

HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchasers:

SRINIVASA,RAO CHATALA & ANUSHA BAPATLA

Property: 40 Block GPhase: 1 of Plan -

Telephone Res. / Bus:

/

Project: 2174372 ONTARIO LTD.

Decor Advisor:

Caroline Rajcsanyi

Model and Elevation: The Newcastle (TB-1)

KITCHEN AND VANITIES

| | Cabinet | Counter | Hardware |
|---------------------------|--------------------------------|--------------------------|------------------|
| Kitchen | Lv2 - Camden Maple - Poppyseed | Lv1 - GR-Serenata | 12881 Handle |
| Main Bathroom | Lv1 - Camden Oak - Poppyseed | Calcutta Marble 4925K-07 | 12881 Handle |
| Ensuite Bathroom | Lv1 - Camden Oak - Poppyseed | Calcutta Marble 4925K-07 | 12881 Handle |
| Grnd Floor Fin. 3 pc Bath | Lv1 - Camden Oak - Poppyseed | Calcutta Marble 4925K-07 | 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

KITCHEN PANTRY

PARQUET / HARDWOOD OR BROADLOOM

| | | | |
|-------------------------|---|------------------|---|
| Kitchen / Breakfast | N/A | Master Bedroom | Lv1 -TXP135 Lv1 - T04 |
| Great Room | N/A | Bedroom 2 | Lv1 -TXP135 Lv1 - T04 |
| Living / Formal Room | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 | Bedroom 3 | Lv1 -TXP135 Lv1 - T04 |
| Dining Room | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 | Bedroom 4 | N/A |
| Family Room | N/A | Grnd flr landing | Lv1 -TXP135 Lv1 - T04 |
| Main Hall | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 | Grnd flr stair | Lv1 -TXP135 Lv1 - T04 |
| Main Stairs | Lv1 -TXP135 Lv1 - T04 | Grnd flr Recrm | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 |
| Upper Hall | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 | Grnd flr hall | *1-Lam-Concerto-1/2x5x48", Tenor Oak, #54360205 |
| Com. Centre/Home Office | N/A | Basement | N/A |
| Main Stair Landing | Lv1 -TXP135 Lv1 - T04 | 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 | Decor | Listello | | Wall Tile | Decor | Listello |
|-------------------|---------------------------|-------------------------|----------|--------------------------|--------------------------|-------|----------|
| Front Foyer | 1-13x13, Serpentine White | | | | | | |
| Main Hall | N/A | | | | | | |
| Kitchen/Breakfast | 1-13x13, Serpentine White | Kitchen Backsplash | N/A | <input type="checkbox"/> | <input type="checkbox"/> | | |
| Powder Room | 1-13x13, Serpentine White | Pwdr Wall if Applicable | N/A | <input type="checkbox"/> | <input type="checkbox"/> | | |
| Laundry | 1-13x13, Serpentine White | | | | | | |

| | Floor | Tub Wall | Shower Wall | Deck Skirt | Deck Splash | Decor | Listello |
|---------------|---------------------------|--------------------------|-------------|------------|-------------|--------------------------|--------------------------|
| Main Bathroom | 1-13x13, Serpentine White | 1-8x10, Serpentine White | N/A | N/A | NA | <input type="checkbox"/> | <input type="checkbox"/> |
| Master Ens | 1-13x13, Serpentine White | 1-8x10, Serpentine White | N/A | N/A | NA | <input type="checkbox"/> | <input type="checkbox"/> |
| Grnd Fir Bath | 1-13x13, Serpentine White | 1-8x10, Serpentine White | N/A | N/A | NA | <input type="checkbox"/> | <input type="checkbox"/> |
| Grnd FirFoyer | 1-13x13, Serpentine White | 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"/> |

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
FINISHED 3 PC BATH (SEE PLAN)

