



CONSTRUCTION SUMMARY

Mountainview Heights (G) - Russell Gardens Building Ltd.

PURCHASERS: Alexandra Kathleen MICONI and Cristian I. BUCCIARELLI

TEL: RES.: 905-510-7882 BUS.: 416-896-8940

| LOT / PHASE | REG. PLAN # | HOUSE TYPE | | |
|--------------------|-------------|---------------------|--|--|
| Block 218 TH 6 / 2 | 62M-1238 | Highgrove 11 Elev 2 | | |

CABINETRY

| | |
|---|--|
| 1 - DELETE HARDWARE NO HOLES DRILLED 16Jul18 Note: KITCHEN | |
|---|--|

CABINETRY ACCESSORIES

| | |
|--|--|
| 5 - KITCHEN CABINETRY BASE - SHALLOW BASE AND STANDARD COUNTER - PRICE IS PER FOOT - STANDARD 16Jul18 Note: KITCHEN - ADD TO ISLAND TO EXTEND | |
| 5 - KITCHEN CABINETRY BASE - BASE AND STANDARD COUNTER - PRICE IS PER FOOT - STANDARD 16Jul18 Note: KITCHEN - ADD TO ISLAND TO EXTEND | |
| 1 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - STANDARD 16Jul18 Note: | |
| 1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD 16Jul18 Note: | |
| 1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 16Jul18 Note: | |
| 1 - KITCHEN CABINETRY BASE - POT/PAN DRAWERS (CABINET) - STANDARD 16Jul18 Note: | |
| 1 - KITCHEN - ISLAND - CREATE OPENING FOR FUTURE WINE FRIDGE - PURCHASER TO SUPPLY SPECS FOR FINAL APPOINTMENT 16Jul18 Note: PURCHASER TO SUPPLY AND INSTALL PLUG AFTER CLOSING | |

CARPET

| | |
|---|--|
| 1 - UNDERPAD UPGRADE 3 - - SECOND FLOOR COMPLETE 16Jul18 Note: | |
|---|--|

CERAMIC TILE

| | |
|--|--|
| 1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 16Jul18 Note: | |
|--|--|

COUNTER TOP

| | |
|--|--|
| 1 - KITCHEN - ADDITIONAL COUNTERTOP ON ISLAND FOR 3 OVERHANGS 16Jul18 Note: | |
|--|--|

DOORS AND TRIM

| | |
|--|--|
| 1 - TRIM - UPGRADE 1 - 5-1/4" BASEBOARD AND 3" CASING 16Jul18 Note: | |
|--|--|

ELECTRICAL

| | |
|--|--|
| 1 - PLUG - ELECTRICAL PLUG 16Jul18 Note: FAMILY ROOM - INSTALLED 5' FROM FLOOR | |
| 2 - LIGHT AND SWITCH - NO FIXTURE INCLUDED 16Jul18 Note: KITCHEN - INSTALLED ABOVE ISLAND | |
| 1 - KITCHEN - RELOCATE DINETTE LIGHT TO ABOVE ISLAND 16Jul18 Note: | |
| 1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 16Jul18 Note: | |

HARDWOOD FLOORING

RECEIVED JUL 16 2018

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| Block 218 TH 6 / 2 | 62M-1238 | Highgrove 11 Elev 2 | | |

| | |
|---|--|
| I - LAMINATE -UPGRADE TO LEXINGTON SERIES IN LIEU OF STANDARD LAMINATE 16Jul18 Note: | |
|---|--|

MIRRORS AND GLASS

| | |
|--|--|
| I - MASTER ENSUITE BATHROOM - DELETE STANDARD SHOWER GLASS DOOR 16Jul18 Note: | |
|--|--|

PLUMBING

| | |
|--|--|
| I - WASHROOM - 3 PIECE ROUGH-IN IN BASEMENT 07Mar18 Note: | |
|--|--|

PROMOTIONAL

| | |
|---|--|
| I - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 16Jul18 Note: | |
| I - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$640.00 BALANCE (\$6,860.00) FORWARD TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$7,500.00 AS PER SCHEDULE PE. 07Mar18 Note: | |

