



BELLAIRE PROPERTIES INC. (CARSON'S CREEK)  
PURCHASER EXTRAS

**LOT # 075 P.E #003** – Model - MANITOU - 2480 - PHASE 5

**Attention Trades...**

*The following items below are Purchaser Extras, please make sure that they are done on time and properly complete. Any outstanding items will be Back Charged. If you have any questions please call Roberto Ruiz. Make sure that you review ALL of the items on the Purchaser Extras.*

*Please be advised that Purchase Orders will come at a later date.*

***\*\*\*Also, it is very important to speak to Roberto Ruiz before starting on site \*\****

**TRADE:**

**ITEMS TO BE COMPLETED**

Barrie Trim	#1
Railing Excellence	#2
Miranda Painting	#3
National Fireplace	#4
North York Tile	#5, #14, #15, #16, #17, #18
Advance Marble	#6, #7, #8, #9, #10, #11, #12, #13
Liberty	#6, #8, #9, #10, #11, #12, #13, #19
Pipecon	#6, #8, #9, #10, #11, #12, #13
Kingswood	#19
Internazionale Electric	#19

Date: May.-19-2022  
From: Lormel Homes  
Site Clerk: Jai Fitzgerald  
Site Tel: 905-775-3633  
Site Fax: 905-775-9083

**NOTE:** If more information is needed please call Roberto Ruiz cell-416-688-9324  
If more information needed on quotes or changes, please call Zachary 905-832-2023 ext. 224



Schedule B-3 – Purchaser’s Extras  
forming part of the Agreement of Purchase and Sale



VENDOR: BELLAIRE PROPERTIES INC.


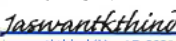
PURCHASER(S): Narinderpal Singh Thind & Jaswant Kaur Thind  
LOT NUMBER: 075    PHASE: 5  
MODEL: 2480 Manitou  
P.E.#: 003

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.	Provide and install level 3 trim package (baseboards & casings) throughout the main and second floor in lieu of level 1	
2.	Provide and install level 5 interior railing from main to second floor in lieu of level 1.	
3.	Provide stain to stairs, handrail and posts etc. (to complement the colour of hardwood floors) from main to second floor in lieu if standard. Price is based on metal pickets	
4.	Provide and install upgrade fireplace mantle in the family room in lieu of standard	
5.	Provide and install level 3 floor tiles in the foyer, powder room, and kitchen/breakfast in lieu of level 1 floor tiles. *Note: Tiles to be installed stacked.	
6.	Provide and install upgrade undermount kitchen sink in lieu of standard	
7.	Provide and install upgrade stone (level 2) counter top in the kitchen area in lieu of level 1	
8.	Provide and install upgrade stone (level 1) counter top in the primary ensuite bathroom in lieu of standard.	
9.	Provide and install upgrade stone (level 1) counter top in the 2nd ensuite (bdm 2) bathroom in lieu of standard.	
10.	Provide and install upgrade stone (level 1) counter top in the shared bathroom in lieu of standard.	
	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: \_\_\_\_\_  
  
Narinderpal S Thind (May 18, 2022 20:06 EDT)  
PURCHASER  
  
Jaswantkthind (May 17, 2022 14:58 EDT)  
PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

BELLAIRE PROPERTIES INC.

er:  
VENDOR

File Copy for  
Construction  
Office

(Original verified at Head Office)



Schedule B-3 – Purchaser’s Extras  
forming part of the Agreement of Purchase and Sale

VENDOR: BELLAIRE PROPERTIES INC.

PURCHASER(S): Narinderpal Singh Thind & Jaswant Kaur Thind  
LOT NUMBER: 075 PHASE: 5  
MODEL: 2480 Manitou  
P.E.#: 003

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
	Net upgrades continued from page 1	
11.	Provide and install upgrade under mount sink in the primary ensuite bathroom in lieu of standard	
12.	Provide and install upgrade under mount sink in the 2nd ensuite (bdrm 2) bathroom in lieu of standard	
13.	Provide and install upgrade under mount sink in the shared bathroom in lieu of standard	
14.	Provide and install level 3 floor tiles in the primary ensuite bathroom in lieu of level 1 floor tiles.	
15.	Provide and install level 3 floor tiles in the shared bathroom in lieu of level 1 floor tiles.	
16.	Provide and install level 3 floor tiles in the 2 <sup>nd</sup> ensuite (bdrm 2) bathroom in lieu of level 1 floor tiles.	
17.	Provide and install level 4 shower floor mosaics in the primary ensuite shower enclosure in lieu of standard.	
18.	Provide and install level 4 shower floor mosaics in the 2nd ensuite (bdrm 2) shower enclosure in lieu of standard	
19.	Chimney Hood Fan *Provisions to cabinetry to accommodate future chimney hood fan/exhaust fan above future stove/range in kitchen area. *Note: Not all models can accommodate this change. *Builder will try to accommodate centering the vent as best as possible Purchaser must provide all specifications for future Chimney Style Hood fan/exhaust fan.	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Amount to be Added to the Purchase Price as an Adjustment on Closing		
	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 with out 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:

Narinderpal S Thind  
(May 18, 2022 20:06 EDT)

PURCHASER  
Jaswantkthind  
(May 17, 2022 14:58 EDT)

PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

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Construction  
Office

Per:  
VENDOR

(Original verified at Head Office)

LOT 5-75, INNISFIL, PE003

Purchaser's Initial(s): Nst Jkt

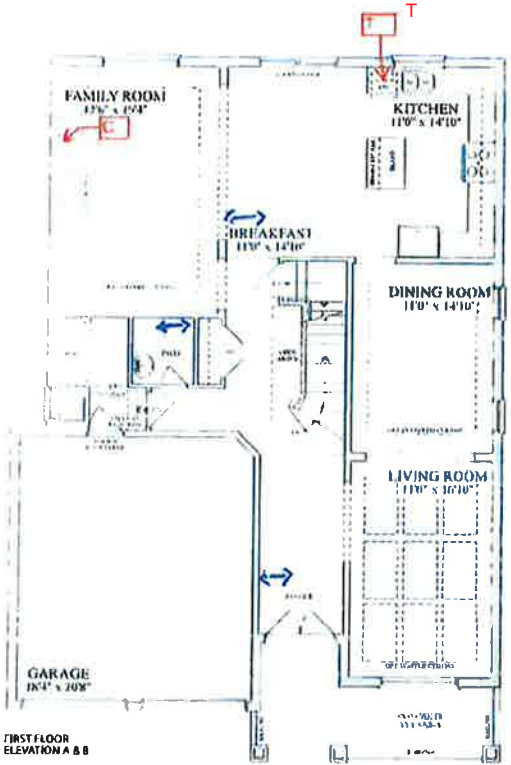
Tiles: At foyer, powder room, kitchen/breakfast area to be installed stacked horizontally

Tiles: In Primary Ensuite & Shared Bath to be installed stacked vertically



47' DESIGNS

The Kahshe / Elev. A & B  
3000 sq.ft.



Tiles: 2nd Ensuite (Bdrm 2) to be installed stacked horizontally

Please indicate the location of the rough-ins on your plan

Description	Symbol on Sketch	Standard Locations
Cable (Rough-In)	C	Family room Or Great Room, all bedrooms, Study/Den/Computer, (as per model)
Cat5	C5	A Cat5 wire can replace the rough-in cable at no additional cost.
Cat6	C6	Upgrade - \$50 per location
Telephone (Rough-In)	T	Kitchen and Primary Ensuite
Smart-Wire (Cat5)	S	Can be installed a Purchaser's desired location

LOT # 5-75

PURCHASER: Innovative

