

Enrollment:
Purchaser Name: DIANNE EKANEM AJAYI
EYITAYO OLAPOSI AJAYI
Phone Res: (519) 588-7818
Phone Bus:
Closing Date: July 24, 2025
Inspector: Dillon Johnson



Vendor / Builder: B61311
Project: Heathwood Homes (Williamsburg) Limited
Lot / Phase: 11 / 1
Plan:
Address: 269 HISTAND TRAIL
Municipality:
Inspection Date: June 17, 2025

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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 Sales (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
- Bath tub 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 finished, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors. Door locks
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms) if provided
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Hot water heater, if provided (not rental)
- Air conditioning system, if provided and if conditions permit

OTHER

QA INSPECTION DONE BY DILLON J AND AJMAL

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THROUGHOUT			
OTHER	CLEAN WINDOW OPENERS	_____	_____
	REMOVE MARKS FROM GRANITES AS TAGGED	_____	_____
	PROPERLY PAINT WALL AND CEILING JOINTS WHERE PAINT OVERLAPPED. EVIDENT ON MAIN FLOOR AND BASEMENT.	_____	_____
	PROPERLY SAND AND PAINT NAIL HOLES ON DOOR STOPPERS.	_____	_____
	PAINT TOP OF ALL DOORS	_____	_____
	MARK OF PAINT BRUSH AROUND DOORS AND WINDOWS	_____	_____
	PAINT UNDER WINDOWS	_____	_____
	ROUGH EDGES IN ALL DOORS	_____	_____
	COMPLETE ALL REQUIRED PAINT TOUCH UPS ON TRIM, WALLS AND CEILING PATCHES AS REQUIRED.	_____	_____
	FILL, SAND AND PAINT NAIL HOLES IN SHOE MOLDS, BASEBOARDS AND STAIR TRIMS	_____	_____
	PAINT DRYWALL AROUND PLUMBING UNDER ALL VANITIES	_____	_____
	CLEAN PAINT FROM ALL TILE EDGES AND CABINETS	_____	_____
	TOUCH UP STAIN AND REVARNISH WHERE MISSING AS TAGGED	_____	_____
	REMOVE TAPE LEFT AT BOTTOM OF BASEBOARDS, TOP OF CABINETS AND STAIRS AS REQUIRED.	_____	_____
	COMPLETE PAINT TOUCH UPS ON ALL PATCHES AND BLACK SCUFFS AS REQUIRED	_____	_____
	CLEAN STAIN MARKS AS MARKED	_____	_____
	CLEAN J MOULDS, MARBLE JAMBS AND SEAL TO WALLS IN ALL BATHROOMS	_____	_____
	ENSURE OCCUPANCY AND GAS FINAL PREP IS COMPLETE	_____	_____
	ADJUST FLOOR REGISTERS AND RETURN AIRS AS REQUIRED TO BE FLUSH AND LEVEL.	_____	_____
	FILL GAPS BETWEEN STAIR STRINGER, BASEBOARD WITH DRYWALL	_____	_____
	INSTALL ALL REQUIRED ACCESS PANELS, BLANK PLATES AND VAC COVERS	_____	_____
	REPAIR AND FILL AROUND WINDOW AND DOOR FRAMES EXCEPT THE ONES TO BE REPLACED	_____	_____
	FINISH DRYWALL REPAIRS AND REPAIR THE ONES THAT ARE TAGGED AND REQUIRED.	_____	_____
	REPAIR ALL TRIM AS TAGGED AND AS REQUIRED	_____	_____
	SILICONE SINKS AND TESTERS IN ALL BATHROOMS	_____	_____
	TOUCH UP DAP ON ALL WOOD TO WOOD/WOOD TO DRYWALL AS REQUIRED	_____	_____
	REPAIR OVER CUTS UNDER ALL VANITIES FROM PLUMBING	_____	_____
	REMOVE RED TAPE FROM SMOKE ALARMS AFTER SANDING IS COMPLETE	_____	_____
	PATCH DRYWALL AT ALL SHOWER MARBLE JAMBS	_____	_____
	SILICONE BACKSPLASH TO COUNTERTOP, DAP BACKSPLASH TO DRYWALL AND DAP TUB TILE TO DRYWALL CIELING	_____	_____
	MESSY TOP BORDERS AND CORNERS WITH MESSY FINISH AS TAGGED	_____	_____
	TRUSS UPLIFT, CRACKING BEADS, EXPOSED SCREW HEADS, AND SEAMS AT MULTIPLE LOCATIONS AS TAGGED.	_____	_____
	REQUIRE PROPER FINISH INSIDE CLOSETS.	_____	_____
	REQUIRE REPAIR/REPLACEMENT FOR DOOR TRIMS	_____	_____
	REQUIRE CLEANING AT EXTERIOR WINDOWS.	_____	_____
MASTER ENSUITE			
INTERIOR TRIM	REPLACE WINDOW TRIM AS TAGGED	_____	_____
	REPLACE DOOR TRIM ON THE ENTRY DOOR AS TAGGED	_____	_____

