

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2020-10-30 / 9:25 AM / Page 1 of 1

Site: INNISFIL
Lot: 32W
Model: BREAKER 50-05 (B)
Purchaser: EVELYN TEMIDAYO OPASINA & OLADAPO KAYODE OPASI
Phone/Email: 416-876-7403 / 647-745-9999



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE WASHER & DRYER		INCLUDED IN APS
BONUS PACKAGE: STAINLESS STEEL HOOD FAN		INCLUDED IN APS
STRUCTURALS		
#1 8 FOOT HIGH INTERIOR DOORS (X10) ON MAIN FLOOR		JUNE 5 2020
#2 BASEMENT WINDOWS - INCREASE TO BE 30 X 24 (X3)		JUNE 5 2020
#3 FRAMELESS GLASS SHOWER IN MASTER ENSUITE		JUNE 5 2020
#4 ENSUITE 4 - FRAMED GLASS SHOWER IN LIEU OF TUB, INCLUDES SHOWER POTLIGHT		JUNE 5 2020
COLOURS		
#1 KITCHEN - UPGRADE 2 COUNTERTOP		SEPT 23 2020
#2 KITCHEN - FRIDGE ENCLOSURE (DEEP UPPERS)		SEPT 23 2020
#3 TILES - KITCHEN BREAKFAST - UPGRADE 1		SEPT 23 2020
#4 TILES - FOYER - UPGRADE 6 (24 X 24)		SEPT 23 2020
#5 TILES - POWDER ROOM - UPGRADE 1		SEPT 23 2020
#6 HARDWOOD - UPGRADE 1 ON MAIN FLOOR IN LIEU OF STANDARD		SEPT 23 2020
#7 STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		SEPT 23 2020
#8 KITCHEN - DELETE CABINET ABOVE STOVE FOR FUTURE CHIMNEY HOOD FAN **CENTRE VENT		SEPT 23 2020
#9 N/A		SEPT 23 2020
#10 MASTER ENSUITE - TILES - UPGRADE 1 FLOOR TILES ON FLOOR AND SHOWER WALL		SEPT 23 2020
#11 MASTER ENSUITE - UPGRADE TO STONE COUNTERTOP **INCLUDES OVAL UNDERMOUNT SINKS		SEPT 23 2020
#12 MASTER ENSUITE - TILES - SHOWER FLOOR TILE TO PORCELAIN		SEPT 23 2020
#13 N/A		SEPT 23 2020
#14 N/A		SEPT 23 2020
#15 WATERLINE TO FRIDGE		SEPT 23 2020
#16 N/A		SEPT 23 2020
#17 MASTER ENSUITE - ADD BANK OF DRAWER BETWEEN SINKS		SEPT 23 2020
#18 N/A		SEPT 23 2020

