

HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

ROCHELLE B SANTOS & PRIXIE ANN S MOBO
/
Caroline Rajcsanyi

Property: 39 Block GPhase: 1 of Plan -

Project: 2174372 ONTARIO LTD.

Model and Elevation: The Newcastle (TB-1)

KITCHEN AND VANITIES

	Cabinet	Counter	Hardware
Kitchen	Lv2 - Charleston 3DL - Orchid	Lv1 - GR-San Gabriel	12881 Handle
Main Bathroom	Lv2 - Charleston 3DL - Moonlight	Calcutta Marble 4925K-07	12881 Handle
Ensuite Bathroom	Lv2 - Charleston 3DL - Moonlight	Calcutta Marble 4925K-07	12881 Handle
Opt. Breakfast Bar	Counter Height/Flush	Kitchen Hood Fan	Purchaser to supply after closing/standard electrical i
		Kitchen Upper Height	100 cm

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

PANTRY

PARQUET / HARDWOOD OR BROADLOOM

Kitchen / Breakfast	*1-Lam-Concerto 1/2x5x48in,Caruso Maple #54360031	Master Bedroom	Lv1 -TXP135 Lv1 - T04
Great Room	N/A	Bedroom 2	Lv1 -TXP135 Lv1 - T04
Living / Formal Room	*1-Lam-Concerto 1/2x5x48in,Caruso Maple #54360031	Bedroom 3	Lv1 -TXP135 Lv1 - T04
Dining Room	*1-Lam-Concerto 1/2x5x48in,Caruso Maple #54360031	Bedroom 4	N/A
Family Room	N/A	Grnd Flr Stairs	Lv1 -TXP135 Lv1 - T04
Main Hall	*1-Lam-Concerto 1/2x5x48in,Caruso Maple #54360031	GrndFlr landing	Lv1 -TXP135 Lv1 - T04
Main Stairs	Lv1 -TXP135 Lv1 - T04	Grnd Fir Hall	*1-Lam-Concerto,1/2x5x48",CarusoMaple, #54360031
Upper Hall	*1-Lam-Concerto 1/2x5x48in,Caruso Maple #54360031	Rec room	*1-Lam-Concerto,1/2x5x48",CarusoMaple, #54360031
Com. Centre/Home Office	N/A	Basement	N/A
Main Stair Landing	Lv1 -TXP135 Lv1 - T04	Basement Landing	NA
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, Bellina Grey		Decor	Listello
Main Hall	N/A			
Kitchen/Breakfast	N/A	Kitchen Backsplash	N/A	<input type="checkbox"/>
Powder Room	1-13x13, Bellina Grey	Pwdr Wall if Applicable	N/A	<input type="checkbox"/>
Laundry	1-13x13, Bellina Grey			

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

Shower - Upgrade Floor

Opt. Tile Extras

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PLUMBING / FAUCETS

Powder Room
Main Bath
Master Ensuite
2nd Ensuite
R.I. Bath

Standard
Standard
Standard
N/A
*2 Piece

Laundry

Standard

Kitchen Sink
Kitchen Faucet

*Undermount
Standard

Drain for 2nd floor Laundry
Waterline for fridge

☐ Yes
☒ Yes

☒ No
☐ 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 as Floor

*Wrought Iron

Carpet On Stair

Opt. Paint Extras

MISCELLANEOUS

Railing Style

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

Opt. Garage Door

*Yes-Grade Permitting

Opt. Side Door

NA

Stair Type

Standard

Interior Doors

*1-2panelCarraraSm

Int. Door Hardware

*Straight Pewter Lever

Ext. Door Hardware

*Pewter Exterior package

Trim Style

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

Cold Cellar

☐

Smooth Ceiling 1st Floor

☐ Yes
☒ No

Smooth Ceiling 2nd Floor

☐ Yes
☒ No

Supply and Install Standard Mirrors

☒ Yes
☐ No

Misc.