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MASTER ENSUITE			
PAINTING	CLEAN PAINT FROM TILES AND CABINETS	_____	_____
DRYWALL	REPAIR DRYWALL ABOVE SHOWER	_____	_____
CABINETRY	MULTIPLE CHIPS ON EACH CABINET AS TAGGED	_____	_____
CERAMICS	GROUT DISCOLOURATION THROUGHOUT FLOOR TILES	_____	_____
MASTER BEDROOM			
DRYWALL	WAVY CEILING CORNER ON RIGHT SIDE WALL AS TAGGED	_____	_____
	MULTIPLE PIN HOLES AND POOR BORDER ON TEXTURED CIELING	_____	_____
MASTER BEDROOM CLOSET			
INTERIOR TRIM	REPLACE DOOR TRIM AS TAGGED	_____	_____
	DOOR STOPPER MISSING	_____	_____
ENSUITE 4			
CERAMICS	ROUGH/DISCOLOURED GROUT ON WALL AND FLOOR TILE IN THE SHOWER	_____	_____
	ONE WALL TILE WITH DISCOLOURED EDGE.	_____	_____
	MULTIPLE LOCATIONS WITH POOR SILICONE	_____	_____
MIRRORS/GLASS PRODUCTS	SMALL SCRATCH ON TOP OF THE MIRROR AS TAGGED	_____	_____
CABINETRY	CLEAN RED ADHESIVE ON THE MIRROR AS TAGGED	_____	_____
	DISCOLOURED DOOR TOPS AS TAGGED	_____	_____
	SMALL CHIP AT TOP OF RIGHT CABINET DOOR AS TAGGED	_____	_____
INTERIOR TRIM	REPLACE DOOR TRIM AS TAGGED	_____	_____
DRYWALL	REPAIR BETWEEN MARBLE JAMB AND WINDOW	_____	_____
LINEN CLOSET ON UPPER HALL			
INTERIOR TRIM	REPAIR CHIPS AND GAPS ON THE PANELS	_____	_____
	REPLACE DOOR TRIM	_____	_____
UPPER HALL			
INTERIOR TRIM	REPLACE BASEBOARD CHATTER AS TAGGED IN BETWEEN LINEN CLOSET AND LAUNDRY	_____	_____
DRYWALL	IMPROPER TEXTURED CEILING BORDER AT MULTIPLE LOCATIONS AS TAGGED	_____	_____
	WAVY WALL AT THE RIGHT SIDE ENTRANCE FROM MAIN STAIR GOING TO MAIN BATH	_____	_____
HARDWOOD	DEFECTIVE BOARD WITH CHIPPED SIDE AT THE ENTRANCE TO THE BEDROOM 3	_____	_____
LAUNDRY ROOM			
CABINETRY	MULTIPLE CHIPS AT CABINETS AS TAGGED	_____	_____
DRYWALL	FIX DRYWALL AT DRYER EXHAUST	_____	_____
INTERIOR TRIM	REPLACE INSIDE DOOR TRIM	_____	_____
MAIN BATHROOM			
INTERIOR TRIM	REPLACE UNDER CUT AND DAMAGED DOOR STOPPER	_____	_____
	REPLACE DOOR TRIM AS TAGGED	_____	_____
CERAMICS	MULTIPLE HOLES AND IMPROPER GROUT AT SHOWER TILES	_____	_____
	ONE TILE IN FRONT OF CABINET WITH UNUSUAL MARK. NEED TO BE REPLACED	_____	_____
DRYWALL	REMOVE DRYWALL MUD FROM TILES AND TUBS FROM REPAIR	_____	_____

