

**Schedule B-3 – Purchaser's Extras**

CARSON'S CREEK

forming part of the Agreement of Purchase and Sale

VENDOR:

BELLAIRE PROPERTIES INC.

PURCHASER(S): Vladimir Volodin and Natalia Volodina**LOT NUMBER: 22 PHASE: 2****MODEL: BUCKHORN (1800) ELEVATION B****P.E.#: 002**

It is understood and agreed that no requests for changes, additions or deletions will be accepted by the Vendor for the above extras after the date of acceptance of this order.

No.	DESCRIPTION	PRICE
1.	Cost to provide "conduit-only" from basement to attic.	
2.	Cost to provide "conduit-only" in garage for future electric car charger.	
3.	Exterior Pot Light - install exterior pot lights in soffit. Minimum of 4 pot lights are required for this upgrade. *Price reflected is for four pot lights, as per sketch.	
4.	Valance Lighting - Cost to provide "rough-in only" for valance lighting with switch below upper cabinets in the kitchen area. *Price does not include light fixtures or kitchen valance moulding.	
5.	Interior Ceiling light - Add rough-in light with capped enclosure (on separate switch), cost per item. *Above island, install above the breakfast bar portion of island	
6.	Gas Line Pipe - Upsize main gas pipe from 1" to 1-1/4" in lieu of standard.	
7.	8ft garage door (increased height) in lieu of standard door height - double door. Door style to remain standard, frame to be painted the same colour as garage door.	
8.	Basement Windows - Add additional basement window - standard size 30x20 standard white window frame. Not all models can accommodate this upgrade, some may already at maximum allowable window ratio. *Location as per sketch. Standard window approximately 5ft from the corner. Location of windows is approximate and may vary due to structural.	
9.	Over the Range - Cost to provide cabinet provision plus dedicated electrical for future Over the Range Microwave in kitchen area. *OTR is not included. Purchaser must supply, install, and provide all specifications for future Over the Range Microwave.	
10.	Pantry: 2 Door Unit - 24" deep pantry by 36" wide. 2 door unit, location as per sketch	
	Net upgrades continued on Page 2	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Net upgrades, continued on Page 2		
TOTAL		

The above extras and upgrades are to be included during the construction of the above house for the above named purchaser subject to the following terms and conditions:

- The Vendor will undertake to install the above extras but will not be liable to the purchaser if for any reason the work covered by the extra is not carried out. In that event, the price of the extra shall be refunded to the purchaser without any interest.
- It is understood and agreed that if the transaction of Purchase and Sale is not completed for any reason whatsoever, the total cost of this extra is not refundable.

PAID: _____

TERMS: CASH OR CHEQUE IN ADVANCE

PURCHASER

LORMEL DEVELOPMENTS (BRADFORD) LTD.

SCHEDULE B-3 - PURCHASER'S EXTRAS

forming part of the Agreement of Purchase and Sale

VENDOR:

BELLAIRE PROPERTIES INC.

PURCHASER(S): Vladimir Volodin and Natalia Volodina
LOT NUMBER: 22 PHASE: 2
MODEL: BUCKHORN (1800) ELEVATION B
P.E.#: 002

It is understood and agreed that no requests for changes, additions or deletions will be accepted by the Vendor for the above extras after the date of acceptance of this order.

No.	DESCRIPTION	PRICE
	Continued from page 1...	
11	Cost to provide smooth ceilings in lieu of stippled ceilings - main floor	
12	Corner Cabinet - Upper angled corner cabinet (cost per unit)	
13	Shift the standard fireplace over towards the stairs. Leave approximately 8ft between the corner and fireplace, as per sketch. Center the light in great room to the center of the fireplace	
14	In lieu of single front door with two side lights, provide for 42" front door with one side light	
15	UPgraded Shower and Tub Fixtures - Cost to provide and install install upgraded shower kits including shower wands and/or rain can. Provide and install Delta Shower Kit DF-KIT1	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Balance of Bonus Package to be used towards the purchase of upgrades		
TOTAL		

The above extras and upgrades are to be included during the construction of the above house for the above named purchaser subject to the following terms and conditions:

- The Vendor will undertake to install the above extras but will not be liable to the purchaser if for any reason the work covered by the extra is not carried out. In that event, the price of the extra shall be refunded to the purchaser without any interest.
- It is understood and agreed that if the transaction of Purchase and Sale is not completed for any reason whatsoever, the total cost of this extra is not refundable.

PAID:

TERMS: CASH OR CHEQUE IN ADVANCE

PURCHASER

PURCHASER

FOR MEI DEVELOPMENTS (BRADFORD) LTD.

File Copy for Construction Office

(original verified at Head Office)