

		PDI Page 1 of 1			
Vendor/Builder # Purchaser Name : Madison Marie Holdings Phone Res : (705) 717-2457 Phone Bus : - Closing Date : 2013-10-17 Inspector: Bruno Tidd		<div style="text-align: right; font-size: 2em; margin-bottom: 10px;">1845573</div> Enrollment # Legal Address: DLS[19] Project: Pratt Hansen Group Plan #: Lot / Phase #: 43107 / Building43 Municipality:			
Inspection Date: 7 Oct 2013					

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any (substitutions) of items referred to in, or to be selected under, the Agreement of Purchase and Sales (APS). Please initial all changes and deletions. As a minimum, check the following:

DAMAGED, INCOMPLETE OR MISSING

- Windows, side lights and other glazing. Window and door screens
- Bathtub sinks and toilets
- Bathroom accessories if provided
- Mirrors, counter tops and cabinetry
- Flooring (hardwood, vinyl, ceramic tiles, carpeting)
- Interior finished and trim carpentry
- Furnace
- Hot water heater, if provided (not rental)
- Exterior finished, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors including garage overhead doors, door locks
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms) if provided
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Hot water heater, if provided (not rental)
- Air conditioning system, if provided and if conditions permit

Also list here anything that can't be assessed because for example is dirty or inaccessible.

GENERAL COMMENTS

INSPECTION START TIME INSPECTION STARTED AT 6:30 P.M.,
 NOTE: TOUCH UPS REQUIRED THROUGH OUT AS INDICATED
 NEW TELEPHONE NUMBER 705-717-2457

MASTER BEDROOM

WALK IN CLOSET SLIDING DOOR ON LEFT SIDE DOES NOT APPEAR STRAIGHT.

MAIN BATHROOM

ELECTRICAL/LIGHTING FAN IS REALLY NOISY, SEEMS TO BE RUBBING ON SOMETHING.

KITCHEN

CABINETS UPPER CABINETS OVER STOVE DOORS NEED ADJUSTING. RANGE HOOD VENT NOT ATTACHED, REAR PANEL OF UPPER OVER STOVE TO BE REPLACE.

COUNTERTOPS EDGE PIECE MISSING AT TOP OF COUNTER BEHIND SINK.

THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS
 * Purchasers or owners who intend to designate someone to conduct the PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.

Builder Representative

Purchaser

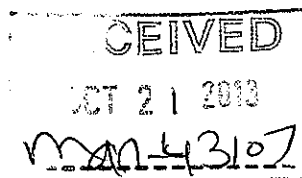
Designate's Name (please print)

Designate's Signature

I the homeowner, confirm that all repair work listed has been completed

Purchaser

Date



THE VENDOR SHALL:

1. Complete this form with accurate information, including the final purchase price. (Failure to do so may have adverse consequences for the Vendor's licence); and
2. Deliver a signed copy of this document to the homeowner on or before the Pre-Delivery Inspection date.

HOME ENROLMENT NO.
1845573
COMMON ELEMENT. NO.
(If applicable)
1833064

VENDOR'S NAME:	PRATT HANSEN GROUP INC.	VENDOR REF. NO	34234
VENDOR'S ADDRESS:	301 King St. BARRIE L4N6B5		
BUILDER'S NAME:(If different from Vendor)		BUILDER REF. NO.:	
BUILDER'S ADDRESS:			

HOME ADDRESS (Please correct as required):				
43	Ferndale Dr. S.			107
NUMBER	STREET NAME			CONDO SUITE NO. (If applicable)
BARRIE	L4N5W6			
CITY/TOWN	POSTAL CODE			
LEGAL DESCRIPTION (Please correct as required):				
107	51M-959			Barrie, City
LOT OR UNIT/LEVEL	PLAN	BLOCK	CONCESSION	LOCAL MUNICIPALITY (Where building permit was issued)

FINAL PURCHASE PRICE: (As per the purchase agreement or construction contract and including upgrades and extras, but excluding HST)		\$ 199,620.00
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REGISTERED OWNER(S) (Please print names as shown or to be shown on the Transfer/Deed of Land):	
NAME(S): Madison Marie Holdings Madison marie Holdings	
EMAIL:	
(Taron and the Vendor will use this email address to send important information regarding the warranty.)	



Warranty Information

Go to www.tarion.com to (i) access your **Homeowner Information Package** - a guide to your new home warranty; and (ii) register for **MyHome** - Tarion's online service for homeowners.

VENDOR/BUILDER REF. NO.:	34234	ENROLMENT NO.:	1845573
WARRANTY START DATE:	Oct/10/2013		
HOME ADDRESS:	43 Ferndale Dr. S. 107 BARRIE L4N5W6		
VENDOR/BUILDER AFTER SALES SERVICE CONTACT:			

The Vendor confirms that (i) the home is completed for possession; and (ii) the section 13 warranties under the Ontario New Home Warranties Plan Act apply to the home commencing on the Warranty Start Date (Date of Possession) noted above. Unfinished work and/or surface defects in work and materials (not accepted by the owner(s)) are set out in the accompanying Pre-Delivery Inspection Form.

The Vendor hereby confirms the accuracy of the information noted in this document

AUTHORIZED SIGNATORY	DATE

V/B REFERENCE NO.
34234
UNIT ENROLMENT NO.
1845573
C.E. NO. (IF APPLICABLE)
1833064

CERTIFICATE OF COMPLETION AND POSSESSION (FOR FREEHOLD AND CONDOMINIUM UNITS)
NOTE: ONLY TARION WARRANTY CORPORATION FORMS WILL BE ACCEPTED FOR PROCESSING.