Laundry
Grnd flr 3 Pc Fins.Bath

Standard
Standard

Kitchen Sink
Kitchen Faucet

Standard
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
22 Warm Grey

Trim Colour
Standard

Railing Colour
Natural

Pickets Colour
Natural

Stair Colour
Carpet On Stair

Opt. Paint Extras

MISCELLANEOUS

Railing Style
Opt. Garage Door
Interior Doors

RAILING - STANDARD - 1 5/16in oak picket, 2 1/2in oak handrail and 2 3/4in oak post.
*Yes-Grade Permitting
Standard - Classique

Opt. Side Door
Int. Door Hardware
Trim Style

NA
*Straight Pewter Lever
*1 - 2 3/4in Case & 4in Baseboard

Stair Type
Ext. Door Hardware
Cold Cellar

Standard
*Pewter Exterior package
☐

Smooth Ceiling 1st Floor
Smooth Ceiling 2nd Floor
Supply and Install Standard Mirrors

☐ Yes
☐ Yes
☒ Yes

☒ No
☒ No
☐ No

Basement Windows Upgrade

☐ Yes
☒ No

Misc.

HEATING

Fireplace

Type

Mantle

Surround

Hearth

Air Conditioning
Hood Fan Duct
Gas Provisions for Dryer
Gas Provisions for Stove

☒ *Yes
☒ 6 inch
☐ Yes
☒ Yes

☐ No
☐ 8 inch
☒ No
☐ No

Gas Provisions for BBQ
Humidifier

☐ Yes
☐ Yes

☒ No
☒ 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.

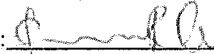
c) Upgrades or extras listed on this schedule will not be deemed part of the Agreement of Purchase and Sale. Any such upgrades or extras shall be null and void unless accompanied by a separate invoice and amendment. Said invoice must be paid in f

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:  Date: 26/04/2021

Signature: B Anusha Date: 26/4/2021

Builder's Agent: K Rajcsanyi Date: April 26-21

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Highcastle Homes Décor Centre Disclaimers

Lot#: 40 Block G Model:The Newcastle (TB-1) in Orchards Enclave - 2174372 ONTARIO LTD.

PURCHASERS: SRINIVASA,RAO CHATALA and ANUSHA BAPATLA

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.

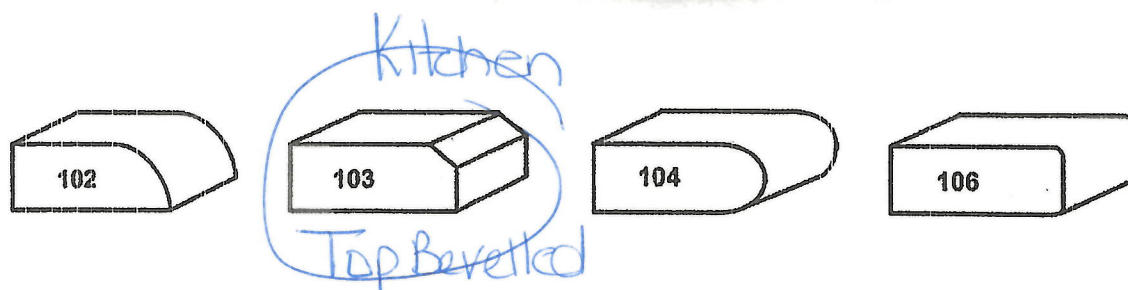
I hereby acknowledge reading and understanding the above copy and will not hold Highcastle Homes responsible for any issues in relation to above.

Purchasers Signature(s): [Signature] **Date:** 26/04/2021

Lot 40
Bik G.

