

Lot 90  
Phase RC  
Model -Balmoral (42-08) Elev B

LETIZIA M. SPANO and ROCCO MAZZAFERRO

Colours Upgrade Report  
Kings Ridge Print Date:11-Jan-13

PE With Agreement

- 1.9 ft. basements, 10 ft. main floor (with 8 ft. hollow core doors, taller windows and taller arches) and 9 ft. second floors
- 2.1ST UPGRADE 3 1/4 INCH X 3/4 INCH OAK STAINED HARDWOOD TO APPLICABLE AREAS (EXCEPT TILED AREAS)
- 3.STAIN STAIRCASE FROM FIRST TO SECOND FLOOR
- 4.WALK OUT BASEMENT WITH 5 FT. X 7 FT DECK OFF REAR (NO STAIRS)
- 5.FRIDGIDAIRE GALAXY APPLIANCE PACKAGE.
- 6.MOVE FURNACE AND HOT WATER TANK OVER AS SHOWN.
- 7.MOVE KITCHEN WALL DOWN AS SHOWN.
- 8.STRAIGHTEN WALL IN DINING ROOM AND MAKE 6 PANEL WAFFLE CEILING.
- 9.OPEN LIBRARY WALL INTO LIVING ROOM WITH HALF WALLS AND WAFFLE CEILINGS.
- 10.WAFFLE CEILING IN LIVING ROOM.
- 11. CURVED ARCH FROM LIBRARY.
- 12.DOOR INTO HALL CLOSET AREA.
- 13.PURCHASER IS AWARE THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

Revised for energy Star  
# 7826

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Kings Ridge Print Date:11-Jan-13

| ID   | Group                    | Description  | Invoice | Date Ordered |  |
|------|--------------------------|--|---------|--------------|--|
| 7809 | STRUCTURAL               | BASEMENT WINDOWS:<br>Enlarge (3) three basement windows 24 high by 30 inch wide  | 1496    |              |  |
| 7810 | STRUCTURAL               | MIRRORS:<br>Do not install mirrors in all bathrooms  | 1496    |              |  |
| 7811 | STRUCTURAL               | FIREPLACE:<br>Move fireplace to rear of house centred with windows on either side (with bump out to rear yard)   | 1496    |              |  |
| 7812 | STRUCTURAL               | WINDOWS / DOORS - BASEMENT:<br>Double doors to basement (double french doors 8 feet high in lieu of single door and one window)  | 1496    |              |  |
| 7813 | STRUCTURAL               | HVAC - KITCHEN:<br>Gas line to stove   | 1496    |              |  |
| 7814 | STRUCTURAL               | On original plan there should be (2) two half (1/2) pillars on either side of curved opening (leading from foyer) - columns square   | 1496    |              |  |
| 7815 | STRUCTURAL               | FRAMING / TRIM - DINING:<br>Dining room 1/2 wall with 1/2 columns as shown (different then original agreement) - columns square  | 1496    |              |  |
| 7816 | SCHEDULE E               | PLUMBING - KITCHEN:<br>Waterline to fridge<br><br>*Required as per Frigidaire appliance package in Schedule E  | 1496    |              |  |
| 7817 | SCHEDULE E               | HVAC - BASEMENT:<br>Move furnace and hot water tank over as shown  | 1496    |              |  |
| 7818 | SCHEDULE E               | FRAMING - KITCHEN:<br>Move kitchen wall down as shown  | 1496    |              |  |
| 7819 | SCHEDULE E               | FRAMING - DINING:<br>Straighten wall in dining room and make a six (6) panel waffle ceiling  | 1496    |              |  |
| 7820 | SCHEDULE E               | FRAMING - LIVING:<br>Waffle ceiling in living room   | 1496    |              |  |
| 7821 | SCHEDULE E               | FRAMING - LIBRARY:<br>Open library wall into living room with half walls and waffle ceilings   | 1496    |              |  |
| 7822 | SCHEDULE E               | FRAMING - LIBRARY:<br>Curved archway from library  | 1496    |              |  |
| 7823 | SCHEDULE E               | FRAMING - MAIN HALL:<br>Door into hall closet area   | 1496    |              |  |
| 7826 | ENERGY STAR REQUIREMENTS | ENERFY STAR REQUIREMENT<br>1. R3-48 Powerpipe<br>2. R40 attic and R12 full height basement insulation (standard)<br>3. Lennox HRV 3-095 high efficiency HRV (standard)<br>4. 0.86 EF condensing DHW (standard) | 1499    |              |  |



