

Lot 5
Phase caSouth42
Model -Balmoral (42-08) Elev B
JAMALEDIN GHARAVI and JINOS ABBASI

Colours Upgrade Report
Kings Ridge Print Date:06-Sep-16

PE With Agreement

- 1. PREMIUM LOT AND WALK OUT DECK - 5 FOOT X 7 FOOT DECK OFF REAR OF HOUSE (NO DECK AND NO STAIRS INCLUDED).
- 2. PURCHASER IS AWARE THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

COLOURS

Lot 5
Phase caSouth42
Model -Balmoral (42-08) Elev B

JAMALEDIN GHARAVI and JINOS ABBASI

Colours Upgrade Report
Kings Ridge Print Date:06-Sep-16

ID	Group	Description	Invoice	Date Ordered	
18072 ✓	INCLUDED IN OFFER	KICKOUT SIDE OF DINING ROOM (WITH WINDOW) AND BASEMENT AS PER PLAN *AS PER APS	3597		
18073 ✓	INCLUDED IN OFFER	KICKOUT back of kitchen, master bedroom and basenent as per plan *as per APS	3597		
18074 ✓	INCLUDED IN OFFER	MOVE kitchen/breakfast down (make island bigger approx 3 feet) - as per pla *included as per APS	3597		
18075 ✓	INCLUDED IN OFFER	REMOVE wall between living room and den as per plan *included as per APS	3597		
18076 ✓	INCLUDED IN OFFER	MOVE opening for den as per plan *included as per APS	3597		
18077 ✓	INCLUDED IN OFFER	REMOVE wall and half wall in dining room as per plan *included in APS	3597		
18091 ✓	STRUCTURAL	ADD ONE CONTINOUS COFFERED CEILING IN THE LIVING ROOM AND LIBRARY , IN LIEU OF WAFFLE IN THE LIVING ROOM NC APPROVED BY FC	3604		
18092 ✓	STRUCTURAL	MASTER BEDROOM CENTRE ALL 5 PANE WINDOWS TOGETHER IN THE REAR OF THE BEDROOM	3604		
18093 ✓	STRUCTURAL	LIVING ROOM MAKE 1 –2 PANE WINDOW IN LIEU OF 2 WINDOWS SPACE EVENLY LEAVING APPROX 8 FEET IN BETWEEN THE 2 WINDOWS THE WINDOWS IN THE LIVING ROOM AND LIBRARY NOTE LIBRARY AND LIVING ROOM WILL BE ONE ROOM	3604		
18100 ✓	STRUCTURAL	NO FURTHER STRUCTUAL CHANGES	3604		
18322	COLOURS	KITCHEN QTK UPGRADES DATED JUNE 23, 2016 ✓	3633		
18323	COLOURS	TILE UPGRADES AV CLASSIC ✓	3633		
18324	COLOURS	COUNTER TOP UPGRADES ✓	3633		
18325	COLOURS	HVAC UPGRADE TO 8 INCH EXHAUST VENT ✓	3633		
18326	COLOURS	FIREPLACE UPGRADE MANTLE FP 300 INOVATIVE INCLUDES 6 INCH HIGH HEARTH COLOUR PAINTED DUNE WHITECC 70 ✓	3633		
18327	COLOURS	MIRROR MASTER ENSUITE UPGRADE MIRROR TO BE ACROSS EACH VANITY FROM COUNTER TOP TO CEILING INCLUDES 2 CUT OUTS ON EACH SIDE OF SINK ✓ (4) CUT OUTS IN TOTAL 66 INCHES FROM FLOOR	3633		
18328	COLOURS	CORNICE MOULDING INSTALL LIVING AND DINING ROOM MODEL #675 ✓	3633		
18329	COLOURS	ELECTRICAL CAPPED LIGHTS 1 -ON KITCHEN ISLAND SPACED EVENLY WITH STANDARD LIGHT ✓	3633		

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Colours Upgrade Report
Kings Ridge Print Date:06-Sep-16

JAMALEDIN GHARAVI and JINOS ABBASI

18330	COLOURS	ELECTRICAL ROUGH IN WALL SCONCE 2- FOYER SEPARATE SWITCH INSTALL APPROX 74 INCHES FROM FLOOR 2- DINING ROOM ON SEPARATE SWITCH INSTALL APPROX 70 INCHES FROM FLOOR 2- MASTER ENSUITE VANITY ON BOTH SIDES OF SINK INSTALL AT APPROX 66 INCHES FROM FLOOR ON SAME SWITCH DELETE STANDARD LIGHT (SEE KITCHEN PLAN) 2- MASTER ENSUITE VANITY ON BOTH SIDES OF SINK INSTALL APPROX AT 66 INCHES FROM FLOOR ON SAME SWITCH DELETE STANDARD LIGHT (SEE KITCHEN PLAN) 1- MASTER BEDROOM FOYER ON SAME SWITCH DELETE STD LIGHT INSTALL APPROX 70 INCHES FROM FLOOR 2- UPPER HALLWAY ON ITS OWN SWITCH	3633		
18331	COLOURS	ELECTRICAL LED POTLIGHTS 3 -UPPER HALLWAY SAME SWITCH DELELTE STANDARD LIGHT 2- UPPER HALLWAY ON SAME SWITCH DELETE STANDARD LIGHT 6- UPPER HALLWAY AND STAIR LANDING ON SAME SWITCH DELETE STANDARD LIGHT 4- LIVING & DINING ROOM ON SAME SWITCH DELETE STANDARD LIGHT 4- LIVING & DINING ROOM ON SAME SWITCH DELETE STANDARD LIGHT 6- MAIN DINING ROOM ON SEPARATE SWITCH 5- MAIN FLOOR HALLWAY ON SAME SWITCH DELETE STANDARD LIGHT 2- MUD ROOM ON SAME SWITCH DELETE STANDARD LIGHT 6- GREAT ROOM ON SAME SWITCH DELETE STANDARD LIGHT 4- BREAKFAST AREA ON SAME SWITCH AS STANDARD LIGHT 6-KITCHEN ON SEPARATE SWITCH 2- BASEMENT STAIR LANDING ON SAME SWITCH 2- MASTER ENSUITE ON SAME SWITCH AS VANITY LIGHTS 1- MASTER BEDROOM FOYER ON SAME SWITCH DELETE STANDARD LIGHT	3633		
18332	COLOURS	FRAMING MAIN HALL/LIVING DINING ROOM EXTEND WALL TO HEADER WILL CONFIRM IF THERE WILL BE A CHARGE SEE SKETCH	3633		
18370	COLOURS	TRIM UPGRADE INTERIOR HARDWARE # 2	3633		

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS					
DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	AS PER QTK	GLACIER COMPAC	C		
Powder room	NA				
Master Ensuite	AS PER QTK	BIANCO CARRERRA	H		
Twin Bath	AS PER QTK	AS PER QTK			
2nd Ensuite	AS PER QTK	AS PER QTK			
Laundry	AS PER QTK	AS PER QTK			
Basement Bath	NA				
TILES					
Kitchen Floor	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED		INSERTS	THRESHOLDS	
Breakfast Floor	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
Kitchen Bk.Splash	COLOURS & DIMENSIONS 4" X 16" ARCTIC WHITE INSTALL STACKED				
Main Foyer	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
Powder Room	SEE SKETCH FOR TILE DIRECTION				
Laundry	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
Mud Room	LONDON BRANCO 13 X 13				
Basement Foyer	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
Mstr Ensuite Floor	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
Mstr Ensuite Shower	ALLURE GREY 12 X 24 INSTALL STACKED (MATCHING GROUT)				
Mstr Ensuite Tub Wall/DECK	ALLURE GREY 12 X 24 INSTALL STACKED (MATCHING GROUT)				
Mstr Ensuite Shower Jamb	ALLURE GREY 12 X 24 INSTALL STACKED (MATCHING GROUT)				
Master Shower Floor	BIANCA CARRERRA	SEAT	BCA		
Twin Bath Floor	2 X 2 WHITE				
Twin Bath Tub Wall	CINQ WHITE 8 X 10 INSTALL HORIZONTAL				
2nd Ensuite Floor	SIMPLICITY WHITE 12 X 24 UPGRADE # 4 INSTALL STACKED				
2nd Ensuite Tub Wall	CINQ WHITE 8 X 10 INSTALL HORIZONTAL				
HARDWOOD / CARPET					
Living/Dining Room	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Family/Great Room	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Den/Study	NA				
Kitchen *(Waiver)	NA				
Main Foyer *(Waiver)	NA				
Main Hall	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Upper Hall	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Master Bedroom	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Bedroom 2	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Bedroom 3	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Bedroom 4	VINTAGE OAK SOLID SAWN 3 1/4" ANTIQUE BROWN				
Carpet Underpad	NA				
Basement Foyer	NA				
Other	NA				
FIREPLACES					
LOCATION	FAMILY ROOM (PAINTED DUNE WHITE CC 70) GYPSON	MANTLE	FP 300		
INSERT & SURROUND	NA	HEARTH	6" HIGH HEARTH		
MIRRORS & ACCESSORIES		PLASTER MOUNDING			
Mirrors	MASTER UPGRADE MIRROR	Crown Moulding	675		
Bathroom Accessories	STANDARD	Location			
Purchaser has reviewed the colour chart			LOT / SITE		
CASTLES SOUTH LOT 55					
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 PRIOR to installation.					
FOR TRADE USE					
** PAGE 1 OF 2 **			Purchaser Initial Vendor		