2 PANEL CARRARA SMOOTH

HEATING

Fireplace

Type

Mantle

Surround

Hearth

Air Conditioning

☒ *Yes
☐ No

Gas Provisions for BBQ

☐ Yes
☒ No

Hood Fan Duct

☒ 6 inch
☐ 8 inch
☐ 10 inch

Humidifier

☐ Yes
☒ No

Gas Provisions for Dryer

☐ Yes
☒ No

Gas Provisions for Stove

☐ Yes
☒ 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: Apr. 15/21

Signature: [Signature]

Date: APR 15, 2021

Builder's Agent: [Signature]

Date: April 15, 2021

Printed 4/15/2021 16:03:08



Highcastle Homes Décor Centre Disclaimers

Lot#: 39 Block G Model:The Newcastle (TB-1) in Orchards Enclave - 2174372 ONTARIO LTD.

PURCHASERS: ROCHELLE B SANTOS and PRIXIE ANN S MOBO

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: April 15, 2021

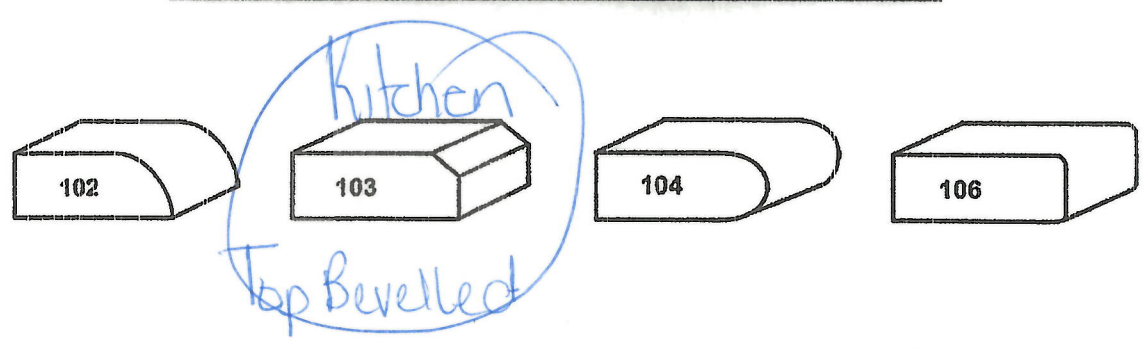
Lot 39

Blk G.

Orchards Enclave.

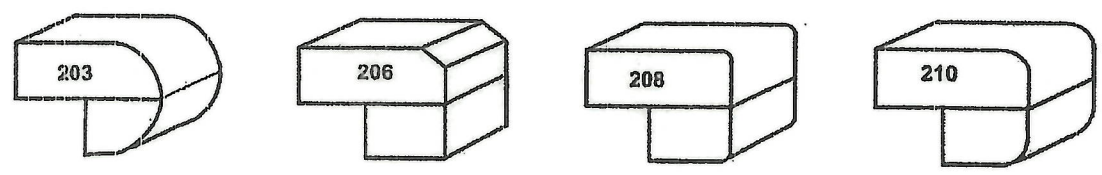
STONE EDGE PROFILES

Approx 2CM or 3/4" Standard Edge



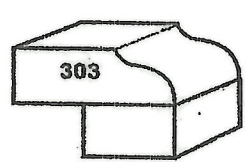
1st UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



2nd UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



Sign Rtn
Sign for

Date Apr. 15 / 21
Date April 16, 2021

Caroline Rajcsanyi

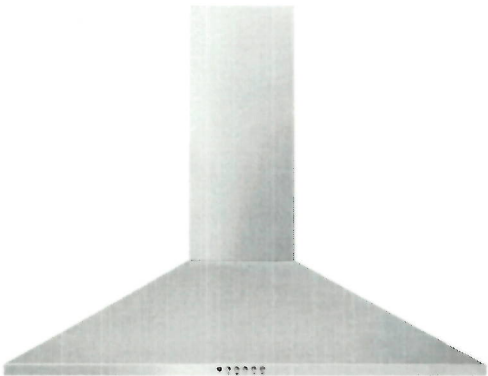
Lor 39, BIKG.
Orchards Enclave.