STAIRS AND RAILINGS

| | |
|--|--|
| I - STAINED STAIRS, RAILING AND PICKETS - STANDARD STAIRCASE - PRICE IS PER SET 16Jul18 Note: | |
|--|--|

EXTRAS AS PER OFFER

| | |
|---|--|
| Five (5) White Appliances as per PE Appliances Worksheet Note: | |
| The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Sev Worksheet Note: | |
| The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase. Worksheet Note: | |

This Document is Extremely Time Sensitive - Printed 16 Jul 18 at 15:27

Purchasers: Alexandra Kathleen MICONI & Cristian I. BUCCI

Telephone Res. / Bus: (905) 510-7882 / (416) 896-8940

Decor Advisor: Candace Forza

Lock Date: 16-Jul-18

Layout Changes: ☐ Yes ☒ No

Property: Block 218 TH 6

Project: Russell Gardens Building Ltd.

Model and Elevation: Highgrove 11 Elev 2

Plan #: 62M-1238

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

| | Style and Colour | Hardware |
|----------------------------|------------------|----------|
| Kitchen / Breakfast | EVEREST WHITE | N/A |
| Laundry Room | ELISSE | Standard |
| Powder Room | EVEREST WHITE | 1001 |
| Master Ensuite Bathroom | EVEREST WHITE | 1001 |
| Ensuite Bath - Bedroom 2/3 | EVEREST WHITE | 1001 |
| Ensuite Bath - Bedroom 4 | EVEREST WHITE | 1001 |
| | N/A | N/A |
| | N/A | N/A |
| | N/A | N/A |

Appliances:

Dishwasher Cabinet

Stove Opening

Fridge Opening

Built In Appliances

Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Slide In Stove ☐ Yes ☒ No

Please NOTE: Standard Cabinet Height is 30"

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

| | Counter | Edge |
|----------------------------|-----------------------------------|------|
| Kitchen / Breakfast | LAMINATE-WHITE CARRARA 4924-38 | |
| Laundry Room | N/A | |
| Powder Room | LAMINATE-CALCUTTA MARBLE 4925K-07 | |
| Master Ensuite Bathroom | LAMINATE-CARRARA BIANCO 6696-46 | |
| Ensuite Bath - Bedroom 2/3 | LAMINATE-INUK SHUK GREY P-344 LM | |
| Ensuite Bath - Bedroom 4 | LAMINATE-INUK SHUK GREY P-344 LM | |
| | N/A | |
| | N/A | |
| | N/A | |

** Refer to Construction Summary

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Lock Date: 16-Jul-18

Property: Block 218 TH 6

Project: Russell Gardens Building Ltd.

Model and Elevation: Highgrove 11 Elev 2

Plan #: 62M-1238

3. Ceramic Flooring

| | | |
|----------------------------|------------------------------|--|
| Entrance Vestibule | TILE-RAINBOW WHITE-13X13 | At a 45 Threshold-If App. METAL STRIP |
| Main Hall | LAMINATE | |
| Kitchen / Breakfast | TILE-RAINBOW WHITE-13X13 | METAL STRIP |
| Laundry Room | TILE-RAINBOW WHITE-13X13 | |
| Powder Room | TILE-RAINBOW WHITE-13X13 | |
| Master Ensuite Bathroom | TILE-RAINBOW DARK GREY-13X13 | METAL STRIP |
| Ensuite Bath - Bedroom 2/3 | TILE-BEACH LIGHT GREY-13X13 | METAL STRIP |
| Ensuite Bath - Bedroom 4 | TILE-BEACH LIGHT GREY-13X13 | METAL STRIP |
| LOWER LANDINGS | TILE-RAINBOW WHITE-13X13 | |
| | N/A | |
| | N/A | |

