

HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchaser:KEENAN ANTONIPILLAI

Telephone Res. / Bus: /

Decor Advisor:Caroline Rajcsanyi

Property: 28 Block EPhase: 1 of Plan -

Project: 2174372 ONTARIO LTD.

Model and Elevation: The Clarke (T-1) Alt Main Floor

KITCHEN AND VANITIES

| | Cabinet | Counter | Hardware |
|--------------------|----------------------------------|---------------------------|------------------|
| Kitchen | Lv1 - Manchester Oak - Poppyseed | Lv1 - GR-Serenata | 12881 Handle |
| Main Bathroom | Lv1 - Hudson - Ontario White | Cipollino Grigio 1882K-52 | 12881 Handle |
| Ensuite Bathroom | Lv1 - Hudson - Ontario White | Cipollino Grigio 1882K-52 | 12881 Handle |
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| | | | |
| Opt. Breakfast Bar | Counter Height/Flush | Kitchen Hood Fan | Standard |
| | | Kitchen Upper Height | 77 cm - Standard |

Stove opening -- if not specified will be set to builders standard 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)

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 | NA | Bedroom 2 | Lv1 -TXP135 Lv1 - T15 |
| Living / Formal Room | *1-Lam-Concerto,1/2x5x48",Carusa Maple #54360031 | Bedroom 3 | Lv1 -TXP135 Lv1 - T15 |
| Dining Room | *1-Lam-Concerto,1/2x5x48",Carusa Maple #54360031 | Bedroom 4 | N/A |
| Family Room | N/A | | |
| Main Hall | *1-Lam-Concerto,1/2x5x48",Carusa Maple #54360031 | Grnd Flr Stairs | Lv1 -TXP135 Lv1 - T15 |
| Main Stairs | Lv1 -TXP135 Lv1 - T15 | Grnd Flr Hall | *1-Lam-Concerto,1/2x5x48",Carusa Maple #54360031 |
| Upper Hall | Lv1 -TXP135 Lv1 - T15 | | |
| Com. Centre/Home Office | N/A | Basement | NA |
| Main Stair Landing | Lv1 -TXP135 Lv1 - T15 | Basement Landing | N/A |
| Library/Den/Study | N/A | Basement Stairs | NA |
| In Law Suite | N/A | | |

Carpet Runner ☐ Yes ☒ No

| Underpad Main Floor | Underpad 2nd Floor | Underpad Main Stairs |
|---------------------|-----------------------|-----------------------|
| NA | Lv1 Underpad-standard | Lv1 Underpad-standard |

Opt. Flooring Extras

FLOOR AND WALL TILES

| | Floor Tile | Wall Tile | | |
|-------------------|--------------------------|-------------------------|-------|---|
| Front Foyer | 1-13x13, Alpes, White | | Decor | Listello |
| Main Hall | N/A | | | |
| Kitchen/Breakfast | 1-13x13, Alpes, White | Kitchen Backsplash | N/A | <input type="checkbox"/> <input type="checkbox"/> |
| Powder Room | 1-13x13, Alpes, White | Pwdr Wall if Applicable | N/A | <input type="checkbox"/> <input type="checkbox"/> |
| Laundry | 1-13x13, Serpentine Grey | | | |
| | | | Decor | Listello |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

| | Floor | Tub Wall | Shower Wall | Deck Skirt | Deck Splash | | |
|---------------|--------------------------|-------------------------|-------------|------------|-------------|--------------------------|--------------------------|
| Main Bathroom | 1-13x13, Serpentine Grey | 1-8x10, Serpentine Grey | N/A | N/A | NA | <input type="checkbox"/> | <input type="checkbox"/> |
| Master Ens | 1-13x13, Serpentine Grey | 1-8x10, Serpentine Grey | N/A | N/A | NA | <input type="checkbox"/> | <input type="checkbox"/> |
| | | | | | | <input type="checkbox"/> | <input type="checkbox"/> |
| | | | | | | <input type="checkbox"/> | <input type="checkbox"/> |
| | | | | | | <input type="checkbox"/> | <input type="checkbox"/> |
| | | | | | | <input type="checkbox"/> | <input type="checkbox"/> |

Shower - Upgrade Floor

Opt. Tile Extras

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PLUMBING / FAUCETS

| | | | |
|---|---|---------|----------|
| Powder Room | Standard | Laundry | Standard |
| Main Bath | Standard | | |
| Master Ensuite | Standard | | |
| 2nd Ensuite | N/A | | |
| R.I. Bath | *2 Piece | | |
| Kitchen Sink | Standard | | |
| Kitchen Faucet | Standard | | |
| Drain for 2nd floor Laundry | <input type="radio"/> Yes <input checked="" type="radio"/> No | | |
| Waterline for fridge | <input type="radio"/> Yes <input checked="" type="radio"/> No | | |
| Supply and install all toilet paper holders, towel bars and soap dishes | <input checked="" type="radio"/> Yes <input type="radio"/> No | | |
| Whirlpool | | | |

