



CONSTRUCTION SUMMARY

PURCHASER- *MICHA STOPOVICH / BONNIE ARSENIS*

The Villages in Stayner - Zancor Homes (Stayner) Limited

TEL *7054300172*

LOT / PHASE	HOUSE TYPE	PRINT DATE
39 / 2	<i>50-02 (B)</i>	22-Oct-18

Ref#	Quantity	Description	Approved	Notes
6333	BONUS	3 pce stainless steel appliances with white top load washer and dryer Stainless steel under cabinet hood fan Decor Dollars *As per schedule E in APS	22Oct18	
6334	CORNER CONDITTON **As per schedule E in APS		22Oct18	
6335	WALK OUT BASEMENT WITH DECK, NO STAIRS **As per schedule E in APS		22Oct18	
6336	KITCHEN - UPGRADE 1 CABINETS		22Oct18	
6337	KITCHEN - DEEP UPPERS WITH GABLES ✓ CROWN MOULDING TO MATCH ✓ POT DRAWERS **RELOCATE STANDARD BANK ✓		22Oct18	
6338	FRAMELESS GLASS SHOWER IN MASTER ENSUITE ✓		22Oct18	
6339	OAK STAIRS IN LIEU OF CARPET GRADE ✓		22Oct18	
6340	OPEN WALL AT DINING ROOM AND INSTALL RAILING (OPTION ON PLAN) ✓		22Oct18	
6341	RAILINGS - UPGRADE TO METAL **SINGLE COLLAR WITH ALT PLAIN ✓		22Oct18	
6342	HARDWOOD - IN DINING ROOM IN LIEU OF LAMINATE IN FAMILY ROOM IN LIEU OF LAMINATE IN MASTER BEDROOM IN LIEU OF CARPET ✓ IN BEDROOM 2 IN LIEU OF CARPET IN BASEMENT FOYER AND BEDROOM IN LIEU OF CARPET		22Oct18	
6343	COUNTERTOP - STONE UPGRADE IN KITCHEN (UPG 4) *INCLUDES UNDERMOUNT SINK ✓ IN MASTER ENSUITE (UPG 1) *INCLUDES OVAL UNDERMOUNT SINK ✓ IN MAIN BATH (UPG 1) *INCLUDES OVAL UNDERMOUNT SINK ✓ IN BASEMENT BATH (UPG 1) *INCLUDE OVAL UNDERMOUNT SINK ✓		22Oct18	
6344	MASTER ENSUITE - UPGRADE 1 CABINETS ✓		22Oct18	
6345	MAIN & MASTER BATH - UPGRADE 1 CABINETS ✓		22Oct18	
6346	INTERIOR DOOR HANDLES - UPGRADE TO THE WAVE, PEWTER ✓		22Oct18	
6347	TRIM - UPGRADE (1) CASINGS AND BASEBOARD - STEP STYLE ✓		22Oct18	
6348	STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE ✓		22Oct18	
6349	KITCHEN BACKSPLASH - UPGRADE 5 ✓		22Oct18	
6350	PLUMBING - MOEN GENTA 24 INCH TOWEL BAR AND PAPER HOLDER FOR ALL BATHROOMS ✓		22Oct18	
6351	PLUMBING 0 UPGRADE SINK FAUCETS IN ALL BATHROOMS TO RIZON CHROME, SINGLE LEVER ✓		22Oct18	
6352	PLUMBING - MASTER ENSUITE UPGRADE SHOWER FAUCETS AND TUB FAUCET TO THE ROZON CHROME TRIM ✓		22Oct18	
6353	SMOOTH CEILINGS THROUGHOUT ✓		22Oct18	
6354	PLUMBING - KITCHEN UPGRADE FAUCET TO MOEN ARBOR SRS FINISH ✓		22Oct18	



CONSTRUCTION SUMMARY

PURCHASER: **DIANA STEPHENSON BOYLE NELSON**

The Villages in Stayner - Zancor Homes (Stayner) Limited

TEL: **7054306172**

LOT / PHASE	HOUSE TYPE	PRINT DATE
39 / 2	50-02 (B)	22-Oct-18

Ref#	Quantity - Description	Approved	Notes
6355	ELECTRICAL - 2 EXTERIOR POTLIGHTS AS PER SKETCH	22Oct18	
6356	ELECTRICAL - 6 LED POTLIGHTS IN FAMILY ROOM AS PER SEKTCH **STD TO REMAIN ON SEPARATE SWITCH	22Oct18	
6357	ELECTRICAL - 3 LED POTLIGHTS IN KITCHEN AS PER SKETCH **STD TO REMAIN ON SEP SWITCH ABOVE ISLAND	22Oct18	
6358	WATERLINE TO FRIDGE	22Oct18	