FC AUG 2 5 2016

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN

STAIN ANTIQUE BROWN ✓

Stair Stain / Species:	
Main to 2nd Railing Details:	Single collar w/alt plain w/shoes R6 (3") grooved oak handrail Square Champhered posts ✓
Main to Basement Railing Details:	Single collar w/alt plain w/shoes R6 (3") grooved oak handrail Square Champhered posts ✓
WHITE Paint Req'd & Where:	NA

TRIM

Casing/Baseboards	STANDARD
Interior Doors	STANDARD ✓
Interior Door Hardware	STANDARD ✓
Exterior Door Hardware	STANDARD

UPGRADE # 2 TRENTON BLACK MATT KNOB

PAINT

Kitchen/Breakfast	OC31 FOGMIST	Master Bedroom	OC 31 FOGMIST
Living Room	OC31 FOGMIST	Bedroom 2	OC 31 FOGMIST
Dining Room	OC31 FOGMIST	Bedroom 3	OC 31 FOGMIST
Family/Great room	OC31 FOGMIST	Bedroom 4	OC 31 FOGMIST
Den/Study	OC31 FOGMIST	Ensuite	OC 31 FOGMIST
Main/Upper Hall	OC31 FOGMIST	Main/Twin	OC 31 FOGMIST
Laundry	OC31 FOGMIST	2nd Ensuite	OC 31 FOGMIST
Powder Room	OC31 FOGMIST		

PLUMBING

FIXTURES	FAUCETS	NOTES
Kitchen	STANDARD	
Powder Room	STANDARD	
Master Ensuite	STANDARD	
Main/Twin	STANDARD	
2nd Ensuite	STANDARD	
BASEMENT	NA	
Other		

ZANCOR APPLIANCE REQUIREMENTS

Appliance Package received in 'Schedule E'

UPG (SEE PES)	DECLINED	NOTES
GAS LINE BBQ	STANDARD	
WATERLINE to Fridge	STANDARD	
STOVE Venting SIZE	8"	
ELECTRICAL for Built-in Oven	NA	
ELECTRICAL for Built-in Micro / OTR	NA	
ELECTRICAL for Gas Stove / Cooktop	STANDARD	
ELECTRICAL for Bar Fridge	NA	

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 selection, before signing.

SITE:CASTLES SOUTH 42-08 ELEV B LOT: 55

PURCHASER(S): Jemaledin Gharavi

HOME #: 647-968-7040

CELL #:

EMAIL:

FOR TRADE USE

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 PRIOR to installation.

*** PAGE 2 OF 2 ***

Vendor Signature

Date

Decor Consultant Signature

Date

Purchaser Signature

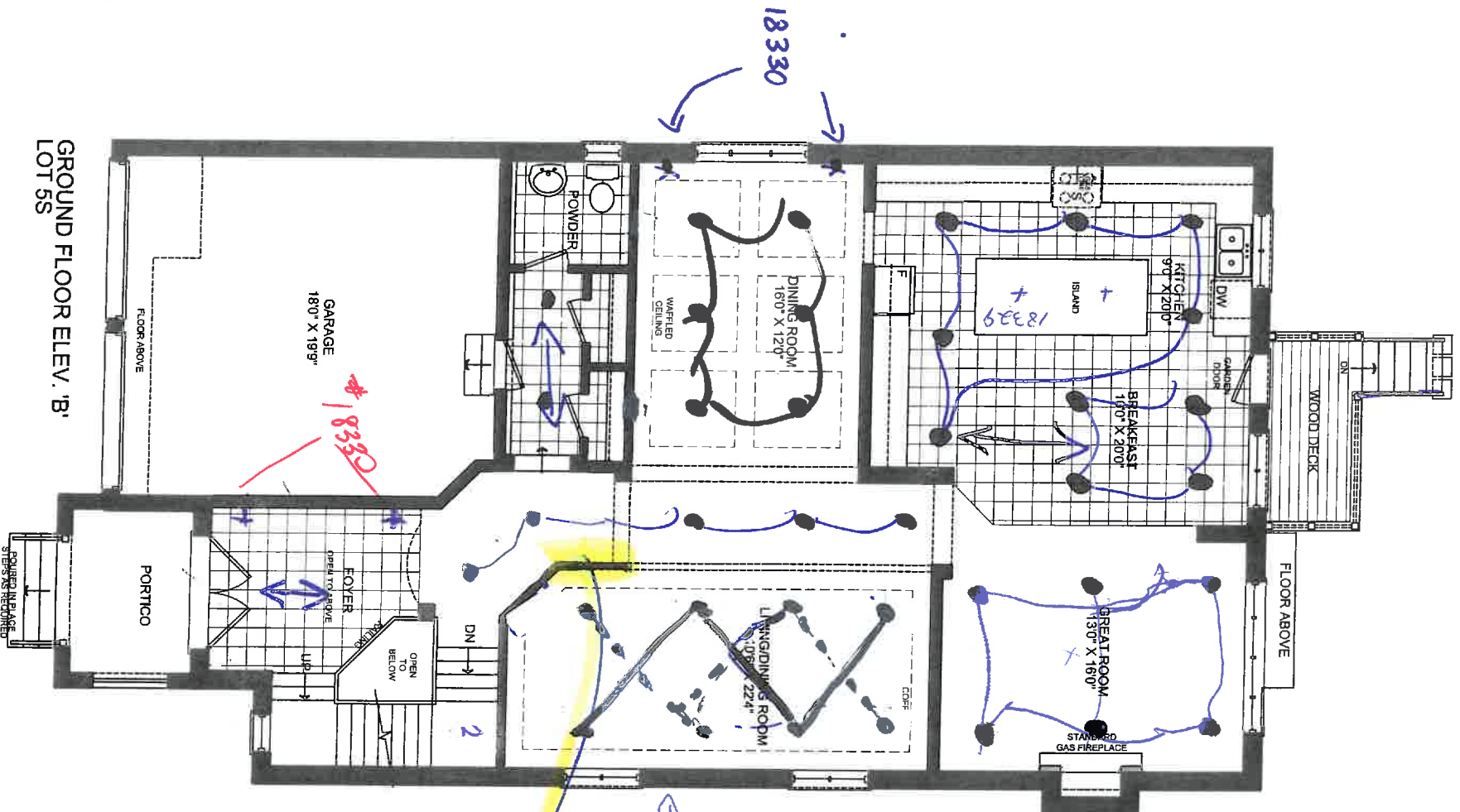
Date

Aug 24/16

AUG 25 2016

Lot 5-S.

Aug 10/16

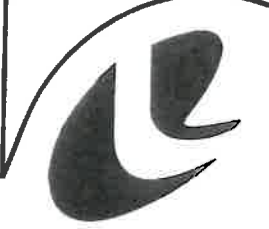


*9/02/2017
Zhang*

Potlisky's

GROUND FLOOR ELEV. 'B'
LOT 5S

Project Number 12011		Issued		1	MAY 19 2016	HAZ
				2	JUNE 16, 2016	SB
Scale		1/8" = 1'-0"		Client		
				ZANCOR HOMES		
				Project		
				KING'S RIDGE KING CITY		
				Model		
				42-08		
				Area (s.t.)		
				n/a		
				Lot Coverage (max.)		
				n/a		
				Page		
				2 OF 6		



