

## HIGHCASTLE HOMES - COLOUR SCHEDULE

**Purchaser:** MICHELLE LEE GRACEY  
**Telephone Res. / Bus:** (647) 454-0141 / (905) 428-7400  
**Decor Advisor:** Caroline Raicsanyi

Property: Block 159 Unit 6Phase: 2 of Plan - S-C-2007-004  
Project: 2174372 Ontario Ltd.  
Model and Elevation: The Aberdeen (T-4) END UNIT Elev B

## KITCHEN AND VANITIES

KITCHEN AND VANITIES		Cabinet	Counter	Hardware
Kitchen	Lv2 - Simcoe - Ontario White		Lv1 - GR-Grigio Sardo	9677 Handle
Main Bathroom	Lv1 - Manchester Oak - Shale Grey CL		White Carrara 4924-38	9677 Handle
Ensuite Bathroom	Lv1 - Manchester Oak - Shale Grey CL		White Carrara 4924-38	9677 Handle

Opt. Breakfast Bar

NA

Kitchen Hood Fan Standard

Kitchen Upper Height 77 cm - Standard

**Stove opening – if not specified will be set to builders stander opening of approximately 30 in width**

**Fridge Opening** – if not specified will be set to builders minimum opening of approximately 33 x71 height (townhouses)

- If not specified will be set to builders minimum opening of approximately 36 x 71 height (singles)

### Slide in Stove

Yes

☒ No

Counter top Edge

### Kitchen

Single Edge (3/4") Top Bevelled

Opt. Kitchen  
Extras

PARQUET / HARDWOOD OR BROADLOOM

Kitchen / Breakfast	N/A	Master Bedroom	Lv1 -TXP135 Lv1 - T15
Great Room	N/A	Bedroom 2	Lv1 -TXP135 Lv1 - T15
Living / Formal Room	Lv1 -TXP135 Lv1 - T15	Bedroom 3	Lv1 -TXP135 Lv1 - T15
Dining Room	Lv1 -TXP135 Lv1 - T15	Bedroom 4	N/A
Family Room	N/A		
Main Hall	NA		
Main Stairs	Lv1 -TXP135 Lv1 - T15		
Upper Hall	Lv1 -TXP135 Lv1 - T15		
Com. Centre/Home Office	N/A	Basement	N/A
Main Stair Landing	N/A	Basement Landing	N/A
Library/Den/Study	N/A	Basement Stairs	Paint Grade (Grey)
In Law Suite	N/A		

### Carpet Runner

Yes

☐ No

### Underpad Main Floor

Lv1 Underpad-standard

Underpad 2nd Floor

L.v1 Underpad-standard

### Underpad Main Stairs

Lv1 Underpad-standard

### Opt. Flooring Extras

## FLOOR AND WALL TILES

[illegible]

Shower - Upgrade Floor

### Opt. Tile Extras

# HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchaser: MICHELLE LEE GRACEY  
Telephone Res. / Bus: (647) 454-0141 / (905) 428-7400  
Decor Advisor: Caroline Rajcsanyi

Property: Block 159 Unit 6Phase: 2 of Plan - S-C-2007-004  
Project: 2174372 Ontario Ltd.  
Model and Elevation: The Aberdeen (T-4) END UNIT Elev B

## PLUMBING / FAUCETS

Powder Room Standard  
Main Bath Standard  
Master Ensuite Standard  
2nd Ensuite N/A  
R.I. Bath \*3 Piece

Kitchen Sink \*Undermount  
Kitchen Faucet Standard

Drain for 2nd floor Laundry Yes ☒ No  
Waterline for fridge Yes ☒ No

Supply and install all toilet paper holders, towel bars and soap dishes Yes ☒ No

Whirlpool

Opt. Plumbing Extras

## PAINTING

Wall Colour Trim Colour Railing Colour Pickets Colour Stair Colour  
22 Warm Grey Standard \*Stained \*Wrought Iron Carpet On Stair

Opt. Paint Extras

RAILING AND STRINGERS TO BE STAINED SAME HARDWOOD AS IN THE DECOR CENTRE \*\*\*\* LAUZON CHARCOAL \*\*\*

## MISCELLANEOUS

Railing Style RAILING - UPGRADE 1 - 1/2in Wrought iron BLACK square pickel with square collar on alternating picket, 3in oak handrail and 3 1/2in oak std. post.