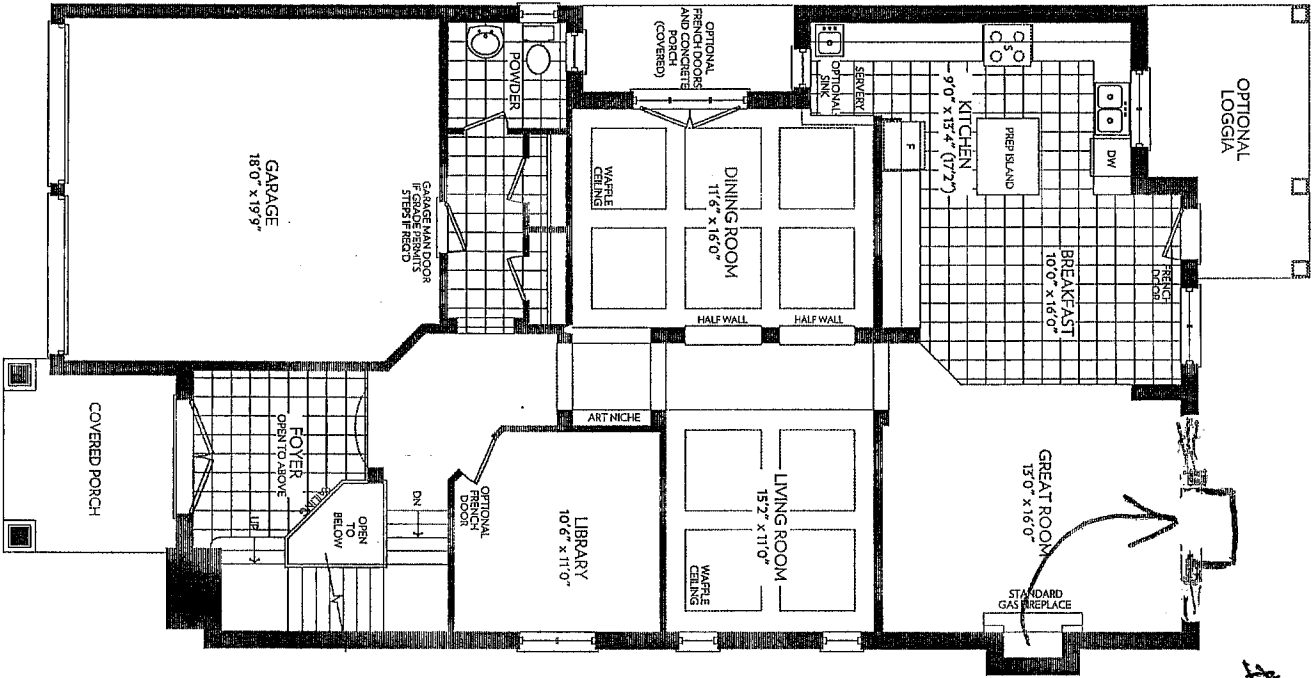


# ROYAL COLLECTION

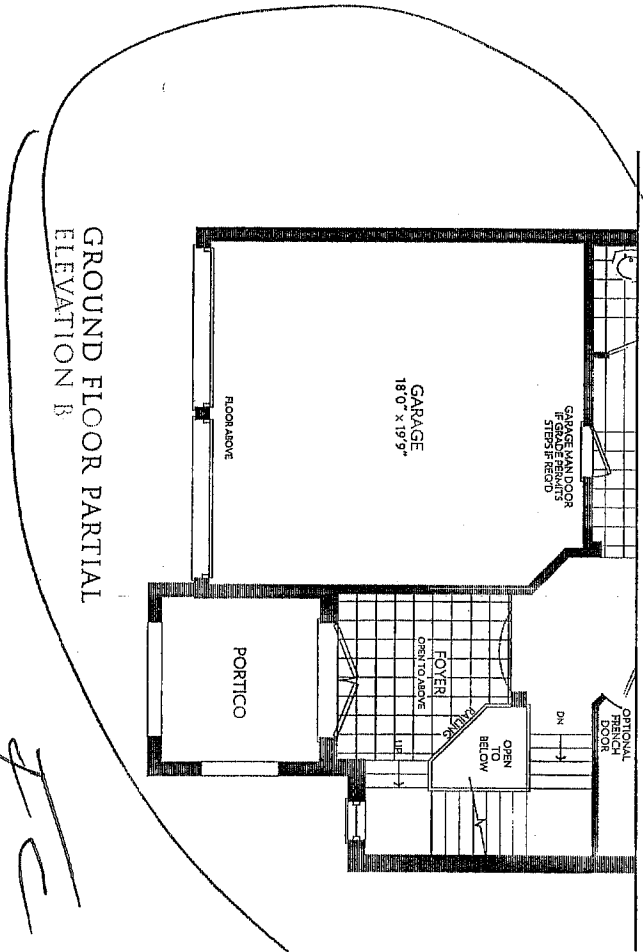
AT KEELE & KING →

BALMORAL

ELEVATION A - 3420 SQ. FT.  
ELEVATION B - 3398 SQ. FT.



GROUND FLOOR  
ELEVATION A



GROUND FLOOR PARTIAL  
ELEVATION B

2074

#4811  
move fireplace  
replace window both  
put in fireplace  
(on deck)  
replace

20490  
color: "B"