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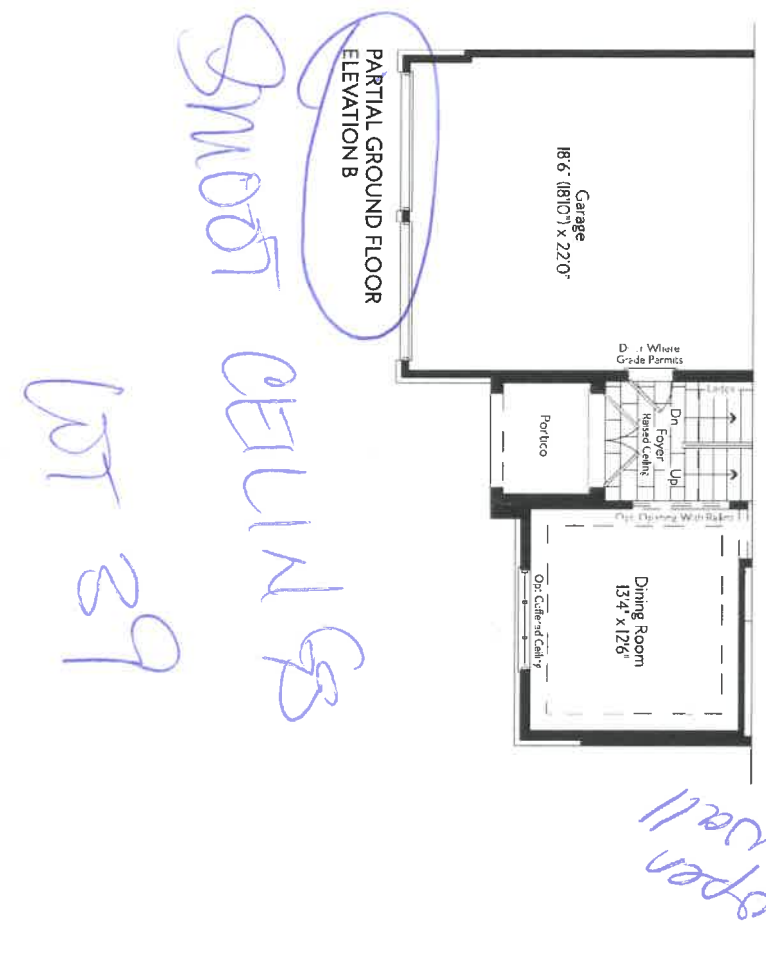
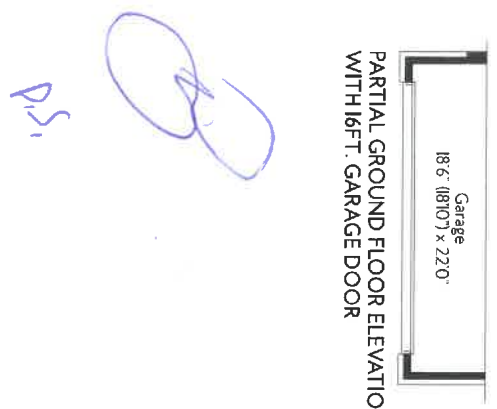
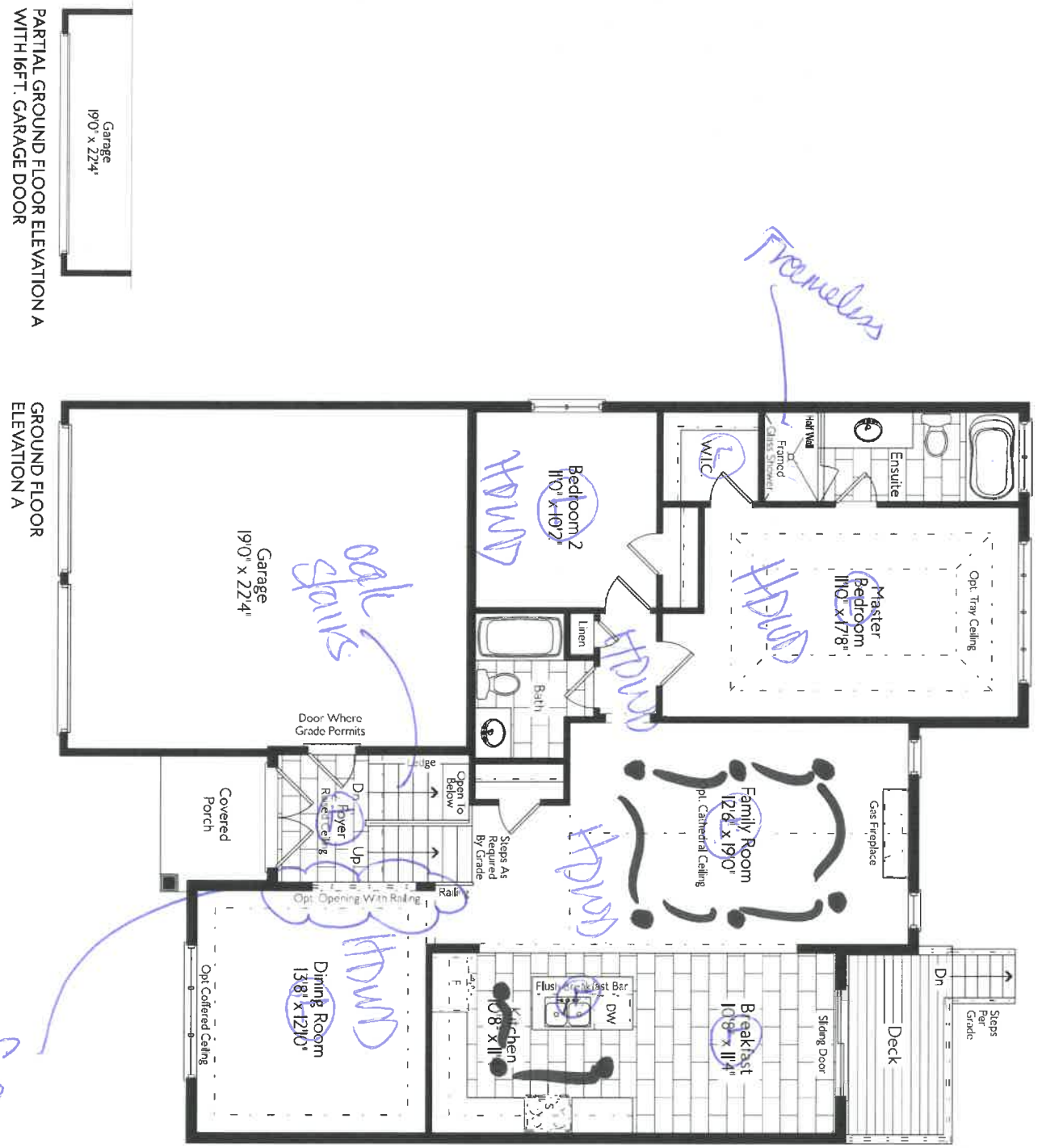
ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	CAMBRIDGE MDF - GLACIER (1)	H800BC	BIANCO ANTICO GRANITE			
Island	CAMBRIDGE MDF - GLACIER (1)	H800BC	BIANCO ANTICO GRANITE			
Master Ensuite	CAMBRIDGE MDF - FOG GREY (1)	H500C	BIANCO CARRARA MARBLE			
Main	CAMBRIDGE MDF - STONE GREY (1)	H500C	KSTONE STONE A3093			
Basement Bath	CAMBRIDGE MDF - STONE GREY (1)	H500C	KSTONE STONE A3093			
TILES				INSERTS	THRESHOLDS	
Kitchen Floor	CALCATTÀ GRIS 20 X 20					
Breakfast Floor	CALCATTÀ GRIS 20 X 20					
Kitchen Bk.Splash	ICEBURG MARBLE (5)					
Main Foyer	CALCATTÀ GRIS 20 X 20					
Basement Foyer	HARDWOOD					
Mstr Ensuite Floor	CALCATTÀ GRIS 20 X 20					
Master Shower Floor	UNIWALL WHITE 8 X 10 **HORIZONTAL INSTALL					
Mstr Ensuite Shower Jamb	WHITE 2 X 2					
Main Bath Floor	BIANCO CARRARA					
Main Bath Tub Wall	CALCATTÀ GRIS 20 X 20					
Basement Ensuite Floor	UNIWALL TENDER GREY 8 X 10 **HORIZONTAL INSTALL					
Basement Ensuite Wall	CALCATTÀ GRIS 20 X 20					
UNIWALL TENDER GREY 8 X 10 **HORIZONTAL INSTALL						
HARDWOOD / CARPET						
Living Room			N/A			
Dining Room	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
Family			N/A			
Kitchen *(Waiver)			N/A			
Main Foyer *(Waiver)			N/A			
Main Hall	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
Upper Hall	N/A					
Master Bedroom	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
Bedroom 2	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
Bedroom 3 BASEMENT	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
Basement Foyer	MIRAGE ADMIRATION COLLECTION - GRAPHITE 3-5/16					
UNDERPAD			N/A			
STAIRS	UPGRADE TO OAK					
FIREPLACES						
LOCATION	FAMILY ROOM		MANTLE	NF8		
INSERT & SURROUND	N/A		HEARTH	N/A		
MIRRORS & ACCESSORIES		PLASTER MOULDING				
Mirrors	YES	Crown Moulding	N/A			
Bathroom Accessories	UPGRADE	Location	N/A			
Purchaser has reviewed the colour chart			site/lot			
FOR TRADE USE			STAYNER	39		
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 1 OF 2 **			Purchaser Initial	Vendor		