Imagine • Inspire • Create
RN design

FC AUG 25 2016

Chalvatur
Pinches

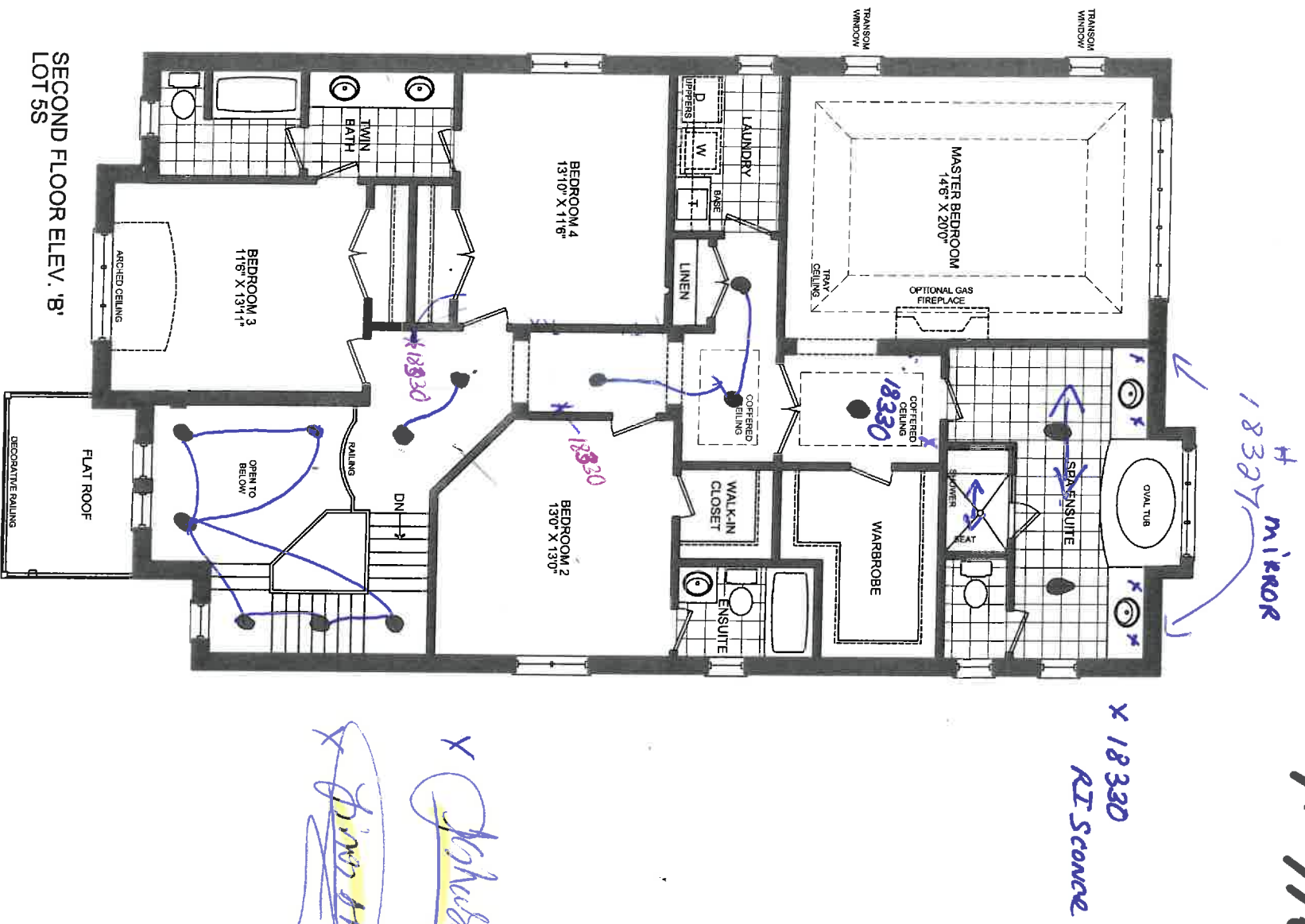
Potlisky's
--- Sp5u
— Sp5u

#18332.
wall.

#18332

1065-5

Aug 10/16



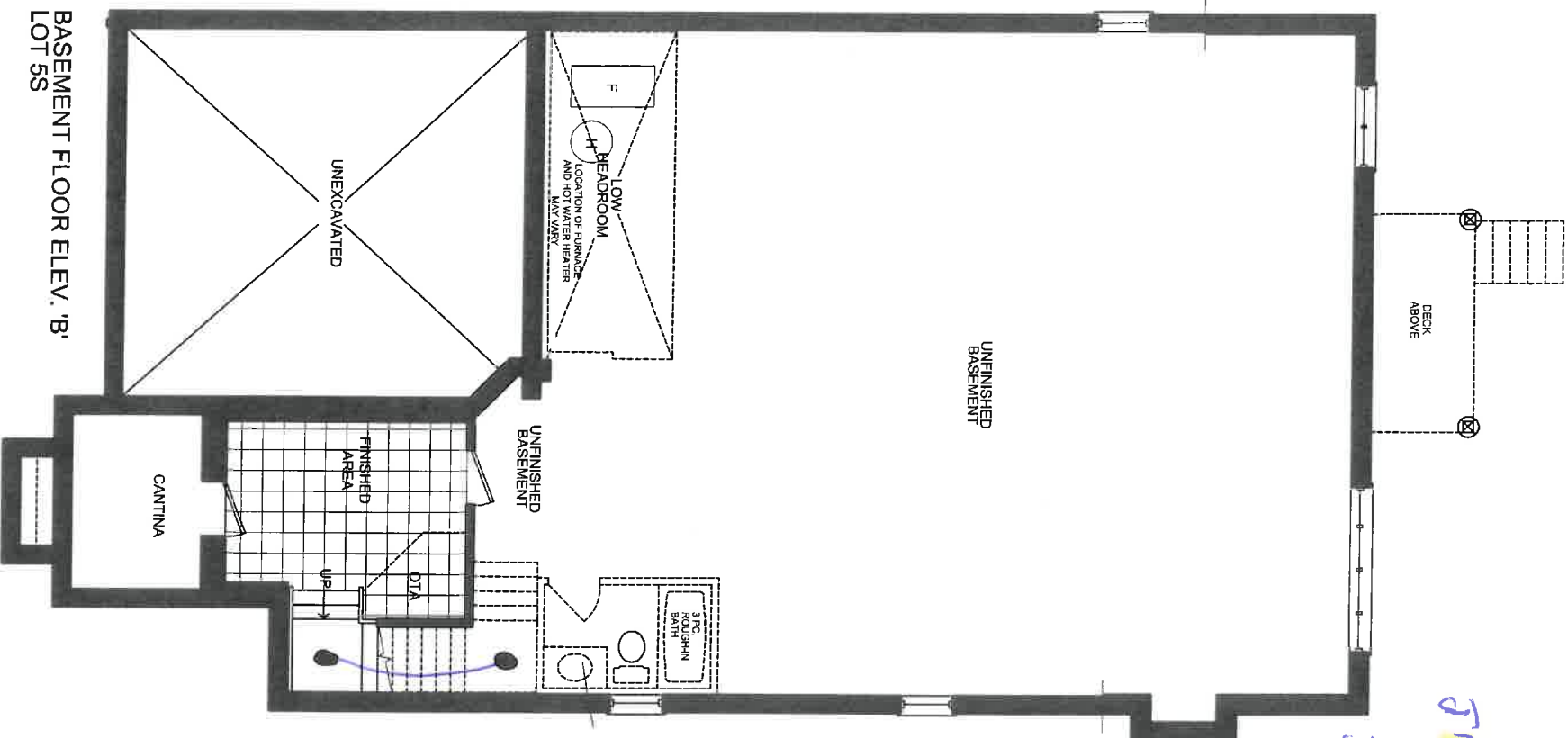
17/6/2016

● Potlights # 18331

AUG 25 2016

17/6/2018

**BASEMENT FLOOR ELEV. 'B'
LOT 5S**



Aug 10/16

Dr. Phelan

JD
Jims Albers

AUG 25 2016

10

ZANCOR HOMES
CASTLES (SOUTH)
QUOTE / COLOUR SELECTIONS

PURCHASERS: JAMALEDIN GHARAVI & JINOS ABBASI - 905-780-6566 LOT #: 5

MODEL: BALMORAL (42-08) ELEV. "B"

AREA	TILE SELECTION	UPGRADE LEVEL	
Kitchen	12x24 Simplicity white.	4th	
Foyer	12x24 Simplicity white.		
Basement Foyer	12x24 Simplicity white. <i>Staggered</i>		
Powder Room	12x24 Simplicity white.		
Mud Room	12x24 Simplicity white		
Laundry Room			
Ensuite Bath Floor	12x24 Allure Grey. <i>staggered</i>	4th	Ø
Ensuite Bath Tub Deck/Face	12x24 Allure Grey.	4th	Ø
Ensuite Bath Tub Wall	12x24 Allure Grey.	4th	Ø
Ensuite Bath Shower Walls	12x24 Allure Grey	4th	Ø
Ensuite Bath Shower Floor	2x2 white	STD	Ø.
Ensuite Bath Shower Frame	Bianco Corona SHOWER SEAT: BCA.		
Bed 2 Bath Floor	12x24 Simplicity white	4th	
Bed 2 Tub Wall	8x10 CINDY WHITE	STD	
Bed 3/4 Bath Floor	13x13 Cingachute	STD	
Bed 3/4 Bath Tub Wall	8x10 Cing white	STD	
Kitchen Backsplash	4x16 colors + Dimensions <i>staggered</i> CIMNEY STYLE HOOD FAN: YES <input type="checkbox"/> (Additional Charge) NO <input type="checkbox"/>	STD	Ø Arcticchute
ADDITIONAL EXTRAS / INSTRUCTIONS			
	Ø/S installed staggered <i>NO</i>		
Bed 1 Twin	8x10 installed horizontal. <i>staggered</i>		
Foyer	12x24 Simplicity Beige <i>4x75</i> (Purchaser not sure on colour)		
TOTAL FOR TILE UPGRADES			

PURCHASERS SIGNATURES:

DATE: June. 29 2016.