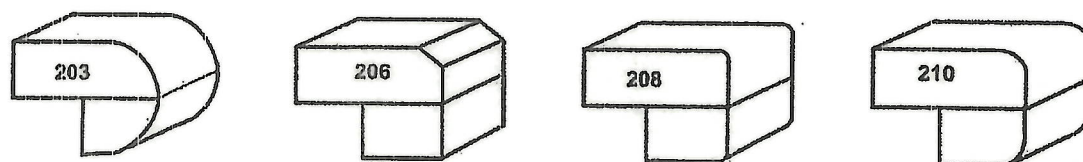
STONE EDGE PROFILES

Approx 2CM or 3/4" Standard Edge



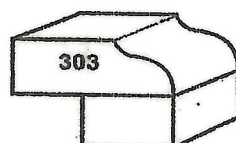
1st UPGRADE


Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



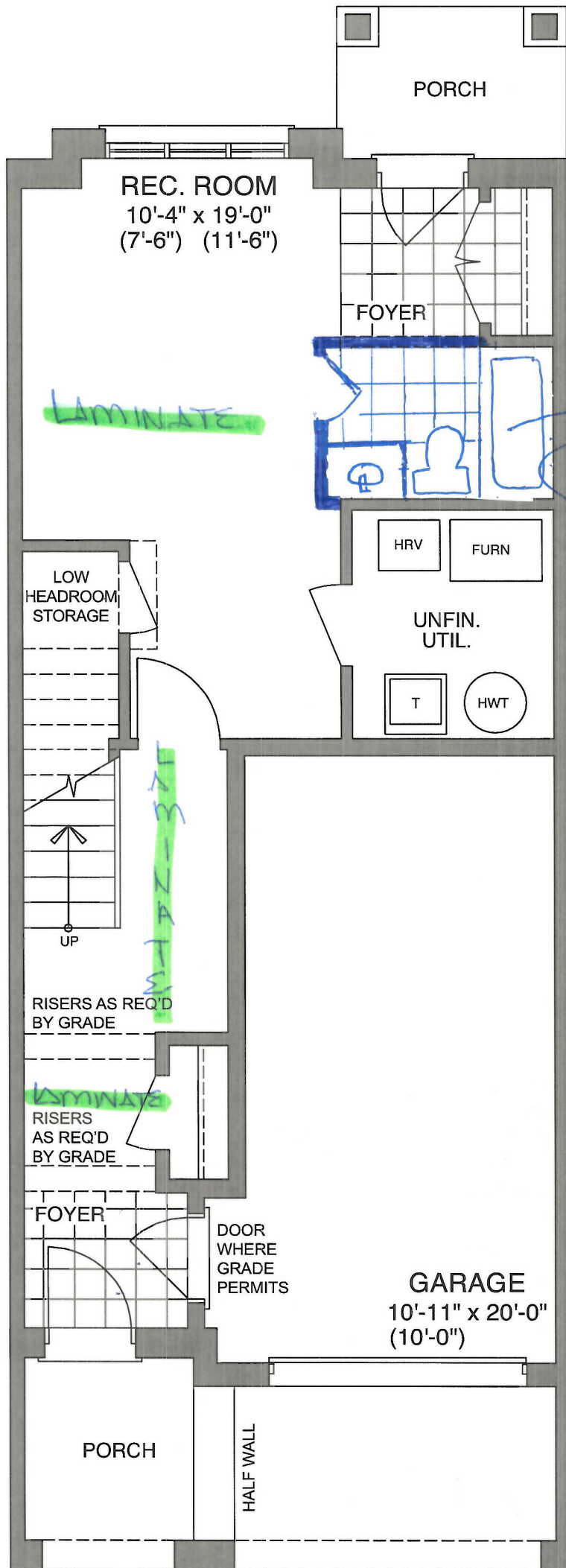
2nd UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



