

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE  
BETWEEN THE UNDERSIGNED PARTIES HERETO SIGNED

ON THE 24 DAY OF April, 24.

REGARDING PROPERTY KNOWN AS: BUILDER'S LOT : 13 - Phase 7  
LOT: 13 - Phase 7 BLOCK :  
50M-361 Place St. Thomas 7  
CIVIC ADDRESS: 926 Cologne Street

PURCHASERS: Wayne King

VENDORS: VALECRAFT HOMES (2019) LIMITED

DATE OF ACCEPTANCE: April 24, 2024

It is hereby understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale and except for such changes noted below all other terms and conditions in the Agreement shall remain as stated therein and time shall remain of the essence.

DELETE: PURCHASE PRICE: \$995,255.60  
BALANCE AT CLOSING: \$945,255.60  
LESS H.S.T. AMOUNT: \$901,996.11  
SCHEDULE "G" DATED: May 22, 2024  
TARION SCHEDULE "B" DATED: May 22, 2024

INSERT: 680 dated: June 5, 2024 in the amount of: \$19,430.67  
NEW PURCHASE PRICE: \$1,014,686.27  
NEW BALANCE AT CLOSING: \$964,686.27  
NEW LESS H.S.T. AMOUNT: \$919,191.39  
SCHEDULE "G" DATED: June 5, 2024  
TARION SCHEDULE "B" DATED: June 5, 2024

Dated at Ottawa, ON this 5 day of June, 2024

In the presence of:

WITNESS

DocuSigned by:  
Wayne King  
PURCHASER

WITNESS

PURCHASER

Dated at Ottawa, ON this 5 day of June, 2024

VALECRAFT HOMES (2019) LIMITED (VENDOR)

PER: DocuSigned by:  
REV: September 3, 2020



NON STANDARD EXTRAS (680)			
Place St. Thomas - Phase 7			
PURCHASER: Wayne King			Printed: 5-Jun-24 1:30 pm
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
13	7	1086 THE STEEL ELEV B	28-Nov-24
ITEM	QTY	EXTRA / CHANGE	PRICE
42		1 - MAIN BATHROOM - SUPPLY AND INSTALL A RECESSED MEDECINE CABINET OVER TOILET IN MAIN FLOOR BATHROOM	\$346.00
43083		Note: - As per Floorplan Sketch dated June 5, 2024	Each
43		1 - ENSUITE BATH - DELETE ITEM #32 - (RE: DELAT DIVERTER 3 SETTING T11853-R11000 WITH SLIDE BAR 57530 & WALL ELBOW 50570)	-\$1,917.00
43200		Note:	Each
44		1 - ENSUITE BATH - DELETE ITEM #33 - (RE: DELTA TRINSIC ROMAN TUB FAUCET t4759 STAINLESS C/W MATCHING OVERFLOW AND DRAIN )	-\$1,800.00
43087		Note:	Each
*45 523		2 - ENSUITE BATH - BATH - DELTA TRINSIC LAVATORY FAUCET SINGLE HANDLE HIGH - ARC 559HA -BL- DST MATTE BLACK	* \$1,140.00
43201		Note: - Includes matching overflow & drain trim - See item #5 (5pc ensuite)	
46		1 - ENSUITE BATH - DELTA TRINSIC ROMAN TUB FAUCET WITH HANDHELD IN MATTE BLACK T4759-BL	\$1,619.00
43202		Note: - Includes matching overflow & drain trim - See item #5 (5pc ensuite)	Each
*47 28067		1 - ENSUITE BATH - BATH - DELTA TRINSIC SHOWER FAUCET T17259-BL WITH H2O KINETIC RAINCAN SHOWER HEAD MATTE BLACK	* \$429.00
43203		Note: - Includes matching overflow & drain trim - Includes temperature control - See item #5 (5pc ensuite)	Each
48		1 - ENSUITE BATH - DELTA SINGLE SETTING HAND SHOWER WITH SLIDE BAR 51799BL C/W WALL ELBOW 50570BL, AND 3 SETTING DIVERTER TRIM T11899BL, AND DIVERTER ROUGH IN R11000 - MATTE BLACK	\$2,556.00
43204		Note: - Includes matching overflow & drain trim - See item #5 (5pc ensuite)	Each
49		1 - ENSUITE BATH - UPGRADE 5PC ENSUITE SHOWER DOORS TO MATTE BLACK FINISH	\$125.00
43094		Note: - As per Floorplan Sketch dated June 5, 2024 - See item #5 (5pc ensuite)	Each
50		1 - ENSUITE BATH - ALLUSION BATHROOM ACCESSORIES IN MATTE BLACK IN OWNER'S 5PC ENSUITE ONLY.	\$150.00
43095		Note: - See item #5 (5pc ensuite)	Each
51		1 - KITCHEN/DINETTE - NOTE: KITCHEN SINK CABINET TO BE APPROX 36IN WIDE TO ACCOMODATE KITCHEN SINK.	\$0.00
43120		Note: - As per Kitchen Sketch dated June 5, 2024 - See item #26 (kitchen sink)	Each

PREPARED BY: Valerie Gendron  
LOCKED BY: Lisa Ballard  
PE 2,077-1

Vendor Initials: 

DS

FN

Purchaser Initials: 

DS

Wk

CONSTRUCTION SCHEDULING APPROVAL  
  
PER: \_\_\_\_\_  
  
DATE: \_\_\_\_\_



NON STANDARD EXTRAS (680)			
Place St. Thomas - Phase 7			
PURCHASER: Wayne King			Printed: 5-Jun-24 1:30 pm
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
13	7	1086 THE STEEL ELEV B	28-Nov-24
ITEM	QTY	EXTRA / CHANGE	PRICE
INTERNAL USE			
52	43121	1 - - UPGRADE TO A NON-DEEP BASE PAINT COLOR THROUGHOUT THE HOUSE, INCLUDES FINISHED BASEMENT REC ROOM, BASEMENT BEDROOM & BASEMENT BATHROOM  Note:	\$1,278.00  Each
53	43122	1 - - UPGRADE THE STANDARD STAINLESS STEEL BRACKETS TO MATTE BLACK. INCLUDES STAIRS TO FINISHED BASEMENT.  Note: - As per Floorplan Sketch dated June 5, 2024  - See item #6 (finished basement recroom)	\$75.00  Each
54	43123	1 - <i>KITCHEN/DINETTE</i> - MOVE STOVE LOCATION APPROX 15IN TOWARD THE DINETTE. STOVE TO BE APPROX CENTERED IN BETWEEN THE CORNER PANTRY AND THE EXTENDED PANTRY SECTION, LEAVING APPROX. 45IN OF CABINET ON BOTH SIDES.  Note: - As per Kitchen Sketch dated June 5, 2024  - See item #23 (pots & pans) - See item #55 (pots & pans specifications)	\$125.00  Each
55	43124	1 - <i>KITCHEN/DINETTE</i> - NOTE: KITCHEN POTS/PANS TO BE APPROX. 30IN WIDE AND LOCATED ON EACH SIDE OF STOVE, LEAVING AN APPROX. 15IN 1 DOOR CABINET ON BOTH SIDES. ONLY 1 HANDLE CENTERED PER POTS AND PANS.  Note: - As per Kitchen Sketch dated June 5, 2024  - See item #23 (pots & pans) - See item #54 (stove relocation)	\$0.00  Each
56	43125	1 - - 1 UPGRADED GROUT : USED FOR MAIN FLOOR BATHROOM FLOOR, MUDROOM FLOORS, FOYER FLOORS, BEDROOM #2 ENSUITE BATHROOM FLOORS & WALLS ( TUB/SHOWER )  Note:	\$125.00  Each
57	43126	1 - - 1 UPGRADED GROUT: USED FOR FIREPLACE WALL TILE, BASEMENT BATHROOM FLOORS & WALLS (TUB/SHOWER)  Note:	\$75.00  Each
58	43127	1 - - 1 UPGRADED GROUT: USED FOR OWNER'S 5PC ENSUITE FLOORS & WALLS ( ROMAN TUB & FULL SHOWER)  Note:	\$125.00  Each
59	43129	1 - - DELETE #18 ( RE: SUPPLY AND INSTALL REINFORCED GRAB BARS IN MAIN FLOOR BATHROOM WALK-IN SHOWER)  Note:	-\$267.00  Each
*60 138371	43130	1 - <i>KITCHEN/DINETTE</i> - HARDWOOD - OAK - 3 1/8 STAINED - KITCHEN / DINETTE  Note: - As per Floorplan Sketch dated June 5, 2024	* \$590.00  Each
61	43131	1 - <i>KITCHEN/DINETTE</i> - UPGRADE TO QUORASTONE COTTON KNIT QS 7944 2CM ON BACKSPLASH IN LIEU OF STANDARD WALL TILE. INCLUDES EXTENDED PANTRY OPTION AND BEHIND CHIMNEY HOODFAN UP TO UPGRADED BULKHEAD.  Note: - See item #20 (optional extended pantry 1)	\$4,460.00  Each
62	43132	1 - - UPGRADE STD EXTRIOR GRIPSET TO TAVARIS IN MATTE BLACK  Note: - As per Floorplan Sketch dated June 5, 2024	\$150.00  Each