A.V. CLASSIC REPRESENTATIVE:

Purchaser(s) acknowledges that all pricing and/or selections are not final until reviewed, approved and accepted by the Builder _____

APPOINTMENT: WEDNESDAY, JUNE 29, 2016 - 9:30 AM

ZANCOR HOMES
CASTLES (SOUTH)
QUOTE / COLOUR SELECTIONS

PURCHASERS: JAMALEDIN GHARAVI & JINOS ABBASI - 905-780-6566 LOT #:

MODEL: BALMORAL (42-08) ELEV. "B"

KITCHEN COUNTERTOP <small>(Price based on standard layout additional charge may apply)</small>	Glacier Compac.	Edge:	4th
	EXTRA FOR: COOK-TOP CUT-OUT SLIDE-IN STOVE	Extra for Revised Layout (upgrade charge only)	
POWDER ROOM/VANITY TOP (Sinc. Marble included in deal) Carrara, Silestone and 42" sink are not included in this package. Silestone vanity top is not included in this package.	IF THERE IS A FEEDBACK DON'T SHOW AT ALL	Edge:	
ENSUITE BATH VANITY TOP <small>(Sinc. Marble included in deal)</small>	Bianco Carrara	Edge:	STD.
BED 2 BATH VANITY TOP		Edge:	
BED 3/4 BATH VANITY TOP		Edge:	
edge "N"	Kitchen	↳ extra. Based on Revised Layout	
	Extra: For Bump-out - with 8th Edge	OK - with upgrade charge	
TOTAL FOR COUNTERTOP UPGRADES			

PURCHASER'S SIGNATURES:

DATE:

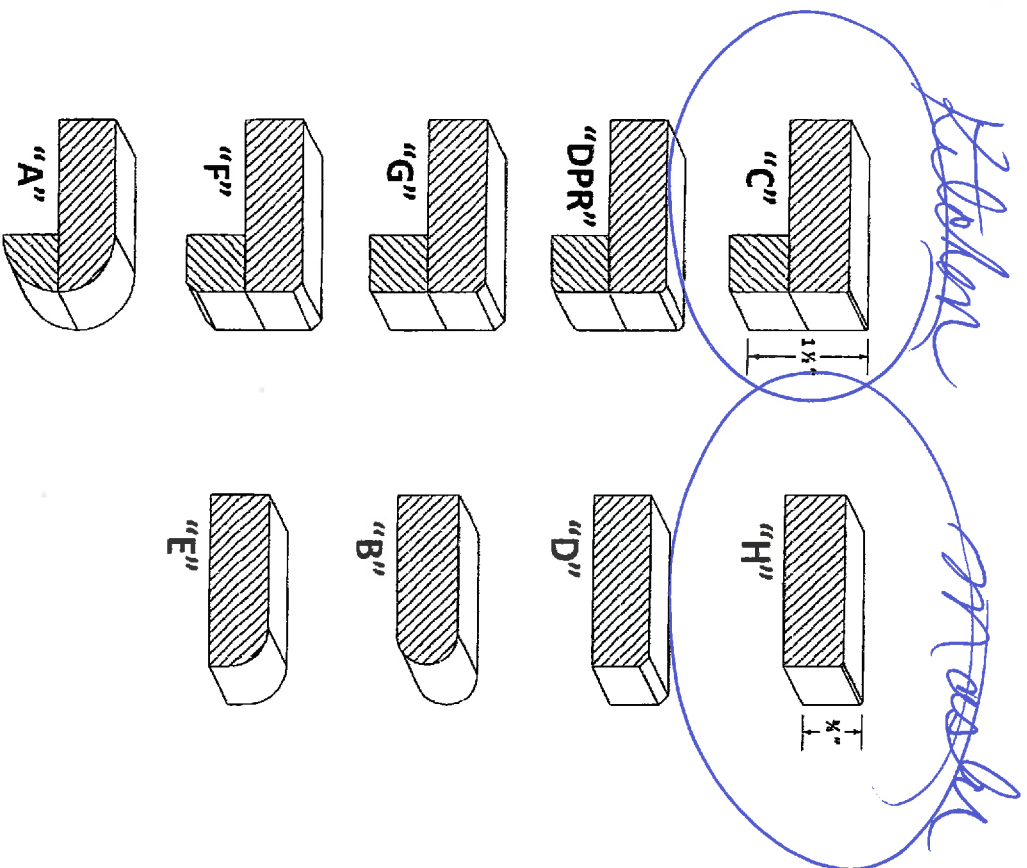
A.V. CLASSIC REPRESENTATIVE:

Purchaser(s) acknowledges that ALL countertop prices are based on standard model layouts
revision to price may be made once final layouts are received

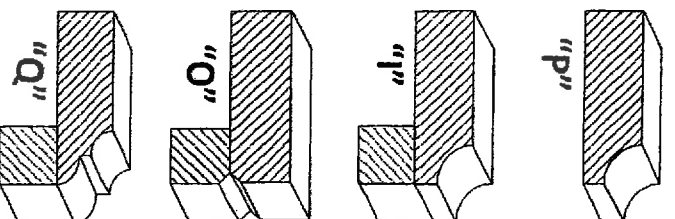
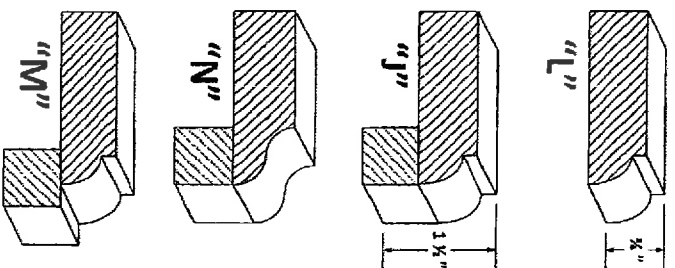
* Note: Extra Standard granite included in Structural Change.

ZANCOR HOMES EDGE PROFILES (INTERSTONE / REDSTONE)

STANDARD



UPGRADES



Lot 5-5
Aug 10/16

UG JA





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

your kitchen, your taste.
PURCHASE AGREEMENT FORM

PURCHASER:	JAMALEDIN GHARAVI & JINOS ABBASI	CONTRACTOR:	Zancor Homes (King City) Ltd.
ADDRESS:		SITE:	CASTLES OF KING CITY
EMAIL:	maziar_92gh@hotmail.com	MODEL TYPE:	BALMORAL (42-08) ELEV B
PHONE #:		LOT #:	LOT 5 SCS - 42
PHONE #:		DATE:	Jul 29, 2016 Q2577