Sign 
Sign

Date: 26/04/2021
Date

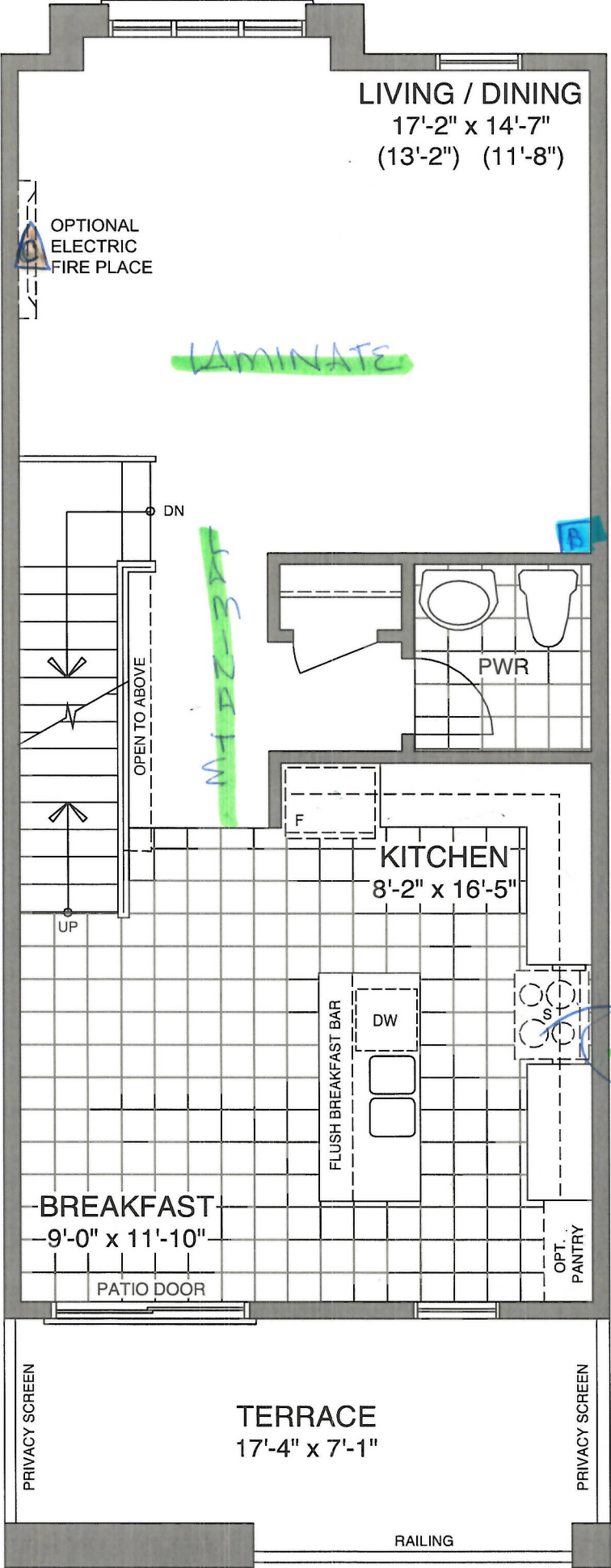


GROUND FLOOR - ELEV B1 & B2


Sign & Seals
Sign

Date: 26/04/2021
Date

Lot 40
B1K G.

