

Lot 12  
Phase caSouth42  
Model -Westminister (42-10) Elev B

NAVID ESFANDIARI, NEGAR ESFANDIARI and ZOHREH  
NAZEMIAN

Colours Upgrade Report  
Kings Ridge Print Date:23-Aug-16

- PE With Agreement
- PREMIUM LOT AND LOOK OUT BASEMENT - LARGER BASEMENT WINDOW AT REAR OF HOME AND 5 FOOT X 7 FOOT DECK (NO DECK AND NO STAIRS INCLUDED) --- OR --- PREMIUM LOT AND WALK OUT BASEMENT - LARGER WINDOWS AND PATIO DOOR AT REAR OF BASEMENT AND 5 FOOT X 7 FOOT DECK OFF MAIN FLOOR (NO DECK AND NO STAIRS INCLUDED)

COLOURS (Old format)  
(# Structural Included)

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Colours Upgrade Report  
Kings Ridge Print Date:23-Aug-16

ID	Group	Description	Invoice	Date Ordered	
17782	STRUCTURAL	GARAGE MAN DOOR - Purchaser requests GMD to be located at foyer area if possible **see sketch	3569		
17783	STRUCTURAL	DINING ROOM - standard square column around structural post between dining room and hall	3569		
17784	STRUCTURAL	DINING ROOM - Waffle ceiling in dining room See sketch for layout	3569		
17785	STRUCTURAL	LIVING ROOM - PLASTER MOULDING - standard style moulding to be installed inside waffles in lieu of standard	3569		
17787	STRUCTURAL	Main Hall - Create a double door closet at behind pantry *see sketch	3569		
17788	STRUCTURAL	DINING ROOM - ELECTRICAL - 6 LED potlights inside waffle *locations as per sketch *standard light to remain centred in room	3569		
17790	STRUCTURAL	FAMILY ROOM ELECTRICAL - 10 LED potlights *standard light to remain	3569		
17791	STRUCTURAL	LIVING - ELECTRICAL - 6 LED POTS ADD - Capped roughin in centre of room with switch	3569		
17793	STRUCTURAL	BASEMENT - 2nd laundry rough-ins in basement Location as per sketch	3569		
17794	STRUCTURAL	KITCHEN ELECTRICAL - 6 LED potlights *standard light to be installed over island	3569		
17889	STRUCTURAL	Full walls and french doors at Raised library **option as per plan	3569		
17978	STRUCTURAL	LIVING ROOM - 3 BOX WAFFLE	3569		
17980	STRUCTURAL	GREAT ROOM - Waffle ceiling *no plaster moulding	3569		
17981	STRUCTURAL	DINING ROOM - PLASTER MOULDING *standard style inside waffles in lieu of standard perimeter	3569		
17982	STRUCTURAL	BASEMENT FINISHED AREAS to include - 1. Finished 3 pce bathrooms including tub, toilet and sink in standard finishes 2. Floor drains in bathroom 3. Hot & Cold hose bib in bathroom 4. NOTE - Location of furnace and hot water tank 5. NOTE - window towards front of house shifted over due to bathroom being installed	3569		
18003	STRUCTURAL	LIBRARY - Juliette Balcony with standard french doors, standard hardware and railing	3569		
18085	STRUCTURAL	MASTER BEDROOM - standard juliette balcony DELETED as per sketch	3569		
18086	INCLUDED IN OFFER	DINING - Move wall down, enlarging dining room *as per schedule E	3600		
18087	INCLUDED IN OFFER	ALTERNATE 2nd floor *as per schedule E	3600		

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NAVID ESFANDIARI, NEGAR ESFANDIARI and ZOHREH  
NAZEMIAN

18387	GMD CLARIFICATION	GARAGE MAN DOOR CLARIFICATION - SEE SKETCH FOR LCOATION AND SWING	3637		
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PURCHASER EXTRAS

Consultant:

<b>Vendor:</b> Zancor Homes (King South) Ltd	<b>Purchasers:</b> ZOHREH NAZEMIAN and NAVID ESEFANDIARI and NEGAR ESEFANDIARI 289-553-1623
	Telephone Number:

Lot / Unit 12	House Type -Westminster (42-10) Elev B	Reg. Plan # TBD	Closing Date As Per Agreement	Date Ordered 21-Oct-2016
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	DESCRIPTION	AMOUNT
18419	QTK QUOTE - SEPT 28 2016 **NOTE LOCATION OF SINK IS NOW UNDER WINDOW IN KITCHEN	
18421	INTERIOR HARDWARE - THE WAVE	
18424	TRIM - UPGRADE 2	
18425	TILES - KITCHEN / BREAKFAST / SERVERY / PANTRY - UPGRADE 6	
18426	TILES - FOYER - UPGRADE 4	
18427	TILES - POWDER ROOM - UPGRADE 4	
18428	COUNTERTOP KITCHEN - UPGRADE 3 **BACKSPLASH - ORIENTAL WHITE CHEVRON ON STOVE WALL INCLUDING BEHIND CHIMNEY **REMAINING AREAS FOR BACKSPLASH TO HAVE ORIENTAL WHITE RANDOM STRIPS	
18429	TRIM - APPLIED SHAKER MOULDING TO SINGLE CENTRED COLUMN IN FRONT OF DINING ROOM	
18453	ELECTRICAL FOR BUILT IN MICROWAVE AND OVEN	
18454	PUCK LIGHTS INSIDE KITCHEN CABINETS (5) ON SEP SWITCH	
		Sub Total
		HS
		Total
	I have read and understand and agree to all the items outlined and prices listed supra.	
	Initials <u>ABZ</u>	

Conditions:

1. The above referenced parties agree to the installation of the following extras at the prices shown above in accordance with the terms and conditions set out in the purchasers extra agreement.
2. The prices quoted on this request for extras sheet are contingent upon the extras being ordered within 14 days of acceptance on the offer. Should the Purchaser wish to add any of this items at a later date, then the new prices will be quoted.
3. All extras must be paid in full.
4. If the sale of the above extras are not completed (due to the purchaser not completing the contract) any amount paid for these extras shall be kept in full by the builder, given that any work on the above extras has begun or if materials have been ordered.
5. The Builder does not have to accept any additional extras, upgrades or changes from the Purchaser once this form has been approved by the Builder.
6. Any additional extras or upgrades will only be accepted if they are in writing and approved by the Builder. Verbal extras or upgrades will not be acknowledged as part of the agreement.
7. All selections are final. Changes to the above are subject to a 20% administration fee. Minimum of \$5000.

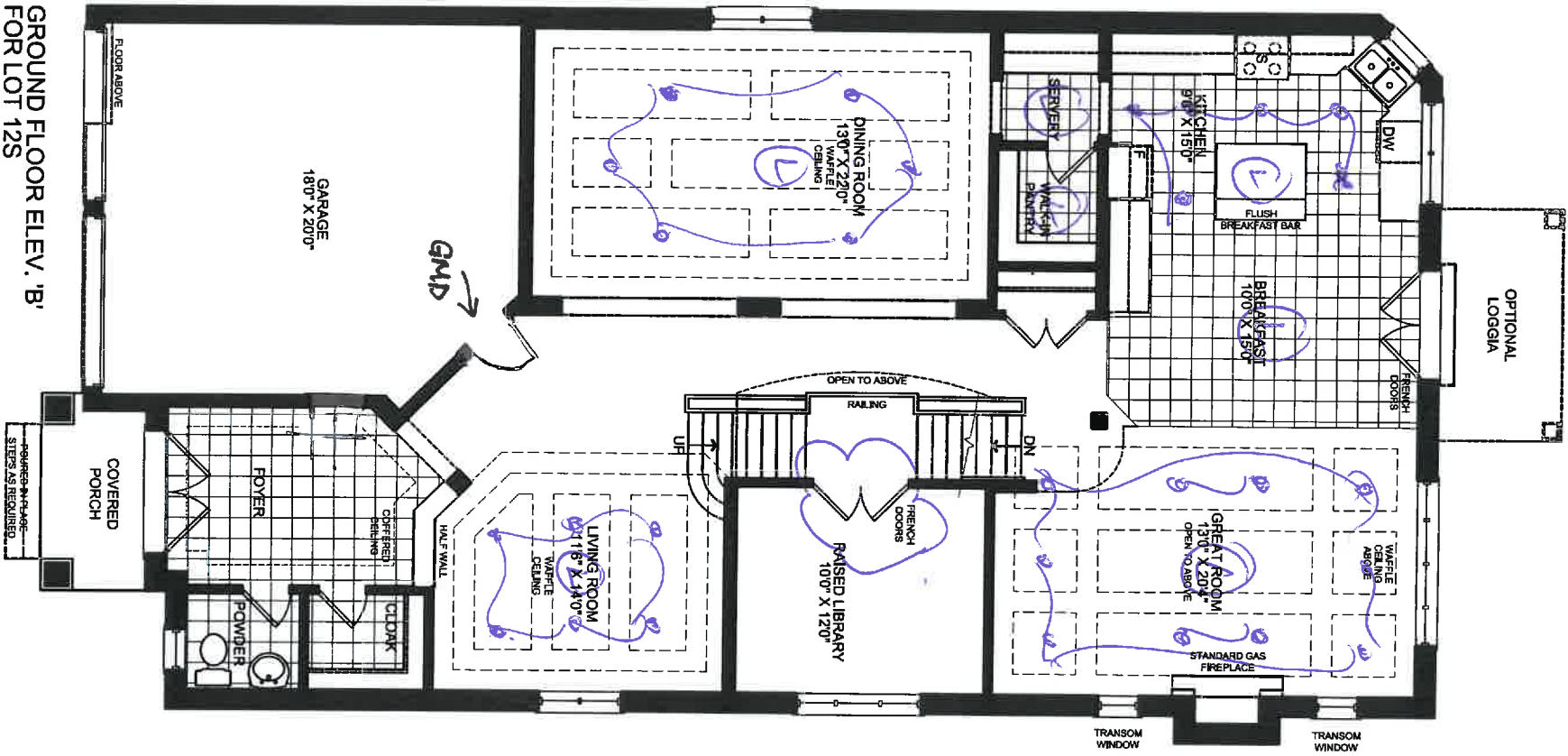
FC OCT 27 2016

Dec 1/16

PURCHASER EXTRAS  
Consultant:

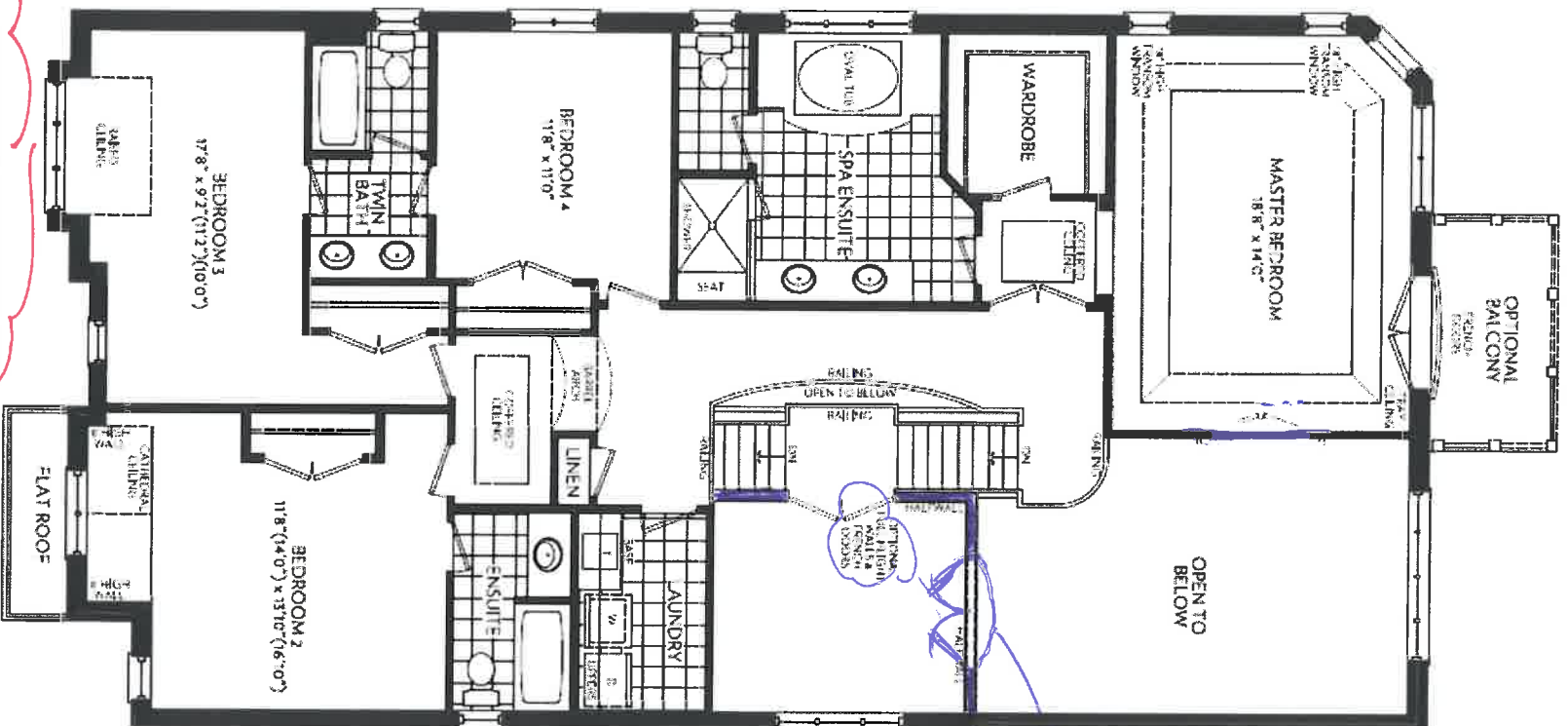
Vendor: Zancor Homes (King South) Ltd	Purchasers: ZOHREH NAZEMIAN and NAVID ESFANDIARI and NEGAR ESFANDIARI Telephone Number: 289-553-1623
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Lot / Unit	House Type	Reg. Plan #	Closing Date	Date Ordered
12	-Westminister (42-10) Elev B	TBID	As Per Agreement	21-Oct-2016
<div><div>(2N)</div><div>Purchaser - ZOHREH NAZEMIAN</div><div><div>Signature</div><div>Design Consultant</div></div></div>				
<div><div>Signature</div><div>Purchaser - NAVID ESFANDIARI</div><div>Vendor: Zancor Homes (King South) Ltd</div></div>				
<div><div>Purchaser - NEGAR ESFANDIARI</div></div>				

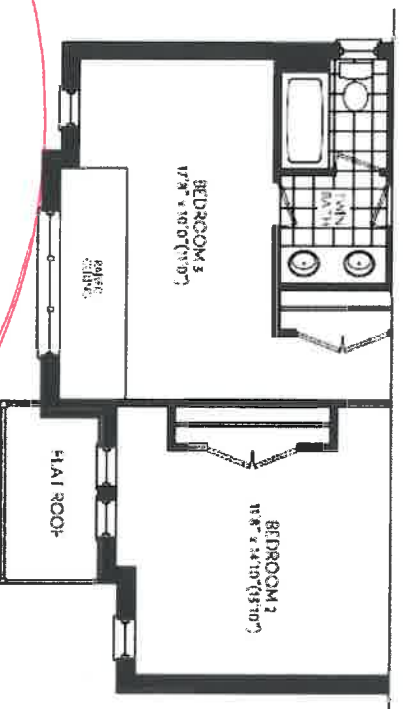


LOT 125  
JUNE 15/16

# CASTLES – Westminster 42-10



ALTERNATE SECOND FLOOR ELEV. ~~A~~



ALTERNATE SECOND FLOOR PARTIAL ELEV. 'B'

12 South  
B

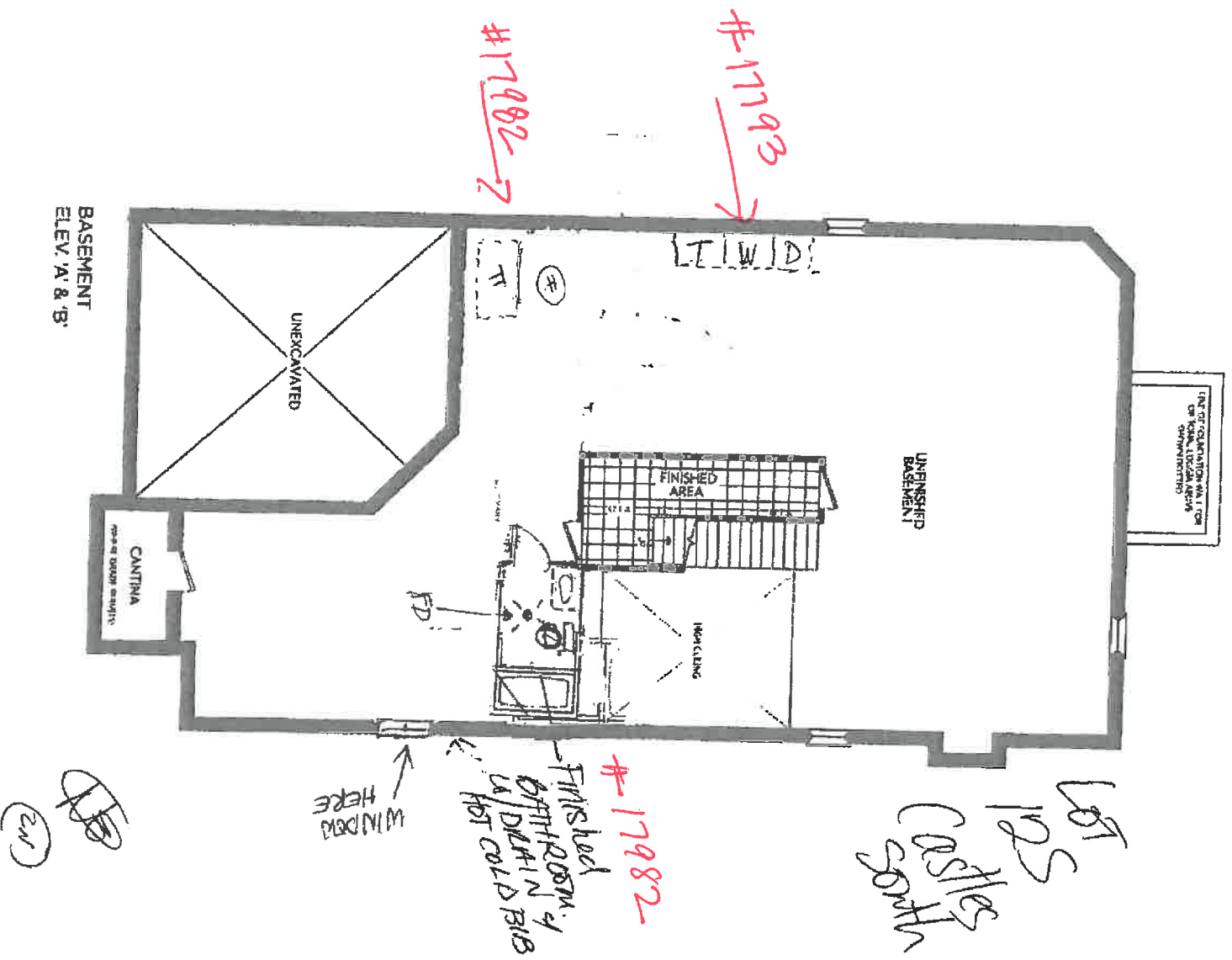
#1800's  
unpainted balcony  
Full walls w/ French doors