Handwritten signature

ZANCOR  
HOMES

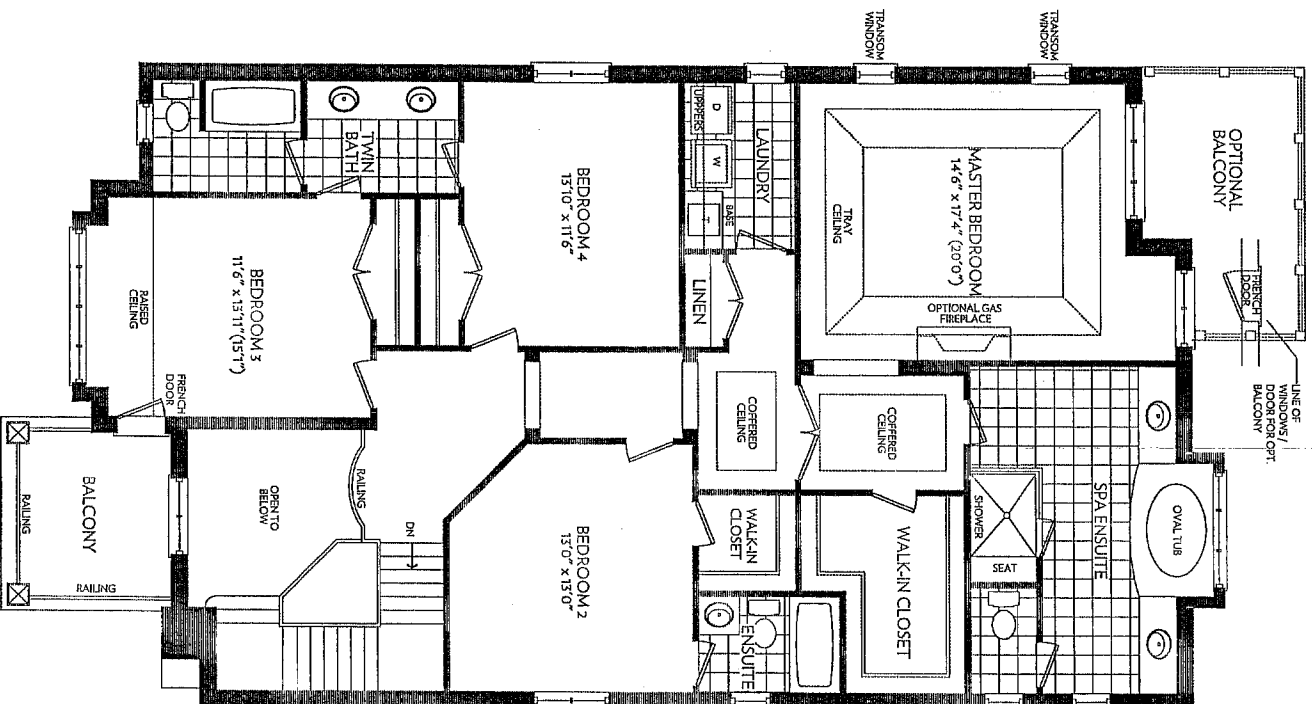
Prices and specifications are subject to change without notice. E&O.E. The patterns may vary. Window size and locations may vary. Approx. location of furnace and water tank. Actual usable floor space may vary from the stated floor area. All stated dimensions are approximate. All renders are artists' concept.



