



Enrolment: 3670335
Purchaser Name: Li Ping Li
Phone Res: (905) 616-2907
Phone Bus: (416) 356-9608
Closing Date: August 27, 2025
Inspector: Fortune CCP

Pre-Delivery Inspection
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Vendor / Builder: 61186
Project: Trinigroup Development Inc.
Lot / Phase: 96 / 1
Address: 5 Kenneth Appleton Avenue
Municipality:
Inspection Date: August 18, 2025

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any substitutions of items referred to in, or to be selected under, the Agreement of Purchase and Sale (APS). Please initial all changes and deletions. As a minimum, check the following:

DAMAGED, INCOMPLETE OR MISSING

- Windows, side lights and other glazing. Window and door screens
- Bathtub, sinks and toilets
- Bathroom accessories, if provided
- Mirrors, counter tops and cabinetry
- Flooring (hardwood, vinyl, ceramic tiles, carpeting)
- Interior finished and trim carpentry
- Furnace
- Hot water heater, if provided (not rental)
- Exterior finishes, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors. Door locks, etc.
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms)
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Air conditioning system, if provided and if conditions permit

GENERAL COMMENTS			
NOTE:	MINOR PAINT, DAP, AND DRYWALL TOUCHUPS MARKED WITH GREEN TAPE	_____	_____
	PAINT AND DAB TOUCHUPS AROUND BASEBOARD, SHOE MOLDING, WINDOW, AND DOOR FRAMES	_____	_____
EXTERIOR SEASONAL			
PAINT	TOUCHUP TO EXTERIOR OF MAIN ENTRY DOOR FRAME	_____	_____
STAIRS			
LANDING	GAPS BETWEEN FLOORBOARDS X3, AT UPPER LANDING	_____	_____
KITCHEN			
FLOORING	GROUT MISSING IN FLOOR TILE, SOUTHWEST CORNER	_____	_____
	GROUT MISSING ON RIGHT EDGE OF KITCHEN SLIDER AT FRAME	_____	_____
WALLS/DOORS	TOUCHUPS X13	_____	_____
MASTER ENSUITE BATH			
WALLS/DOORS	TOUCHUPS X16	_____	_____
VANITY CABINETS	WATER STAINS, VISIBLE UNDER VANITY SINKS, NO EVIDENCE OF LEAKS AT THE TIME OF PDI	_____	_____
SHOWER ENCLOSURE	WEATHERSTRIPPING NEEDS TO BE CUT AT BASE OF SHOWER DOOR	_____	_____
MASTER BEDROOM			
WALLS/DOORS	TOUCHUPS X6	_____	_____
WINDOWS	WINDOW PANE CRACKED IN BOTTOM RIGHT CORNER OF RIGHT WINDOW	_____	_____
BEDROOM 2			
WALLS/DOORS	TOUCHUPS X5	_____	_____
BEDROOM 2 ENSUITE			
WALLS/DOORS	TOUCHUPS X14	_____	_____
BEDROOM 3			
WALLS/DOORS	TOUCHUPS X8	_____	_____



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BEDROOM 4		
WALLS/DOORS	TOUCHUPS X4	
BEDROOM 4 ENSUITE		
WALLS/DOORS	TOUCHUPS X11	
NOTE:	AIR REGISTER, NOT SITTING FLUSH TO FLOOR	
UPPER HALL		
WALLS/DOORS	TOUCHUPS X14	
FOYER/HALL		
WALLS/DOORS	TOUCHUPS X15	
POWDER ROOM		
WALLS/DOORS	TOUCHUPS X2	
LIVING ROOM		
WALLS/DOORS	TOUCHUPS X7	
LIBRARY/DEN		
WALLS/DOORS	TOUCHUPS X3	
FAMILY ROOM		
WALLS/DOORS	TOUCHUPS X7	
LAUNDRY ROOM		
FLOORING	VISIBLE NAIL HOLES IN TRANSITION STRIP AT ENTRANCE	
DINING ROOM		
WALLS/DOORS	TOUCHUPS X 4	
BASEMENT		
PLUMBING	WATER DRIPPING FROM STACK UNDER HOT WATER RECOVERY PIPE BEHIND BATHROOM	
	ROUGH-IN	
	HOT AND COLD WATER LINES REVERSED FOR BASEMENT SINK	



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THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION. IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS.

** Purchasers or owners who intend to designate someone to conduct the Pre-Delivery Inspection in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.*

Li Ping Li

Purchaser's Name



Purchaser's Signature

Purchaser's Name



Purchaser's Signature

Designate's Name (print)

Designate's Signature

Fortune CCP

Inspector's Name



Inspector's Signature

Date

Printed

August 18, 2025

TARION

CERTIFICATE OF COMPLETION AND POSSESSION/ WARRANTY CERTIFICATE

(FOR FREEHOLD AND CONDOMINIUM UNITS)

THE VENDOR SHALL

1. Complete this form with accurate information, including the final purchase price. Failure to do so may have adverse consequences for the Vendor's licence; and
2. Deliver a signed copy of this document to the homeowner on or before the Pre-Delivery Inspection Date.

HOME ENROLMENT NO.
3670335
COMMON ELEMENT NO.
(if applicable)

VENDOR'S NAME:	Trinigroup Development Inc.	VENDOR REF NO.	61186
VENDOR'S ADDRESS:	8700 Dufferin Street. Concord, Ontario L4K 4S6		
BUILDER'S NAME (if different from vendor)		BUILDER REF. NO.	
BUILDER'S ADDRESS:			

HOME ADDRESS (Please correct as required):	
5 Kenneth Appleton Avenue	
STREET NUMBER AND NAME	CONDO SUITE NO.(if applicable)
Richmond Hill	
CITY/TOWN	POSTAL CODE
LEGAL DESCRIPTION (Please correct as required):	
96	
LOT OR UNIT LEVEL / PLAN / BLOCK / CONCESSION	LOCAL MUNICIPALITY (where building permit was issued)

FINAL PURCHASE PRICE:
(As per the purchase agreement or construction contract and including upgrades and extras, but excluding HST)

REGISTERED OWNER(S) (Please print names as shown or to be shown on the Transfer/Deed of Land)
Name(s): Li Ping Li
Email: teresali1976@hotmail.com (Tarion and the Vendor will use this email address to send important information regarding the warranty.)

TARION		Tarion Warranty Corporation 5160 Yonge Street, 12th Floor Toronto, ON M2N 6L9	
Warranty Information		Go to www.tarion.com to (i) access your Homeowner Information Package - a guide to your new home warranty; and (ii) register for MyHome - Tarion's online service for homeowners.	
VENDOR/BUILDER REF. NO.	61186	ENROLMENT NO.	3670335
WARRANTY START DATE:			
HOME ADDRESS:	5 Kenneth Appleton Avenue		
VENDOR/BUILDER AFTER SALES SERVICE CONTACT:	service@greenparkhomes.com		
The Vendor confirms that (i) the home is completed for possession; and (ii) the section 13 warranties under the Ontario New Home Warranties Plan Act apply to the home commencing on the Warranty Start Date (Date of Possession) noted above. Unfinished work and/or surface defects in work and materials (not accepted by the owner(s)) are set out in the accompanying Pre-Deliver Inspection Form.			

The Vendor hereby confirms the accuracy of the information noted in this document		August 18, 2025
	AUTHORIZED SIGNATORY	DATE