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
		DOOR STYLE:	QT 4401	NONE
		FINISH:	OXFORD WHITE	
		SPECIES:	FIBERBOARD	
KITCHEN		DOOR HARDWARE:		Category 3
		DRW HARDWARE:		
		COUNTER TOP:	Counter Top by Others	
ITEM #	QTY	DESCRIPTION		
EX108CM4-SP	*	52" HIGH EXT. DBL UPPERS w/ CM E92-MLD 100 (108" OVERALL HEIGHT) - SINGLE DOOR w/ SPL BOTH w/ WOOD PANEL		
PF2696	1	BUILT-IN FOR PROFESSIONAL SERIES FRIDGES 26" DEEP x 95-1/2"H - (OPTION PAID FOR BY BUILDER)		
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 - (OPTION PAID FOR BY BUILDER)		
3PD	1	1 SET OF POT DRAWERS w/ BLUM ANTARO WHITE - P/D 3 (1 SMALL, 2 BIG DRAWER) - (OPTION PAID FOR BY BUILDER)		
POSI-2	1	LA POSITANO CANOPY w/ WOOD DUMMY DOOR PANEL - 48" W - 72" W		
DD-BG35	2	DUMMY DOOR FOR BASE (PER DOOR) 34-3/4"H (DOWN TO THE FLOOR)		
UDCC-12	1	UPPER DIAGONAL CORNER CABINET 24" x 24" - 12-1/4" DEEP		
CUST-1	1	LIGHT VALANCE MOLDING - (OPTION PAID FOR BY BUILDER)		
CUST-2	1	CONVERT STANDARD BANK OF DRAWERS INTO 1 SET OF POT DRAWERS w/ BLUM WHITE ANTARO ANTI-SLAM SLIDES		
CUST-3	2	6" WIDE x 34 3/4" HIGH 1 SIDED DUMMY DOOR COLUMN (DOOR STYLE TO MATCH CABINETS)		
CUST-6	1	2 TONE KITCHEN: QT 3401 (MAPLE) HAZELNUT - ISLAND		
CUST-7	1	CATEGORY 3 HARDWARE: 55342 G10 (KNOB), 55346 G10 (HANDLE)		
CUST-8	1	MIX & MATCH HARDWARE		
CUST-9	1	TWO NARROW CABINETS ON EITHER SIDE OF STOVE - 26 1/2" DEEP CABINETS w/ 3/4" THICK FINISHED GABLES.		
CUST-10	1	UPGRADE CABINET TO CATEGORY 3		
ROOM SUMMARY				
ROOM	DESCRIPTION			CAT
	DOOR STYLE:	QT 1501	NONE	
	FINISH:	WHITE		
	SPECIES:	FIBERBOARD		
ENSUITE VANITY	DOOR HARDWARE:	250 SC	CATEGORY 1	Category 2
	DRW HARDWARE:	250 SC	CATEGORY 1	
	COUNTER TOP:	Counter Top by Others		
ITEM #	QTY	DESCRIPTION		PRICE
ROOM SUMMARY:				



PURCHASER:	JAMALEDIN GHARAVI & JINOS ABBASI	CONTRACTOR:	Zancor Homes (King City) Ltd.
ADDRESS:		SITE:	CASTLES OF KING CITY
EMAIL:	maziar_92gh@hotmail.com	MODEL TYPE:	BALMORAL (42-08) ELEV B
PHONE #:		LOT #:	LOT 5 SCS - 42
PHONE #:		DATE:	Jul 29, 2016 Q2577

ROOM	DESCRIPTION	CATEGORY
ENSUITE 2 - BED 2	DOOR STYLE: QT 2101	FLAT VENEER PANEL
	FINISH: PISTACHIO	
	SPECIES: FLAT CUT MAPLE	
	DOOR HARDWARE: 3487 128	CATEGORY 1
	DRW HARDWARE: 3487 128	CATEGORY 1
	COUNTER TOP: Laminate Top by QTK	7264-58 Line Stone Category 2

ITEM #	QTY	DESCRIPTION	PRICE
		ROOM SUMMARY:	

ROOM	DESCRIPTION	CATEGORY
TWIN VANITY	DOOR STYLE: QT 2501	FLAT VENEER PANEL
	FINISH: Smokehouse	
	SPECIES: FLAT CUT MAPLE	
	DOOR HARDWARE: 3487 128	CATEGORY 1
	DRW HARDWARE: 3487 128	CATEGORY 1
	COUNTER TOP: Laminate Top by QTK	7735-58 PORTICO MARBL

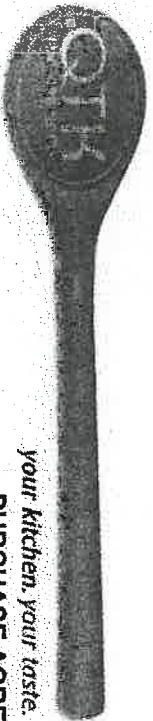
ITEM #	QTY	DESCRIPTION	PRICE
		ROOM SUMMARY:	

ROOM	DESCRIPTION	CATEGORY
LAUNDRY ROOM	DOOR STYLE: QT 1021	NONE
	FINISH: WHITE	
	SPECIES: WHITE MEL	
	DOOR HARDWARE: 200 SC	CATEGORY 1
	DRW HARDWARE: 200 SC	CATEGORY 1
	COUNTER TOP: Laminate Top by QTK	949-58 WHITE

ITEM #	QTY	DESCRIPTION	PRICE
		ROOM SUMMARY:	

ROOM	DESCRIPTION	CATEGORY
WALK-IN CLOSET	DOOR STYLE: QT 1021	NONE
	FINISH: WHITE	
	SPECIES: WHITE MEL	
	DOOR HARDWARE: 200 SC	CATEGORY 1
	DRW HARDWARE: 200 SC	CATEGORY 1
	COUNTER TOP: Laminate Top by QTK	949-58 WHITE

ITEM #	QTY	DESCRIPTION	PRICE
		ROOM SUMMARY:	



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

your kitchen, your taste.
PURCHASE AGREEMENT FORM

PURCHASER:	JAMALEDIN GHARAVI & JINOS ABBASI	CONTRACTOR:	Zancor Homes (King City) Ltd.
ADDRESS:		SITE:	CASTLES OF KING CITY
EMAIL:	maziar_92gh@hotmail.com	MODEL TYPE:	BALMORAL (42-08) ELEV B
PHONE #:		LOT #:	LOT 5 SCS - 42
PHONE #:		DATE:	Jul 29, 2016
			Q2577

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		DISCOUNT
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

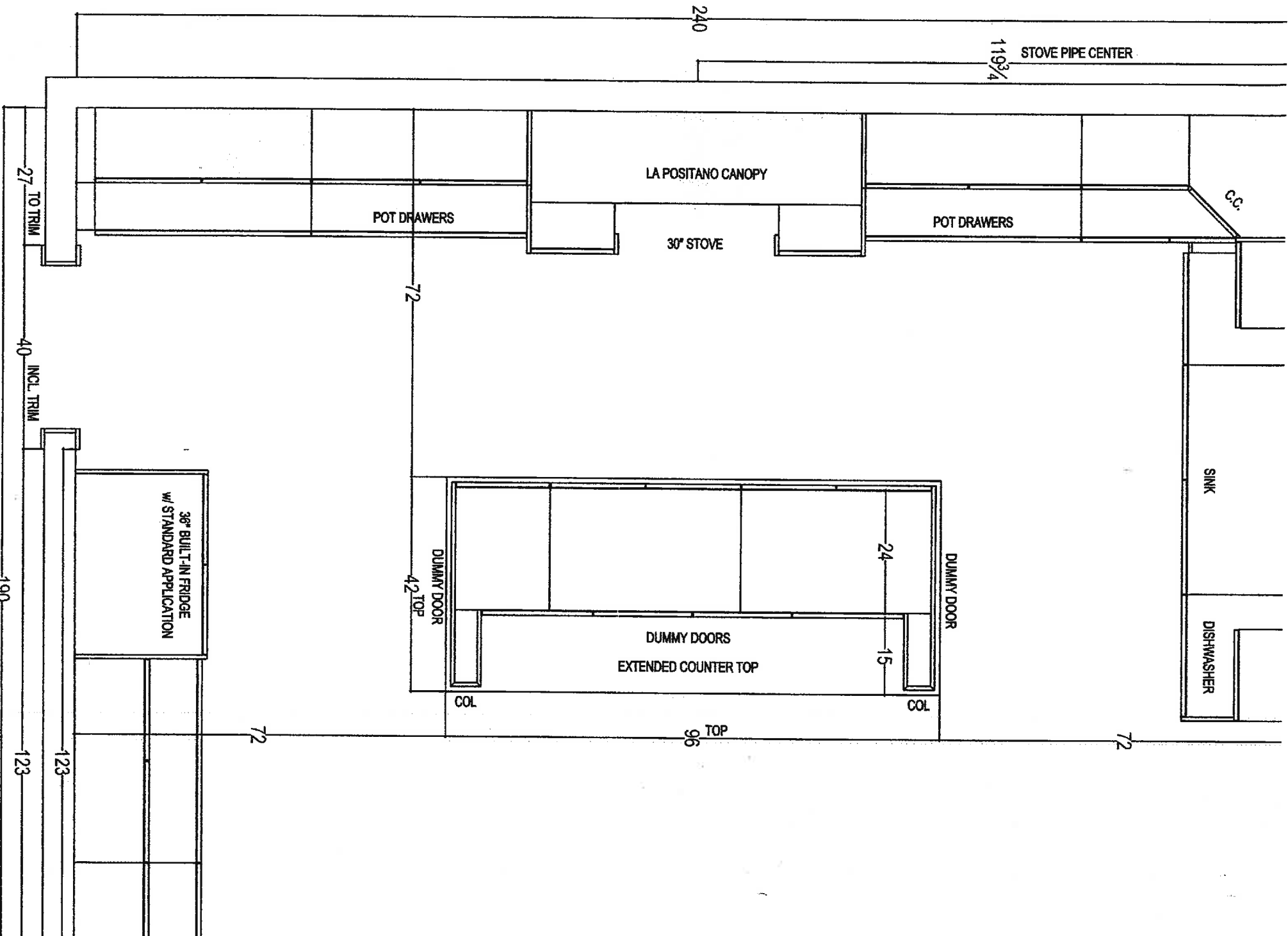
DEPOSIT 1 DATE:	DEPOSIT
DEPOSIT 2 DATE:	DEPOSIT