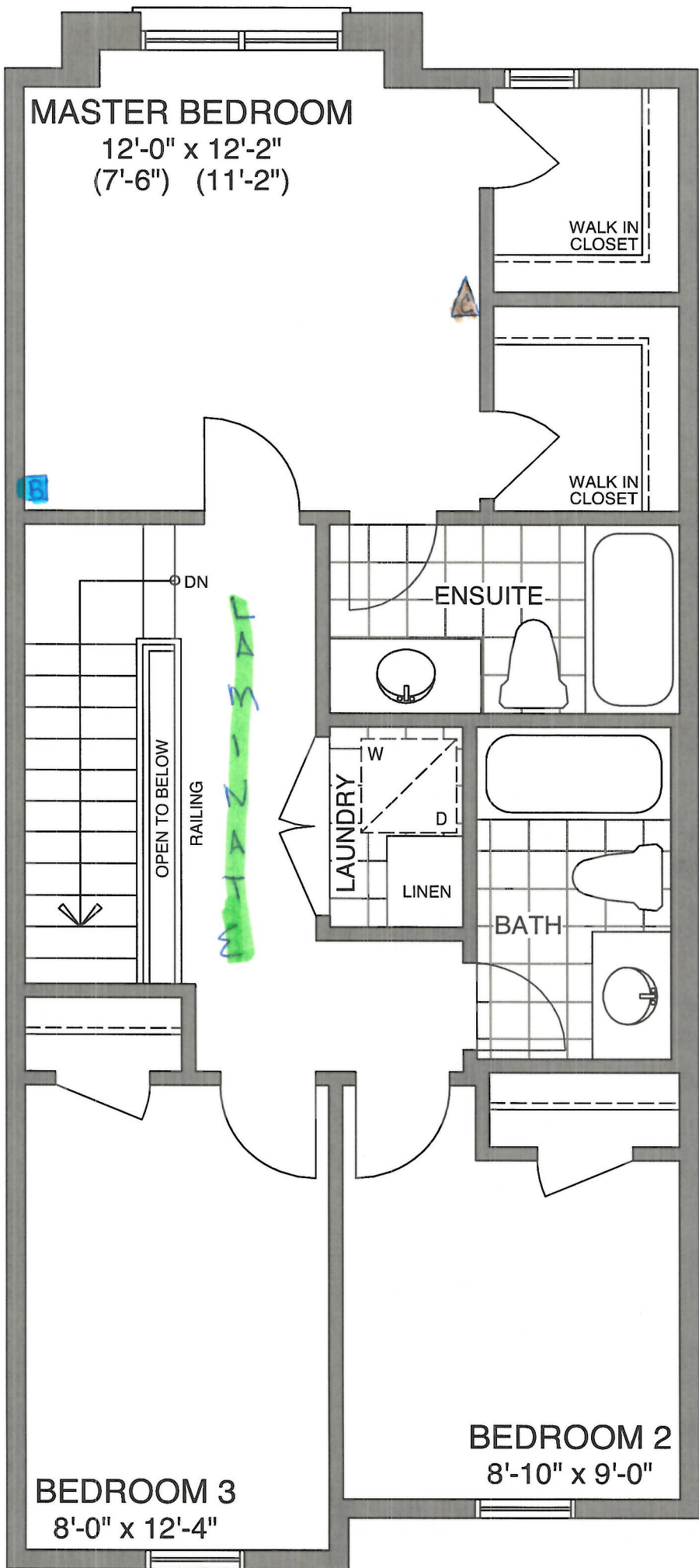


MAIN FLOOR - ELEV B1 & B2

Sign 
Sign

Date: 26/04/2021
Date

Lot 40
BKG



Bell
Cable

THIRD FLOOR - ELEV B1

Sign *[Signature]*
Sign

Date: 26/04/2021
Date



| | | | | |
|--|-------------|----------------------|--|--------------|
| CONSTRUCTION SUMMARY | | | | |
| Orchards Enclave - 2174372 ONTARIO LTD. | | | | |
| PURCHASERS: SRINIVASA,RAO CHATALA and ANUSHA BAPATLA | | | | TEL: |
| LOT / PHASE | REG. PLAN # | HOUSE TYPE | | CLOSING DATE |
| 40 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 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: | |
| Optional Powder Room in Rec Room, As per Plan, from Builder standard samples <i>Worksheet</i> Note: | |

1) CONSTRUCTION

| | |
|--|--|
| 1 - FINISHED BATHROOM - OPTIONAL - (FROM 2 PC FINISHED IN AGREEMENT TO A 3 PIECE BATH (TUB, VANITY SINK, AND TOILET) AS PER PLAN <i>26Apr21</i> Note: 11,591/37578 | |
|--|--|

3) HEATING / AIR CONDITIONING

| | |
|---|--|
| 1 - GAS LINE - ROUGH-IN FOR STOVE INCLUDING ELECTRICAL OUTLET <i>26Apr21</i> Note: 11,591/37577 | |
|---|--|

6) FLOORING & WALL TILE

| | |
|--|--|
| 1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - UPPER HALL (UPGRADE FROM CARPET) - <i>26Apr21</i> Note: 11,591/37576 | |
|--|--|

9) CABINETRY

| | |
|---|--|
| 1 - CABINETS - KITCHEN - OPT PANTRY - LEVEL 2 <i>26Apr21</i> Note: 11,591/37575 | |
| 1 - CABINETS - KITCHEN - LEVEL 2 <i>26Apr21</i> Note: 11,591/37574 | |

TRIM DOORS AND HARDWARE - INTERIOR

| | |
|---|--|
| 1 - DOOR HANDLE - UPGRADE TO PEWTER STRAIGHT LEVERS <i>26Apr21</i> Note: 11,591/37581 | |
|---|--|

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