PREPARED BY: Valerie Gendron  
LOCKED BY: Lisa Ballard  
PE 2,077-2

Vendor Initials: 

DS

FN

 Purchaser Initials: 

DS

WK

CONSTRUCTION SCHEDULING APPROVAL	
PER:	_____
DATE:	_____



NON STANDARD EXTRAS (680)

Place St. Thomas - Phase 7

PURCHASER: Wayne King

Printed: 5-Jun-24 1:30 pm

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
13	7	1086 THE STEEL ELEV B	28-Nov-24

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
63		1 - KITCHEN - NOTE : MICROWAVE CABINET TO BE LOCATED IN THE UPPER 2 DOOR CABINET LOCATED NEXT TO THE FRIDGE CABINET.	\$0.00	Each
43133		Note: - As per Kitchen Sketch dated June 5, 2024  - See item #25 (upper microwave cabinet)		
64		3 - - SUPPLY & INSTALL ADDITIONAL REINFORCED BACKING FOR FUTURE TV MOUNT - INCLUDES OWNERS SUITE, GREAT ROOM & BASEMENT RECROOM - AS PER SKETCH	\$375.00	
43205		Note: - As per Floorplan Sketch dated June 5, 2024 - Includes owner's suite, great room & basement recroom - For television with 75inch screens - See S&S quote & sketch. Includes location of outlets & conduits for future tv sets. (height approximately 60" from floor)		
65		1 - - ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH	\$3,415.99	Each
43206		Note: - Orbital Estimate No#: OR8315 Rev.05 dated 05/31/2024		
66		1 - - S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH	\$6,255.68	Each
43207		Note: - S&S Electric Estimate No#: SS6644 Rev.05 dated 05/31/2024		
67		31 - - DELETE ITEM #36 - (RE: HALIFAX 26D - INTERIOR DOOR HANDLE - 514 IRON BLACK)	- \$3,317.00	
43218		Note:		
68		31 - - HALIFAX - INTERIOR DOOR HANDLE - 514 IRON BLACK	\$3,317.00	
43219		Note:		

Sub Total	\$19,430.67
HST	\$0.00
Total	\$19,430.67

Payment Summary

Paid By Amount

Total Payment:

PURCHASER:

DocuSigned by:  
Wayne King  
E90A679E6FBB409...  
Wayne King  
5-Jun-24  
DATE

VENDOR:

DocuSigned by:  
A04F827301214EE  
PER: Valecraft Homes (2019) Limited

DATE: 5-Jun-24

PREPARED BY: Valerie Gendron

LOCKED BY: Lisa Ballard

PE 2,077-3

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CONSTRUCTION SCHEDULING APPROVAL

PER:


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
**SCHEDULE "G"**

**HARMONIZED SALES TAX AND NEW HOUSING REBATE**

1. The parties acknowledge that as at the date of this Agreement, Harmonized Sales Tax ("HST") is applicable to this transaction pursuant to the Excise Tax Act (Canada) (the "**Legislation**") and that, the Purchaser may qualify for the GST/HST new housing rebate (as is authorized by the Legislation from time to time) (**the "New Housing Rebate"**) in respect of this transaction.
  
2. The Purchaser is hereby advised that the Purchase Price listed in "Purchase Price" Section of this Agreement includes all HST and the New Housing Rebate applicable to this transaction (refer to maximum rebate allowance in Clause 8) as at the date this Agreement is signed by the parties. All sales taxes applicable to the transaction (including any applicable New Housing Rebate) will be calculated as of the closing of the subject transaction and will be applied in accordance with the Legislation. In the event that there is a change to the Legislation after the execution of this Agreement but prior to the closing of this transaction, the Vendor shall make all applicable adjustments to the sales taxes payable in this transaction in accordance with all applicable Legislation.
  
3. The Purchaser hereby irrevocably assigns to the Vendor the benefit of the New Housing Rebate, if applicable to this transaction.
  
4. The Purchaser hereby warrants and agrees that:
  - (a) The Real Property is being purchased as the Purchaser's primary place of residence and that the Purchaser will take possession and occupy the Dwelling forthwith upon closing and will not allow occupancy of the Dwelling by any other individual (other than the Purchaser's immediate family) as a place of residence prior to occupancy by the Purchaser;
  - (b) Purchaser will execute and deliver on closing such documents as the Vendor may require to confirm the warranties and agreements contained in this Schedule; and
  - (c) Purchaser will submit to the Vendor on closing, prior to or after closing at the Vendor's request, an application or applications in the manner and in the form prescribed containing prescribed information required by the Legislation for the New Housing Rebate
  
5. The Purchaser acknowledges that the Vendor has calculated the Purchase Price on the assumption that the New Housing Rebate will be applicable to this transaction. If for any reason the Purchaser does not qualify for the New Housing Rebate, then the Purchaser shall be fully responsible for paying to the Vendor the amount of such New Housing Rebate plus interest at the Bank of Montreal prime rate from the date the statement of adjustments is calculated plus any fees, penalties or damages imposed on the Vendor under the Legislation. For greater certainty, the Purchaser acknowledges that the New Housing Rebate described above is for individuals buying a new house or residential condominium as a primary place of residence for themselves or a relation. It does not include the rebate for HST which may be available to investors buying a new house or residential condominium as a rental property ( the **GST/HST "New Residential Rental Property Rebate"**). If the Property is being purchased for investment purposes, the Purchaser will not qualify for the New Housing Rebate and the Purchaser shall be responsible for paying to the Vendor an amount equal to the New Housing Rebate which has been included in the Purchase Price hereunder. All Purchasers buying a new house or residential condominium as a rental property are responsible for applying for the New Residential Rental Property Rebate after the closing of the subject transaction.

  
Purchaser

\_\_\_\_\_  
Purchaser

  
Vendor

6.       The Purchaser acknowledges and agrees that the Purchase Price set forth in this Agreement has been arrived at on the basis that the Purchase Price includes all Extras, premiums and bonuses and excludes any Extras ordered pursuant to a Change Order following the date of execution of this Agreement. The Purchaser acknowledges that the purchase of additional Extras following the date of execution of this Agreement may push the Purchase Price of the Real Property into a different sales tax category for the purposes of determining the amount of the New Housing Rebate, and that this may lower the amount of said New Housing Rebate applicable to the transaction. If a reduced New Housing Rebate is applicable under the Legislation due to the purchase of Extras following the date of execution of this Agreement, the Purchaser agrees to compensate the Vendor for the, amount by which the New Housing Rebate used to calculate the Purchase Price listed in the "Purchase Price" section herein exceeds the actual applicable New Housing Rebate, such amount to be credited to the Vendor as an adjustment on closing.
7.       The Parties acknowledge that for purposes of Land Transfer Tax, the total consideration to be inserted in the Transfer/Deed of Land for this transaction shall be the total Purchase Price including Extras excluding HST and the New Housing Rebate, namely the amount of           \$919,191.39          . The Purchaser is responsible for payment in full of the Land Transfer Tax and the cost of registration of the transfer. The consideration value is subject to change, pursuant to any and all extras that are ordered pursuant to a Change Order following the date of the execution of this Agreement.
8.       The Purchaser agrees to execute all further documents required by the Vendor after closing to give effect to this Schedule.

Signed at     Ottawa, ON     this     5     day of     June     ,           2024          

DocuSigned by:

Wayne King

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PURCHASER

VALECRAFT HOMES (2019) LIMITED

PURCHASER

DocuSigned by:

A08F827301214EE...