ZANCOR HOMES COLOUR CHART

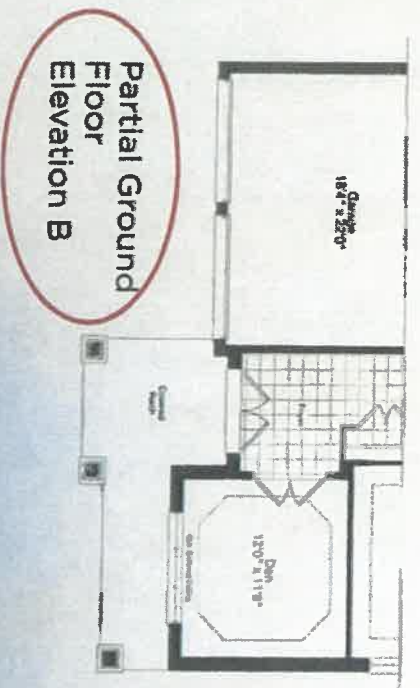
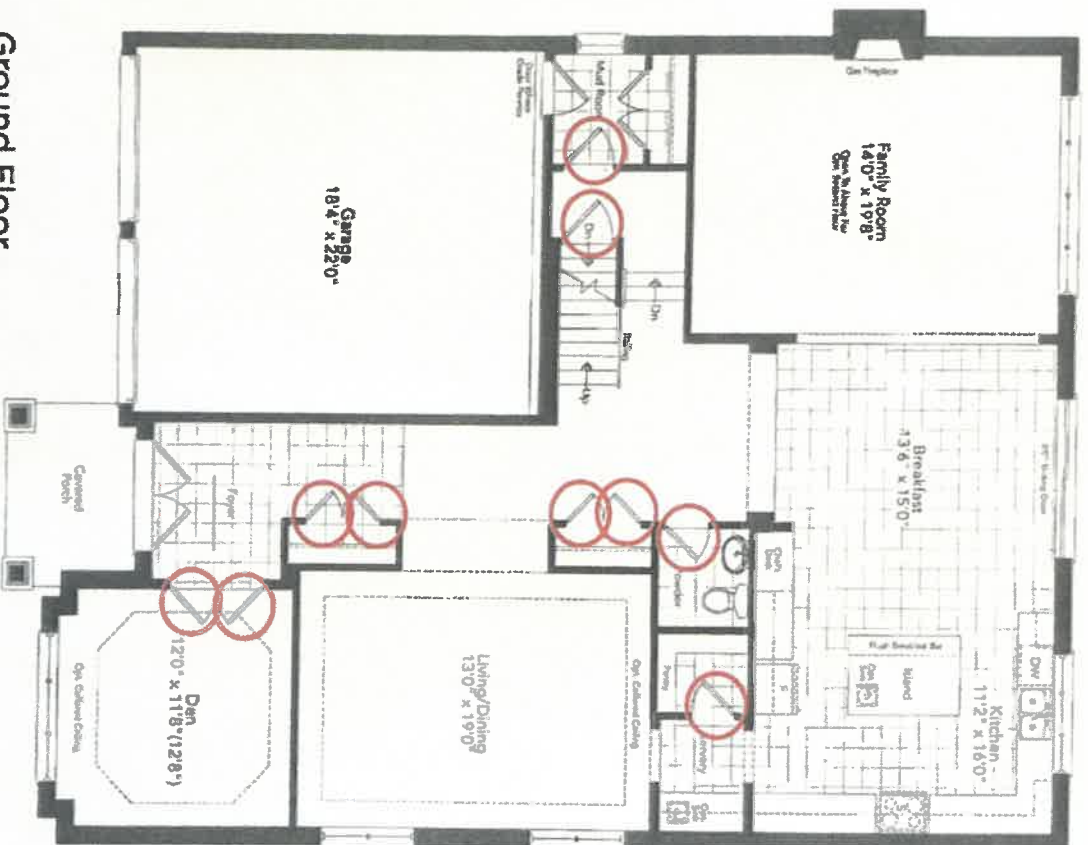
CABINETRY / COUNTERTOPS				
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE
Kitchen	400 SERIES PVC - WHITE	H500C	EMERSTONE CARRARA WHITE (2)	
Island	400 SERIES PVC - WHITE	H500C	EMERSTONE CARRARA WHITE (2)	
Powder Room	PEDESTAL SINK			
Master Ensuite	SIERRA PVC - WHITE	H500C	BIANCO LUNA MARBLE (1)	
Ensuite 2/3	SIERRA PVC - WHITE	H500C	1886K-07 COTE D'AZUR	
Ensuite 4	SIERRA PVC - WHITE	H500C	1886K-07 COTE D'AZUR	
Laundry				
TILES				
Main Foyer	TIMELESS WHITE POLISHED 24 X 24 (6)			
Powder Room	NEW BYZANTINE ASSURO 12 X 24 (1) *STACKED			
Mud Room	MELINA ICE 13 X 13			
Kitchen	NEW BYZANTINE ASSURO 12 X 24 (1) *STACKED			
Breakfast	NEW BYZANTINE ASSURO 12 X 24 (1) *STACKED			
Kitchen Bk.Splash				
Laundry	KEATON ICE 13 X 13			
Metr Ensuite Floor	LIVORNO 18 X 18 (1)			
Master Shower Floor	LIVORNO 18 X 18 (1)			
Master Shower JAMB	VOLKAS WHITE POLISHED 2 X 2			
Ensuite 2/3 Floor	BIANCO CARRARA			
Ensuite 2/3 Tub Wall	KEATON ICE 13 X 13			
Ensuite 4 Floor	KEATON ICE 8 X 10			
Ensuite 4 Shower Wall	KEATON ICE 13 X 13			
Ensuite 4 Shower Floor	KEATON ICE 8 X 10			
Ensuite 4 Shower Jamb	WHITE 2 X 2			
BIANCO CARRARA				
HARDWOOD / CARPET				
Kitchen	TILE			
Breakfast	TILE			
Family Room	HARDWOOD - VINTAGE OAK - 3-1/4" - BUCKINGHAM PEARL FINISH (1)			
Dining Room	HARDWOOD - VINTAGE OAK - 3-1/4" - BUCKINGHAM PEARL FINISH (1)			
Main hall	HARDWOOD - VINTAGE OAK - 3-1/4" - BUCKINGHAM PEARL FINISH (1)			
Upper Hall	CARPET - OPENING NIGHT - COLOUR T15 w/STANDARD UNDERPAD			
Master Bedroom	CARPET - OPENING NIGHT - COLOUR T15 w/STANDARD UNDERPAD			
Bedroom 2	CARPET - OPENING NIGHT - COLOUR T15 w/STANDARD UNDERPAD			
Bedroom 3	CARPET - OPENING NIGHT - COLOUR T15 w/STANDARD UNDERPAD			
Bedroom 4	CARPET - OPENING NIGHT - COLOUR T15 w/STANDARD UNDERPAD			
FIREPLACES				
LOCATION	GREAT ROOM	MANTLE	N15	
MIRRORS & ACCESSORIES				
Mirrors	YES	Opt. Crown Moulding	PLASTER MOULDING	
Bathroom Accessories	DELETE	Location	N/A	
Purchaser has reviewed the colour chart			SITE & LOT	
FOR TRADE USE			INNISFIL 32W	
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