Opt. Plumbing Extras

PAINTING

| | | | | |
|-------------------|-------------|----------------|----------------|-----------------|
| Wall Colour | Trim Colour | Railing Colour | Pickets Colour | Stair Colour |
| 22 Warm Grey | Standard | Natural | Natural | Carpet On Stair |
| Opt. Paint Extras | | | | |

MISCELLANEOUS

| | | | | | |
|-------------------------------------|--|--------------------------|---|--------------------|--------------------------|
| Railing Style | RAILING - STANDARD - 1 5/16in oak picket, 2 1/2in oak handrail and 2 3/4in oak post. | | | | |
| Opt. Garage Door | *Yes-Grade Permitting | Opt. Side Door | NA | Stair Type | Standard |
| Interior Doors | Standard - Classique | Int. Door Hardware | *Pewter Knob | Ext. Door Hardware | *Pewter Exterior package |
| | | Trim Style | *1 - 2 3/4in Case & 4in Baseboard | Cold Cellar | <input type="checkbox"/> |
| Smooth Ceiling 1st Floor | <input type="radio"/> Yes <input checked="" type="radio"/> No | Basement Windows Upgrade | <input type="radio"/> Yes <input checked="" type="radio"/> No | | |
| Smooth Ceiling 2nd Floor | <input type="radio"/> Yes <input checked="" type="radio"/> No | | | | |
| Supply and install Standard Mirrors | <input checked="" type="radio"/> Yes <input type="radio"/> No | | | | |
| Misc. | | | | | |

HEATING

| | | | | |
|--------------------------|--|--------|------------------------|---|
| Fireplace | Type | Mantle | Surround | Hearth |
| | | | | |
| Air Conditioning | <input checked="" type="radio"/> *Yes <input type="radio"/> No | | Gas Provisions for BBQ | <input type="radio"/> Yes <input checked="" type="radio"/> No |
| Hood Fan Duct | <input checked="" type="radio"/> 6 inch <input type="radio"/> 8 inch <input type="radio"/> 10 inch | | Humidifier | <input type="radio"/> Yes <input checked="" type="radio"/> No |
| Gas Provisions for Dryer | <input type="radio"/> Yes <input checked="" type="radio"/> No | | | |
| Gas Provisions for Stove | <input checked="" type="radio"/> Yes <input type="radio"/> No | | | |

| | |
|-------------------------|------------------------|
| Exterior Colour Scheme: | Pre-selected By Vendor |
|-------------------------|------------------------|

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

a) Colours of materials are as close as possible to Vendor's selections, but not necessarily identical due to variances in manufacturing or manufacturers.

b) 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.

c) 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 f

d) 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

e) 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 (Per item) administration fee will apply to the above exceptions (if the change is possible).

This Interior Colour Selection is final and approved by:

Signature: [Signature] Date: May 5, 21

Printed 5/5/2021 14:15:40

Builder's Agent: [Signature] Date: May 5, 2021



Highcastle Homes Décor Centre Disclaimers

Lot#: 28 Block E Model: The Clarke (T-1) Alt Main Floor in Orchards Enclave - 2174372 ONTARIO LTD.

PURCHASER: KEENAN ANTONIPILLAI

TEL:

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.

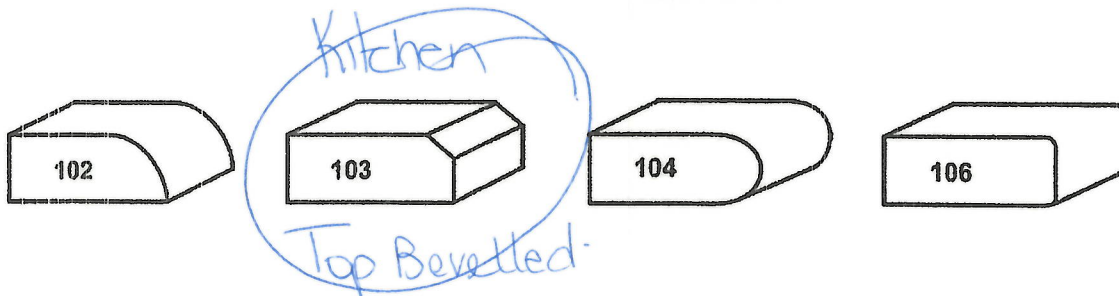
Purchasers Signature(s): 

Date: May 5 / 2021

Lot 28, BKE.
Orchards Enclave.