From: [Caroline Rajcsanyi](#)
Sent: Thursday, April 15, 2021 3:02 PM
To: Caroline Rajcsanyi
Subject: Fwd: print

Get [Outlook for Android](#)

From: [Caroline Rajcsanyi](#)
Sent: Thursday, April 15, 2021 11:36:29 AM
To: [Caroline Rajcsanyi](#)
Subject: print

<https://www.thebrick.com/products/frigidaire-36-canopy-wall-mount-hood-stainless>



Frigidaire 36" Canopy Wall-Mount Hood – Stainless | The Brick

Add a touch of stylish functionality to your kitchen with this Frigidaire canopy wall-mount hood. The dual-centrifugal fans quietly and efficiently circulate air, helping to remove smoke and odours, while the halogen lighting brightly illuminates your cooktop creations.

www.thebrick.com

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Lot 39, BIKG.
Orchards Enclave.

Product Description

Add a touch of stylish functionality to your kitchen with this Frigidaire canopy wall-mount hood. The dual-centrifugal fans quietly and efficiently circulate air, helping to remove smoke and odours, while the halogen lighting brightly illuminates your cooktop creations. Extremely durable, the aluminum filters provide strength not found in conventional foam filters and are dishwasher-safe, making them easy to clean.

Dimensions

Width: 36" (91.4 cm) Height: 54.5" (138.4 cm) Depth: 19.6" (49.8 cm)

Shipping Dimensions

Width: 39" (99.1 cm) Height: 27.5" (69.9 cm) Depth: 24" (61.0 cm)

Weight

67.00 lbs (30.4 kg)

Key Features:

- Dual-Centrifugal Fans
- Durable Filters
- Halogen Lighting
- Durable, Washable Filters

Dual-Centrifugal Fans

Moves up to 400 cu. ft. of air per minute quietly and efficiently.

Sign
RT

gpr

Date APRIL 15, 2021

Lot 39, Blk G
Orchards Enclave.

Detailed Specifications

General:

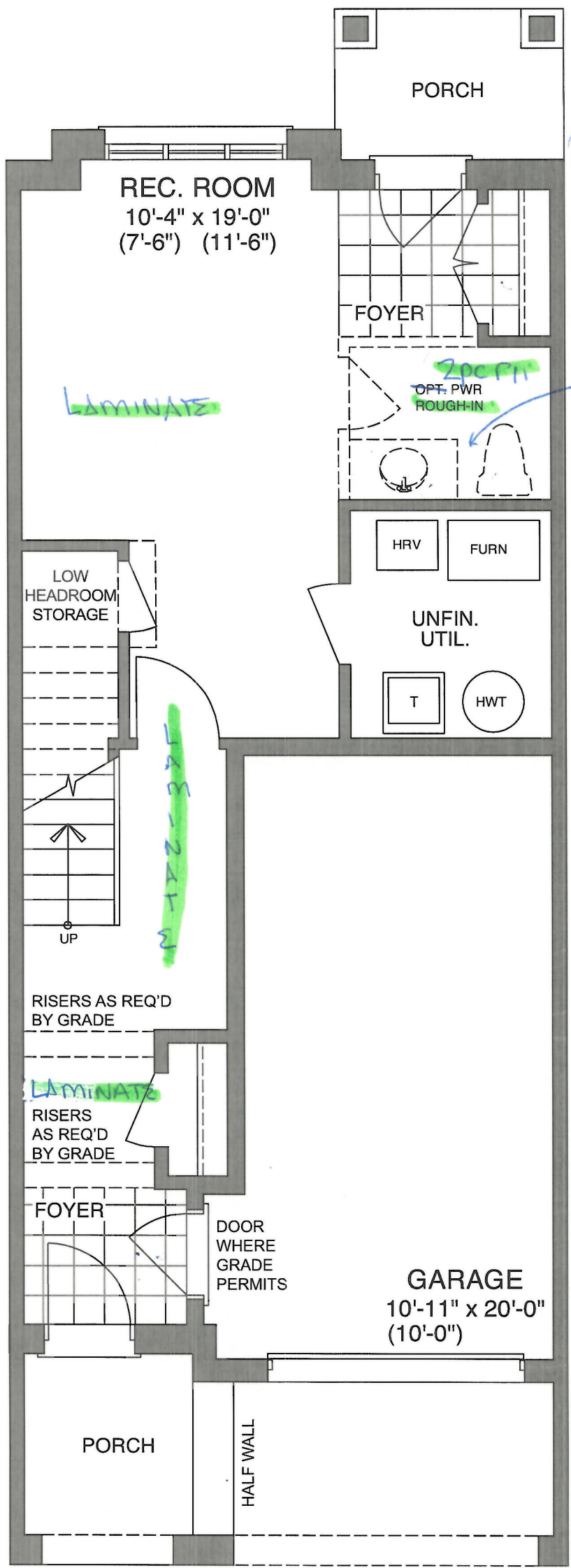
- Power Type: Electric
- Size: 36"
- Installation Type: Wall-Mounted
- Colour: Stainless Steel
- Control Buttons: 5
- Control Type: Mechanical
- Filter Type: Dishwasher-Safe
- Voltage Rating: 120V, 60Hz