# ROYAL COLLECTION

AT KEEL & KING

BALMORAL  
ELEVATION A - 3420 SQ. FT.  
ELEVATION B - 3398 SQ. FT.

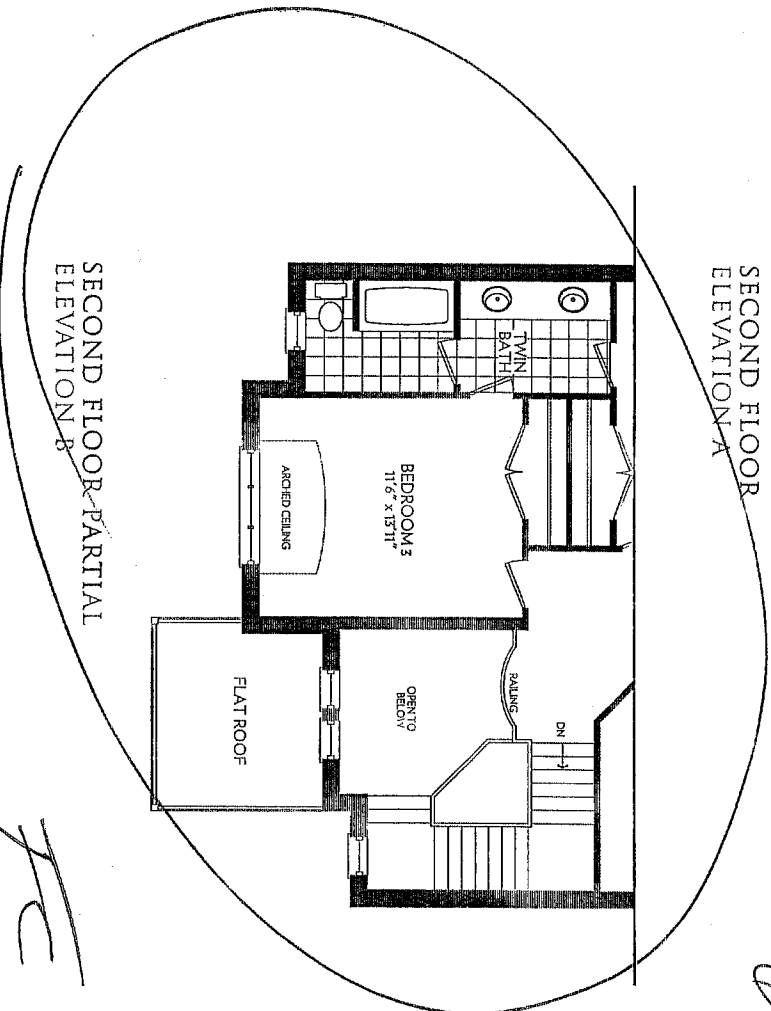


*Handwritten notes:*  
28490  
Elev B

*Handwritten note in a circle:*  
3 of 4

*Handwritten note:*  
PM

*Handwritten signature/initials*



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2

ZANCOR HOMES