** Refer to Construction Summary

4. Ceramic Wall Tile

| Master Ensuite Bathroom | Selection | Describe |
|----------------------------|---------------------------|-------------------------|
| Tub Deck Wall | N/A | |
| Tub Deck | N/A | |
| Tub Deck Skirt | N/A | |
| Shower Stall | TILE-NATURALE GRIGIO-8X10 | ***LAID HORIZONTALLY*** |
| Bathtub Enclosure Walls | N/A | |
| Ensuite Bath - Bedroom 2/3 | TILE-MATTE WHITE-8X8 | |
| Ensuite Bath - Bedroom 4 | TILE-MATTE WHITE-8X8 | |
| | N/A | |
| | N/A | |
| | N/A | |
| Kitchen Backsplash | N/A | |

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Plumbing Fixtures

| | | | |
|---------------|-------|-----------|--|
| All Bathrooms | White | Whirlpool | |
| | N/A | | N/A <input type="radio"/> Yes <input checked="" type="radio"/> No |
| | N/A | | |
| | N/A | | Dishwasher Rough-In <input checked="" type="radio"/> Yes <input type="radio"/> No |
| | N/A | | Waterline for Fridge <input type="radio"/> Yes <input checked="" type="radio"/> No |
| | N/A | | |

** Refer to Construction Summary

6. Trim Carpentry

| | |
|----------------------------|---|
| Interior Doors | CLERMONT |
| Interior Trim | 3" BB CASING WITH 5 1/4" BASEBOARD - COLONIAL |
| Door Handles | As Per Construction Specifications |
| Exterior Front Door Handle | As Per Construction Specifications |

** Refer to Construction Summary

Initials: AM

Purchasers:

Alexandra Kathleen MICONI & Cristian I. BUCCI/Property: Block 218 TH 6

Telephone Res. / Bus:

(905) 510-7882 / (416) 896-8940

Decor Advisor:

Candace Forza

Lock Date:

16-Jul-18

16-Jul-18

Model and Elevation: Highgrove 11 Elev 2

7. Outer flooring

Plan #: 62M-1238

Project: Russell Gardens Building Ltd.

| | | |
|------------------------------|--|--------------|
| Main Hall | LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M | |
| Living Room | N/A | |
| Dining Room | LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M | |
| Family Room | LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M | |
| Den / Library / Study | LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M | |
| Basement Landing(If Applies) | N/A | |
| Lower Landing (If Applies) | TILE | |
| Upper Landing | LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M | |
| Upper Hall | CARPET-BEAULIEU - A4447 WEBSTER SDN - CHIMAERA 11079 | |
| Master Bedroom | CARPET-BEAULIEU - A4447 WEBSTER SDN - CHIMAERA 11079 | |
| Bedroom #2 | CARPET-BEAULIEU - A4447 WEBSTER SDN - CHIMAERA 11079 | |
| Bedroom #3 | CARPET-BEAULIEU - A4447 WEBSTER SDN - CHIMAERA 11079 | |
| Bedroom #4 | CARPET-BEAULIEU - A4447 WEBSTER SDN - CHIMAERA 11079 | |
| Bedroom #5 | N/A | |
| | N/A | |
| | N/A | |
| | N/A | |
| | N/A | |
| Underpad | Type | Area |
| | 12MM SUPER PAD WITH ODOUR GAURD | SECOND FLOOR |

** Refer to Construction Summary

8. Railings and Pickets

| | | | |
|---------------------------------------|------------------------------------|--------|---|
| Railing Type | As Per Construction Specifications | Colour | TORLYS HAZELWOOD OAK |
| Picket Type | As Per Construction Specifications | Colour | TORLYS HAZELWOOD OAK |
| Stringer / Riser | As Per Construction Specifications | Colour | TORLYS HAZELWOOD OAK |
| Treads | As Per Construction Specifications | Colour | TORLYS HAZELWOOD OAK |
| Red Oak Stairs with Semi Gloss Finish | | | <input checked="" type="radio"/> Yes <input type="radio"/> No |