211

F.C MAR 3 1 2016

2 of 3

# CASTLES – Westminster 42-10



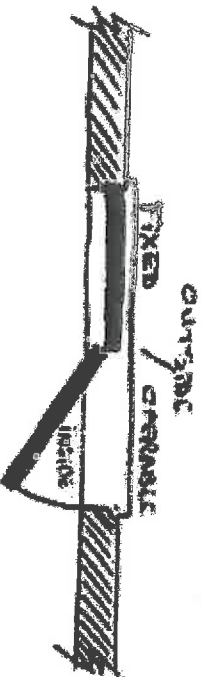
MAR 31 2016

3 of 3



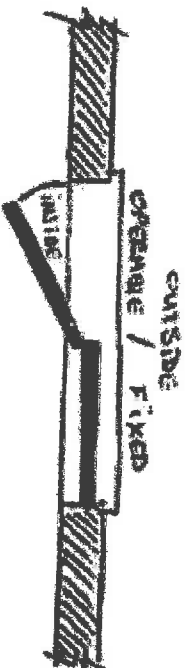
EXTERIOR GARDEN DOOR OPTIONS

Please select one of the following options for exterior double Garden Doors and initial beside selection.



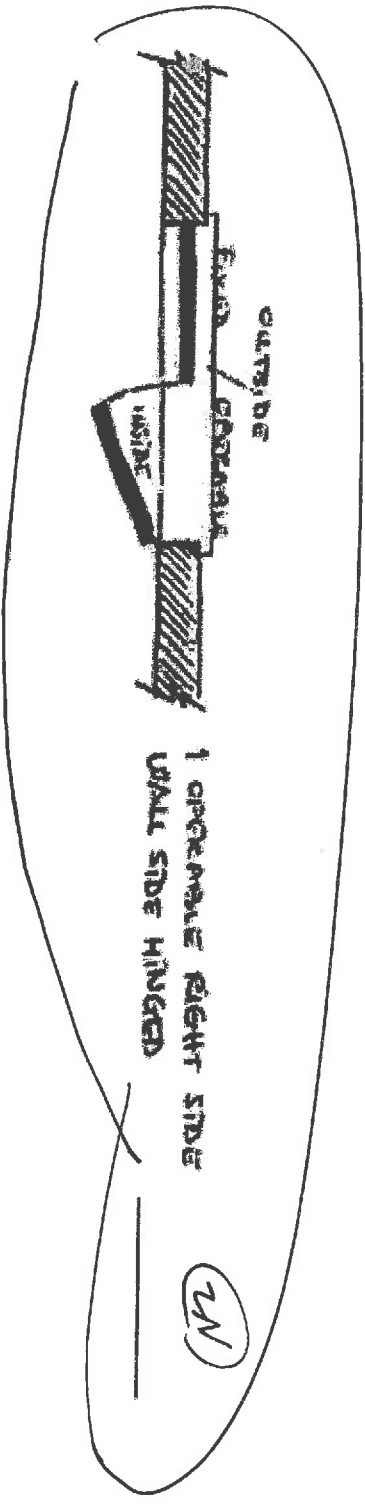
1 OPERABLE RIGHT SIDE  
CENTRE HINGED

\_\_\_\_\_



1 OPERABLE LEFT SIDE  
CENTRE HINGED

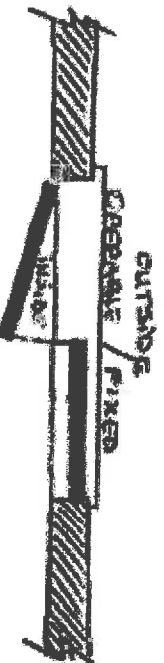
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1 OPERABLE RIGHT SIDE  
WALL SIDE HINGED

(2N)

\_\_\_\_\_



1 OPERABLE LEFT SIDE  
WALL SIDE HINGED

\_\_\_\_\_

BUILDER: TC

DATE: \_\_\_\_\_

HOMEOWNER: NH2EAM 1AN Zahrah

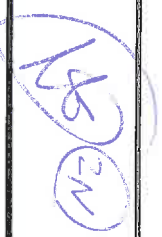



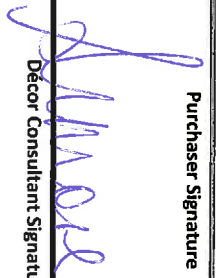


HOMEOWNER: \_\_\_\_\_

DATE: May 19/2015

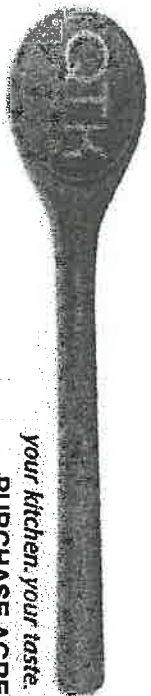
ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	AS PER QTK	AS PER QTK	WHITE ICE			
Servery	AS PER QTK	AS PER QTK	WHITE ICE			
Master Ensuite	AS PER QTK	AS PER QTK	BIANCO CARRARA			
Main/Twin	AS PER QTK	AS PER QTK	AS PER QTK			
2nd Ensuite	AS PER QTK	AS PER QTK	AS PER QTK			
3rd Ensuite	N/A					
Laundry	AS PER QTK	AS PER QTK	AS PER QTK			
Basement Bath	AS PER QTK	AS PER QTK	AS PER QTK			
POWDER. 13						
TILES				INSERTS	THRESHOLDS	
Kitchen Floor	SUPER NATURAL CRISTALLO 24 X 24 (6)					
Breakfast Floor	SUPER NATURAL CRISTALLO 24 X 24 (6)					
Kitchen Bk.Splash	ORIENTAL WHITE CHEVRON INCL. BEHIND CHIMNEY / REMAIN AREAS ORIENTAL WHITE RANDOM STRIP					
Main Foyer	SIMPLICITY BLACK 12 X 24 (4)					
Main Hall	HARDWOOD					
Powder Room	SIMPLICITY BLACK 12 X 24 (4)					
Laundry	NEW ALBION GREY 13 X 13					
Mud Room	N/A					
Basement Foyer	CALCATTIA GRIS 20 X 20					
Mstr Ensuite Floor	CALCATTIA GRIS 20 X 20					
Mstr Ensuite Shower	CALCATTIA GRIS 20 X 20					
Mstr Ensuite Tub Wall	NA					
Mstr Ensuite Tub Deck	NA					
Master Shower Floor	WHITE 2X2			BIANCO		
Twin floor	NEW ALBION GREY 13 X 13					
Twin Wall	NEW ALBION GREY 8 X 10		NO			
2nd Ensuite Floor	NEW ALBION GREY 13 X 13					
2nd Ensuite Wall	NEW ALBION GREY 8 X 10		NO			
Basement Floor	NEW ALBION GREY 13 X 13					
Basement Wall	NEW ALBION GREY 8 X 10		NO			
HARDWOOD / CARPET						
Living Room	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Dining Room	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Family/Great Room	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Den/Study	N/A					
Kitchen *(Waiver)	TILE					
Main Foyer *(Waiver)	TILE					
Main Hall	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Upper Hall	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Master Bedroom	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Bedroom 2	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Bedroom 3	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Bedroom 4	VINTAGE 3-1/4" OAK- ANTIQUE BROWN					
Carpet Underpad	N/A					
Basement Foyer	TILE					
Other	N/A					
FIREPLACES						
LOCATION	FAMILY ROOM	MANTLE	NF8			
INSERT & SURROUND	BIANCO	HEARTH	N/A			
MIRRORS & ACCESSORIES				PLASTER MOULDING		
Mirrors	YES	Crown Moulding	102			
Bathroom Accessories	YES	location	DINING ROOM			
Purchaser has reviewed the colour chart				LOT / SITE		
***FOR TRADE USE***				12 SOUTH CASTLES		
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts <u>PRIOR</u> to installation.						
** PAGE 1 OF 2 **				Purchaser Initial	Vendor	

# ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			STAIN TO MATCH HARDWOOD	
Stair Stain / Species:			STD METAL	
Main to 2nd Railing Details:			STD METAL	
Main to Basement Railing Details:			N/A	
WHITE Paint Req'd & Where:			N/A	
TRIM				
Casing/Baseboards	UPGRADE 2 STEP		✓	
Interior Doors	STANDARD			
Interior Door Hardware	THE WAVE PEWTER		✓	
Exterior Door Hardware	STANDARD			
PAINT				
Kitchen/Breakfast	INTENSE WHITE	Master Bedroom	INTENSE WHITE	
Living Room	INTENSE WHITE	Bedroom 2	INTENSE WHITE	
Dining Room	INTENSE WHITE	Bedroom 3	INTENSE WHITE	
Family/Great room	INTENSE WHITE	Bedroom 4	INTENSE WHITE	
Den/Study	INTENSE WHITE	Ensuite	INTENSE WHITE	
Main/Upper Hall	INTENSE WHITE	Main/Twin	INTENSE WHITE	
Laundry	INTENSE WHITE	2nd Ensuite	INTENSE WHITE	
Powder Room	INTENSE WHITE	3rd Ensuite	INTENSE WHITE	
PLUMBING				
	FIXTURES	FAUCETS	NOTES	
Kitchen	STANDARD	STANDARD		
Powder Room	STANDARD	STANDARD		
Master Ensuite	STANDARD	STANDARD		
Main/Twin	STANDARD	STANDARD		
2nd Ensuite	STANDARD	STANDARD		
BASEMENT	STANDARD	STANDARD		
Other	N/A	N/A		
ZANCOR APPLIANCE REQUIREMENTS				
Appliance Package received in 'Schedule E'				
	UPG (SEE PES)	DECLINED	NOTES	
GAS LINE	STANDARD			
WATERLINE to Fridge	STANDARD			
STOVE Venting SIZE	6 INCH			
ELECTRICAL for Built-in Oven	YES			
ELECTRICAL for Built-in Micro / OTR	YES			
ELECTRICAL for Gas Stove / Cooktop	N/A			
ELECTRICAL for Bar Fridge	N/A			
DISCLAIMER				
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			INITIALS	
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.				
SITE:	CASTLE SOUTH	LOT: 12 S		
PURCHASER(S):	NAVID ESFANDIARI NEGAR ESFADIARI & ZOREH		<div> <div>  </div> <div> 21-Oct-16 </div> </div>	
HOME #:			<div> <div>  </div> <div> 21-Oct- </div> </div>	
CELL #:			<div> <div>  </div> <div> 21-Oct- </div> </div>	
EMAIL:			<div> <div>  </div> <div> 21-Oct-16 </div> </div>	
***FOR TRADE USE***				
Any upgrades in the colour chart must be accompanied with a PES.			<div> <div>  </div> <div> 21-Oct-16 </div> </div>	
It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.			<div> <div>  </div> <div> OCT 27 2016 </div> </div>	
*** PAGE 2 OF 2 ***			<div> <div>  </div> <div> Date </div> </div>	





your kitchen. your taste.

Quality Tops & Kitchens Ltd.

80 Sante Drive, Vaughan, ON L4K 3C4

T 416.746.1811 F 905.761.5901

www.QTK.ca info@qtk.ca

PURCHASE AGREEMENT FORM

PURCHASER:	NAVID ESFANDIARI & ZOHREN NAZEMI	CONTRACTOR:	Zancor Homes (King City) Ltd.
ADDRESS:		SITE:	CASTLES OF KING CITY
EMAIL:		MODEL TYPE:	WESTMINISTER (42-10) ELEV A
PHONE #:		LOT #:	LOT 12 SCS-42
PHONE #:		DATE:	Oct 12, 2016 Q2634

The purchaser agrees to buy and Quality Tops & Kitchens Ltd. (QTK) agrees to sell and provide for the purchaser the following articles listed herein and with attached drawing in accordance to the terms and conditions described on the reverse of this agreement form.

ROOM	DESCRIPTION	CATEGORY
KITCHEN	DOOR STYLE: QT 1501 FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: ✓ DRW HARDWARE: COUNT TOP: Counter Top by Others	Category 2

ITEM #	QTY	DESCRIPTION
BCAB-B	*	BASE CABINETS AS PER DRAWINGS PROVIDED
ASHK	1	ANTI-SLAM HINGES - KITCHEN - (OPTION PAID FOR BY BUILDER)
DRW-UP	1	CHANGE STANDARD METABOX B/D 4 TO BLUM ANTARO WHITE ANTI-SLAM SLIDES - (OPTI PAID FOR BY BUILDER)
3PD	1	1 SET OF POT DRAWERS w/ BLUM ANTARO WHITE - P/D 3 (1 SMALL, 2 BIG DRAWER) - (OP PAID FOR BY BUILDER)
PF2696	1	BUILT-IN FOR PROFESSIONAL SERIES FRIDGES 26" DEEP x 95-1/2"H - (OPTION PAID FOR BUILDER)
UC-DRW	1	UPPER CABINET DOWN TO COUNTER w/ SINGLE DOOR & 1 DRW BELOW
3M-SGG	1	SMOKED GREY GLASS, CLEAN CUT (PER DOOR)
10M-SG-SM	3	10mm GLASS SHELF - 16"W to 31"W
BMO2696	1	BUILT-IN MICRO & WALL OVEN w/ WOOD DRAWER(S) BELOW - 26" D x 95-1/2"H
B44J2	2	4" x 4" x 34-3/4" ISLAND POSTS J2 (PER POST) (COL 007)
CUST-3	1	CROWN MOLDING E92-MLD 100 TO CARRY ACROSS WINDOW WALL - (AS PER DRAWINGS
CUST-6	1	LIGHT VALANCE MOLDING - (OPTION PAID FOR BY BUILDER)
CUST-7	1	54" HIGH EXT. DOUBLE UPPERS w/ CM E92-MLD 100 (120" OVERALL HEIGHT)
CUST-8	1	MAKE CABINETS ON SINK WALL 26" DEEP TO ACCOMMODATE AN INTERIOR 90 DEGREE CC BETWEEN STOVE AND SINK WALL
CUST-9	4	SMOKED GREY GLASS (CAB w/ SPLIT)
CUST-10	1	CATEGORY 3 HANDLES: 80718 128 142
CUST-11	1	CONVERT STANDARD BANK OF DRAWERS INTO 1 SET OF POT DRAWERS w/ BLUM WHITE ANTARO SLIDES - (1 SMALL, 2 BIG DRAWERS)
CUST-12	1	13 3/4" DEEP UPPERS w/ WHITE LP LAMINATE INTERIORS
		NOTE: 1256 1DAI (KNOB) ONLY ON DOUBLE UPPERS
		NOTE: SERVERY UPPERS SINGLE TALL DOOR - AS PER DRAWINGS ✓
		ROOM SUMMARY:

ROOM	DESCRIPTION	CATEGORY
ENSUITE VANITY	DOOR STYLE: QT1503 FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: 0855 96SC DRW HARDWARE: 0855 96SC COUNT TOP: Counter Top by Others	Category 2
ITEM #	QTY	PRICE
		ROOM SUMMARY:



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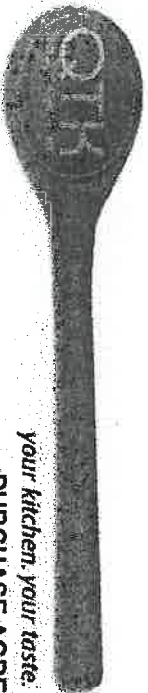
80 Sante Drive, Vaughan, ON L4K 3C4