BALANCE TO BE PAID IN FULL BY DUE DATE: _____ CUSTOMER INITIAL(S): _____

CUSTOMER SIGNATURE: _____ DATE: _____

CUSTOMER SIGNATURE: _____ DATE: _____

SALES REP NAME: Roberta Pugliese QTK AUTHORIZED SIGNATURE: _____



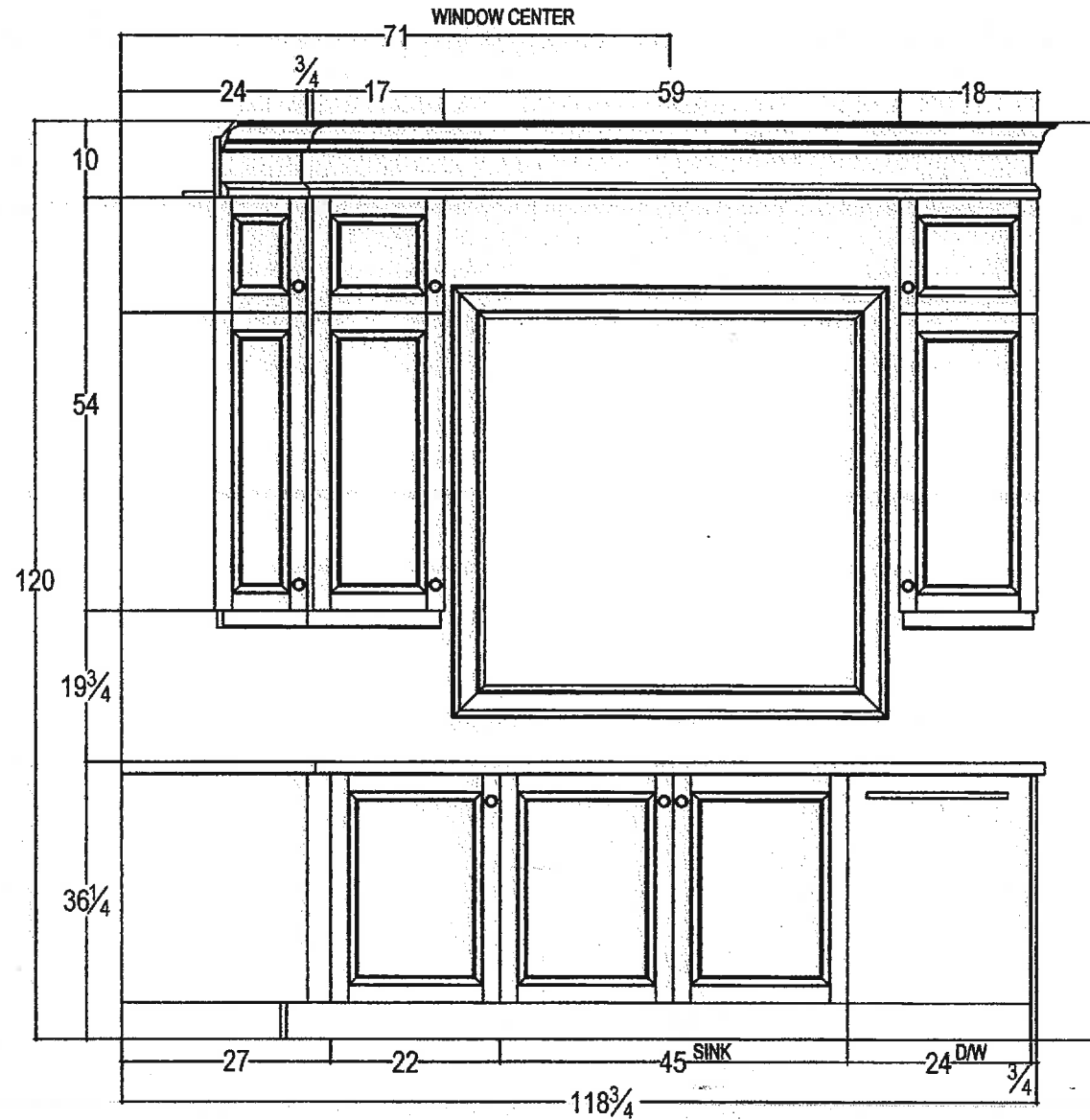
JB

JA



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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 5 SOUTH CASTLES	ROOM: KITCHEN
SITE: CASTLES OF KING CITY	DOOR STYLE: —	DOOR HANDLE: —
PHONE: —	FINISH: —	DRW HANDLE: —
EMAIL: —	SPECIES: —	TOP: NONE



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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 5 SOUTH CASTLES

DOOR STYLE: —

FINISH: —

SPECIES: —

ROOM: KITCHEN

DOOR HANDLE: —

DRW HANDLE: —

TOP: NONE

DRAWN BY: RP

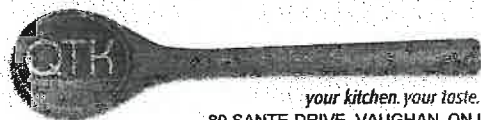
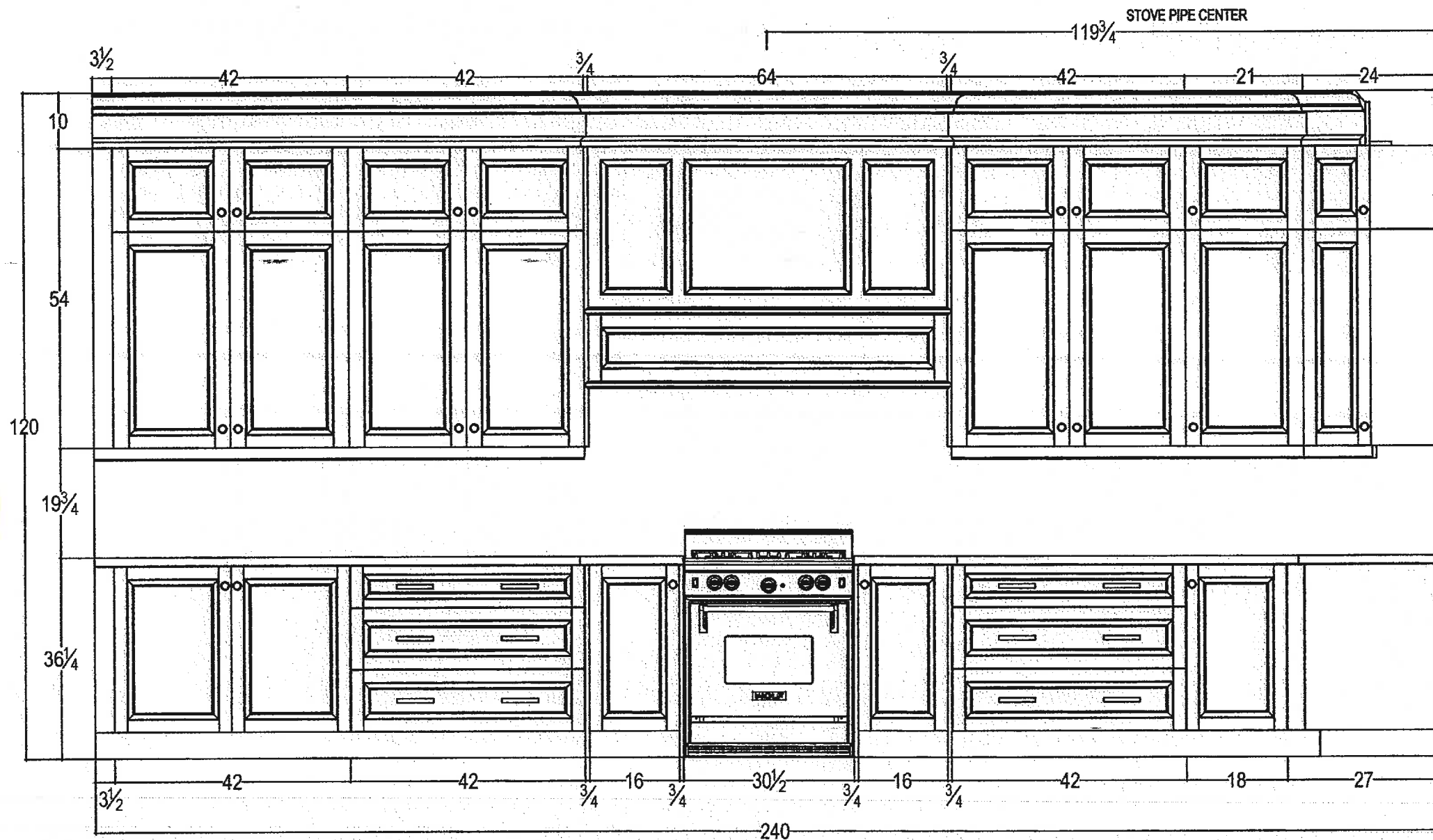
SCALE: $\frac{1}{2}$ " = 1'-0"