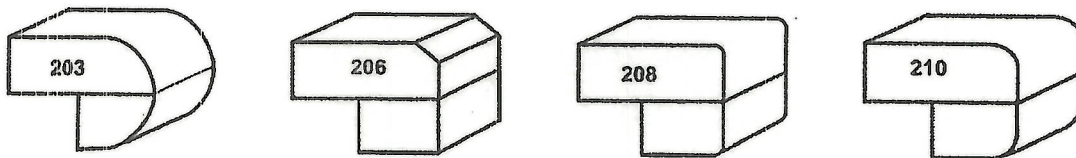
STONE EDGE PROFILES

Approx 2CM or $\frac{3}{4}$ " Standard Edge



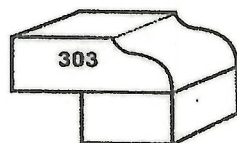
1st UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



2nd UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE

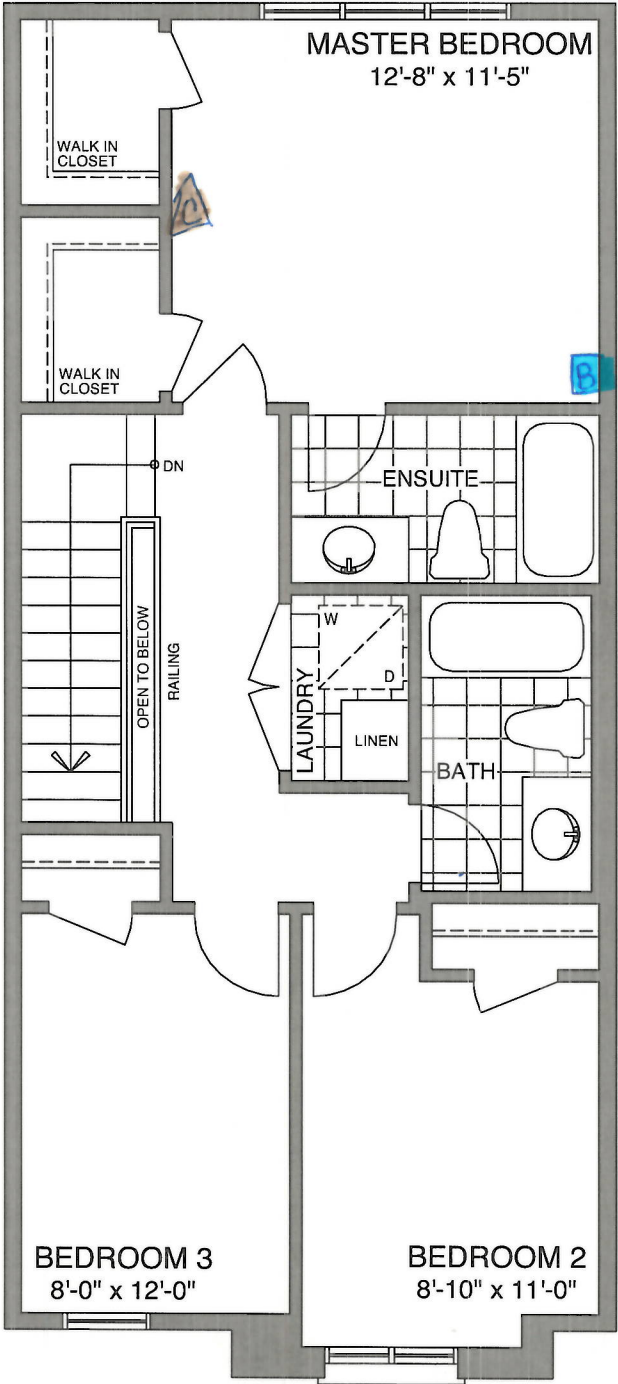


Sign *[Signature]*

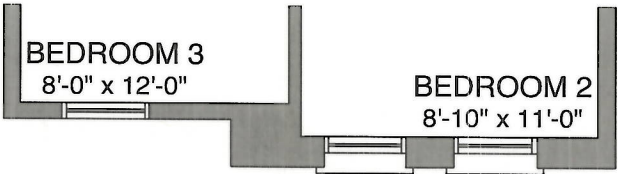
Date. MAY 5th, 2021.

Lot 28, BIK5.
Orchards
Encave.