Steel Stain / Species:		STAIRS, RAILING & PICKETS & STAIR STAIN	
Main to 2nd Railing Details:		STAIN STAINS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE STANDARD TURNED OAK	
TRIM			
Casing/Baseboards		STANDARD	
Interior Doors		STANDARD	
Interior Door Hardware		STANDARD	
Exterior Door Hardware		STANDARD	
PAINT			
THROUGHOUT		WARM GREY	
PLUMBING- UPGRADES TO BE DETAILED ON PES			
Kitchen	FIXTURES STANDARD	FAUCETS STANDARD	NOTES
Powder room	STANDARD	STANDARD	
Master Ensuite	UNDERMOUNT SINK	STANDARD	
Ensuite 2/3	STANDARD	STANDARD	
Ensuite 4	STANDARD	STANDARD	
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
GAS LINE TO STOVE	UPG (SEE PES) NO	DECLINED	NOTES
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.			OK EO
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			OK EO
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			OK EO
SITE:	INNISFIL	LOT: 32W	
PURCHASER(S):	EVELYN TEMIDAYO OPASINA & OLADAPO KAYODE OPASINA		OK SEPT 23 2020
HOME #/CELL #	416-876-7403 / 647-745-9999		
EMAIL:	EVELYN.AKINBINU@GMAIL.COM / KAYODE.OPASINA@GMAIL.COM		
DÉCOR NOTES		Purchaser Signature Date SEPT 23 2020	
		DÉCOR CONSULTANT Signature Date SEPT 23 2020	
		Vendor Signature Date SEP 29 2020	



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.



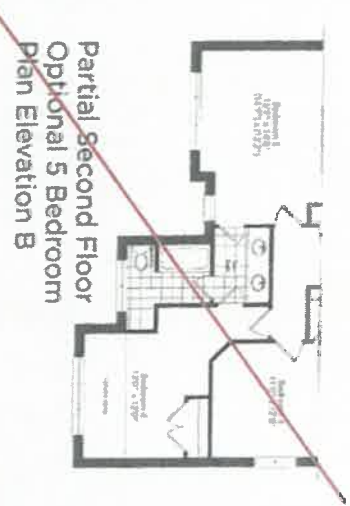
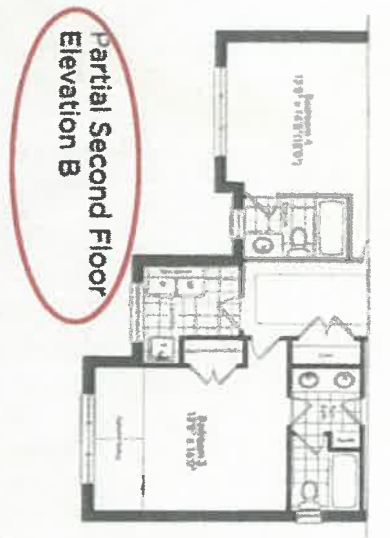
BREAKER 50-05