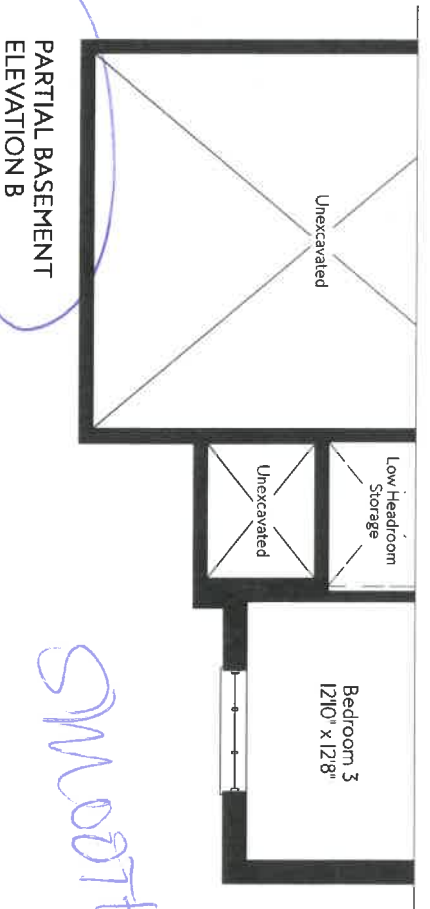
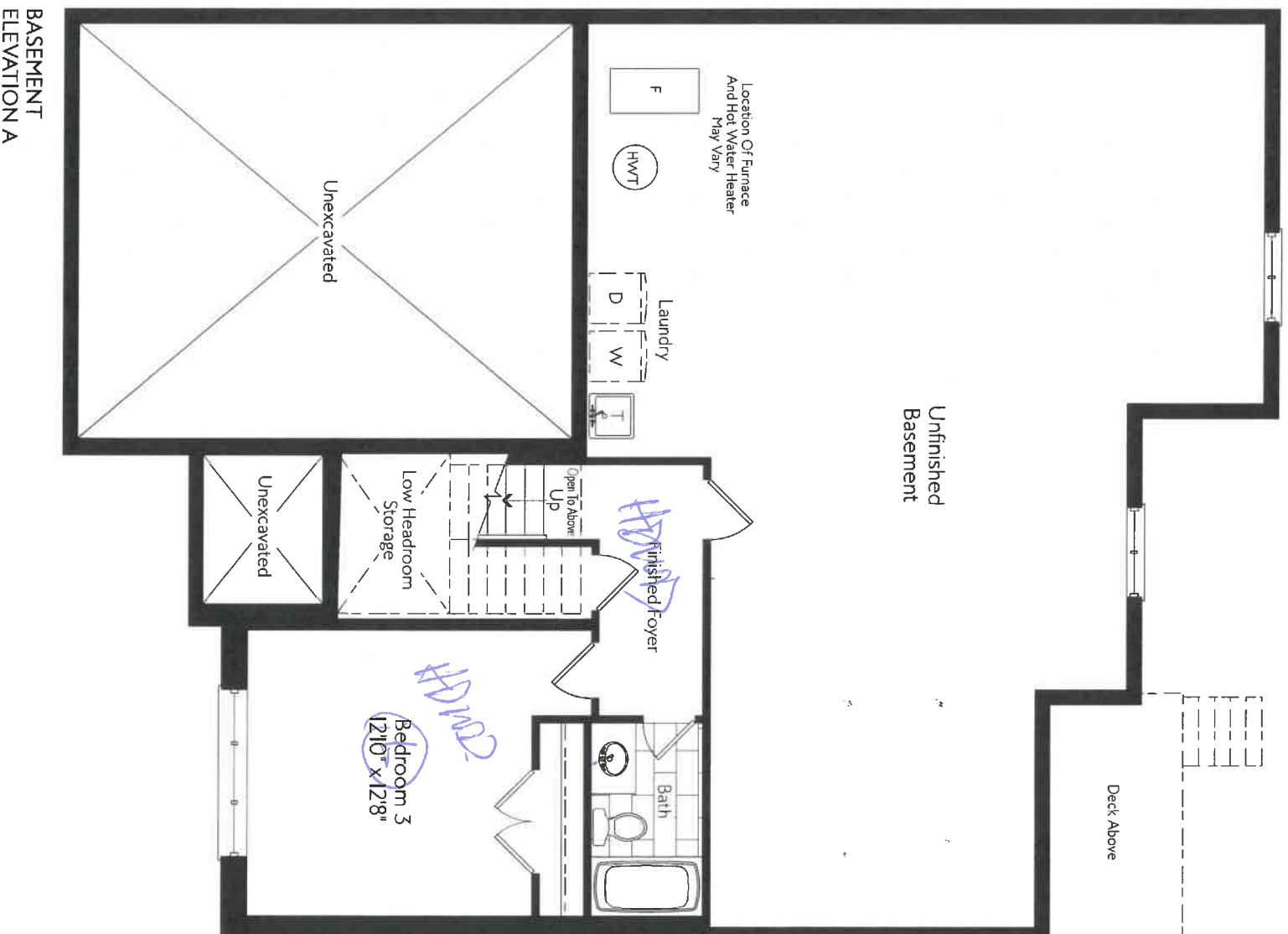
ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN				
Stairs (Carpet or Oak):		UPGRADE TO OAK		
Stain:		STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		
Main to 2nd Railing Details:		N/A		
Main to Basement Railing Details:		METAL - SINGLE COLLAR WITH ALT PLAIN, GROOVED HANDRAIL, SQUARE POST		
TRIM				
Casing/Baseboards		UPGRADE 1 - STEP		
Interior Doors		STANDARD		
Interior Door Hardware		UPGRADE - THE WAVE, PEWTER		
Exterior Door Hardware		STANDARD		
PAINT				
Kitchen/Breakfast		WARM GREY		
PLUMBING- UPGRADES TO BE DETAILED ON PES				
	FIXTURES	FAUCETS	NOTES	
Kitchen	UPGRADE	UPGRADE		
Master Ensuite	UPGRADE	UPGRADE		
Main	UPGRADE	UPGRADE		
BASEMENT	UPGRADE	UPGRADE		
Other				
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES				
Appliance Package received in 'Schedule E'				
		YES / NO Package Name:		
	UPG (SEE PES)	DECLINED	NOTES	
GAS LINE	NO			
WATERLINE to Fridge	YES			
Hood Fan Venting SIZE	6 INCH			
ELECTRICAL for Built-in Oven	NO			
ELECTRICAL for Built-in Micro / OTR	NO			
ELECTRICAL for Gas Stove / Cooktop	NO			
ELECTRICAL for Bar Fridge	NO			
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			P.S.	
			P.S.	
			P.S.	
			P.S.	
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:	STAYNER	LOT: 39		
PURCHASER(S):	DYLAN SHOREMAN & BONNIE NELSONS			
HOME #/CELL #	705-430-0172			
EMAIL:	DSHOREMAN@GMAIL.COM			
DÉCOR NOTES		Purchaser Signature Date Oct 19/18		
FOR TRADE USE		Purchaser Signature Date Oct 19/18		
Any upgrades in the colour chart must be accompanied with a PES.		DÉcor Consultant Signature Date Oct 19/18		
It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.		Vendor Signature Date Oct 19/18		
*** PAGE 2 OF 2 ***				