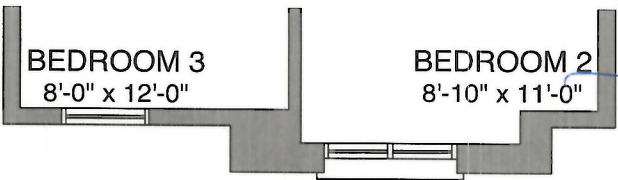
B Bell
Cable



THIRD FLOOR - ELEV B1



THIRD FLOOR - ELEV B2



THIRD FLOOR - ELEV B3

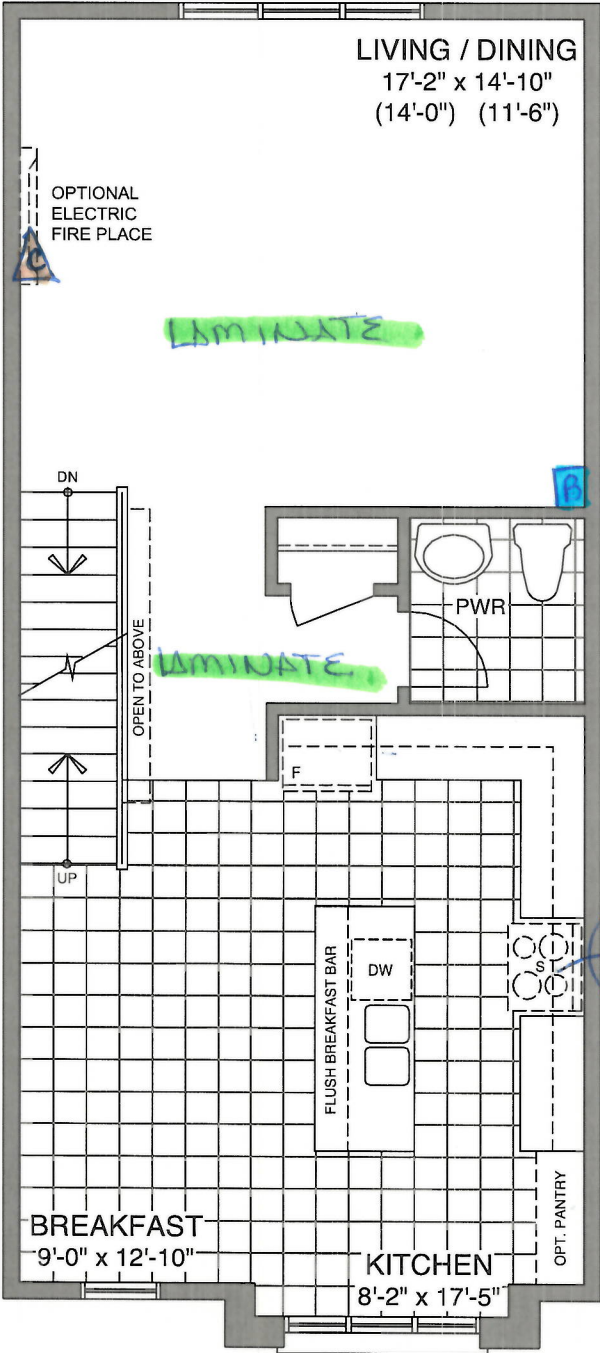
Sup - Whitgift

Date May 5th, 2021

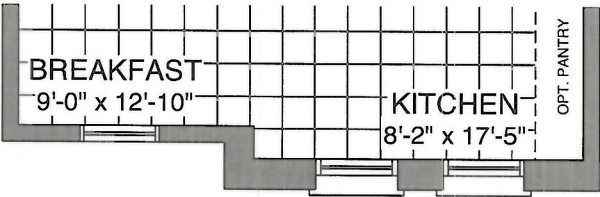
Lot 28, BIK5.

Orclards
Enclave.

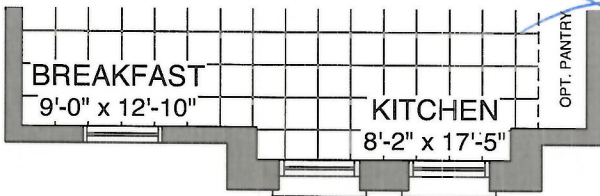
 Bell
 Cable.