** Refer to Construction Summary

9. Wall Paint Flat Finish

| | | | |
|-----------------------|--------------|----------------------------|----------------|
| Main & Upper Hall | 22 WARM GREY | Master Bedroom | 43 BIRCH WHITE |
| Living Room | N/A | Bedroom #2 | 43 BIRCH WHITE |
| Dining Room | 22 WARM GREY | Bedroom #3 | 43 BIRCH WHITE |
| Kitchen / Breakfast | 22 WARM GREY | Bedroom #4 | 43 BIRCH WHITE |
| Family Room | 22 WARM GREY | Bedroom #5 | N/A |
| Powder Room | 22 WARM GREY | Master Ensuite | 22 WARM GREY |
| Laundry Room | 22 WARM GREY | Ensuite Bath - Bedroom 2/3 | 43 BIRCH WHITE |
| Den/Library | 22 WARM GREY | Ensuite Bath - Bedroom 4 | 43 BIRCH WHITE |
| Trim Paint-Semi Gloss | BIRCH WHITE | | N/A |
| | N/A | | N/A |
| | N/A | | N/A |

Smooth Ceilings First Floor ☐ Yes ☒ No

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Decor Advisor: Candace Forza Model and Elevation: Highgrove 11 Elev 2
Lock Date: 16-Jul-18 16-Jul-18 Plan #: 62M-1238

10. Plaster Mouldings and Medallions

| | | |
|--------------------|-----|-----|
| Entrance Vestibule | N/A | N/A |
| Main Hall | N/A | N/A |
| Living Room | N/A | N/A |
| Dining Room | N/A | N/A |
| Family Room | N/A | N/A |

| | | |
|-------------------|-----|-----|
| Kitchen/Breakfast | N/A | N/A |
| Den/Library | N/A | N/A |
| Lower Landing | N/A | N/A |
| | N/A | N/A |

** Refer to Construction Summary

11. Fireplace**Living Room**

| Purchased | As Per Plan | N/A |
|-----------|-------------|----------------------------------|
| | | <input checked="" type="radio"/> |

Family Room

| Purchased | As Per Plan | N/A |
|-----------|-------------|----------------------------------|
| | | <input checked="" type="radio"/> |

Other Room - Specify

| Purchased | As Per Plan | N/A |
|-----------|-------------|----------------------------------|
| | | <input checked="" type="radio"/> |

| | |
|----------------|-----|
| Fireplace Type | N/A |
| Mantle Type | N/A |
| Colour / Stain | N/A |
| Surround | N/A |
| Hearth | N/A |