THE GEORGIAN 50-02



THE GEORGIAN 50-02



SMOOTH CELLS

20

15

THE GEORGIAN 50-02

Elevation A & B 1810 Sq.Ft.

Includes 363 Sq.Ft. Finished Basement



ELEVATION B

All renderings are Artist's conceptions only.

Q

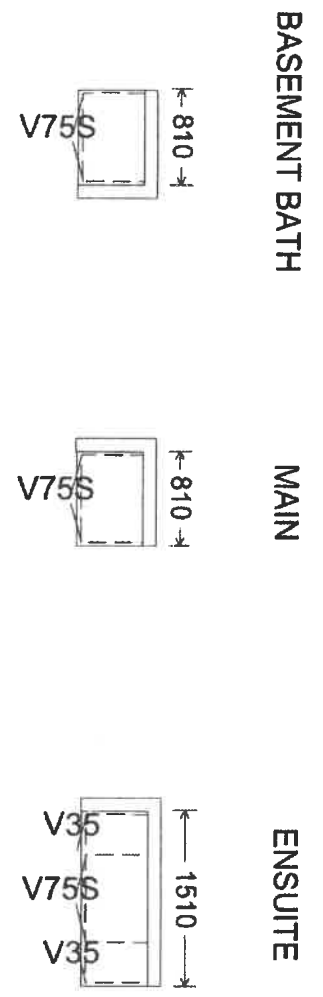
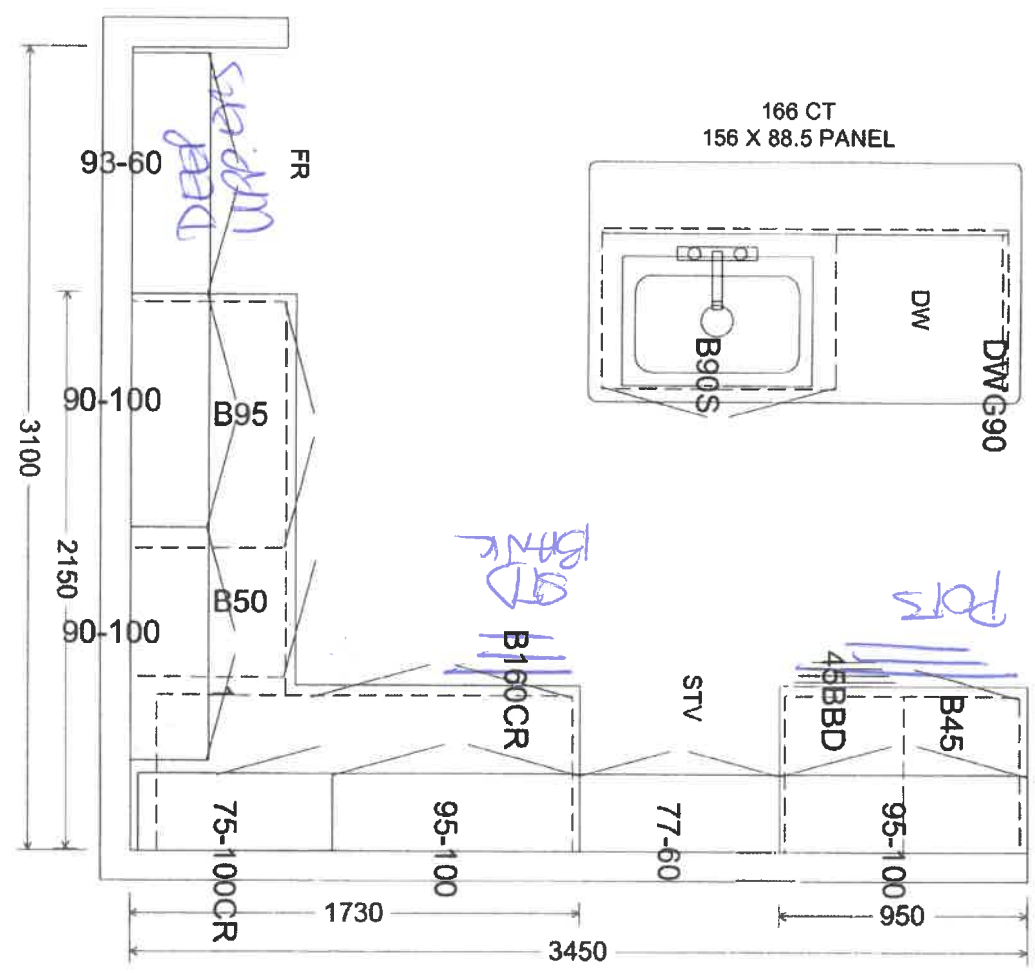
2 pds

get 25

P.S.1

NEW IMAGE KITCHENS inc			
Scale	Approved by	Drawn by	YANCE
Date: 2/12/18		Reviewed	
ZANCOR HOMES			
STAYNER 50-2			Drawing number