Opt. Garage Door \*Yes-Grade Permitting

Interior Doors \*1 - Clermont

Opt. Side Door

No

Int. Door Hardware

\*Pewter Knob

Stair Type Standard

Ext. Door Hardware

\*Pewter Exterior package

Trim Style

Standard - 2 1/4in Case & 3in Baseboard

Cold Cellar ✓

Smooth Ceiling 1st Floor ☒ Yes No

Smooth Ceiling 2nd Floor ☒ Yes No

Supply and Install Standard Mirrors ☒ Yes No

Misc.

Basement Windows Upgrade Yes ☒ No

## HEATING

Fireplace Type Mantle Surround Hearth

Air Conditioning ☒ \*Yes No

Hood Fan Duct ☒ 6 inch 8 inch 10 inch

Gas Provisions for Dryer Yes ☒ No

Gas Provisions for Stove Yes ☒ No

Gas Provisions for BBQ Yes ☒ No

Humidifier ☒ Yes No

Exterior Colour Scheme:

Pre-selected By Vendor

NOTE: The Purchaser(s) agree(s) that:

- Colours of materials are as close as possible to Vendor's selections, but not necessarily identical due to variances in manufacturing or manufacturers.
- Purchaser(s) has checked and acknowledges accuracy of the above selections Where omissions occur on the original colour selection sheet Purchaser(s) acknowledge that the Builder's selection will be final
- Upgrades or extras listed on this schedule will not be deemed part of the Agreement of Purchase and Sale. Any such upgrades or extras shall be null and void unless accompanied by a separate invoice and amendment. Said invoice must be paid in full.
- The Purchaser(s) further agrees that in the event that the Vendor has preselected colours prior to the purchase of the house, the prescribed colours are final not withstanding that the Purchaser may have completed a colour selection schedule
- The Purchaser(s) Acknowledges that once this colour schedule is signed and dated, no changes, additions or deletions will be permitted other than re-selection due to unavailability

A \$350.00 (Per Occurance) change/administration fee will apply to above exceptions.

This Interior Colour Selection is final and approved by:

Signature: [Signature] Date: October 16

Printed 1/27/2016 13:22:34

Builder's Agent: [Signature] Date: 10/16/16





## Highcastle Homes Décor Centre Disclaimers

Lot#: Block 159 Unit 6 Model:The Aberdeen (T-4) END UNIT Elev B in Northglen (H) - 2174372 Ontario Ltd.

PURCHASER: MICHELLE LEE GRACEY

TEL: RES.: 647-454-0141 BUS.: 905-428-7400

*Through years of doing business, we at Highcastle Homes have encountered issues beyond our control. The following disclaimers apply to all instances of Purchaser's Extras forms and all Interior Colour Scheme forms.*

### Fireplaces

Fireplace Marble: Due to the many variables that can affect the pattern and/or design, frequently the marble installed on the fireplace will not be identical to the samples. We will make every attempt to come as close to the samples as possible, but cannot be responsible for results which differ from the samples.

### Ceramic Floor Tile

Many variables including variegation can affect tile colour, pattern and/or design which mean installed tiles may not be identical to the samples. We will make every attempt to come as close as possible, but cannot be responsible for results which differ from the samples.

### Hardwood Flooring

The purchaser is advised that cupping and shrinkage are characteristics of hardwood flooring normal appearing some time after installation, and no warranty is provided by the flooring supplier with respect to such cupping and shrinkage. The vendor agrees to install any hardwood flooring ordered by the purchaser in good and workmanlike manner, but shall not be responsible for, and is hereby released by the purchaser from responsibility and liability for cupping and shrinkage of hardwood flooring.

Shrinking and expanding/cupping of the hardwood floors may occur if the humidity levels in the home are not kept at industry recommendations. If the hardwood floors shrink or expand due to the homeowner not complying with these levels, the hardwood floor will no longer be under warranty and it will be the homeowner's responsibility to repair the flooring.