Vent and Light System:

- Blower Type: Centrifugal
- Duct Diameter: 6"
- Ducted/Ductless Vent Installation: Convertible – Outside or Recirculated Inside
- Exhaust Duct: Convertible
- Exhaust Fan Capacity (CFM): 400
- Exhaust Fan Speeds: 3
- Filters: 2
- Lights: 2
- Sones Rating: 3.63 to 7.94 (1 to 3 speeds)
- Sound Level (dBA): 58.6 to 69.9 (1 to 3 speeds)
- Vent Style: Stainless Steel/Wall-Mounted
- Work-Area Light: Halogen Lighting

Sign  

Date: APRIL 15, 2021



Lot 39.
Bik G.
Orchards
Enclave

GROUND FLOOR - ELEV B1 & B2

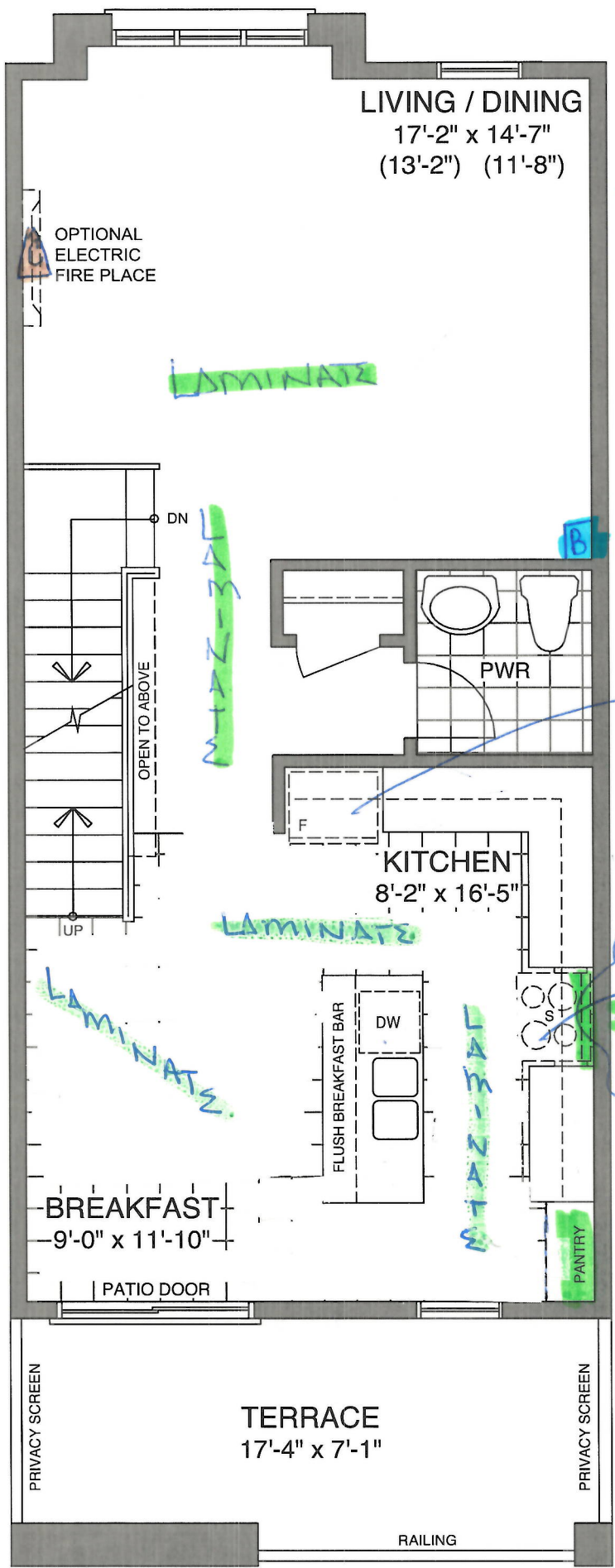
Sign Rte
Sign MVR

Date Apr. 15/21
Date April 15, 2021

Lot 39
B1K G

Orchard Enclave.