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MAIN BATHROOM			
CABINETS	ONE CHIP INSIDE TWO DOOR CABINET AS TAGGED	_____	_____
PLUMBING	VANITY DRAIN LEAKING. NOT INSTALLED PROPERLY	_____	_____
BEDROOM 2			
INTERIOR TRIM	REPAIR HOLE AT RIGHT SIDE BASEBOARD AS TAGGED	_____	_____
	REPLACE CLOSET DOOR TRIM AS TAGGED	_____	_____
DRYWALL	IMPROPER TEXTURED CEILING BORDER	_____	_____
WINDOW	WINDOW OPENER HAS SCRATCH	_____	_____
BEDROOM 3			
DRYWALL	IMPROPER TEXTURED CEILING BORDER	_____	_____
WINDOW	WINDOW OPENER HAS SCRATCH	_____	_____
MAIN STAIRS			
PAINING	FILL, SAND AND STAIN/VARNISH TOUCH UP REQUIRED THROUGHOUT AS TAGGED.	_____	_____
	MULTIPLE BACK TRIMS REQUIRE STAIN AND VARNISH	_____	_____
	FILL GAP AND STAIN THE BOTTOM TRIM	_____	_____
INTERIOR STAIRS	FIRST AND SECOND TREAD FROM UPPER FLOOR HAS DENT	_____	_____
	FIRST TREAD FROM FIRST LANDING HAS DENT	_____	_____
	FIRST AND SECOND TREAD FROM SECOND LANDING HAS DENTS AS TAGGED	_____	_____
	FIRST RISER FROM SECOND LANDING HAS DENT	_____	_____
	SECOND TREAD FROM MAIN FLOOR HAS GAP ON RIGHT CORNER WITH RISER	_____	_____
INTERIOR RAILINGS	DENTS ON THE HAND RAIL AND PICKET TO THE FIRST LANDING	_____	_____
	FILL GAP AND SAND FIRST LANDING NOSING TO BE FLUSH WITH HARDWOOD	_____	_____
HARDWOOD	HARDWOOD AT FIRST LANDING HAS SCRATCH	_____	_____
FOYER			
DOOR	FRONT DOOR CREAKING WHILE CLOSING	_____	_____
PAINING	MISSING PAINT NEAR FRONT DOOR HINGES	_____	_____
CERAMICS	3 TILES NOT LEVEL AS TAGGED	_____	_____
MAIN ENTRY CLOSET			
INTERIOR TRIM	REPLACE BOTH DOOR TRIMS INSIDE	_____	_____
PAINING	SAND AND PAINT NAIL HOLES IN THE DOOR STOPPER PROPERLY	_____	_____
MAIN HALL			
PAINING	FILL, SAND AND PAINT NAIL HOLES IN THE STAIR TO MAIN HALL FROM FOYER AND MUD ROOM	_____	_____
HARDWOOD	GAP BETWEEN NOSING AT HARDWOOD NEAR FOYER	_____	_____
	HARDWOOD NEAR POWDER ROOM ENTRANCE IS NOT LEVEL	_____	_____
	MULTIPLE (8) SCRATCHES/DENTS IN THE HARDWOOD AS TAGGED. SEE PICTURE FOR LOCATIONS	_____	_____
	HARDWOOD SQUEAKING NEAR KITCHEN ENTRANCE AS MARKED	_____	_____
DRYWALL	MULTIPLE NAIL POPS, SEAMS THROUGHOUT THE HALL	_____	_____