VENDOR/BUILDER'S NAME: **Pratt Hansen Group Inc.**
VENDOR/BUILDER'S ADDRESS: **Pratt Homes**
301 King St. BARRIE L4N6B5
BUILDER'S NAME (IF DIFFERENT THAN VENDOR):
BUILDER'S ADDRESS:

NEW HOME ADDRESS (PLEASE COMPLETE OR CORRECT AS REQUIRED)

43 **Ferndale Dr S # 107** **BARRIE**
NUMBER STREET NAME (IF APPLICABLE CONDO UNIT NUMBER) CITY/TOWN POSTAL CODE

LEGAL DESCRIPTION (PLEASE COMPLETE OR CORRECT AS REQUIRED)

107* **51M-959**
LOT PLAN BLOCK CONCESSION
Barrie, City
LOCAL MUNICIPALITY (WHERE BUILDING PERMIT WAS ISSUED)

TYPE OF OWNERSHIP: ☐ FREEHOLD ☒ CONDOMINIUM

TYPE OF HOME:

☐ DETACHED ☐ SEMI-DETACHED ☐ TOWNHOUSE ☐ DUPLEX ☒ HOUSE ☐ CONTRACT HOME ☐ OTHER (SPECIFY)
☐ SEWER SYSTEM ☐ PRIVATE SEWAGE DISPOSAL SYSTEM ☐ PURCHASER RESPONSIBLE FOR PRIVATE SEWAGE DISPOSAL SYSTEM

THIS SECTION MUST BE COMPLETED

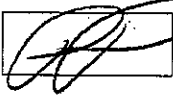
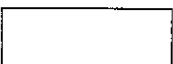
DATE OF POSSESSION: **2013** **10** **10**
(IF CONDOMINIUM USE DATE OF OCCUPANCY) YEAR MONTH DAY

ACTUAL PURCHASE PRICE (INCLUDING UPGRADES AND EXTRAS, BUT EXCLUDING HST) \$ **199,620**

NOTE TO BUILDER: IF MONIES ARE ENCLOSED FOR ENROLMENT FEE ADJUSTMENT - PLEASE INDICATE ENROLMENT NUMBER ON THE BACK OF THE CHEQUE. DO NOT SEND CASH.

AFTER SALES SERVICE CONTACT: **Service Dept** **301 King St** **Barrie** **721-9912**
NAME OF SERVICE CONTACT ADDRESS TELEPHONE

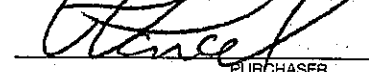
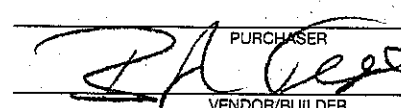
RECEIPT OF THE HOMEOWNER INFORMATION PACKAGE

 Homeowner - Initial to confirm receipt of the Homeowner Information Package.
 Designate - Initial to confirm receipt of the Homeowner Information Package.

PLEASE PRINT HOMEOWNER EMAIL ADDRESS

PURCHASER CERTIFICATE: The undersigned Purchaser(s) hereby certifies to Tarion Warranty Corporation that the Purchaser(s) has/have inspected the home described above and such home is substantially completed and is ready for possession by the Purchaser(s) on the date of possession indicated above notwithstanding completion by the Vendor/Builder of items listed on the Pre-Delivery Inspection Form. THIS IN NO WAY PRECLUDES THE DISCOVERY AND REPORTING OF FURTHER COMPLAINTS AND OR DEFECTS WITHIN THE SPECIFIED WARRANTY PERIODS.

THIS CERTIFICATE OF COMPLETION AND POSSESSION MUST BE COMPLETED BY BOTH PARTIES AND SUBMITTED TO TARION WARRANTY CORPORATION BY THE VENDOR WITHIN 15 DAYS OF THE DATE OF POSSESSION.

Oct 7 2013 
DATE PURCHASER
Oct 7 2013 
DATE VENDOR/BUILDER

The Vendor/Builder warrants that the home is constructed in a workmanlike manner and free of defects in material. A COMPLAINT MUST BE REPORTED TO BOTH THE VENDOR AND TARION IN WRITING, BEFORE THE APPROPRIATE WARRANTY PERIOD EXPIRES.

For example, if your home's date of possession is November 8, 2009:

- The one year warranty begins on November 8, 2009 and ends on November 7, 2010
- The two year warranty begins on November 8, 2009 and ends on November 7, 2011
- The seven year Major Structural Defects (MSD) warranty begins on November 8, 2009 and remains in effect until and including November 7, 2016



YOU SHOULD TAKE NOTE OF WHEN YOUR WARRANTY COVERAGES EXPIRE, BASED ON THE DATE OF POSSESSION SHOWN BELOW.

WARRANTY COMMENCES ON THE DATE OF POSSESSION:

(DATE OF OCCUPANCY, IF CONDOMINIUM) (VENDOR/BUILDER TO COMPLETE)

Warranty Certificate

(Ontario New Home Warranties Plan Act) by:

 
President & Chief Executive Officer Deputy Registrar

TARION WARRANTY CORPORATION (TARION) hereby confirms that the home identified above has the benefit of the warranties set forth in the Ontario New Home Warranties Plan Act, R.S.O. 1990, C.O.31.

TARION - 10 / REV. 01.

34234
1845573



IMPORTANT - HOMEOWNER : DETACH LABEL

AFFIX LABEL TO YOUR ELECTRICAL PANEL BOX TO INDICATE THAT THE WARRANTY IS IN EFFECT