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ADDRESS:				SITE:		CASTLES OF KING CITY	
EMAIL:				MODEL TYPE:		WESTMINISTER (42-10) ELEV A	
PHONE #:				LOT #:		LOT 12 SCS-42	
PHONE #:				DATE:		Oct 14, 2016 Q2634	
ROOM		DESCRIPTION				CATEGORY	
ENSUITE # 2 VANITY		DOOR STYLE: QT 1503 <del>QT 1503</del> 2501 NONE FINISH: <del>WHITE</del> CHESTNUT SPECIES: FIBERBOARD maple DOOR HARDWARE: 0855 96SC CATEGORY 1 DRW HARDWARE: 0855 96SC CATEGORY 1 COUNTERTOP: Laminate Top by QTK 4925K-07 CAL. MARBLE				Category 2	
ITEM #	QTY	DESCRIPTION				PRICE	
		ROOM SUMMARY:					
ROOM		DESCRIPTION				CATEGORY	
TWIN VANITY		DOOR STYLE: <del>QT 2501</del> 2501 FLAT VENEER PANEL FINISH: SLATE SPECIES: FLAT CUT MAPLE DOOR HARDWARE: 3487 128 CATEGORY 1 DRW HARDWARE: 3487 128 CATEGORY 1 COUNTERTOP: Laminate Top by QTK 4925K-07 CAL. MARBLE				Category 2	
ITEM #	QTY	DESCRIPTION				PRICE	
		ROOM SUMMARY:					
ROOM		DESCRIPTION				CATEGORY	
POUNDER		DOOR STYLE: QT 1501 FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: 0855 96SC CATEGORY 1 DRW HARDWARE: 0855 96SC CATEGORY 1 COUNTERTOP: Laminate Top by QTK 4925K-07 CAL. MARBLE				Category 2	
ITEM #	QTY	DESCRIPTION				PRICE	
		ROOM SUMMARY:					
ROOM		DESCRIPTION				CATEGORY	
LAUNDRY ROOM		DOOR STYLE: QT 1021 FINISH: WHITE SPECIES: WHITE MEL DOOR HARDWARE: 200 SC CATEGORY 1 DRW HARDWARE: 200 SC CATEGORY 1 COUNTERTOP: Laminate Top by QTK 949-58 WHITE				Category 1	
ITEM #	QTY	DESCRIPTION				PRICE	
		ROOM SUMMARY:					
ROOM		DESCRIPTION				CATEGORY	
		ROOM SUMMARY:					
ITEM #	QTY	DESCRIPTION				PRICE	
		ROOM SUMMARY:					



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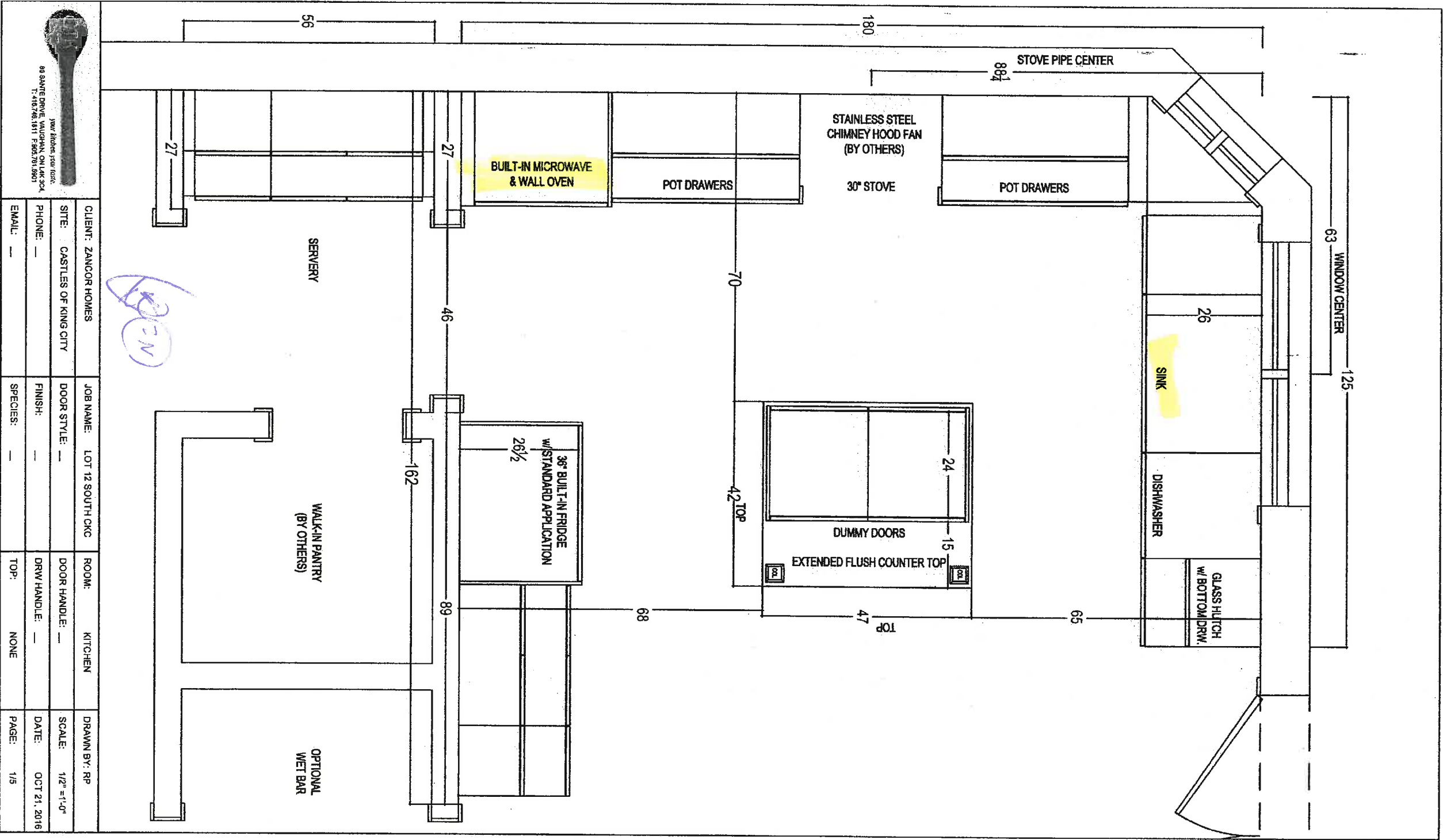
Your kitchen. your taste.  
**PURCHASE AGREEMENT FORM**

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ADDRESS:				SITE:		CASTLES OF KING CITY	
EMAIL:				MODEL TYPE:		WESTMINISTER (42-10) ELEVA	
PHONE #:				LOT #:		LOT 12 SCS-42	
PHONE #:				DATE:		Oct 12, 2016 Q2634	
ROOM		DESCRIPTION				CATEGORY	
WALK-IN CLOSET		DOOR STYLE:		QT 1021		NONE	
		FINISH:		WHITE			
		SPECIES:		WHITE MEL			
		DOOR HARDWARE:					
		DRW HARDWARE:					
COUNTER TOP:							
						Category 1	
ITEM #	QTY	DESCRIPTION				PRICE	
						ROOM SUMMARY:	

EXPECTED DELIVERY DATE		SUB-TOTAL	
Customers please note all garbage bins, spice baskets, magic corner baskets and other accessories will only be delivered AFTER you move in the house. Please call us to request delivery of these items after you move in. Thank you. ALL CHANGES FINAL UPON SIGNING			
PLEASE READ ALL THE TERMS AND CONDITIONS ON THE ACCOMPANYING QTK TERMS & CONDITIONS DOCUMENT. BY SIGNING BELOW YOU AGREE TO RECEIVE THE ITEMS LISTED HEREIN AND PAY (ACCORDING TO QTK'S PAYMENT POLICY) AND HAVE READ AND UNDERSTOOD THE TERMS & CONDITIONS AS OUTLINED IN THE QTK TERMS & CONDITIONS DOCUMENT.			
		TOTAL:	
		HST	
		GRAND TOTAL	

DEPOSIT 1 DATE:		DEPOSIT	
DEPOSIT 2 DATE:		DEPOSIT 2:	