### Stain Colours

Due to many variables that can affect the outcome of a stain colour on wood, staircases, railings, and fireplaces, will not be identical to samples. Factors such as density, age humidity, air temperature, and the uniqueness of each piece of wood can result in wide variations in darkness or lightness. We will make every attempt to come as close to the sample as possible, but cannot be responsible for results which differ from the samples.

Stain on pre-finished hardwood floors will not be an exact match to the stain colours available on stairs, pickets and rails. The purchaser is responsible for choosing the stain on these areas to their satisfaction.

### Appliances

All fridge openings are set to builder's standard width. Please advise Décor Centre at time of colour appointment if custom sizing of cabinets is required for any built - in appliances. The purchaser is responsible for costs and fees associated with changes to pre-manufactured kitchens made subsequent to colour appointments.

### Kitchen Cabinets

The kitchen you order/purchase will undoubtedly contain slight colour variations. The degree of these variations is virtually impossible to determine before the kitchen is installed in its intended location. The amount of and type of lighting will also affect various highlights in the finish. Note: No two pieces of wood are identical. Variations in colour tone and grain patterns make a perfect colour match virtually impossible. It is generally agreed that these variations add to the natural beauty of a wood kitchen.

Shrinking and expanding of the kitchen cabinets may occur if the humidity levels in the home are not kept at industry recommendations. If the cabinets shrink or expand due to the homeowner not complying with these levels, the cabinets will no longer be under warranty and it will be the homeowner's responsibility to repair the cabinets.

### Plaster Mouldings and Medallions

Plaster mouldings will not be installed in open to above areas or areas with 2 storey elements.

### Metal Spindles

Due to the characteristics of wrought iron railing production, it is possible for the wrought iron to develop a scale effect. This scale may or may not be totally covered during the painting process. In effect, once the wrought iron picket is painted, the paint may in effect amplify the iron scale depending on the colour chosen. This is a natural effect of wrought iron and should not be construed as a defect or damage.

I hereby acknowledge reading and understanding the above copy and will not hold Highcastle Homes responsible for any issues in relation to above.

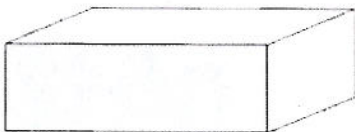
Purchasers Signature(s):

Date: 02/01/16

Block 157-6  
TH 2



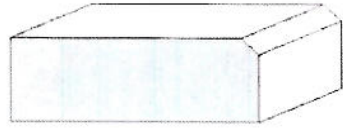
STANDARD EDGE



Single Straight polished 3/4"

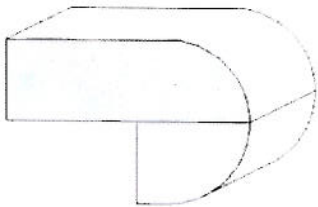


Single Bullnose 3/4"