DATE: JULY 29, 2016

PAGE: 2/5

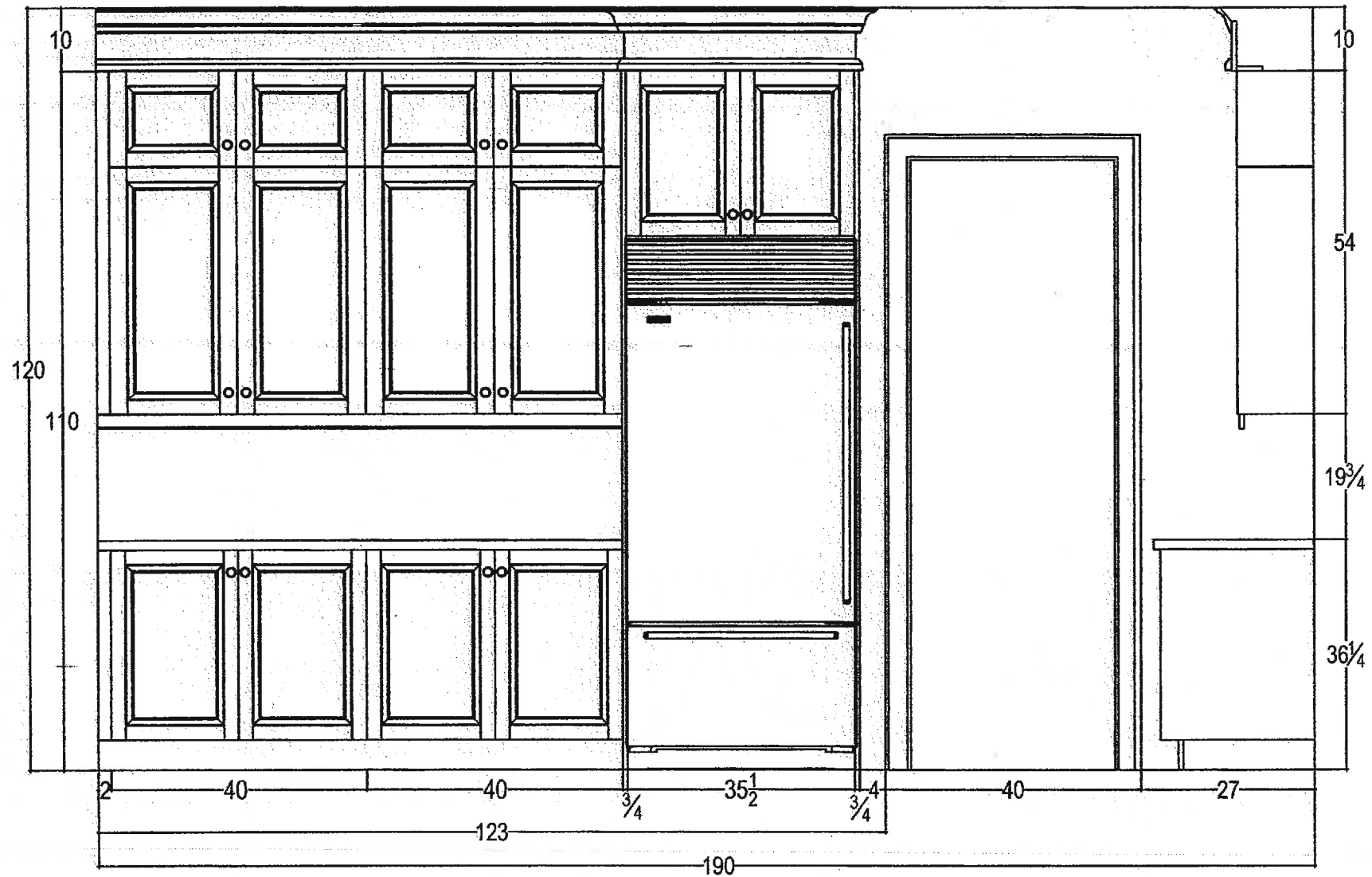
COMMENTS:

SINK WALL ELEVATION



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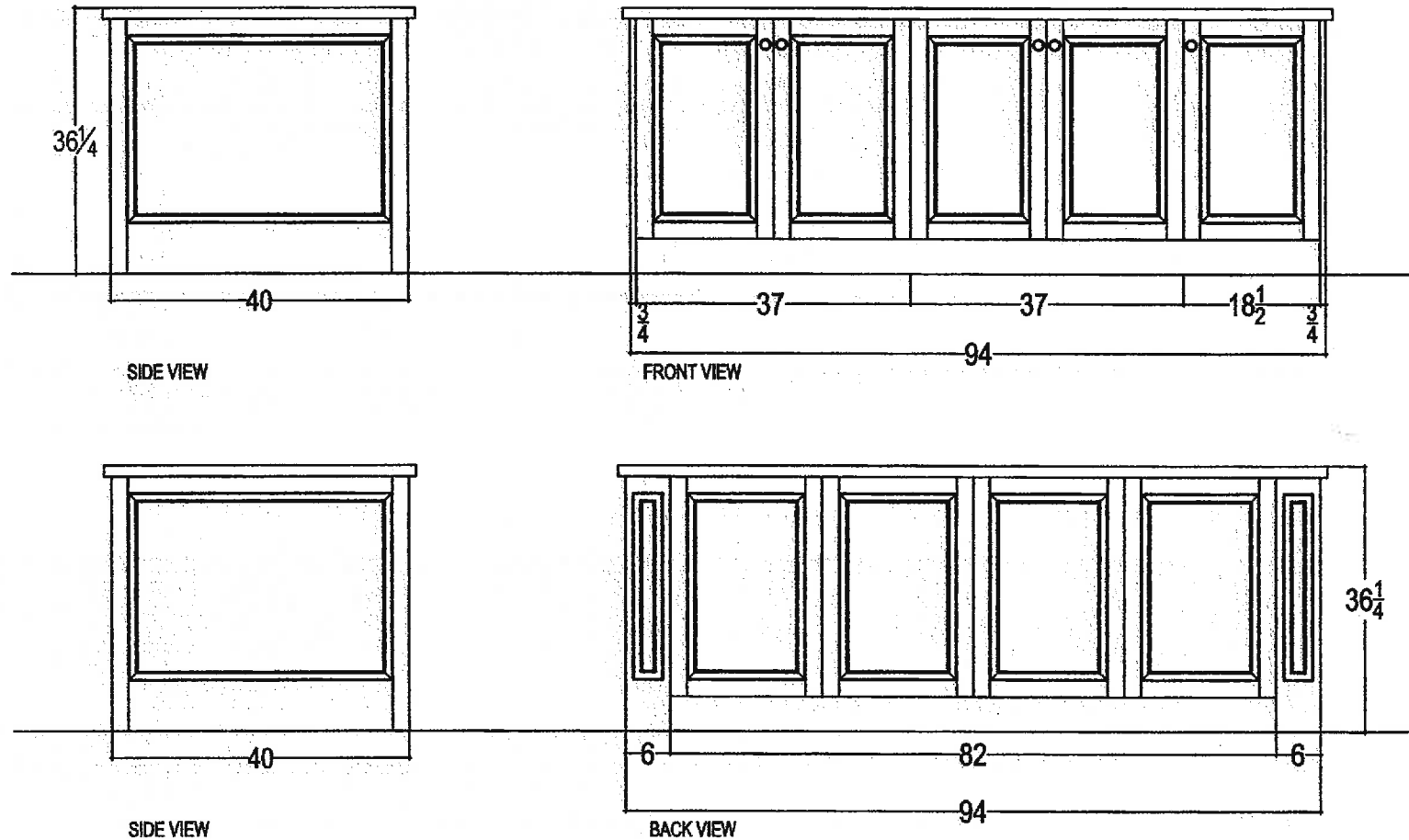
CLIENT: ZANCOR HOMES	JOB NAME: LOT 5 SOUTH CASTLES	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: FRIDGE WALL ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: JULY 29, 2016	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 3/5	