PER:

June 5, 2024

DATE:

PROJECT:     Place St. Thomas 7     LOT:     13 - PH7

Schedule "W2"

NON RESILIENT FLOORING WAIVER  
for

HARDWOOD FLOORING

Hardwood flooring is both a practical and elegant flooring option suitable for use in many areas of the home.

Increasingly however inquiries into the use of hardwood flooring in non-conventional areas of the home such as kitchens have prompted a need to forewarn and to heed caution to this optional upgrade.

Valecraft Homes Limited recommends strongly against the use of hardwood flooring in kitchen areas due to the natural absorption properties of hardwood when in contact with water or high-humidity areas. Hardwood flooring which has taken on water or excessive moisture will cup and/or buckle and ultimately prove to be costly to repair.

It is for this reason that VALECRAFT HOMES LIMITED will not guarantee nor provide warranty beyond manufacturing defect for installation of hardwood flooring in any of the aforementioned areas.

Should you decide to proceed against the Builder’s recommendations, extreme caution and care must be taken not to leave any standing water on these floors for any length of time. All other care and maintenance instructions with respect to hardwood flooring must further be followed.

I/We, Wayne King have read and fully understand the aforementioned caution and recommendation set forth by the builder and as such hereby release VALECRAFT HOMES LIMITED from future responsibility with respect to flooring damage caused as a result of water and/or excessive moisture.

Project: Place St. Thomas 7

LOT NO: 13 - PH7

DocuSigned by:

Wayne King

E90A679E6FBB409

  
(Signature)

June 5, 2024  
(Date)

(Signature)

June 5, 2024  
(Date)





**Freehold Form**  
**(Tentative Closing Date)**

**SCHEDULE B**  
**Adjustments to Purchase Price or Balance Due on Closing**

**PART I      Stipulated Amounts/Adjustments**

These are additional charges, fees or other anticipated adjustments to the final purchase price or balance due on Closing, the dollar value of which is stipulated in the Purchase Agreement and set out below.

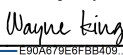
- 1. Preparation of transfer fee by Builder’s solicitor as stated in Clause #26 of the Agreement of Purchase & Sale.                      \$275.00 + HST= \$310.75

**PART II      All Other Adjustments – to be determined in accordance with the terms of the Purchase Agreement**

These are additional charges, fees or other anticipated adjustments to the final purchase price or balance due on Closing which will be determined after signing the Purchase Agreement, all in accordance with the terms of the Purchase Agreement.

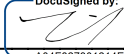
- 1. Land Transfer Tax based on final purchase price less HST as stated in Clause #26 of the Agreement of Purchase & Sale.
- 2. Property Taxes as per final statement of adjustments as stated in Clause #11 of the Agreement of Purchase & Sale.
- 3. Real Estate Transaction Levy Surcharge as per final statement of adjustments as stated in Clause #13 of the Agreement of Purchase & Sale.
- 4. Administrative charges to set up assessment roll number and change of records as per final statement of adjustments as stated in Clause #14 of the Agreement of Purchase & Sale.
- 10. Delay in Closing by Purchaser of \$250.00 +HST per day as per final statement of adjustments as stated in Clause #20 of the Agreement of Purchase & Sale.
- 11. Maximum GST/HST rebate based on final purchase price less HST as stated in Schedule “G” Clause # 8 of the Agreement of Purchase & Sale.
- 12. Tarion Enrolment Fee based on final purchase price less HST as stated in Clause #12 of the Agreement of Purchase & Sale. Tarion Enrolment Calculation Table can be viewed on-line at tarion.com. See chart on page 11 as a guide.
- 13. Additional upgrades/deletions contained in the attached Amendment to the Agreement of Purchase and Sale dated June 5, 2024.

Signed at Ottawa, ON, this 5 day of June, 2024.

DocuSigned by:  
  
E90A679E6FB8409...  
**Purchaser**

**Valecraft Homes (2019) Limited**

**Purchaser**

DocuSigned by:  
  
A04F827301214EE...  
**Per:**

June 5, 2024  
**Date:**

**Lot #:** 13 - Phase 7

**Project:**      Place St. Thomas 7



THE STEEL

MODEL 1086

ELEVATION A 3219 SQ. FT.  
ELEVATION B 3177 SQ. FT.