Single Bevel 1/4" top bevel 3/4" thick

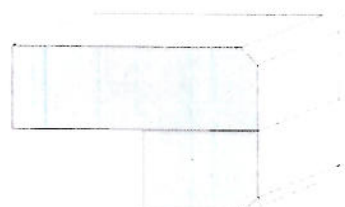
UPGRADE #1 EDGES



Double Bullnose 1.5" thick

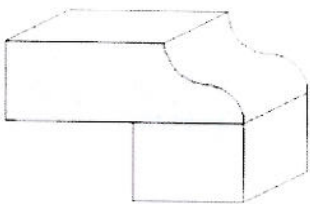


Double Pencil 1.5" thick

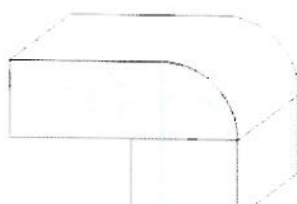


Double Bevel 1/4" top&bottom 1.5" thick

UPGRADE #2 EDGES



Double Ogee 1.5" thick



Double Quarter Moon 1.5" thick

Sign  
mg

Done  
26/01/16



159-6



Bell Cable

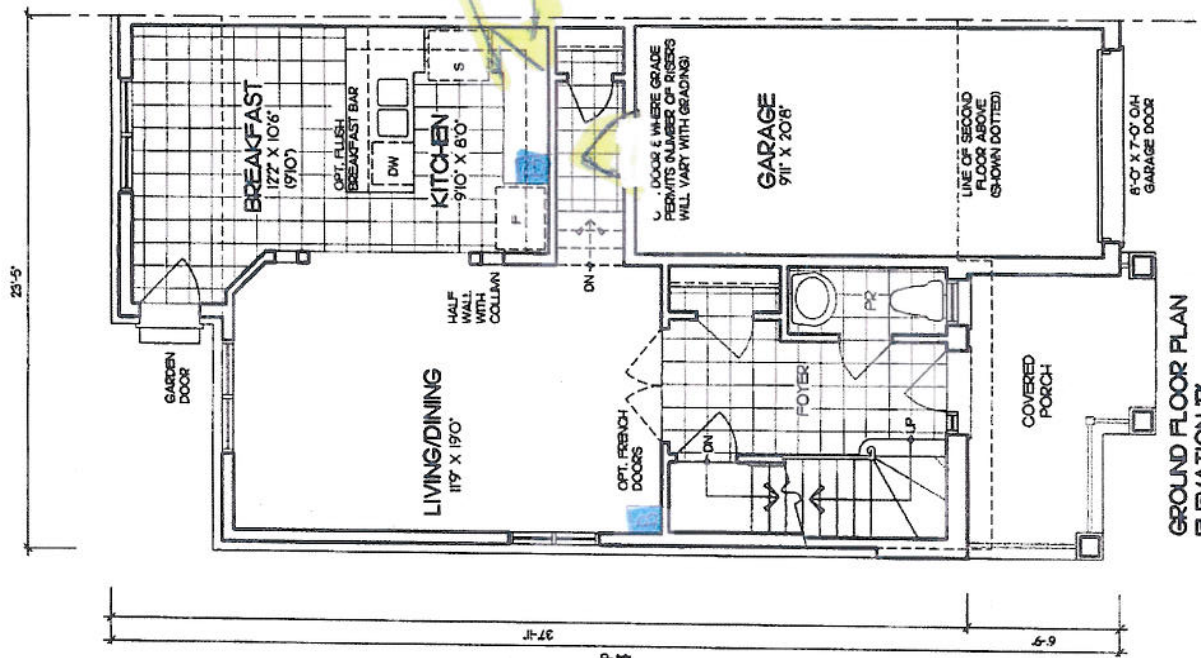
Base Pic Cut  
Upper Angle  
Corner

FULL PARTYWALL SERIES  
T4 INT. END  
ABERDEEN

EL. 'B' - 1461 SF

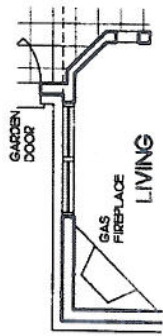
DELPARK/HIGHCASTLE HOMES  
NORTHGLEN  
BOWMANVILLE

CASSIDY & CO.  