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

CLIENT: ZANCOR HOMES	JOB NAME: LOT 5 SOUTH CASTLES	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: STOVE WALL ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: JULY 29, 2016	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 4/5	

5A 5B

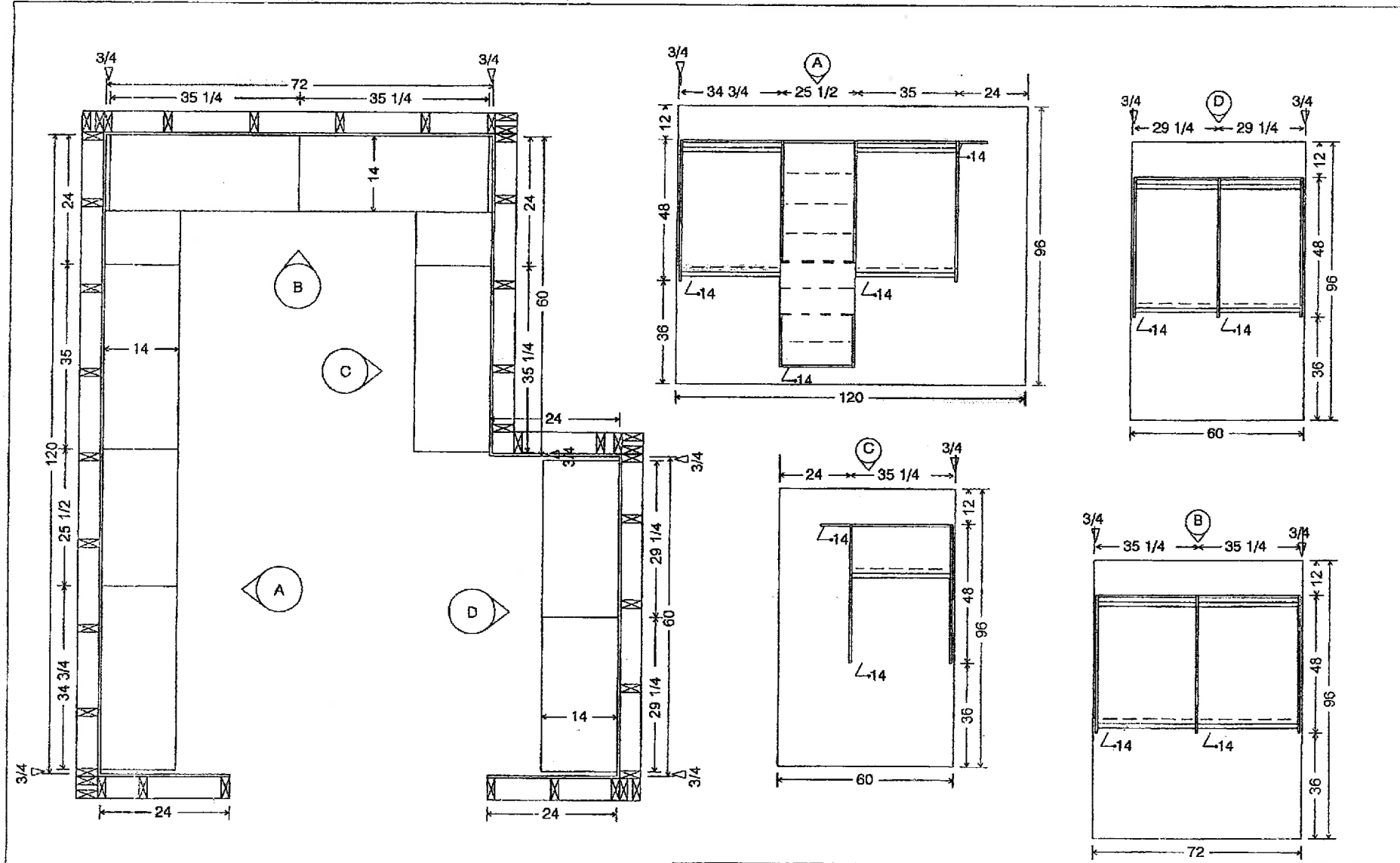


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T: 416.746.1811 F: 905.761.5901

CLIENT: ZANCOR HOMES	JOB NAME: LOT 5 SOUTH CASTLES	ROOM: KITCHEN	DRAWN BY: RP	COMMENTS: ISLAND ELEVATION
SITE: CASTLES OF KING CITY	DOOR STYLE: ____	DOOR HANDLE: ____	SCALE: 1/2" = 1'-0"	
PHONE: ____	FINISH: ____	DRW HANDLE: ____	DATE: JULY 29, 2016	
EMAIL: ____	SPECIES: ____	TOP: NONE	PAGE: 5/5	

AS

CS



KINGCITY 42-8 BALMORAL		
Scale:	Approved by:	Drawn by:
Date:		Revised:
ROYAL COLLECTION - ZANCOR		Drawing number: MASTER



QUALITY KITCHENS

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

AGENT: ZANCOR HOMES

SITE:

ROOM:

JOB NAME

DATE: MAR 16, 2011

LOT #: S SOUTH CKC

MODEL: 42-08

P.O. #:

TOP:

Room:SPA ENSUITE

DOOR STYLE

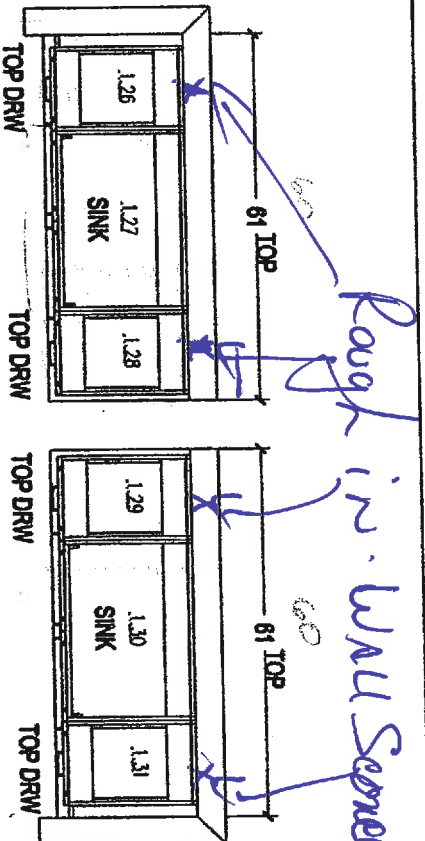
DOOR PANEL

SPECIES

FINISH:

DOOR HANDLE:

DRW HANDLE:



Room:ENSUITE 2

TOP:

DOOR STYLE

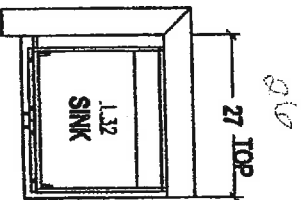
DOOR PANEL

SPECIES

FINISH:

DOOR HANDLE:

DRW HANDLE:



Room:TWIN BATH

TOP:

DOOR STYLE

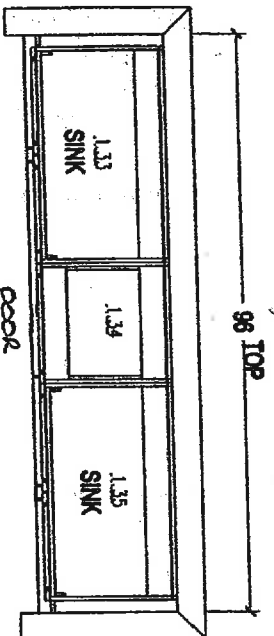
DOOR PANEL

SPECIES

FINISH:

DOOR HANDLE:

DRW HANDLE:



Room:LAUNDRY

TOP:

DOOR STYLE

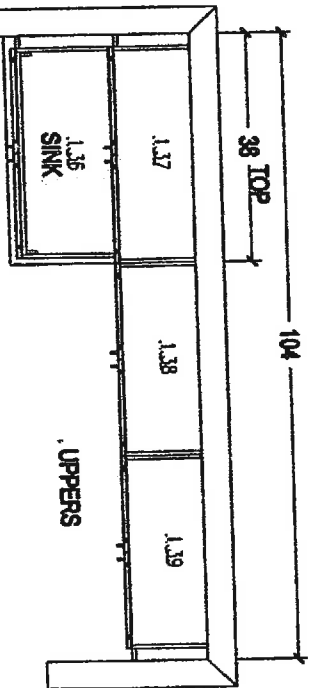
DOOR PANEL

SPECIES

FINISH:

DOOR HANDLE:

DRW HANDLE:



26

19

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-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'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, TARIION and/or the Builder in relation to the matter.

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

SITE Canlis South

LOT 5-S

DATE Aug 10/16