Site: Place St. Thomas 7

Plan No.: 50M-361

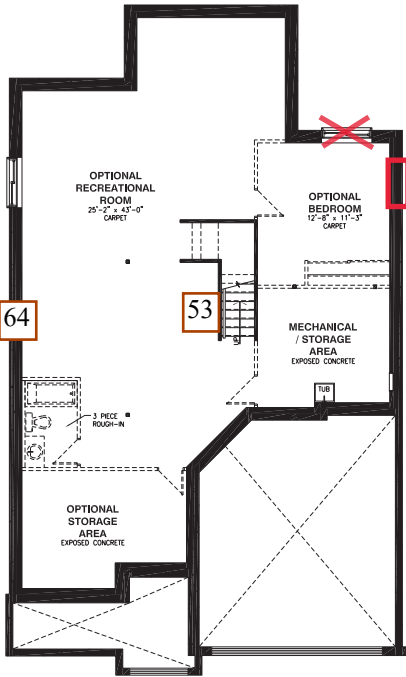
Lot: 13 - PH7

Date: June 5, 2024

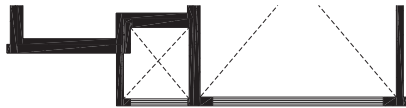
Purchaser: Wayne King

Purchaser: \_\_\_\_\_

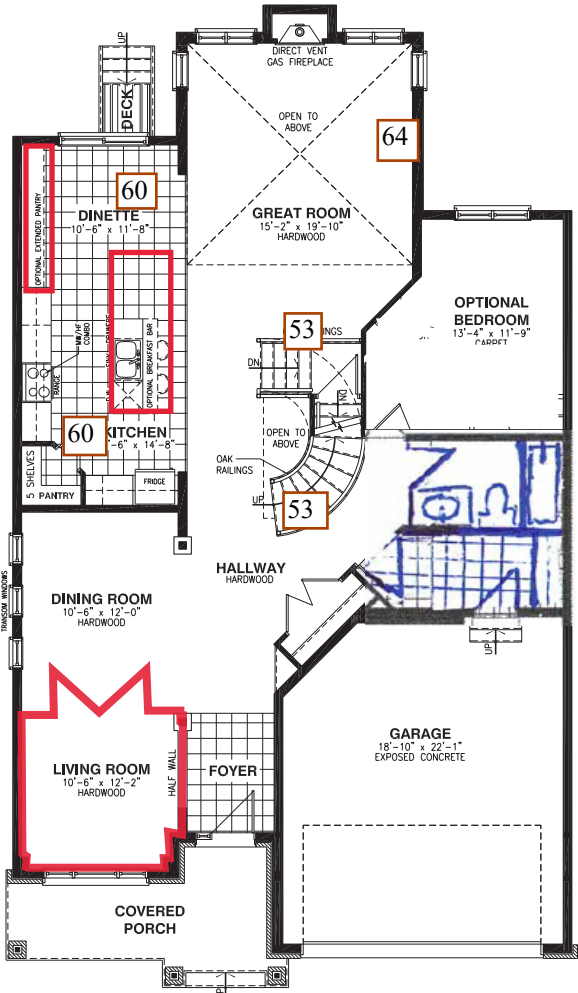
Floorplan Sketch - June 5, 2024



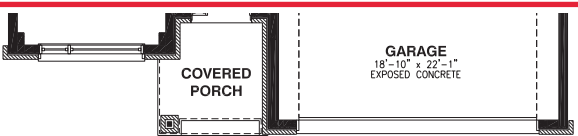
BASEMENT FLOOR - ~~ELEVATION A~~



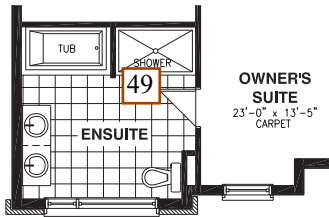
BASEMENT FLOOR - ELEVATION B



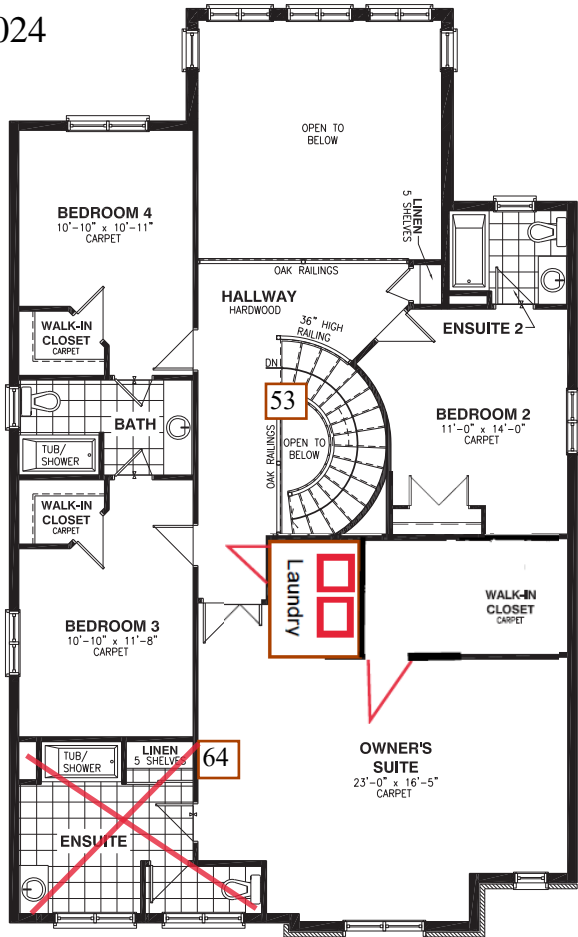
GROUND FLOOR - ~~ELEVATION A~~



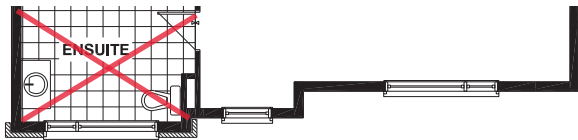
GROUND FLOOR - ELEVATION B



OPTIONAL 5PC ENSUITE  
ELEVATION B



SECOND FLOOR - ~~ELEVATION A~~



SECOND FLOOR - ELEVATION B

Valecraft Homes (2019) Ltd.  
Site: Place St. Thomas 7  
Plan: 50M-361

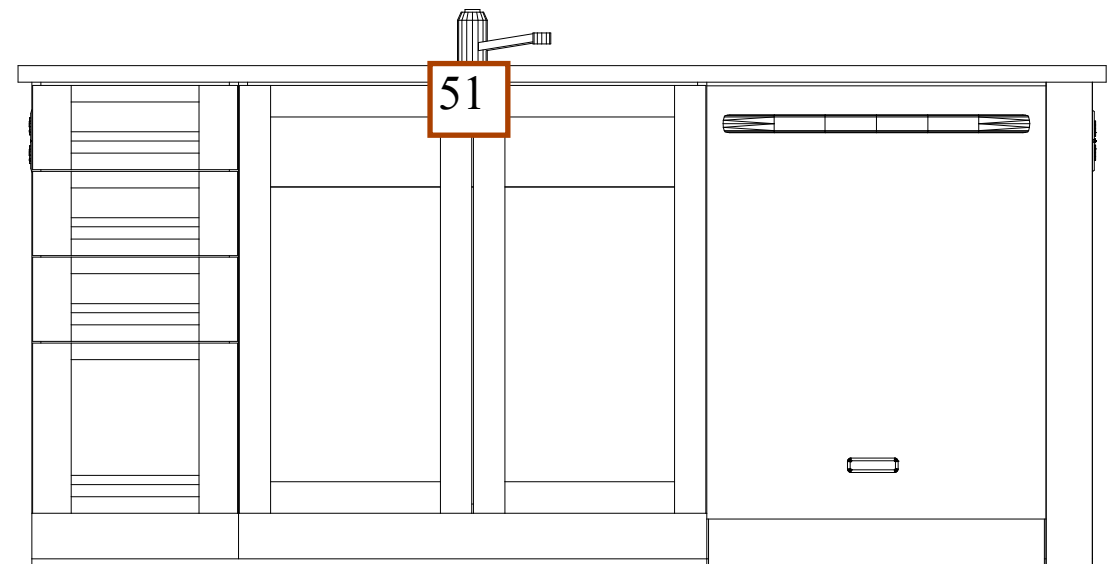
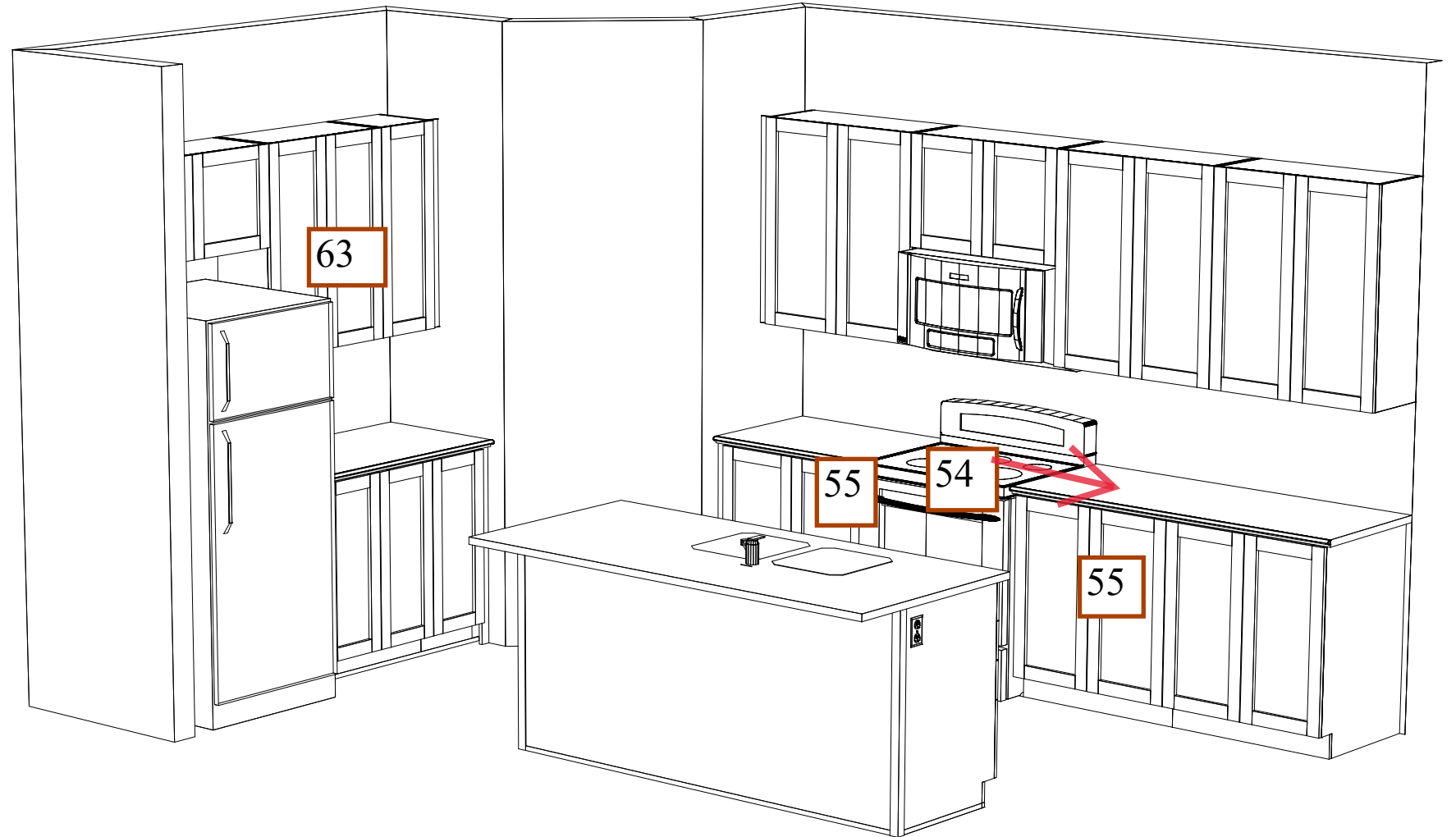
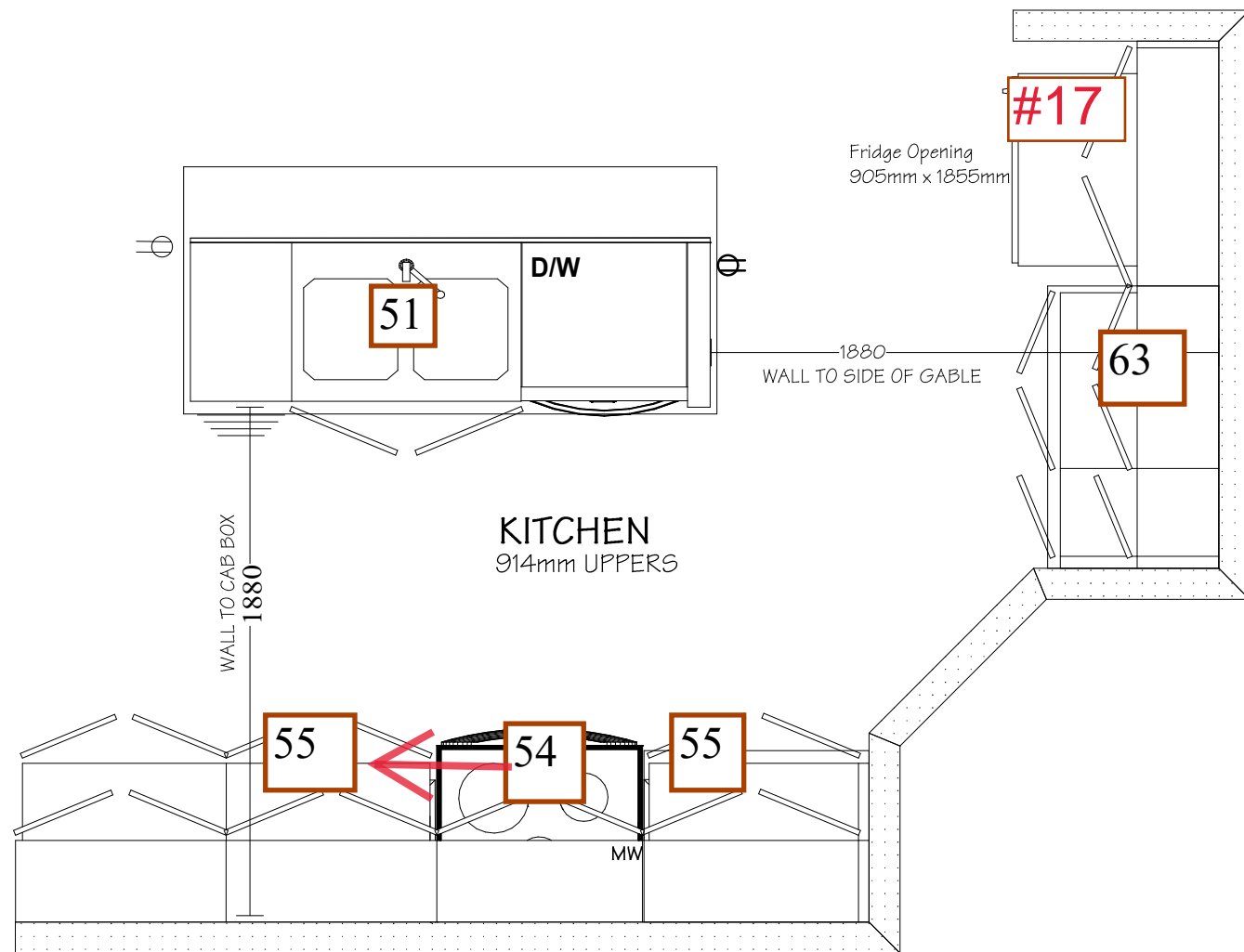
Lot: 13 - Phase 7  
Model: #1086 "B" Rev Steel  
Date: June 5, 2024