PROJECT 2008-65

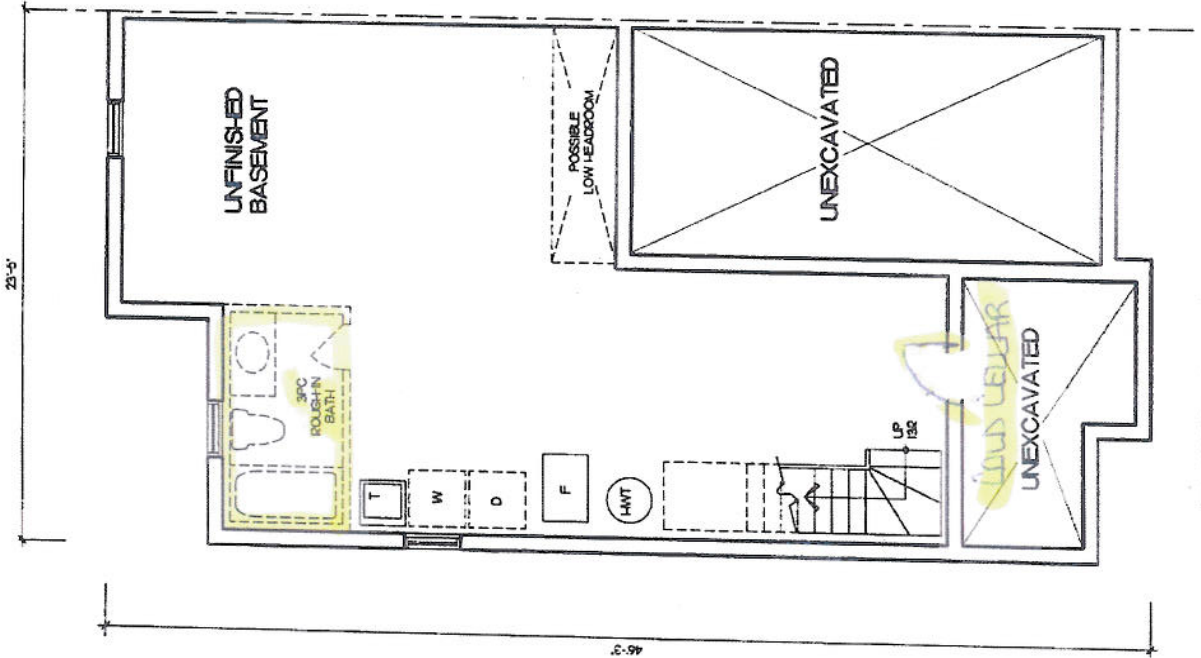


GROUND FLOOR PLAN  
ELEVATION 'B'  
GROUND FLOOR AREA - 693 SF  
COVERAGE - 931 SF  
COVERAGE INCL PORCH - 1010 SF

PAIR 2101112



PARTIAL GROUND FLOOR PLAN  
W/ OPT. FIREPLACE



BASEMENT PLAN  
ELEVATION 'B'

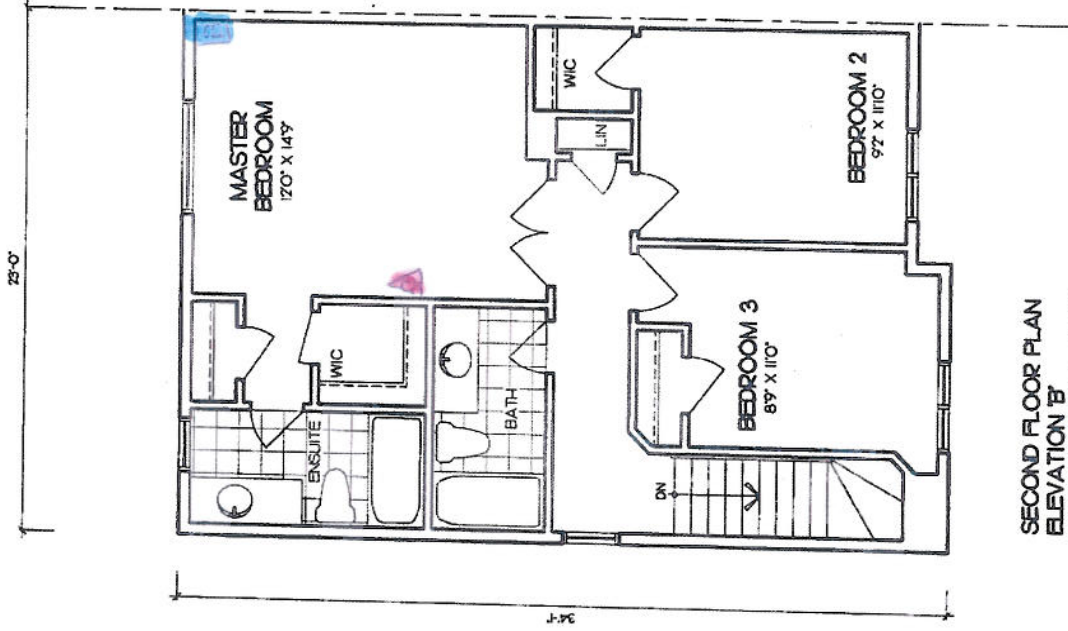
2101112



Bell  
Cable

FULL PARTYWALL SERIES  
T4 INT. END  
ABERDEEN  
EL. 'B' = 1461 SF

DELPARK/ HIGHCASTLE HOMES  
NORTHGLEN  
BOWMANVILLE  
CASSIDY & CO.  
PROJECT 2008-65



SECOND FLOOR PLAN  
ELEVATION 'B'  
SECOND FLOOR AREA = 768 SF  
OPEN AREA = 0 SF

Date 2/10/10

Sign 10/10



CONSTRUCTION SUMMARY

Northglen (H) - 2174372 Ontario Ltd.