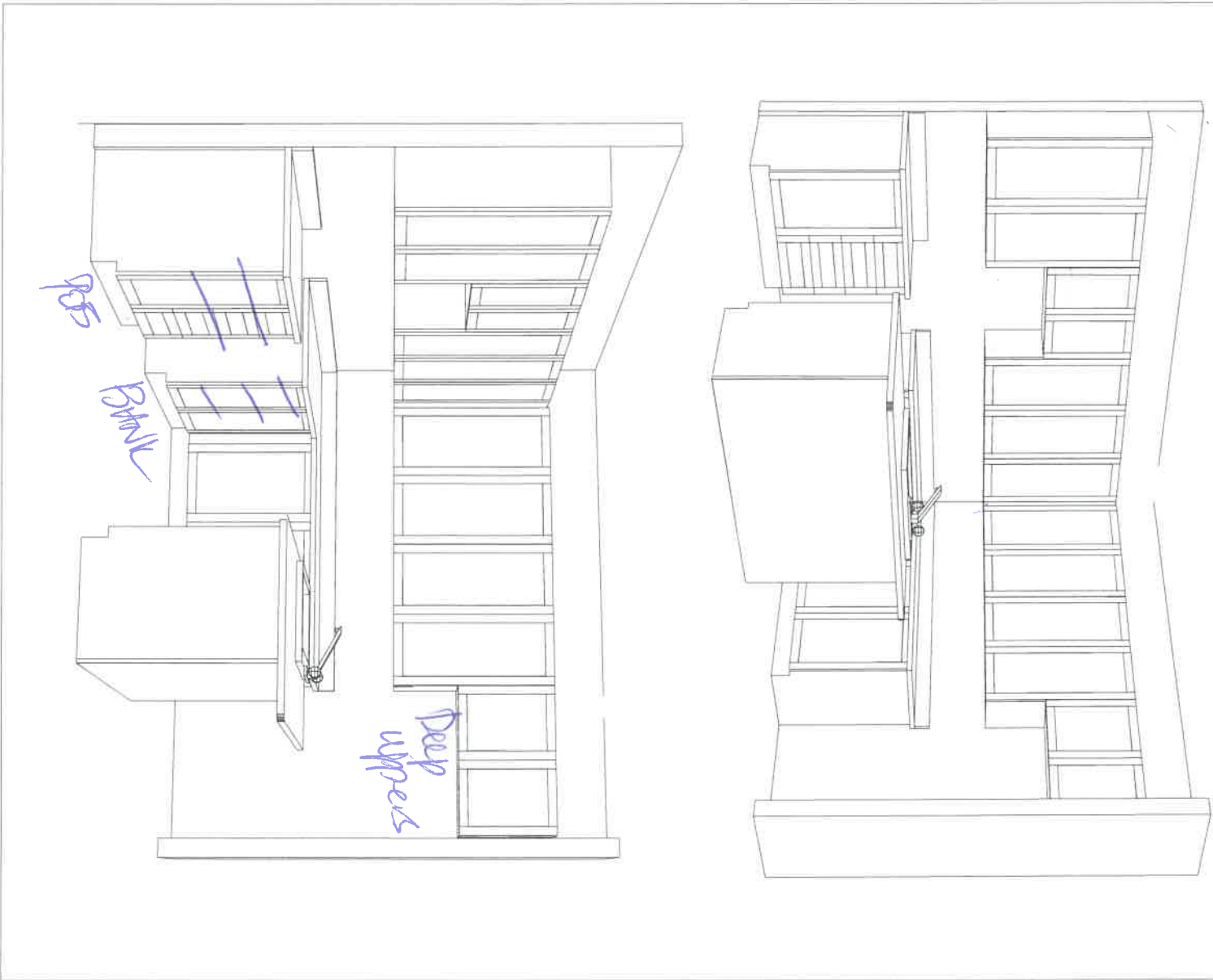
CROWN



Q.S.

lot 39

NEW IMAGE KITCHENS INC			
Scale:	Approved by:	Drawn by:	VINCE
Date: 2/12/16		Reviewed:	
ZANCOR HOMES			
STAYNER 50-2			Drawing number:



P.S.

Lot 39

Grand



APPLIANCE ACKNOWLEDGEMENT

Wayne 905303 6909
Coast Appliances

- ▶ NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
- ▶ It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance where it exceeds the standard openings. Zancor Homes will not be responsible for appliances not fitting due to late changes.
- ▶ 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.
- ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

STANDARD OPENINGS ACCEPTED BY PURCHASER:

HOMEOWNER SIGNATURE

- Fridge** ▶ 36" (+/-) x 74" (+/-)
**Space above the fridge is required due to proper air flow
- Stove** ▶ 30"
- Dishwasher** ▶ 24"
- Hood Fan Opening** ▶ 30"
- Hood fan Vent** ▶ 6"

Appliance Specs are DUE (if not received during appointment)
2 WEEKS FROM SIGNED DATE ABOVE
Specs that require changes/modifications after this date will not be accepted

UPGRADE APPLIANCE OPENING REQUIREMENTS:

HOMEOWNER SIGNATURE

- FRIDGE**
- ☐ Built-In
- ☐ Paneled / Integrated
- ☐ Flush Inset
- ☐ Water Line Required

- RANGE**
- ☐ 36"
- ☐ 48"
- ☐ Gas
- ☐ Induction
- ☐ Cooktop (Apron front)
- ☐ Cooktop (Dropin)
- **Cut-out charge required for cooktop

- HOOD FAN & VENT**
- ☒ Under Cabinet
- ☐ Chimney (centre vent)
- ☐ Insert / Liner
- ☒ 6 Inch
- ☐ 8 Inch
- ☐ 10 Inch

- WALL OVEN & MICRO**
- ☐ Single Oven
- ☐ Double Oven
- ☐ Steam Oven
- ☐ Warming Drawer
- ☐ Over the Range Microwave
- ☐ Built-in Microwave (*trim kit required)

DATE Oct 19/18 SITE Stuiver LOT 39

** Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.
It is the responsibility of the trades to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation. **

INTERIOR FINISHES ACKNOWLEDGEMENT / 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.