| |
|-----|
| N/A |
| N/A |
| N/A |
| N/A |
| N/A |

| |
|-----|
| N/A |
| N/A |
| N/A |
| N/A |
| N/A |

N/A

12. Heating and Air Conditioning

Air Conditioning NO

Gas Provisions Dryer NO

Comment

Gas Provisions Stove NO

Gas Provisions Barbecue NO

** Refer to Construction Summary

13. Electrical

Plugs and Switches ☒ White

Hood Fan

Appliances

STANDARD WHITE

Built in Cooktop

☐ Yes ☒ No

DECOR

Built in Oven

☐ Yes ☒ No

Above Kitchen Cabinet Light ☐ Yes ☒ No

Below Kitchen Cabinet Light ☐ Yes ☒ No

Gas Stove

☐ Yes ☒ No

Microwave

☐ Yes ☒ No

Dishwasher Rough-in Yes

** Refer to Construction Summary

14. General Comments

** Refer to Construction Summary

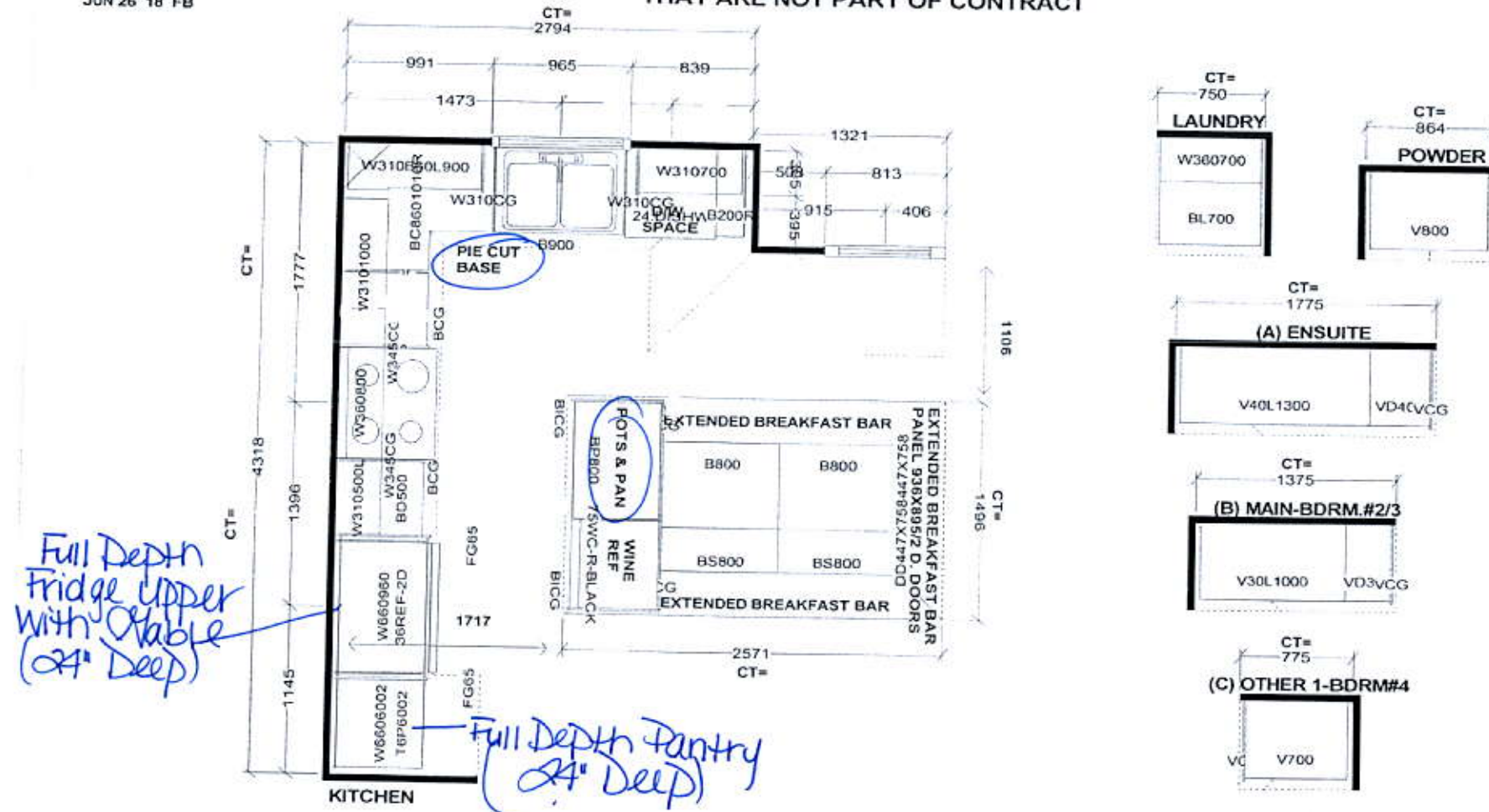
Disclaimers and Notes

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.