PURCHASER: MICHELLE LEE GRACEY

TEL: RES.: 647-454-0141 BUS.: 905-428-7400

LOT / PHASE Block 159 Unit 6 / 2	REG. PLAN # S-C-2007-004	HOUSE TYPE The Aberdeen (T-4) END UNIT Elev B	CLOSING DATE 21-Jul-16
-------------------------------------	-----------------------------	--	---------------------------

Agreement of Purchase and Sale

GRANITE KITCHEN COUNTER TOP (FROM BUILDERS STANDARD SAMPLES) <i>Worksheet</i> <i>Note:</i>	
CENTRAL AIR CONDITIONER (FROM BUILDERS STANDARD SAMPLES) <i>Worksheet</i> <i>Note:</i>	
GARAGE DOOR TO HOUSE ENTRANCE (AS PER PLAN - WHERE GRADE PERMITS). <i>Worksheet</i> <i>Note:</i>	
ROUGH-IN 3 PIECE BATH IN BASEMENT (AS PER PLAN). <i>Worksheet</i> <i>Note:</i>	
COLD CELLAR (AS PER PLAN). <i>Worksheet</i> <i>Note:</i>	
INCLUDES LOOK OUT BASEMENT CONDITION. <i>Worksheet</i> <i>Note:</i>	





## CONSTRUCTION SUMMARY

Northglen (H) - 2174372 Ontario Ltd.

PURCHASER: MICHELLE LEE GRACEY

TEL: RES.: 647-454-0141 BUS: 905-428-7400

LOT / PHASE	REG. PLAN #	HOUSE TYPE	CLOSING DATE
Block 159 Unit 6 / 2	S-C-2007-004	The Aberdeen (1-4) END UNIT Elev B	21-Jul-16

### 1) CONSTRUCTION

1 - CEILING - SMOOTH FINISH - 1ST AND 2ND FLOOR

27Jan16 Note:

11,141/30416

### 3) HEATING / AIR CONDITIONING

1 - HUMIDIFIER - LENOX MODEL WB2-12 ( UP TO 2500 SQ. FT.)

27Jan16 Note:

11,141/30419

### 4) PLUMBING

1 - SINK - KITCHEN - UNDERMOUNTED (2 EQUAL BOWL)

27Jan16 Note:

11,141/30420

### 6) FLOORING & WALL TILE

1 - TOWEL BAR/TOILET PAPER HOLDERS - DO NOT SUPPLY AND INSTALL ALL TOILET PAPER HOLDERS AND TOWEL BARS THROUGHOUT

27Jan16 Note:

11,141/30417

### 7) TRIM

1 - CLERMONT DOORS THROUGHOUT (STD. HOLLOW CORE)

27Jan16 Note:

11,141/30423

### 8) FINISHING

1 - STAIN HANDRAIL AND STRINGERS ONLY PER FLOOR (TO MATCH HARDWOOD AT DECOR CENTRE \*\*\*LAUZON, CHARCOAL\*\*\*

27Jan16 Note:

11,141/30422

1 - RAILING - UPGRADE 2 - 1/2 INCH WROUGHT IRON BLACK SQUARE PICKET WITH SQUARE COLLAR ON ALTERNATING PICKET, 3 INCH OAK HANDRAIL AND 3 1/2 INCH OAK STANDARD POST.

27Jan16 Note:

11,141/30421

### 9) CABINETRY

1 - BASE CABINETS-BASE PIE CUT CORNER-LEVEL 1 OR LEVEL 2

27Jan16 Note:

11,141/30415

1 - UPPER CABINETS-UPPER ANGLE CORNER CABINET PER UNIT-LEVEL 1 OR LEVEL 2

27Jan16 Note:

11,141/30414

1 - UPPER CABINETS-FRIDGE CABINET COUNTER DEPTH 66CM (1 GABLES & CABINET 66CM DEEP)

27Jan16 Note:

11,141/30413

1 - CABINETS - KITCHEN - LEVEL 2

27Jan16 Note:

11,141/30412

This Document is Extremely Time Sensitive - Printed 27 Jan 16 at 13:23