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.**

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 tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections 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 / LAMINATE FLOORING: Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, 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 / LAMINATE 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

LOT

DATE



WAIVER FORM GARAGE MAN DOOR (GMD)

LOT # / SITE:

LOT 39 – STAYNER (55)

DATE:

Oct 19/18

HOMEOWNER(S):

Shirley/Nelsons

I/We the purchaser/s for the above-mentioned property understand that the installation of a garage man door is determined from the final siting / elevations that are established from site plan engineering. The garage man door indicated on the floor plan for your lot will be installed only if grade permits. Should grade not permit, the following choices will be made available as an alternative solution.



Garage man door confirmed and will be installed (as per final siting). Preliminary

It is now confirmed that installation of garage man door is **NOT POSSIBLE** due to grade. Please select one of the following (2) options:



Option 1 > Purchaser accepts the garage man door is not possible and will not be installed. Purchaser(s) will be issued a credit of **\$400** on closing.



Option 2 > Door, hardware, electrical etc...will be installed. A railing/guard will be installed across the door opening with no steps or deck to grade. It will be the purchaser(s) responsibility to have steps and deck installed after closing. The purchaser(s) are aware that installation of deck/steps may encroach into the garage obstructing parking of a vehicle.

I/We take full responsibility for the installation of the stairs and/or deck that is required to accommodate a garage man door and agree to waive any claims against the vendor or trades in relation to this matter. I/We understand that any work and/or damage done by the purchaser(s) trades/contractors hired is not warrantable under the Builder or covered by TARIION.

I/We hereby release and forever discharge Zancor Homes Ltd., any affiliated companies and all its directors, officers, servants, employees, agents, TARIION, City and the Town from any and all damages, loss or injury however arising, which we may have hereafter with reference to the above.

I/We read and understand the above terms and conditions.

Dated at 14th this 19 day of Oct, 2018

Purchaser

Witness

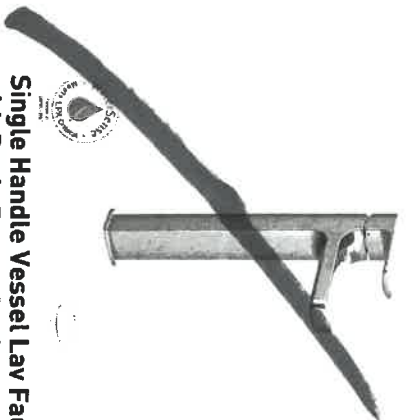
Purchaser

Witness

Rizon™

Traditional | Transitional | Modern

Polished smooth with clean, horizontal lines, the Rizon collection features a modern style with simple edges and soft curves.



Single Handle Vessel Lav Faucet
with Push-Button Drain
without Overflow ±

Model 6911 / 140780

Chrome ~~\$637.50~~
Other - ~~\$591.40~~



Single Handle
Lav Faucet
with Lift Rod Drain -

Model 6900

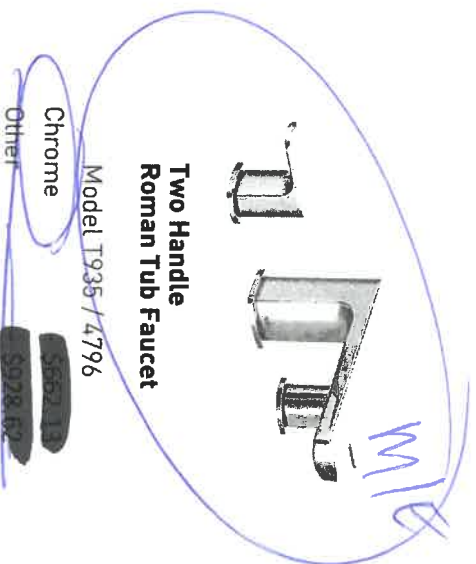
Chrome ~~\$370.50~~
Other ~~\$325.91~~



Two Handle Adjustable Widespread
(8" - 16") Lav Faucet
with Lift Rod Drain

Model T6920 / 69000

Chrome ~~\$481.67~~
Other ~~\$449.60~~



Two Handle
Roman Tub Faucet

Model T935 / 4796

Chrome ~~\$567.13~~
Other ~~\$528.62~~



Two Handle Roman Tub Faucet
with Hand Shower

Model T936 / 9796

Chrome ~~\$1176.61~~
Other - ~~\$1,506.01~~

••••• Tub Drain Half Kits Available**
Chrome ~~\$73.29~~
Other ~~\$181.93~~

••••• Tub Drain Half Kits Available**
Chrome ~~\$73.29~~
Other - ~~\$181.93~~

FINISH OPTIONS:



C BN

To order, combine the model number with one of these finish letter(s):
LifeShine® Brushed Nickel (BN).

To order Chrome (C) model, use model number only.

