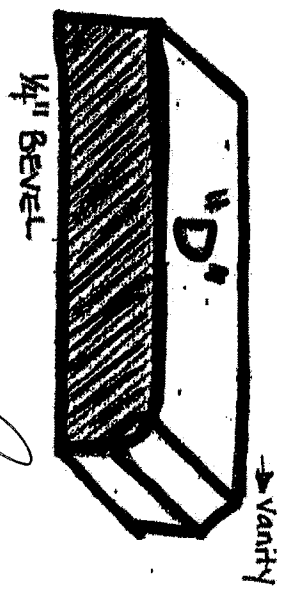
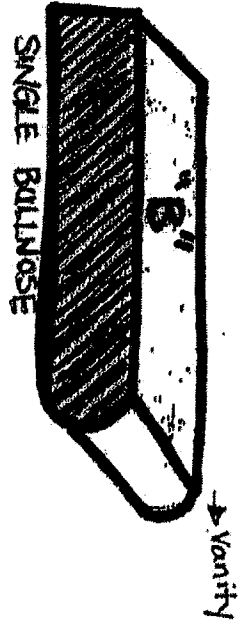
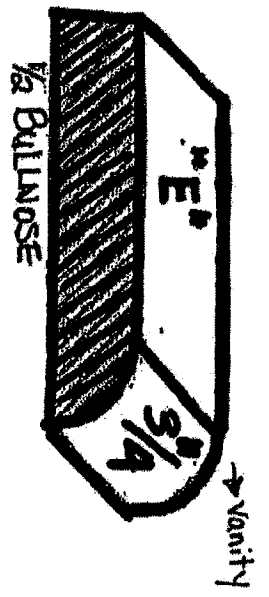
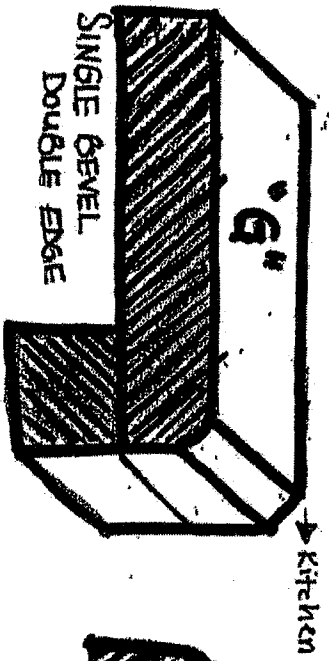
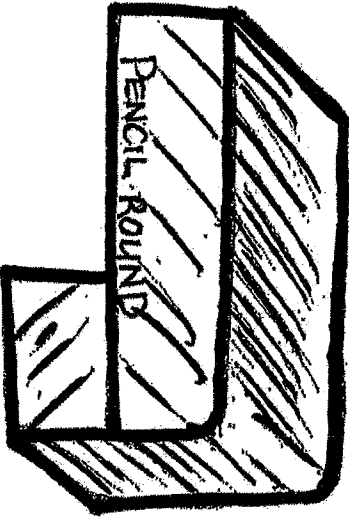
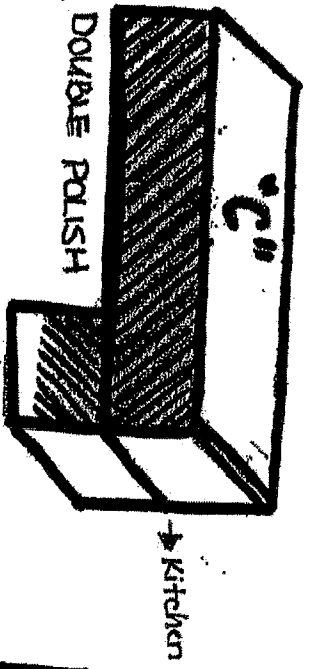
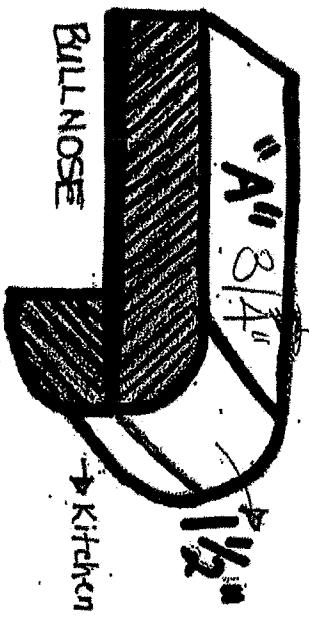
LAYOUT THOROUGHLY EXPLAINED AND FULLY UNDERSTOOD