Signature: Alexandra Miconi Date: July 16/2018 Signature: _____ Date: _____

JUN 26 18 FB

**RUSSELL GARDENS TH 6 BLK 218
PROTOTYPE FOR EXTRAS**



Selba Industries

| | | | | | | | |
|--|---------|-------|---------|--|---|-----------------------------|----------------|
| W W DTH | W H GHT | W CNT | FL HGHT | DWY H | ST CENT | 2X4 | VENT BOX COVER |
| STANDARD FEATURES: | | | | | | | |
| 1040MM HIGH UPPERS (9' Ceiling-No D/C Box) | | | | This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed. |  | JOB NUMBER: | |
| DUMMY DOORS | | | | | | BUILDER: GREENPARK | |
| D/W SPACE | | | | | | SITE NAME: RUSSEL GARDENS | |
| LAMINATE KITCHEN & VANITY COUNTERTOPS | | | | | | MODEL: HIGHGROVE 11X ELEV 2 | |
| | | | | | | LOT #: TH 6 BLK 218 | |
| | | | | | | DESIGNER: KS | |
| | | | | | | DATE: SEPT 11, 37 | |

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A FINAL LAYOUT



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Kitchen • Bath Designs

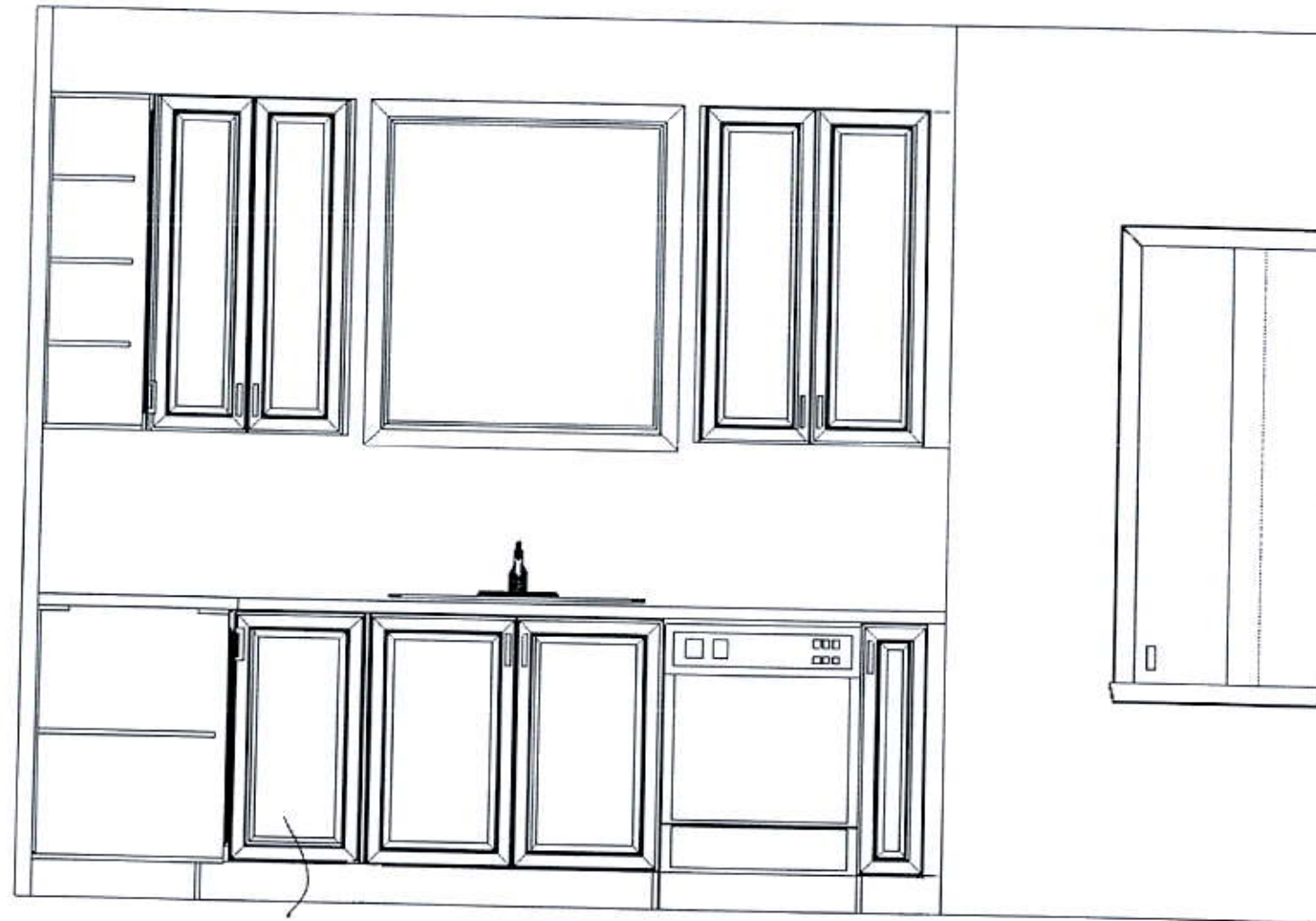
Designed: 6/26/2018
Printed: 6/26/2018

RUSSELL GARDENS

RUSSELL GARDENS TH 6 BLK 218.kit

Drawing #: 1





PIE CUT
BASE

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RUSSELL GARDENS

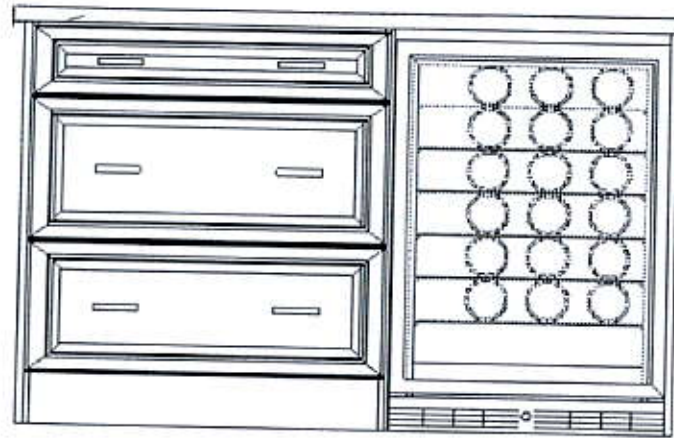
RUSSELL GARDENS TH 6 BLK 218.kit

Drawing #: 1



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POTS & PANS

24" WINE REF

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Kitchen • Bath Designs

Designed: 6/26/2018
Printed: 6/26/2018

ISLAND FACING STOVE

RUSSELL GARDENS

RUSSELL GARDENS TH 6 BLK 218.kit

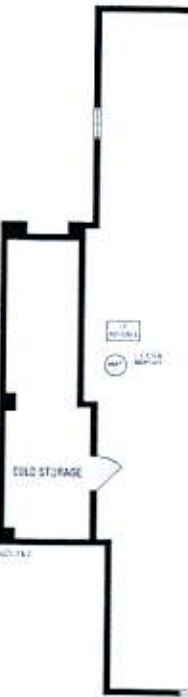
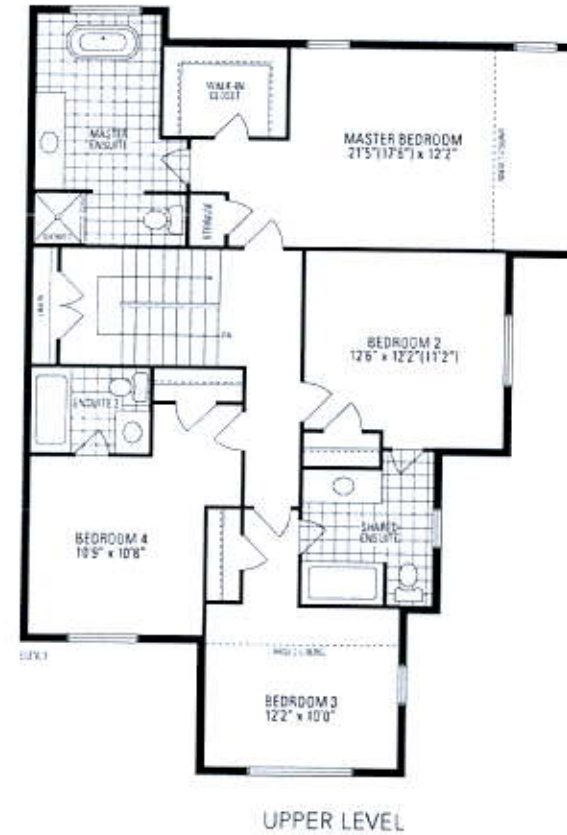