Purchaser: Wayne King

ALL DIMENSIONS ARE APPROXIMATE

LOT: 13 - PH7

## STANDARD KITCHEN LAYOUT



\*DIMENSIONS MAY VARY ON SITE MEASURES/CONDITIONS\*





Tel: (613) 748-0432  
Fax: (613) 748-0355

## Estimate No#: OR8315 Rev.05

Customer Copy

### Customer:

Wayne King  
Home: 613-762-1876  
Email: wking578@gmail.com

Builder: VALECRAFT HOMES (2019) LTD.  
Project: PST Singles Ph7  
Lot: PST PH 7 Lot 13  
Closing Date: - November 28, 2024

Salesperson: Kyle Takman (OR)  
Date: 05/31/2024










Location	Qty	Product / Installation Details	Plan Code	Unit Price	Customer Total
N/A	3.00	<b>Vacuum Rough-In Outlet</b> Vacuum Rough-In Outlets on all finished floors		\$	\$0.00
Rec Room	1.00	<b>Direct 2" Conduit w/ Wall Plates</b> Direct 2" Conduit w/ Wall Plates - Location as shown on floor plan - Conduit installed in-wall to conceal wires connected to wall mounted TV		\$173.00	\$173.00
Great Room	1.00	<b>Direct 2" Conduit w/ Wall Plates</b> Direct 2" Conduit w/ Wall Plates - Location as shown on floor plan - Conduit installed in-wall to conceal wires connected to wall mounted TV		\$173.00	\$173.00
Owners Suite	1.00	<b>Direct 2" Conduit w/ Wall Plates</b> Direct 2" Conduit w/ Wall Plates - Location as shown on floor plan - Conduit installed in-wall to conceal wires connected to wall mounted TV		\$173.00	\$173.00
Back Out	1.00	<b>Off-Set 2" Conduit w/ Wall Plates</b> Off-Set 2" Conduit to back out for future use		\$313.00	\$313.00
Garage	1.00	<b>Vacuum Extension</b> Vacuum Extension - Location as shown on floor plan - Extends and connects all vacuum rough-in outlets to one location - Seal vacuum pipe when extended to the garage as per building code		\$288.00	\$288.00
Kitchen	1.00	<b>Vacuum Pan White (VAC-DI500WH)</b> Vacuum Pan White (VAC-DI500WH) - Location as shown on floor plan		\$254.00	\$254.00
Basement Bedroom #1	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$	\$0.00
Rec Room	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$	\$0.00
Great Room	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$	\$0.00

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Location	Qty	Product / Installation Details	Plan Code	Unit Price	Customer Total
Great Room	1.00	<b>(1) Port Plate - (1) Cable RG6 Outlet</b> (1) Port Plate - (1) Cable RG6 Outlet - Location as shown on floor plan		\$173.00	\$173.00
Living Room	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$	\$0.00
Bedroom	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$226.00	\$226.00
Bedroom	1.00	<b>(1) Port Plate - (1) Cable RG6 Outlet</b> (1) Port Plate - (1) Cable RG6 Outlet - Location as shown on floor plan		\$173.00	\$173.00
Bedroom	1.00	<b>(1) Port Plate - (1) Phone CAT6 Outlet</b> (1) Port Plate - (1) Phone CAT6 Outlet - Location as shown on floor plan		\$226.00	\$226.00
Owners Suite	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Port Plate - (1) Data CAT6 Outlet - Location as shown on floor plan		\$226.00	\$226.00
Owners Suite	1.00	<b>(1) Port Plate - (1) Cable RG6 Outlet</b> (1) Port Plate - (1) Cable RG6 Outlet - Location as shown on floor plan		\$173.00	\$173.00
Back Out	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Data CAT6 Outlet - Location as shown on floor plan - pre-wire for future security camera		\$226.00	\$226.00
Front Out	1.00	<b>(1) Port Plate - (1) Data CAT6 Outlet</b> (1) Data CAT6 Outlet - Location as shown on floor plan - pre-wire for future security camera		\$226.00	\$226.00
Mechanical Room	1.00	<b>Misc. Product</b> client requested additional length of cable be left near panel area to facilitate future installation of a rack, at least 3 feet of cable		\$	\$0.00

\*\*\* Total price includes all applicable taxes

Customer Subtotal:	<b>\$3,023.00</b>
HST:	<b>\$392.99</b>
<b>Total:</b>	<b>\$3,415.99</b>

DocuSigned by:  
  
Customer Signature

June 5, 2024

Date

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FN





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## Estimate No#: SS6644 Rev.05