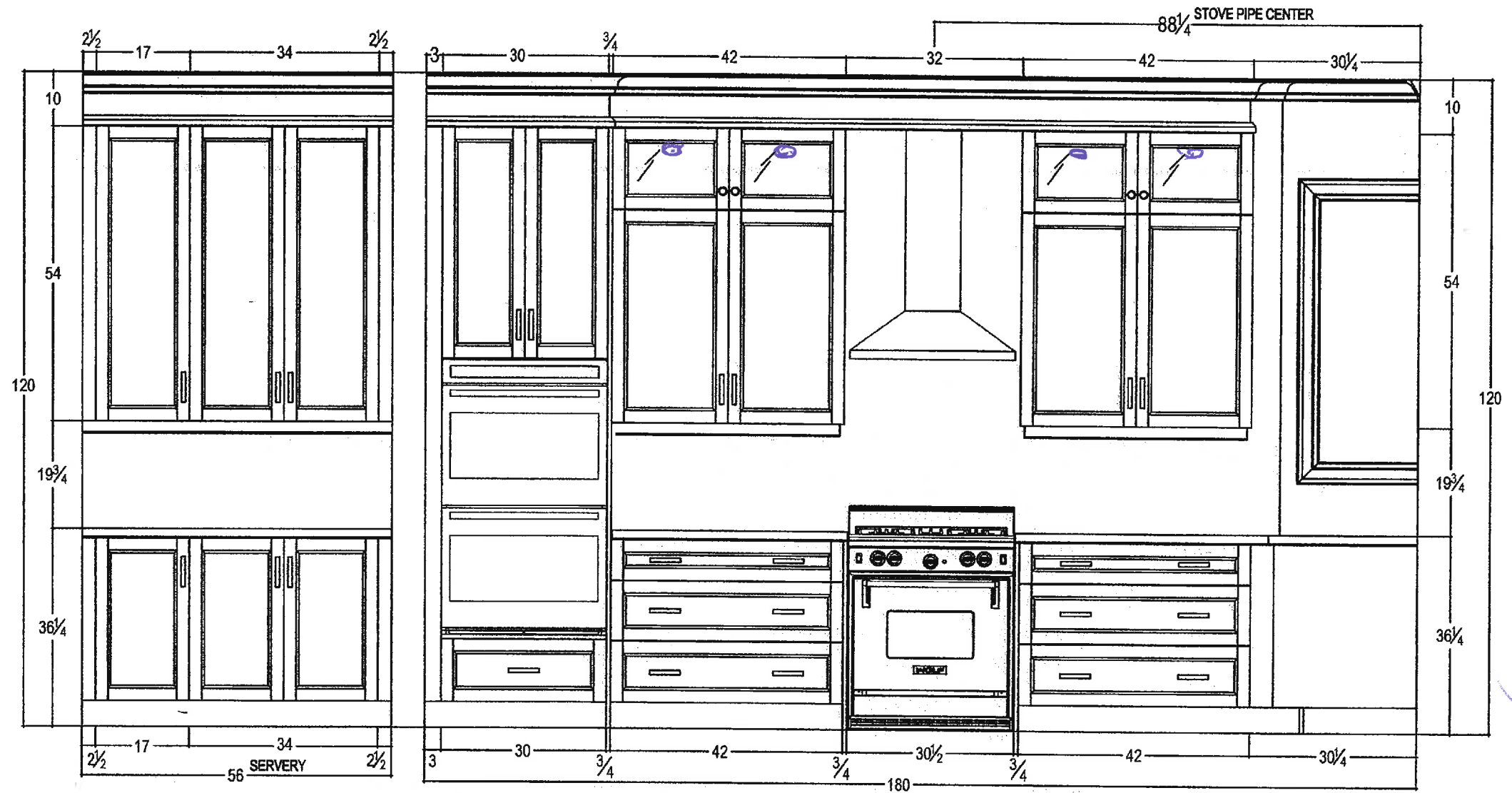
BALANCE TO BE PAID IN FULL BY DUE DATE:		CUSTOMER INITIAL(S):	
CUSTOMER SIGNATURE:		DATE: OCT 21/16	
CUSTOMER SIGNATURE:		DATE: OCT 21/16	
SALES REP NAME: Roberta Pugliese		QTK AUTHORIZED SIGNATURE:	



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80 SAND DRIVE, VAUGHAN, ON L4M 3C4  
TEL: 416.746.1811 FAX: 703.5903

CLIENT: ZANCOR HOMES	JOB NAME: LOT 12 SOUTH CKC	ROOM: KITCHEN	DRAWN BY: RP
SITE: CASTLES OF KING CITY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: OCT 21, 2016
EMAIL: —	SPECIES: —	TOP: NONE	PAGE: 1/5





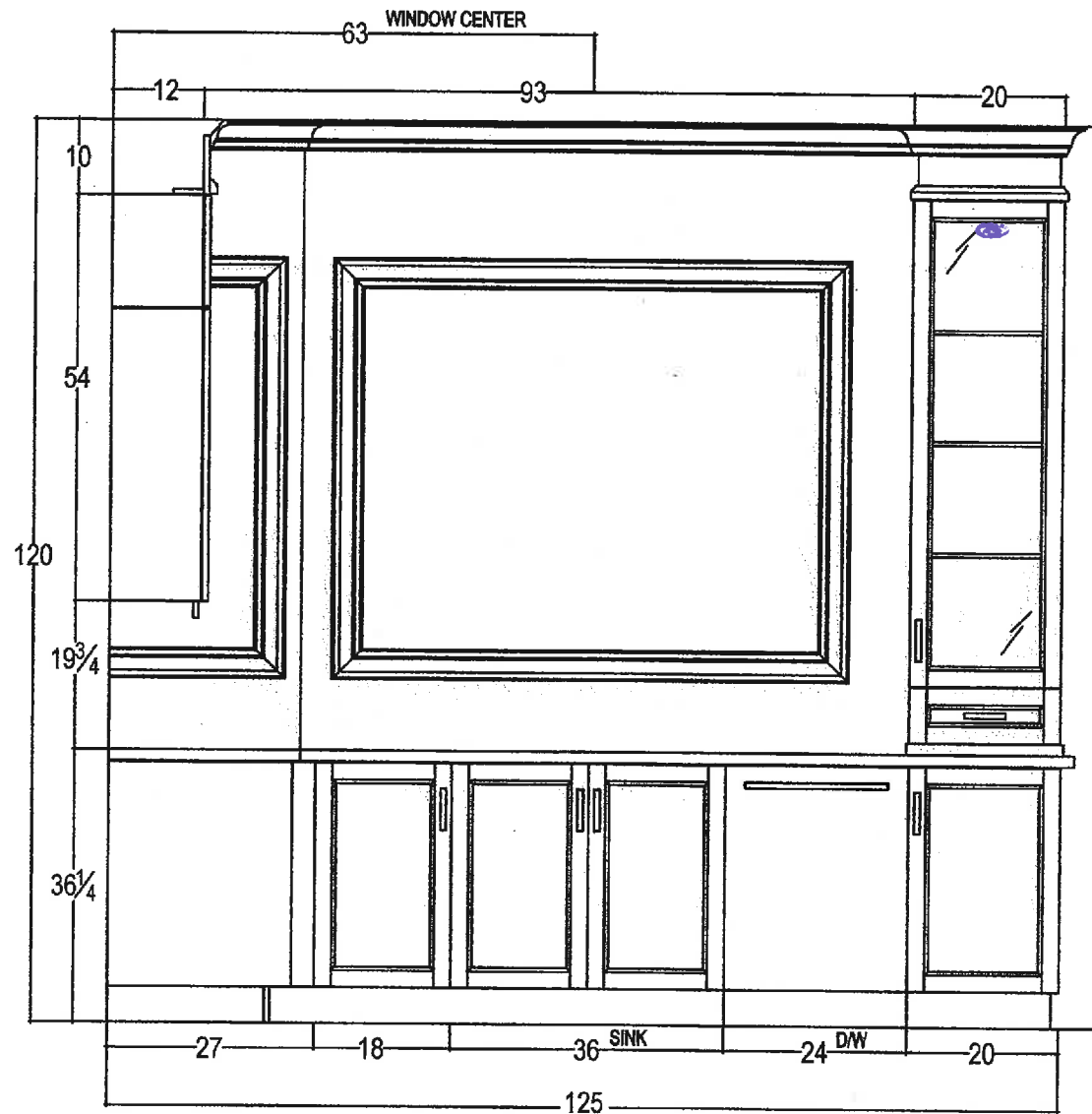
N2  
268



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80 SANTE DRIVE, VAUGHAN, ON L4K 3C4,  
T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES	JOB NAME: LOT 12 SOUTH CKC	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: STOVE & SERVERY WALL ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: OCT 21, 2016 - REVISED	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 3/5	





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T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES

SITE: CASTLES OF KING CITY

PHONE: \_\_\_\_

EMAIL: \_\_\_\_

JOB NAME: LOT 12 SOUTH CKC

DOOR STYLE: \_\_\_\_

FINISH: \_\_\_\_

SPECIES: \_\_\_\_

ROOM: KITCHEN

DOOR HANDLE: \_\_\_\_

DRW HANDLE: \_\_\_\_

TOP: NONE

DRAWN BY: RP

SCALE: 1/2" = 1'-0"

DATE: OCT 14, 2016

PAGE: 2/5

COMMENTS:

SINK WALL ELEVATION

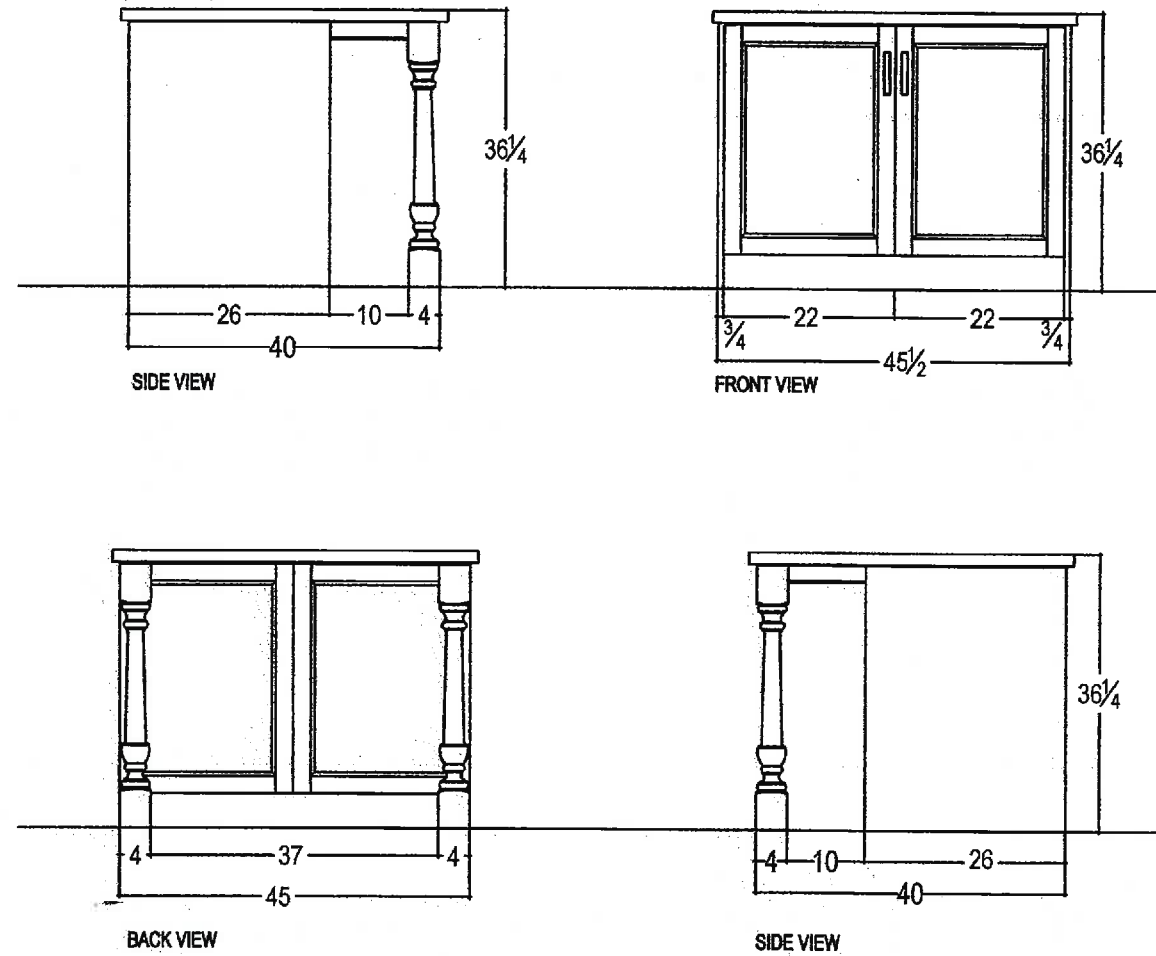


Handwritten notes in blue ink: "N2" and "2/2".



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T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES	JOB NAME: LOT 12 SOUTH CKC	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: FRIDGE WALL ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
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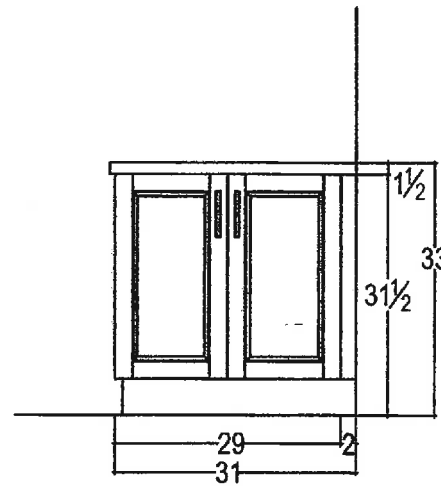
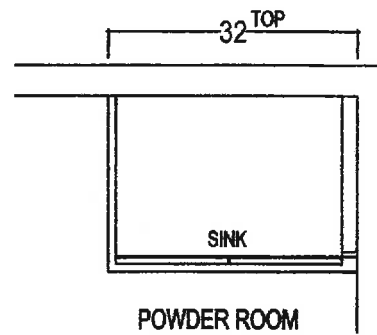


(2)  
(3)  
(4)



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T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES	JOB NAME: LOT 12 SOUTH CKC	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: ISLAND & BAR AREA ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: OCT 12, 2016	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 5/5	



(N2)  
2



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80 SANTE DRIVE, VAUGHAN, ON L4K 3C4,  
T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES	JOB NAME: LOT 12 SOUTH CKC	ROOM: BASEMENT BATH	DRAWN BY: RP	COMMENTS:
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: OCT 14, 2016	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 1/1	



80 Sante Drive, Vaughan, ON L4K 3C4  
T 416.746.1811 F 905.761.5901  
www.qtk.ca info@qtk.ca

CLIENT: ZANCOR HOMES

JOB NAME

SITE:

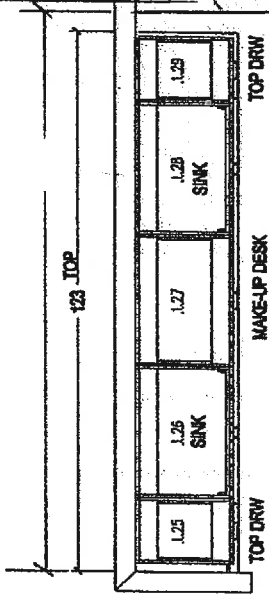
ROOM:

DATE: MAR 16, 2011

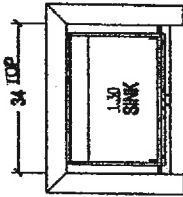
LOT #: 12 SOUTH CKC

MODEL: 42-10

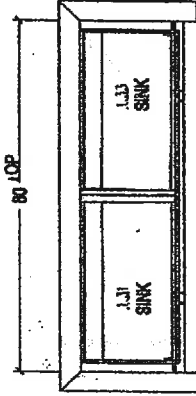
P.O. # :			TOP:	
Room: SPA ENSUITE			TOP:	
DOOR STYLE	DOOR PANEL	SPECIES		
FINISH:				
DOOR HANDLE:				
DRW HANDLE:				



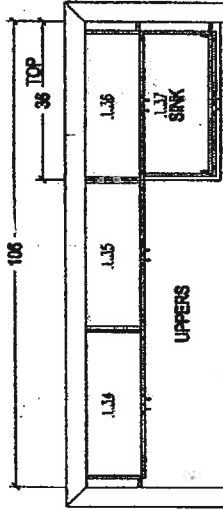
Room: ENSUITE 2			TOP:	
DOOR STYLE	DOOR PANEL	SPECIES		
FINISH:				
DOOR HANDLE:				
DRW HANDLE:				