OK EO



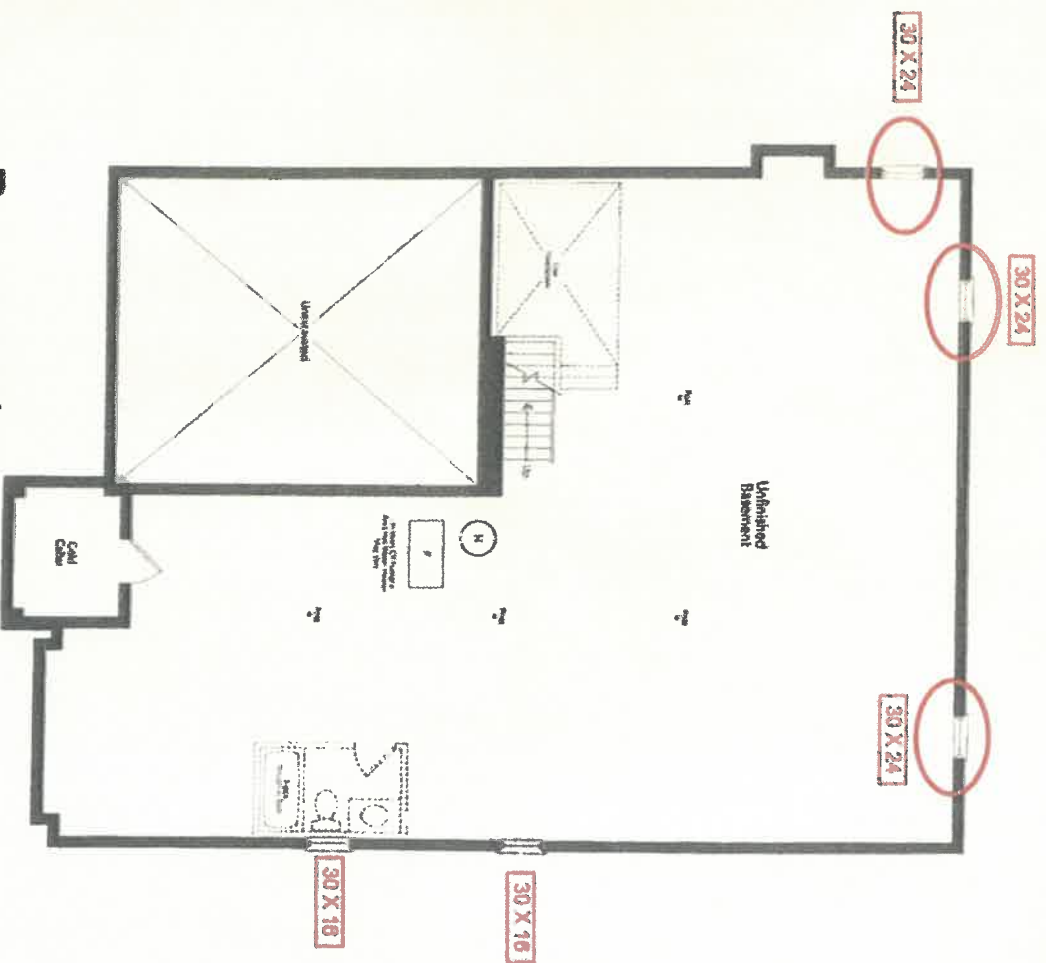
Second Floor
Elevation A

32W

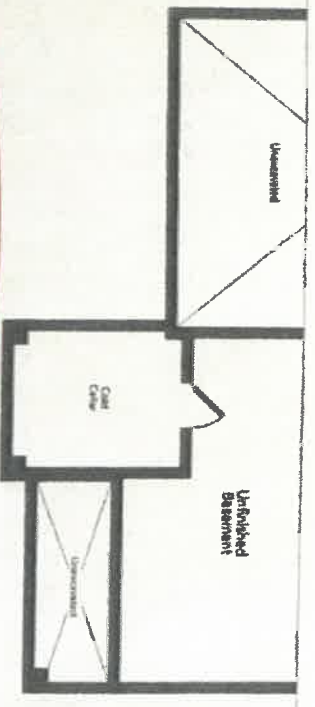


BREAKER 50-05

OK GO



Basement
Elevation A



Partial Basement
Elevation B

32W

BREAKER 50-05

OK EO

Scale:	.	Approved by:
Date:	14/10/15	

Drawn by: MGER
Revised:

Revised:

Drawing number:

MODEL: 50-05



THE
GALLERY
BY ZANCOR

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne @ Coast Appliances (905) 303-6909 / 1748 Credit Stone Circle, Vaughan

- ▶ 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:

X OK EO
HOMEOWNER INITIALS

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

Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE (if not received during appointment)

*****Specs that require changes/modifications after this date will not be accepted*****

UPGRADE APPLIANCE OPENING REQUIREMENTS:

X OK EO
HOMEOWNER INITIALS

FRIDGE

<input type="checkbox"/> Built-In	<input type="checkbox"/> Flush Inset
<input type="checkbox"/> Paneled / Integrated	<input type="checkbox"/> Water Line Required