Customer Copy

### Customer:

Wayne King  
Home: 613-762-1876  
Email: wking578@gmail.com

Builder: VALECRAFT HOMES (2019) LTD.  
Project: PST Singles Ph7  
Lot: PST PH 7 Lot 13  
Closing Date: - November 28, 2024

Salesperson: Kyle Takman  
Date: 05/31/2024

Location	Qty	Product / Installation Details	Plan Code	Unit Price	Customer Total
Great Room	1.00	<b>15 Amp Standard Plug</b> Add 15 AMP plug approx 60 inches from floor	A	\$	\$0.00
Great Room	1.00	<b>Misc. Product</b> Standard outlet to be located at conduit exit at standard outlet height	A	\$	\$0.00
Garage	1.00	<b>15 Amp Separate Circuit Plug</b> Add 15 Amp separate circuit plug for central vacuum	B	\$349.00	\$349.00
Various Locations	6.00	<b>Misc. Product</b> Bigger boxes for future fans	C	\$	\$0.00
Back Out	1.00	<b>Standard Light Outlet (Keyless)</b> Standard Light Outlet (Keyless) - on existing back out switch	D	\$160.00	\$160.00
Back Out	1.00	<b>Misc. Product</b> Add additional back out fixture (A1101S-BK) ilo keyless	D	\$151.00	\$151.00
Kitchen	2.00	<b>Standard Light Outlet (Keyless)</b> (2) Standard Light Outlet (Keyless) on added switch To be centered over island width wise, and are equidistantly spaced length wise	E	\$160.00	\$320.00
Kitchen	1.00	<b>Single Pole Switch</b> Single Pole Switch for added keyless fixtures	E	\$136.00	\$136.00
Great Room	1.00	<b>Outlet for Future Ceiling Fan c/w 3 Wires</b> Capped Outlet for Future Ceiling, Reinforced large Fan box with 3-Wire	F	\$	\$0.00
Great Room	1.00	<b>Single Pole Switch</b> Add Single Pole Switch for future ceiling fan	F	\$136.00	\$136.00
Various Locations	2.00	<b>15 Amp USB Charger Receptacle</b> USB Charger Receptacle A & C in kitchen and master bedroom (standard items)	G	\$	\$0.00

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Fax: (613) 748-0355

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Location	Qty	Product / Installation Details	Plan Code	Unit Price	Customer Total
Main Bath	1.00	<b>Misc. Product</b> Newly designed main floor full bathroom to have A59013-CH (bathroom vanity light)	H	\$	\$0.00
Ensuite Bath	1.00	<b>15 Amp GFI Bathroom Plug</b> 15 Amp GFI Bathroom Plug beside toilet	I	\$279.00	\$279.00
Dinette	1.00	<b>Misc. Product</b> Relocate Included Fixture Dinette pendant to be installed approximately centered in between the patio door wall and the end of the extended kitchen island, and approximately in line with the middle of the patio door.	J	\$	\$0.00
Storage	1.00	<b>20 AMP separate circuit plug</b> 20 AMP separate circuit plug	K	\$349.00	\$349.00
Ensuite Bath	1.00	<b>Standard Light Outlet (Keyless)</b> Standard Light Outlet (Keyless) on added switch	L	\$160.00	\$160.00
Ensuite Bath	1.00	<b>Misc. Product</b> Flush mount (A8012-11) ilo keyless	L	\$74.00	\$74.00
Ensuite Bath	1.00	<b>Single Pole Switch</b> Single Pole Switch for added keyless	L	\$136.00	\$136.00
Owners Suite	1.00	<b>15 Amp Standard Plug</b> 15 Amp Standard Plug raise to approx 60 inches from floor	M	\$175.00	\$175.00
Owners Suite	1.00	<b>Misc. Product</b> Standard outlet to be located at conduit exit at standard outlet height	M	\$	\$0.00
Stairwell	1.00	<b>Misc. Product</b> Relocate Included Fixture: Staircase pendant to be installed approximately centered over the open-to-below area of the staircase, not over the upper hallway railing or the stairs. This way, a future cascade chandelier cluster can be installed.	N	\$	\$0.00
Kitchen	1.00	<b>Misc. Product</b> gas stove - see appliance specs	O	\$	\$0.00
Rec Room	1.00	<b>15 Amp Standard Plug</b> 15 Amp Standard Plug to be raised to 60" from floor	T	\$175.00	\$175.00
Rec Room	1.00	<b>Misc. Product</b> Standard outlet to be located at conduit exit at standard outlet height	T	\$	\$0.00
Garage	1.00	<b>Misc. Product</b> Regular stove outlet (40amp breaker, #8 gauge) - installed ground up	X	\$973.00	\$973.00

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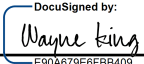
Location	Qty	Product / Installation Details	Plan Code	Unit Price	Customer Total
Garage	1.00	<b>Upgrade 40 Amp Stove Breaker to 50 Amp</b> Upgrade 40 Amp Stove Breaker to 50 Amp	X	\$51.00	\$51.00
Mechanical Room	1.00	<b>Supply and Install Whole House Surgebreaker Plus Protection (SDSB80111C) Complete with 2 Pole 20 amp breaker</b> Supply and Install Whole House Surgebreaker Plus Protection (SDSB80111C) Complete with 2 Pole 20 amp breaker	Y	\$980.00	\$980.00
Living Room	1.00	<b>Misc. Product</b> sever connections to switched plugs. Only fixture to be switched	Z	\$	\$0.00
Various Locations	1.00	<b>Upgrade Whole House to 4000K</b> Upgrade Whole House to 4000K	BB	\$	\$0.00
Main Bath	1.00	<b>Standard Light Outlet (Keyless)</b> Standard Light Outlet (Keyless) on existing switch	CC	\$160.00	\$160.00
Main Bath	1.00	<b>Misc. Product</b> Flush mount (A8012-11) ilo keyless	CC	\$74.00	\$74.00
Living Room	1.00	<b>15 Amp Separate Circuit Plug</b> 15 Amp Separate Circuit Plug	DD	\$349.00	\$349.00
Office	1.00	<b>15 Amp Separate Circuit Plug</b> 15 Amp Separate Circuit Plug	EE	\$349.00	\$349.00
Great Room	1.00	<b>Misc. Product</b> break connections to existing (2) switched outlets and make selected (2) outlets switched	FF	\$	\$0.00
Back Out	1.00	<b>15 Amp Weather Proof Plug</b> Relocate existing 15 Amp Weather Proof Plug	GG	\$	\$0.00

\*\*\* Total price includes all applicable taxes

Customer Subtotal:	<b>\$5,536.00</b>
HST:	<b>\$719.68</b>
<b>Total:</b>	<b>\$6,255.68</b>

**Notes:**

"Purchaser has acknowledged that they have discussed any kitchen layout modifications with their electrical representative. If modifications are made after signing off on electrical, this will incur additional charges."

DocuSigned by:  
  
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 Customer Signature

June 5, 2024

Date



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S&S / Orbital Sketch

Model Name: Steel "B" Rev.

Model #: #1086

Plan #: 50M-361

Site: Place St. Thomas 7

Purchaser: Wayne King

Lot: 13 - Phase 7

Date: May 31, 2024

Purchaser:



ELEVATION B

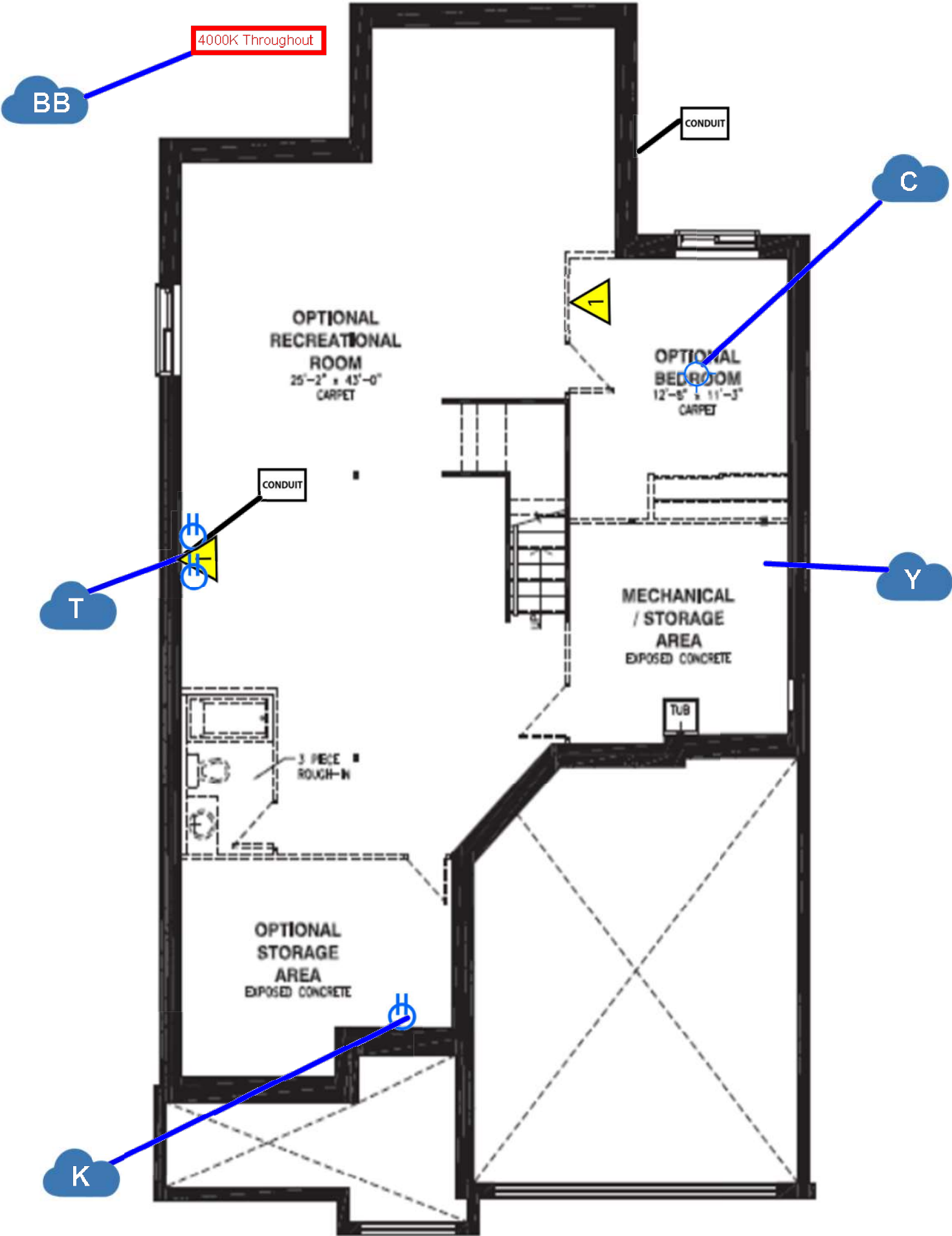
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S&S / Orbital Sketch

Model Name: Steel "B" Rev.      Model #: #1086      Plan #: 50M-361  
Site: Place St. Thomas 7      Purchaser: Wayne King  
Lot: 13 - Phase 7  
Date: May 31, 2024      Purchaser: \_\_\_\_\_



BASEMENT FLOOR - ~~ELEVATION A~~

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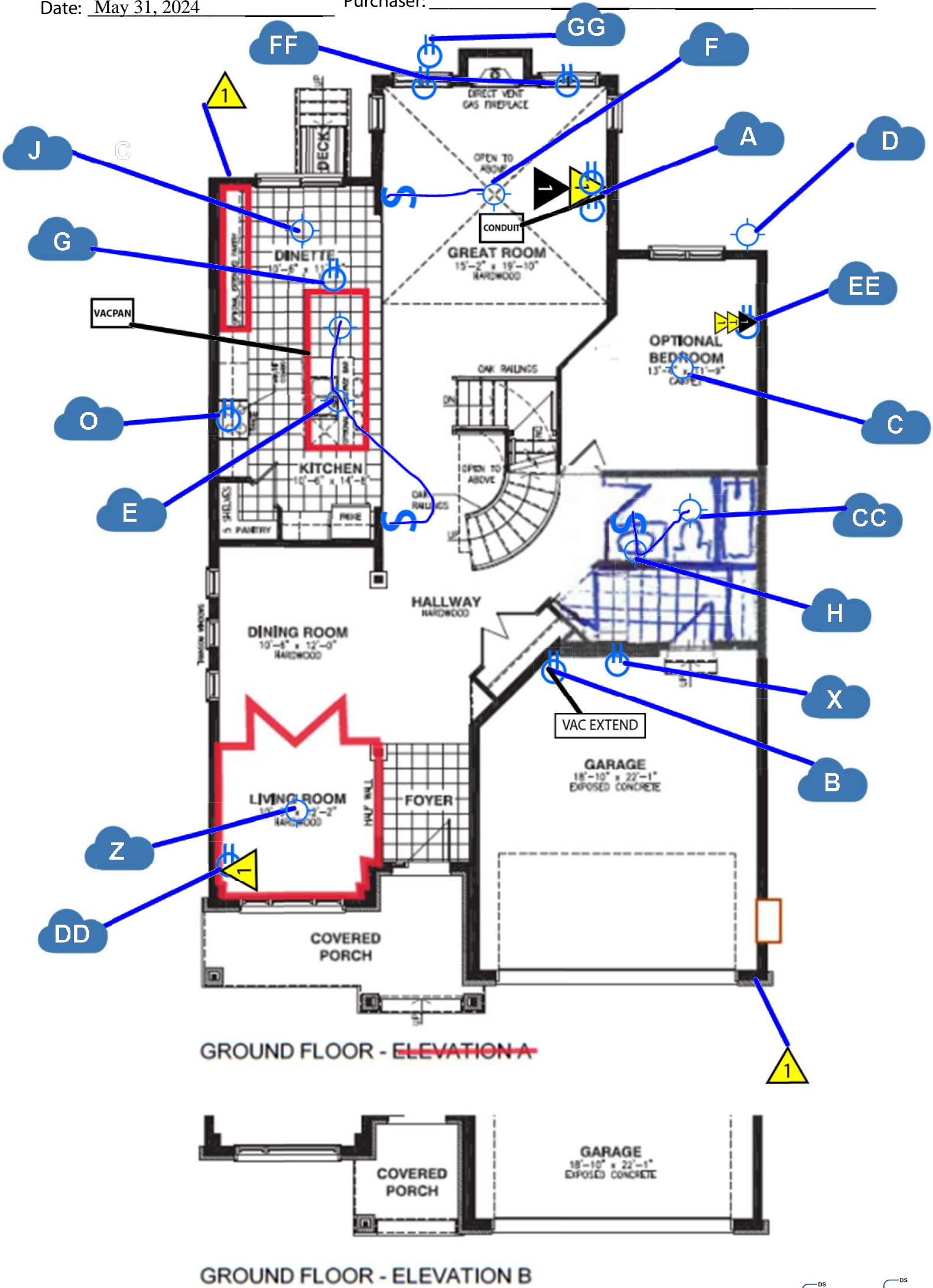
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S&S / Orbital Sketch