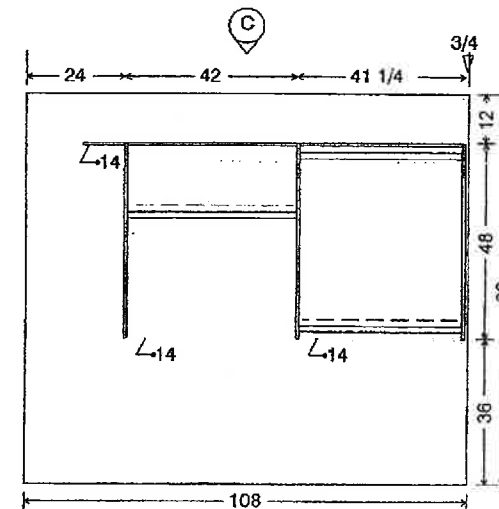
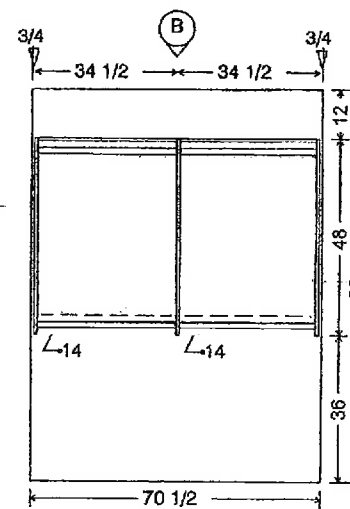
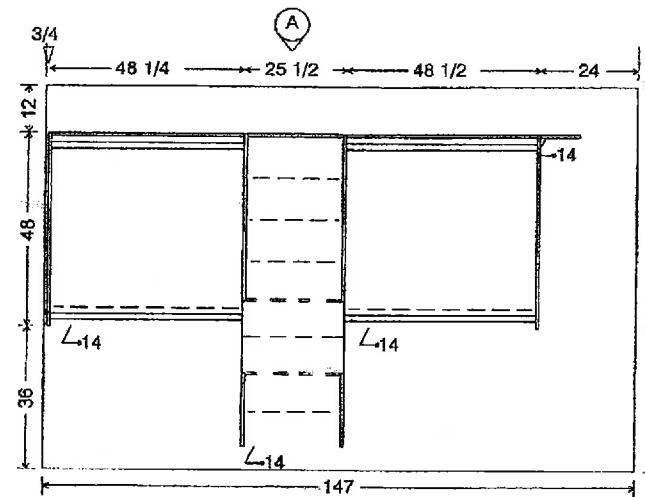
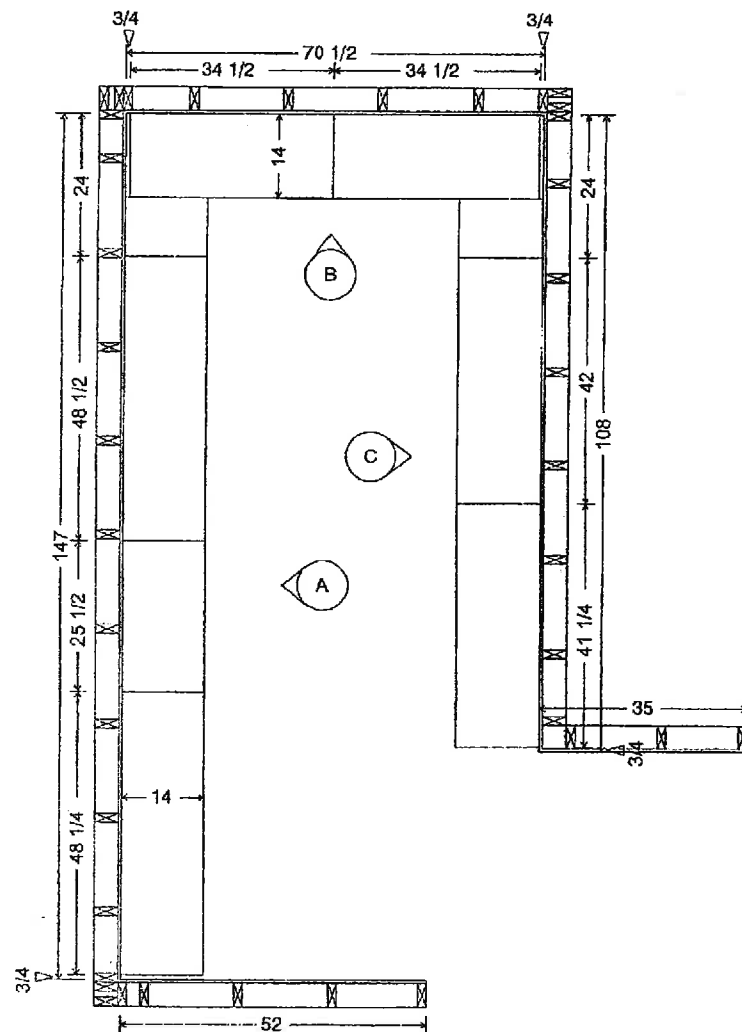
Room: TWIN BATH			TOP:	
DOOR STYLE	DOOR PANEL	SPECIES		
FINISH:				
DOOR HANDLE:				
DRW HANDLE:				



Room: LAUNDRY			TOP:	
DOOR STYLE	DOOR PANEL	SPECIES		
FINISH:				
DOOR HANDLE:				
DRW HANDLE:				



(12/22)



KINGCITY 42-10 WESTMINSTER

Scale:

Approved by:

Drawn by:

Date:

Revised:

ROYAL COLLECTION - ZANCOR

Drawing number:

MASTER CLOSET

LOT 12 SOUTH - CKC

12/21/21

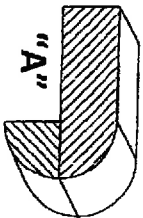
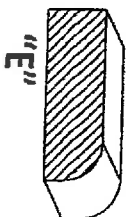
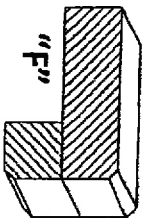
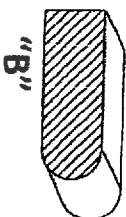
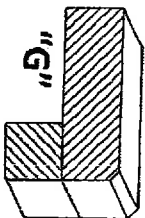
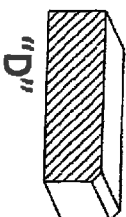
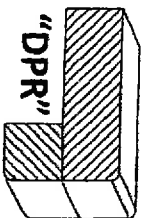
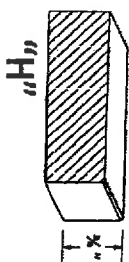
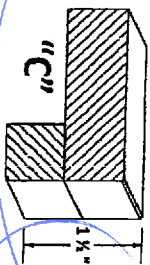
ZANCOR HOMES  
EDGE PROFILES (INTERSTONE / REDSTONE)

STANDARD

Kitchen

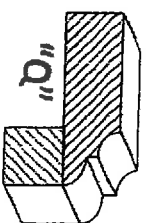
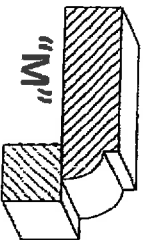
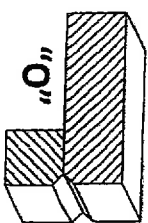
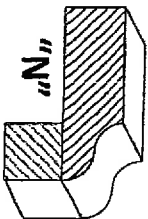
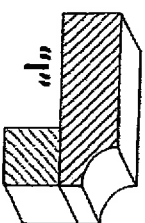
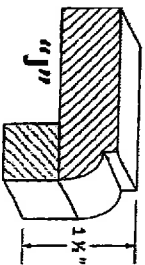
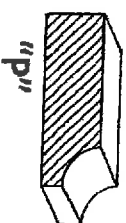
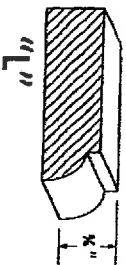
Bedroom

12 South  
Castles



(2N)

UPGRADES





## INTERIOR FINISHES ACKNOWLEDGEMENT / HARDWOOD WAIVER

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its' contractual obligations under the Agreement of Purchase and Sale.

**PORCELAIN & NATURAL STONES:** Due to the properties of natural stones including but not limited to marble, granite, quartz, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone should never be cleaned with lemon oil or vinegar. The purchaser acknowledges colour and product variations as well as natural imperfections that may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

**STONE COUNTERTOP JOINTS:** Purchaser is aware that one joint will be at each corner and on either side of slide-in-fange (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'x 8'.

**CERAMIC TILES:** Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

**STAIR STAINS:** Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there MAY be shade differences between the two products.

**CABINETRY:** Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

**UPGRADES/EXTRAS:** All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

**HARDWOOD FLOORING:** Due to the natural properties of wood, many variables can affect the overall look of the finished product. Variations include but not limited to wood type, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

### HARDWOOD WAIVER:

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

*"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance."*

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARION and/or the Builder in relation to the matter.

**\*\*SEE COLOUR CHART FOR LOCATIONS\*\***

SITE Castles South

LOT 12S

DATE Oct 21/16.



**STANDARD APPLIANCE OPENINGS**

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
- ☒ 6" Exhaust Vent above stove
- OTHER \_\_\_\_\_

**UPGRADED APPLIANCE OPENINGS**

\*Check all that apply - 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 checked="" type="checkbox"/> 36" / 42" Stove (Hood fan width will be the same as per Ontario Building Code)  | <input checked="" type="checkbox"/> Built-In Microwave with Trim Kit  |
| <input checked="" type="checkbox"/> Gas Stove 30"   | Built-In Microwave Drawer with Trim Kit   |
| <input type="checkbox"/> Slide-In Stove   | Warming Drawer  |
| <input type="checkbox"/> Cooktop  | OTR – Over The Range Microwave *Plug required   |
| <input type="checkbox"/> *(Gas/Electric – Cut-out Charge & Plug Required)   | <input checked="" 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 checked="" type="checkbox"/> Built-In Wall Oven  | *Applicable charges may apply if required to due to space accommodations  |
| Hood Fan (may require larger vent, charges will apply – 6" is standard)   | *Note: Refrigerator Door Swing  |
| 8" Vent / 10" Vent  | Wine / Bar Fridge (electrical required)   |
| <input checked="" type="checkbox"/> Chimney hoods **CENTRE VENT ABOVE STOVE (clearance space will be left with this appliance will not butt up against cabinetry) | Steam Oven / Built-In Coffee makers   |
|   | Cargo Waste Bin systems   |
|   | Front Load Washer & Dryer *(Specs required if installing counter above)   |
|   | Stackable Washer & Dryer  |

\_\_\_\_ **NOTE:** It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.

\_\_\_\_ Purchaser acknowledges responsibility for providing correct specification for such appliances. The purchaser agrees to deliver forthwith to the Builder the manufacturer's appliance specifications where the size exceeds the standard openings.

\_\_\_\_ If specs not received, the standard openings as determined by Zancor Homes will be provided. If rework/repair is required due to late specs received, additional costs will be applied.

**Appliance Specifications are to be sent to the Zancor Décor Centre no later than** \_\_\_\_\_

**Appliance Specifications received** \_\_\_\_\_

Purchaser Signature \_\_\_\_\_

Date 05/21/16

Purchaser Signature (ZN) \_\_\_\_\_

Date 05/21/16

PROJECT ~~12~~ Castles South

LOT 12 South

STD / SUBS  
W/O APPLANCES

WELL OVER  
MICRO  
TO ALLOW