CUSTOMER'S SIGNATURE

SALESMAN'S SIGNATURE

STANDARD MouldING

Jeff A Bradley



STANDARD APPLIANCE WIDTHS

The purchaser acknowledges the following standard spaces for kitchen appliances:

- ☐ Range Conventional – 30" Width
- ☐ Hood Fan – 30" Width (must be the same or larger as range opening as per Ontario Building & Fire Code)
- ☐ Refrigerator – 36" W x 72" H (Approximate - height may change due to bulkheads)
- ☐ Dishwasher – 24" Width
- ☐ Standard Washer/ Dryer
- ☐ 6" Exhaust Vent above stove

NON-STANDARD APPLIANCE OPTIONS

NOTE: When upgrading appliances, there may be an additional charge to modify cabinetry and/or electrical and plumbing to accommodate the appropriate size from the manufacturer specifications of each appliance.

****MANUFACTURERS SPECIFICATIONS MUST BE ATTACHED****

- | | |
|---|--|
| <input type="checkbox"/> Built-In Wall Oven | <input type="checkbox"/> Built-in Refrigerator/Sub Zero – If purchasing a side by side or French Door, the wall beside the door may be an issue if it is deeper than 24" |
| <input type="checkbox"/> Built-In Microwave with Trim Kit | * Applicable charges may apply if required to due to space accommodations |
| <input type="checkbox"/> Built-In Microwave Drawer with Trim Kit | *Note: Refrigerator Door Swing |
| <input type="checkbox"/> Warming Drawer | <input type="checkbox"/> Wine / Bar Fridge (electrical required) |
| <input type="checkbox"/> Slide-In Stove | <input type="checkbox"/> Steam Oven / Built-In Coffee makers |
| <input type="checkbox"/> Cooktop | <input type="checkbox"/> Free Standing Chimney hoods (clearance space will be left with this appliance will not butt up against cabinetry) |
| * (Gas/Electric – Cut-out Charge & Plug Required) | <input type="checkbox"/> Cargo Waste Bin systems |
| <input type="checkbox"/> OTR – Over The Range Microwave *Plug required | <input type="checkbox"/> Font Load Washer & Dryer *(Specs required if installing counter above) |
| <input checked="" type="checkbox"/> Hood Fan (may require larger vent, charges will apply – 6" is standard) | <input type="checkbox"/> Stackable Washer & Dryer |
| <input type="checkbox"/> 8" Vent / 10" Vent | |
| <input type="checkbox"/> 36" / 42" Stove
(Hood fan width will be the same as per Ontario Building Code) | |

Purchaser acknowledges responsibility for providing correct specification for such appliance and to make any and all necessary arrangements to supply and install appliances after closing.

Appliance Specifications are to be sent to the Zancor Décor Centre no later than Feb 15/13

If not received the standard openings as determined by Zancor Homes will be provided.

Purchaser Signature [Signature] Date Jan. 15, 2013

Purchaser Signature [Signature] Date Jan 15 2013

PROJECT Amex LOT 2/A

NOTE: It is the Purchaser's responsibility to arrange installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications.



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

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: Jan. 15, 2013

Purchaser Signature:  Date: Jan 15 2013

Site:  Lot Number: 



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.

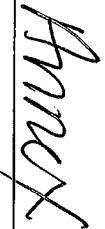
I/We understand and fully accept the Terms as outlined by the Vendor, and authorize the Vendor to proceed as required.

Purchaser Signature: 

Date: Jan. 15, 2013

Purchaser Signature: 

Date: Jan 15 2013

Site:  Lot Number: 2A