ALT. MAIN FLOOR - ELEV B1



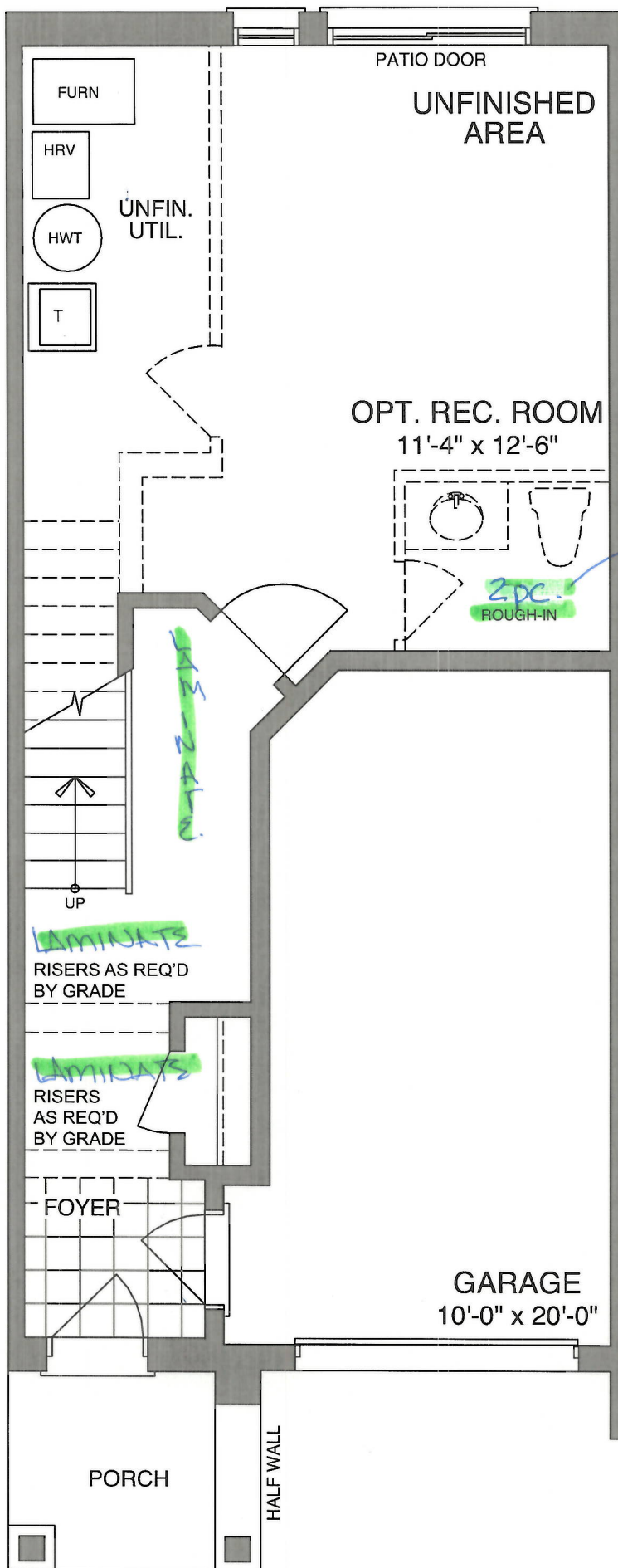
ALT. MAIN FLOOR - ELEV B2



ALT. MAIN FLOOR - ELEV B3

Sign *Kontyulla*

Date May 5, 2021



Lot 28, Bk 5.
Orchards Enclave.

GROUND FLOOR - ELEV B

Seiji Kintyulle

Date May 5, 2021.



CONSTRUCTION SUMMARY

Orchards Enclave - 2174372 ONTARIO LTD.

| | | | | |
|--------------------------------|-------------|---|--|---------------------------|
| PURCHASER: KEENAN ANTONIPILLAI | | | | TEL: |
| LOT / PHASE 28 Block E / 1 | REG. PLAN # | HOUSE TYPE The Clarke (T-1) Alt Main Floor | | CLOSING DATE 20-Jan-22 |

Agreement of Purchase and Sale

| | |
|---|--|
| Central air conditioner (builders standard line) <i>Worksheet</i> Note: | |
| Laminate Flooring in lieu of carpet on main floor, as per plan, from builders standard samples. <i>Worksheet</i> Note: | |
| Granite kitchen countertops, (as per plan-from builders standard samples). <i>Worksheet</i> Note: | |

3) HEATING / AIR CONDITIONING

| | |
|---|--|
| 1 - GAS LINE - ROUGH-IN FOR STOVE INCLUDING ELECTRICAL OUTLET <i>05May21</i> Note: 11,600/37670 | |
|---|--|

4) PLUMBING

| | |
|---|--|
| 1 - 2 PIECE ROUGH IN BASEMENT <i>05May21</i> Note: 11,600/37669 | |
|---|--|

9) CABINETRY

| | |
|---|--|
| 1 - ***PURCHASER REQUEST STANDARD APPLIANCE OPENINGS*** <i>05May21</i> Note: 11,600/37668 | |
|---|--|

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