- Deckplate sold separately - 165006 series ± Single hole installation only
** T90331 / 140680

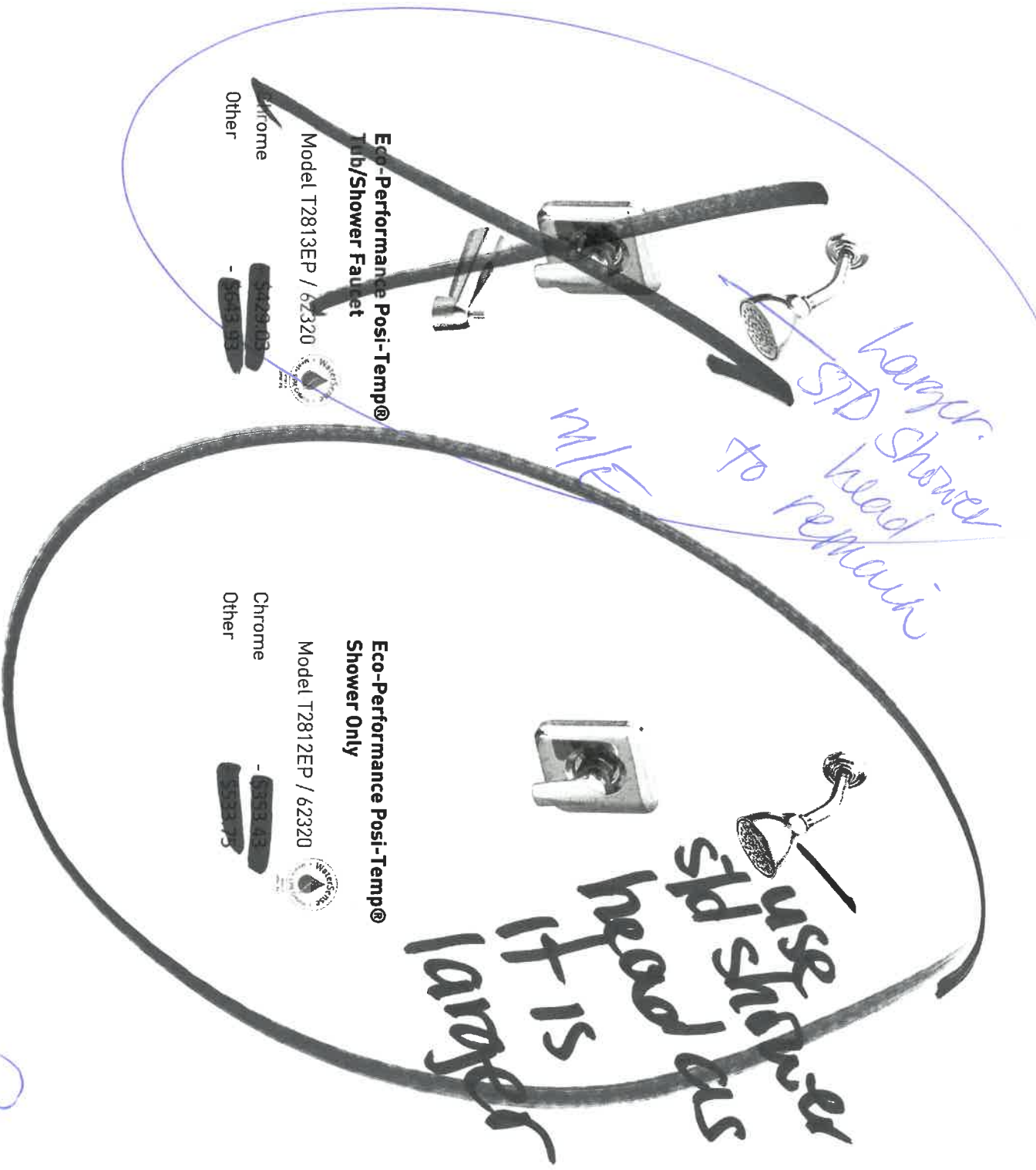
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P.S.

Rizon™

Traditional | Transitional | Modern

Polished smooth with clean, horizontal lines, the Rizon collection features a modern style with simple edges and soft curves.



Eco-Performance Posi-Temp®
Tub/Shower Faucet

Model T2813EP / 62320

Chrome - 6028-03
Other - 6013-03

Eco-Performance Posi-Temp®
Shower Only

Model T2812EP / 62320

Chrome - 6028-03
Other - 6013-03

FINISH OPTIONS:




To order, combine the model number with one of these finish letter(s):
LifeShine® Brushed Nickel (BN).
To order Chrome (C) model, use model number only.

6439

P.S.


Method™

Traditional | Transitional | Modern




Toilet Tank Lever
Model YB2401

Chrome - \$36.01
Other - \$41.81



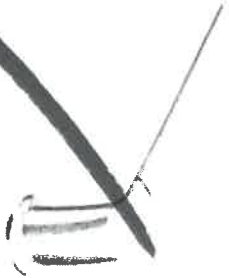
Double Robe Hook
Model YB2403

Chrome - \$24.11
Other - \$26.75




Pivoting Paper Holder
Model YB2408

Chrome - \$22.55
Other - \$26.47




18" Towel Bar
Model YB2418

Chrome - \$54.93
Other - \$60.09



24" Towel Bar
Model YB2424

Chrome - \$60.24
Other - \$67.79



9" Towel Bar
Model YB2486

Chrome - \$46.66
Other - \$52.71



FINISH OPTIONS:



To order, combine the model number with one of these finish letter(s):
Chrome (CH), Lifeshine® Brushed Nickel (BN).

6439
P.S.