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GREAT ROOM			
FIREPLACE	GAP UNDER FIREPLACE	_____	_____
	SMALL WAVE IN BASEBOARD AT LEFT SIDE OF FIREPLACE	_____	_____
BREAKFAST			
INTERIOR TRIM	REPLACE/REPAIR PATIO DOOR CASING AT RIGHTSIDE	_____	_____
PAINING	PAINT TRIM AT PATIO DOOR	_____	_____
CERAMICS	FILL GROUT AT RIGHT SIDE OF PATIO DOOR AS TAGGED	_____	_____
	TILE IN FRONT OF PATIO DOOR IS NOT LEVEL AS TAGGED	_____	_____
	CRACK IN GROUT AT TILE LEFT SIDE OF PATIO DOOR	_____	_____
	REPLACE DEFECTIVE TILE AT LEFT SIDE OF PATIO DOOR NEAR CABINET	_____	_____
	DEFECTIVE TILE IN FRONT OF OVEN OPENING AS TAGGED	_____	_____
	MULTIPLE CRACKS, HOLES AND DISCOLOURED GROUT AS TAGGED. SEE PICTURES.	_____	_____
KITCHEN			
CERAMICS	GROUT THE HOLE IN FRIDGE OPENING	_____	_____
	ONE TILE RIGHT SIDE OF FRIDGE OPENING NOT LEVEL	_____	_____
	CRACK LINE AND HOLE IN BACKSPASH GROUT AT CORNER NEAR OVEN	_____	_____
CABINetry	MULTIPLE CHIPS AROUND OVEN CABINET AND ONE CHIP ON THE CABINET ABOVE OVEN	_____	_____
	CHIP AT BASEBOARD BELOW OVEN OPENING	_____	_____
	BOTTOM CABINET DOORS NOT LEVEL RIGHT SIDE OF STOVE OPENING	_____	_____
	TWO CHIPS IN THE TOP CABINET RIGHT SIDE OF STOVE AS TAGGED	_____	_____
	CHIP INSIDE SECOND DRAWER BELOW STOVE	_____	_____
	CHIPS AT BOTH TOP CABINETS LEFT SIDE OF STOVE	_____	_____
	SMALL SHELF PANEL AT BOTTOM LEFT MOST CABINET FROM STOVE	_____	_____
	DEFECTIVE CABINET PANEL ABOVE FRIDGE	_____	_____
	CHIP AT PANEL ABOVE FRIDGE OPENING	_____	_____
	MULTIPLE CHIPS IN THE BOTTOM CABINET LEFT SIDE OF FRIDGE	_____	_____
	ISLAND - BASEBOARD RIGHT SIDE OF SINK NOT FLUSH	_____	_____
	CABINET DOORS BELOW SINK IS NOT LEVEL	_____	_____
	MULTIPLE CHIPS IN THE CABINET LEFT SIDE OF WASTE DRAW AS TAGGED	_____	_____
PAINTING	REMOVE PAINT FROM CABINETS LEFT SIDE OF OVEN OPENING	_____	_____
DRYWALL	REMOVE MUD NEAR FRIDGE OPENING FROM REPAIRS	_____	_____
POWDER ROOM			
DRYWALL	SMALL WAVE AT DRYWALL ABOVE WINDOW	_____	_____
PAINING	REMOVE WALL PAINT FROM CEILING THROUGHOUT	_____	_____
INTERIOR TRIM	REPLACE DOOR TRIMS AT BOTH SIDE	_____	_____
CERAMICS	GROUT OR DISCOLOURED TILE LEFT SIDE OF TOILET	_____	_____
	MISSING GROUT AT TILE EDGE	_____	_____
	FOREIGN MATERIAL IN GROUT AT TWO LOCATIONS	_____	_____
	TILE IN FRONT OF FLOOR REGISTER IS NOT LEVEL	_____	_____

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POWDER ROOM			
OTHER	CLEAN WINDOW OPENER	_____	_____
MUD ROOM			
OTHER	DENT ON THE THIRD TREAD FROM MAIN HALL TO MUD ROOM	_____	_____
GARAGE			
DRYWALL	MULTIPLE NAIL HOLES NEED TO BE FILLED AND CRACK ON THE TAPING ON CIELING	_____	_____
OTHER	NEED TO FIX DRYWALL NEAR GARAGE ENTRY	_____	_____
	REMOVE NO SMOKING SIGN AND MATERIALS	_____	_____
	GAS PROOFING	_____	_____
GARAGE DOORS	FIX DENTS ON GARAGE DOOR TO MUDROOM	_____	_____
	CLEAN WEATHER STRIP AT GARAGE DOOR TO MUD ROOM	_____	_____
BASEMENT STAIRS			
PAINTING	MULTIPLE SPOTS REQUIRE STAIN AND VARNISH TOUCHUPS	_____	_____
	REMOVE STAIN, PAINTING FROM TILE EDGER TO THE BASEMENT STAIR	_____	_____
OTHER	REMOVE GROUT FROM TILE EDGER	_____	_____
INTERIOR RAILINGS	CHIP AT NOSING TO THE BASEMENT STAIR	_____	_____
CARPET	SECOND TREAD FROM BASEMENT STAIRS HAS SMALL CREAKING NOISE. TO INSPECT	_____	_____
INTERIOR TRIM	TRIM ABOVE STAIR STRINGER SHOULD BE ONE PIECE. POOR JOINTS.	_____	_____
FURNACE ROOM			
INSULATION	MISSING FIRE STOP BELOW FOYER AND JOIST POCKET RIGHT SIDE OF SUMP PUMP	_____	_____
OTHER	COMPLETE ANY MISSING GAS PROOFING, FIRESTOPPING AFTER 4 STAR, AND MISSING POLY/INSULATION	_____	_____
	INSTALL GAS AND WATER SHUT OFF TAGS AND EMERGENCY PANEL STICKERS	_____	_____
BASEMENT HALL			
INTERIOR TRIM	REPLACE DOOR TRIM TO LAUNDRY ROOM	_____	_____
PAINTING	NAIL POPS VISIBLE ON DOOR STOP AT LAUNDRY DOOR AND BASEMENT HALL ENTRANCE DOOR.	_____	_____
DRYWALL	CLEAN MUD FROM BASEMENT WINDOW FRAMES	_____	_____
BASEMENT FAMILY (REC) ROOM			
CARPET	SECURE CARPET UNDER ELECTRIC FIREPLACE	_____	_____
DRYWALL	NAIL POP AND BAD FINISH AT TEXTURED CIELING	_____	_____
PAINTING	REMOVE PAINT FROM TOP CORNER OF LOWER CABINET	_____	_____
OTHER	KITCHEN - CHIP AT TOP CORNER OF LEFT LOWER CABINET.	_____	_____
	CHIP INSIDE LOWER LEFT CABINET	_____	_____
	2 CHIPS ON PANEL ABOVE GRANITE AS TAGGED	_____	_____
	CHIP AT LOWER CORNER OF TOP LEFT CABINET DOOR	_____	_____
	CHIP AT TOP OF MIDDLE TOP CABINET AS TAGGED	_____	_____
INTERIOR TRIM	GAP UNDER BASEBOARD AS TAGGED	_____	_____
BASEMENT BEDROOM			
DRYWALL	NAIL POP IN TEXTURED CIELING	_____	_____
INTERIOR TRIM	CLEAN MUD AT BEDROOM DOOR FRAME	_____	_____