B Bell
& Cable

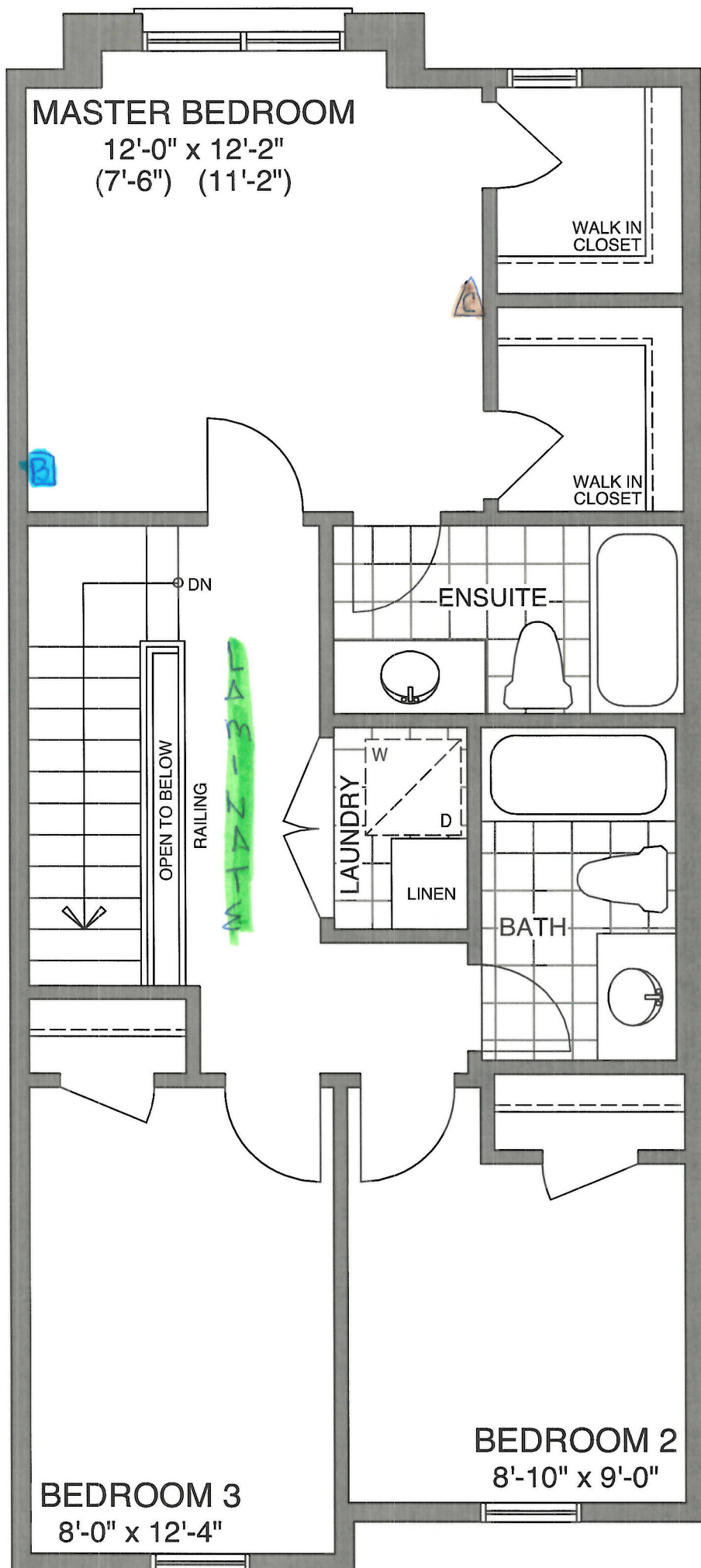


MAIN FLOOR - ELEV B1 & B2

Sign
Sign

RT
- JRV

Date Apr. 15/2021
Date APRIL 15, 2021



Lot 39.
 Bk G.
 Orchards.
 Enclave.
 B Bell
 Cable

THIRD FLOOR - ELEV B1

Sign
 Sign
 Rtn
 ymn

Date Apr. 15/21
 Date April 15, 2021



<div>CONSTRUCTION SUMMARY</div> <div>Orchards Enclave - 2174372 ONTARIO LTD.</div>				
PURCHASERS: ROCHELLE B SANTOS and PRIXIE ANN S MOBO				TEL:
LOT / PHASE	REG. PLAN #	HOUSE TYPE		CLOSING DATE
39 Block G / 1		The Newcastle (TB-1)		22-Feb-22

Agreement of Purchase and Sale

Central air conditioner (builders standard line) <i>Worksheet</i> Note:	
Laminate Flooring in leiu 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:	



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39 Block G / 1		The Newcastle (TB-1)		22-Feb-22

4) PLUMBING

1 - WATER LINE - FRIDGE - ROUGH IN ONLY 15Apr21 Note: 11,564/37408	
1 - 2 PIECE ROUGH IN BASEMENT 15Apr21 Note: 11,564/37407	
1 - SINK - KITCHEN - UNDERMOUNTED (RECTANGULAR SQUARE - SINGLE LARGE BOWL) 15Apr21 Note: 11,564/37397	

6) FLOORING & WALL TILE

1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CERAMIC - KITCHEN/BREAKFAST (UPGRADE FROM CERAMIC) - 15Apr21 Note: 11,564/37411	
1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - UPPER HALL (UPGRADE FROM CARPET) - 15Apr21 Note: 11,564/37403	

8) FINISHING