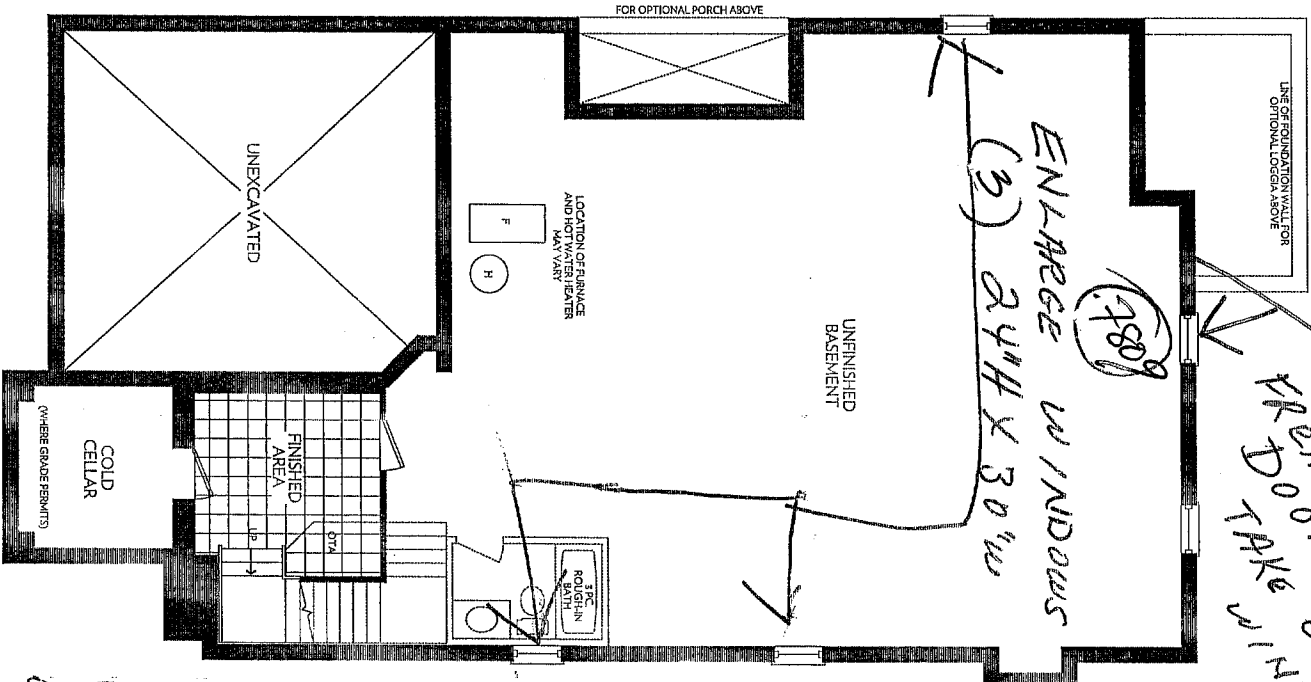


# ROYAL COLLECTION

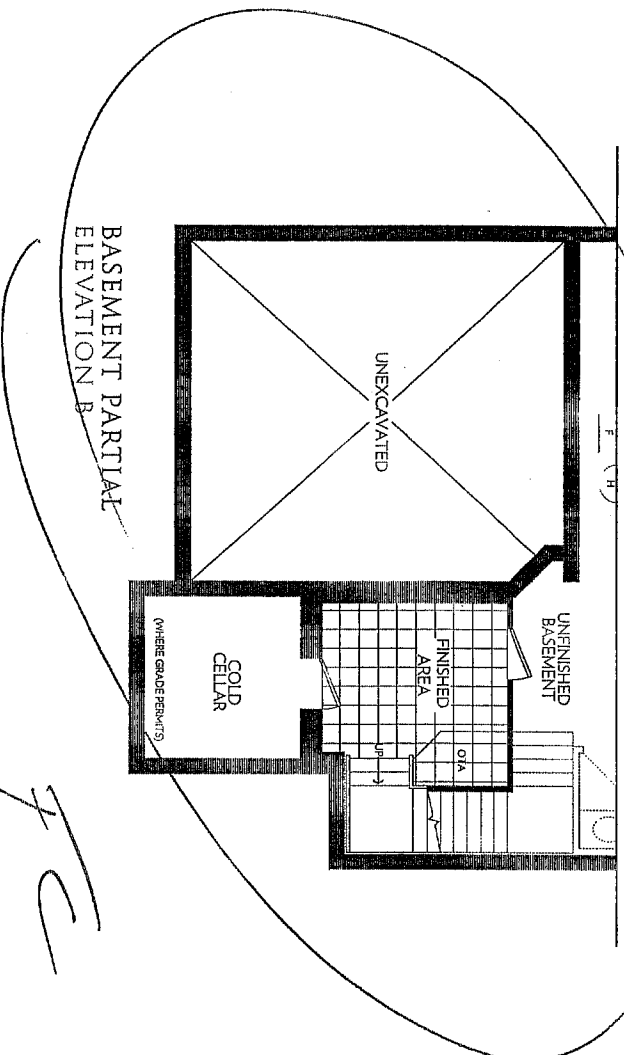
AT KEEL & KING

BALMORAL  
ELEVATION A - 3420 SQ. FT.  
ELEVATION B - 3398 SQ. FT.

404



BASEMENT ELEVATION A



BASEMENT ELEVATION B

DOUBLE DOOR  
FR TO PORCH  
FR TO TAKE W/IN

20490  
CO. 205B

ZANCOR HOMES

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