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BASEMENT BATHROOM			
DRYWALL	CROOKED WALL CORNER RIGHT SIDE OF SHOWER ENTRANCE	_____	_____
PAINTING	WALL PAINT ON CEILING AT MULTIPLE LOCATIONS	_____	_____
CABINETRY	CHIP INSIDE CABINET	_____	_____
CERAMICS	MULTIPLE SPOTS WITH GROUT DISCOLOURATION	_____	_____
	IMPROPER SILICONE IN SHOWER AREA AS TAGGED	_____	_____
	CRACK, HOLES AND IMPROPER GROUT IN THE SHOWER AREA	_____	_____
	TWO SHOWER FLOOR TILES AT LEFT CORNER WITH DAMAGE	_____	_____
EXTERIOR			
OTHER	CLEAN LOW ROOF AND BALCONY. VISIBLE FROM BEDROOM 2 AND 3	_____	_____
CAULKING	NEED CAULKING AT P LEFT-SIDE OF FRONT DOOR	_____	_____
	CAULK AROUND ELECTRIC OUTLETS	_____	_____
MASONARY	REQUIRE PRESSURE WASHING	_____	_____
	REPAIR CORNER BRICK AT RIGHT SIDE OF FRONT DOOR	_____	_____
WINDOW	DAMAGED BASEMENT WINDOW FRAME NEAR AC	_____	_____
DOWNPIPE	DAMAGED DOWNPIPE AT LEFT SIDE OF PORCH	_____	_____
ATTIC			
INSULATION	MEASURE BLOWN INSULATION	_____	_____

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 PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.*

I have inspected my new home and I agree that the description of the items listed on this form are accurate.

DIANNE EKANEM AJAYI	EYITAYO OLAPOSI AJAYI
_____	_____
Purchaser's Name (print)	Purchaser's Signature
_____	_____
Designate's Name (print)	Designate's Signature
_____	_____
Date (YYYY/MM/DD)	2025/06/17

Dillon Johnson	_____
Inspector's Name (print)	Inspector's Signature
_____	_____
Date (YYYY/MM/DD)	June 17, 2025

Acknowledgements

VENDOR'S NAME:	Heathwood Homes (Williamsburg) Limited	VENDOR REF NO.	B61311
VENDOR'S ADDRESS:	269 HISTAND TRAIL		
VENDOR'S PHONE:	(519) 588-7818		
LOT:	11		
NAME(S):	DIANNE EKANEM AJAYI EYITAYO OLAPOSI AJAYI		

ADDITIONAL CERAMICS

I/We the Homeowner(s) of the above mentioned lot acknowledge that Heathwood Homes (Williamsburg) Limited, has supplied us with extra ceramic tiles to be used for any and all repairs required within our warranty period. It is my/our responsibility as Homeowner(s) to ensure that the above tiles are made available to Heathwood Homes and/or their Sub-contractor(s) during this warranty time.

YEAR END FLOOR SQUEAKS

Floor squeaks are caused by normal settlement and the drying out of your home. Heathwood Homes will repair excessive floor squeaks at your Year End. Due to the fact that the carpet may have to be cut, seams may not return to original.

APPLIANCE WARRANTY

Please note that the warranties on appliances are covered by Appliance Canada and the manufacturer. For any questions and/or service after closing Homeowners must contact them directly.

Contact Information:
Appliance Canada at 1-800-374-3437
Whirlpool Canada at 1-800-688-2002

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