RANGE

<input type="checkbox"/> 36"	<input checked="" type="checkbox"/> Cooktop (Apron front)
<input type="checkbox"/> 48"	<input type="checkbox"/> Cooktop (Dropin)
<input type="checkbox"/> Gas	**Countertop Cut-out charge required for cooktop
<input type="checkbox"/> Induction	

**HOOD FAN &
VENT**

<input type="checkbox"/> Under Cabinet (Standard)	<input checked="" type="checkbox"/> 6 Inch (Standard)
<input type="checkbox"/> Chimney (centre vent)	<input type="checkbox"/> 8 Inch
<input type="checkbox"/> Insert / Liner	<input type="checkbox"/> 10 Inch

Hood PB
FAN TO BE CONFIRMED

WALL OVEN &

<input type="checkbox"/> Single Oven	<input type="checkbox"/> Warming Drawer
<input type="checkbox"/> Double Oven	<input type="checkbox"/> Over the Range Microwave
<input type="checkbox"/> MICRO Steam Oven	<input type="checkbox"/> Built-in Microwave (*trim kit required)

DATE Sept 23/2020

SITE 1111561

LOT 32W

****Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.**

****It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.**

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948

THE
GALLERY
BY ZANCOR

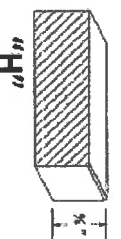
Stone Countertop Edge Profiles

Where applicable as per site specifications

Standard Countertop
Edge in Kitchen

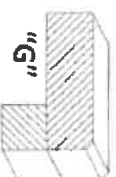
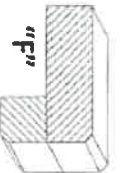
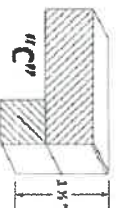


Standard Countertop
Edge in Vanity

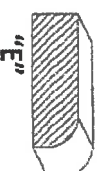
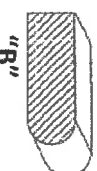


Option 1 – Countertop Edges

Optional Edge in
Kitchen - \$250

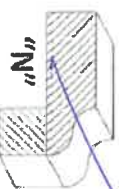
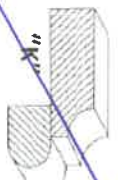
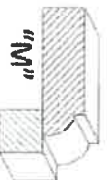
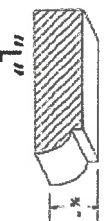


Optional Edge in
Vanity - \$125

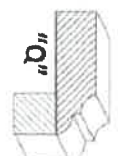
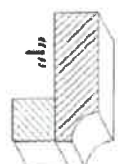


Option 2 – Countertop Edges

Option 2 Edge in
Kitchen – Custom \$\$



Optional 2 Edge in
Vanity – Custom \$\$



DATE Sept 23/2020

SITE Imish

LOT 32W

Homeowner(s) Initials
OK EO

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948

THE
GALLERY
BY ZANCOR

HOME AUTOMATION
(Cable, CAT5, Telephone)

LOT / SITE:

32W kmish1

HOMEOWNERS:

DRASINA

DATE:

Sept 23 / 2020

OPTION 1

I/we the Homeowner(s) have chosen to contact the Home Automation Company to select the locations of the rough-ins for Cable, CAT5, Telephone as included in our Agreement of Purchase Sale.

I/we the Homeowner(s) will contact the trade within 4 weeks of the date of this release to select locations of the standard rough-ins review other optional products for purchase.

Trade: Smart -Tech Systems Ltd.

Phone: (905) 761-6469

Rep: ~~Ricky Khairi~~

KRIS

Location: 200 Millway Avenue, Unit #8

Concord, Ont L4K 5K8

Should the homeowner not make these selections within the sufficient time provided, the rough-ins as mentioned above will be installed in locations at the Vendor's discretion.

X OK EO

Homeowner(s) Initial

OPTION 2

I/we the Homeowner(s) have chosen to not contact the home automation company. I/we the Homeowner(s) have selected the locations for the standard rough-ins for Cable, CAT5, Telephone that are included in the Agreement of Purchase and Sale directly with a décor rep.

Homeowner(s) Initial

ZANCOR

THE
GALLERY
BY ZANCOR

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.

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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, TARIION and/or the Builder in relation to the matter. ****SEE COLOUR CHART FOR LOCATIONS****

DATE Sept 23/2020

SITE 1411541

LOT 32W

ZANCOR