1 - RAILING - 1/2 INCH WROUGHT IRON SQUARE PICKET WITH SINGLE SQUARE COLLAR ON ALTERNATING PICKET, 3 INCH OAK HANDRAIL AND 3 1/2 INCH OAK STANDARD POST 15Apr21 Note: 11,564/37138	
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9) CABINETRY

1 - CABINETS - MASTER ENSUITE - LEVEL 2 15Apr21 Note: 11,564/37525	
1 - CABINETS - MAIN BATH - LEVEL 2 15Apr21 Note: 11,564/37524	
1 - UPPER CABINETS - EXTENDED UPPER CABINET (90 CM AND 100CM TALL) - GROUP 1 - 4 15Apr21 Note: 11,564/37401	
1 - UPPER CABINETS - DELETE CABINET ABOVE STOVE FOR PURCHASERS FUTURE CHIMNEY HOOD FAN (SUPPLY SPECS) 15Apr21 Note: 11,564/37400	
1 - **PURCHASER HAS REQUEST TO HAVE STANDARD APPLIANCE OPENINGS** (SEE SPEC FOR FUTURE CHIMNEY HOOD FAN ATTACHED**) 15Apr21 Note: 11,564/37399	
1 - CABINETS - KITCHEN - LEVEL 2 15Apr21 Note: 11,564/37137	
1 - CABINETS - KITCHEN - OPT PANTRY - LEVEL 2 15Apr21 Note: 11,564/37136	

STAIR AND RAILING

1 - STAIN HANDRAIL AND STRINGERS ONLY 15Apr21 Note: 11,564/37523	
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TRIM DOORS AND HARDWARE - INTERIOR

1 - DOOR HANDLE - UPGRADE TO PEWTER STRAIGHT LEVERS 15Apr21 Note: 11,564/37410	
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39 Block G / 1		The Newcastle (TB-1)		22-Feb-22

TRIM DOORS AND HARDWARE - INTERIOR

1 - 2 PANEL SMOOTH DOORS THROUGHOUT (STD. HOLLOW CORE)	
15Apr21 Note:	
11,564/37409	

This Document is Extremely Time Sensitive - Printed 15 Apr 21 at 16:04