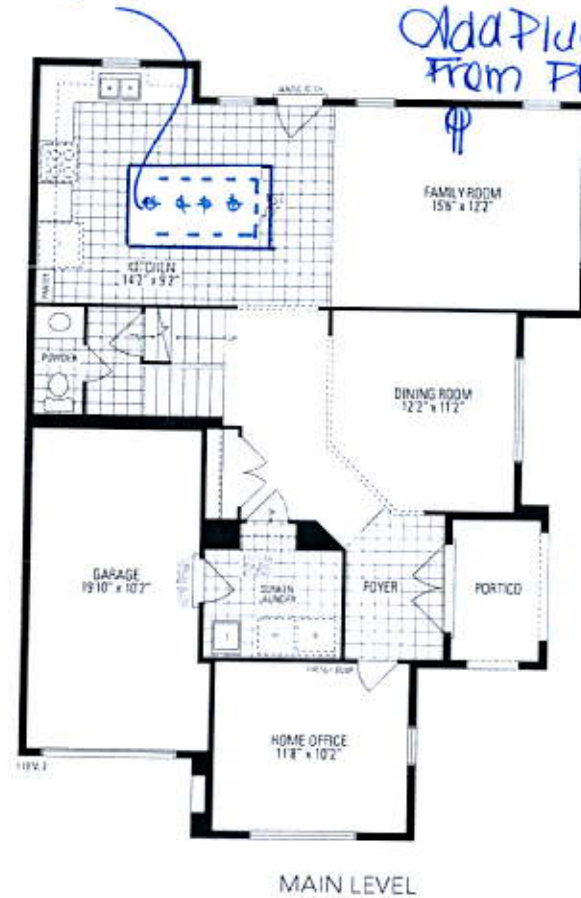
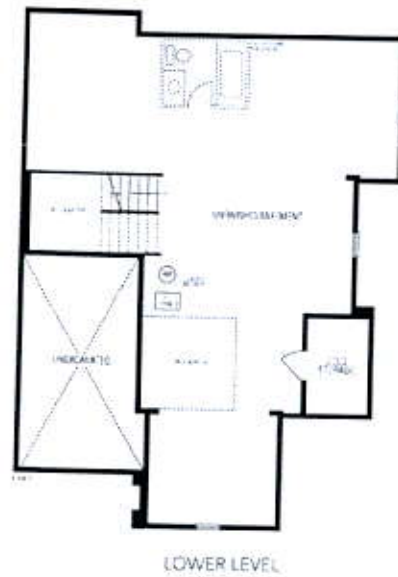
Drawing #: 1

HIGHGROVE 11

2,451 SQ.FT.
AVAILABLE IN BLOCK: 218

Relocate 2 Std Lights
Add 2 Lights.

Add Plug 5'
from Floor.



am.

Dimensions of units may be rounded and purchaser agrees to accept the same. Stairs and porches may vary at any entrance and may vary due to grading variations. Actual square foot space may vary from the stated floor area. All measurements are given as approximate. Dimensions, specifications and architectural details of building subject to minor modifications. Final location of units subject to local conditions. Repairs and alterations made by owner. Highgrove 11 is located in the City of Los Angeles, California. Copyright 2011.

Orientation of home may be rounded and purchaser agrees to accept the same.