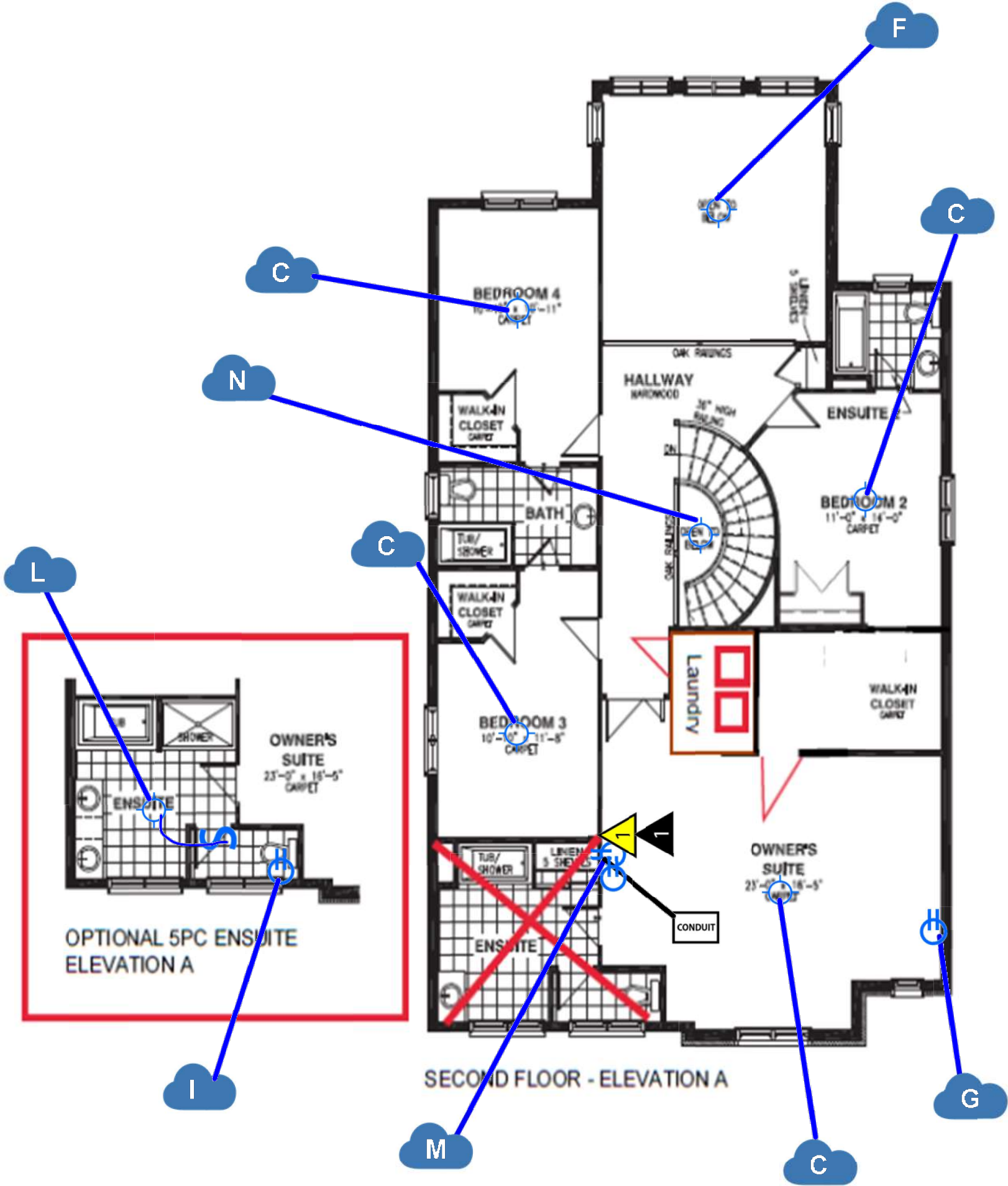
Model Name: Steel "B" Rev. Model #: #1086 Plan #: 50M-361  
Site: Place St. Thomas 7 Purchaser: Wayne King  
Lot: 13 - Phase 7  
Date: May 31, 2024 Purchaser: \_\_\_\_\_






S&S / Orbital Sketch

Model Name: Steel "B" Rev.      Model #: #1086      Plan #: 50M-361  
Site: Place St. Thomas 7      Purchaser: Wayne King  
Lot: 13 - Phase 7  
Date: May 31, 2024      Purchaser: \_\_\_\_\_



	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
INTERIOR FINISHES						
DESCRIPTION					STD/UPG #	
TRIM STYLE	Standard				STD	
DOOR STYLE	Standard + Side Door to Garage + Tavaris Matte Black Exterior Grip Set				STD, 9, 62	
INTERIOR HARDWARE	Halifax - Interior Door Handle - 514 Iron Black				68	
INTERIOR LIGHTING PACKAGE	Standard SOHO Collection + Reinforced Outlets in Great Room, Den & Bedrooms + S&S Electric Quote				STD, 38, 66	
BATHROOM ACCESSORIES	Standard bathroom accessories + Allusion Collection in matte black in 5PC Ensuite				50	
FIREPLACE MANTLE	Standard				STD	

INTERIOR HANDRAILS AND SPINDLES				
	WOOD	STYLE	STAIN/COLOUR	STD/UPG #
HANDRAIL	Red Oak	Colonial	Stain # 402	10, 11
BRACKET	Metal	Standard	Matte black	10, 11, 53
SPINDLES	Red Oak	Modern	Stain # 402	10, 11
POSTS	Red Oak	Modern routed 3IN	Stain # 402	10, 11
NOSINGS	Red Oak	N/A	Stain # 402	10, 11
HARDWOOD STAIRCASE <i>(WHERE APPLICABLE)</i>	Red Oak	N/A	Stain # 402	10

APPLIANCES				
TYPE	SIZE	STD/UPG #	APPLIANCE UPG LEVEL	STD/UPG #
FRIDGE <i>(Standard Minimum Opening is 35"(w) x maximum 73" (h))</i>	Fridge Opening Approximately 37" Wide by 73" High	24	Water Line Rough-In	17
RANGE	Standard Opening	STD	Gas Line for Range	15 / 54
DISHWASHER	Standard Opening	STD	\	
CHIMNEY HOODFAN	Standard Chimney Hoodfan Opening	28	Whirlpool 400CFM in Stainless Steel 30in flat design	28
MICROWAVE	Standard Microwave Shelf Opening	25, 63	\	\
WASHING MACHINE/DRYER	Standard Opening	STD	\	\

Purchaser's Signature(s) :

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Date:

June 5, 2024

Purchaser's Signature(s) :

Date:

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Date:

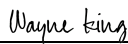
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	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN	STYLE AND COLOUR	100i-B10R white			STD	20, 21, 22, 23, 24, 25, 51, 54, 55, 63
	HARDWARE CODE	BP 1076-900 (1 x handle per pots/pans drawer)	TYPE	handles	STD	STD
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD, 20, 22
MAIN FLOOR BATHROOM	STYLE AND COLOUR	lastra TA-M2003 Weekend Getaway			STD	STD, 2, 42
	HARDWARE CODE	81092-180	TYPE	handles	STD	STD, 2
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD, 2
OWNER'S 5PC ENSUITE BATHROOM	STYLE AND COLOUR	100i-V202S Summer drop			STD	STD, 5, 35,
	HARDWARE CODE	BP 1076-900	TYPE	handles	STD	STD, 5
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD, 5
BEDROOM #2 ENSUITE BATHROOM	STYLE AND COLOUR	Shaker 90 AV-K64 Ombre			STD	STD
	HARDWARE CODE	BP 1076-900	TYPE	handles	STD	STD
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD
JACK & JILL BATHROOM	STYLE AND COLOUR	Lastra TA-M2004 Winter Fun			STD	STD
	HARDWARE CODE	81092-180	TYPE	handles	STD	STD
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD
BASEMENT BATHROOM	STYLE AND COLOUR	100i-V202S Summer drop			STD	STD, 8
	HARDWARE CODE	BP 1076-900	TYPE	handles	STD	STD, 8
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	standard	STD	STD, 8
LAUNDRY ROOM	STYLE AND COLOUR	lastra TA-M2003 Weekend Getaway			STD	STD, 31
	HARDWARE CODE	81092-180	TYPE	handles	STD	STD, 31
	COUNTERTOP	\	COUNTERTOP EDGE PROFILE	\	\	

Purchaser's Signature(s) :

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Date:

June 5, 2024

Purchaser's Signature(s) :

Date:

June 5, 2024

Approved By :

DocuSigned by:



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Date:

June 5, 2024

	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
PAINT COLOUR(S)						
ROOM	MAIN COLOUR		STD/UPG #	ACCENT WALL		STD/UPG #
TRIM	Semi Gloss DLX1025-1 Commercial white		STD			
FOYER	Eggshell DLX1009-1 tundra frost		52			
MAIN FLOOR BATHROOM	Eggshell DLX1009-1 tundra frost		52			
MAIN FLOOR HALLWAY	Eggshell DLX1009-1 tundra frost		52			
DINING ROOM	Eggshell DLX1009-1 tundra frost		52			
LIVING ROOM/DEN	Eggshell DLX1009-1 tundra frost		52			
GREAT ROOM	Eggshell DLX1009-1 tundra frost		52			
MUDROOM	Eggshell DLX1009-1 tundra frost		52			
HOME OFFICE/ BEDROOM #5	Eggshell DLX1009-1 tundra frost		52			
KITCHEN/DINETTE	Eggshell DLX1009-1 tundra frost		52			
2nd FLOOR LAUNDRY ROOM	Eggshell DLX1009-1 tundra frost		52			
2nd FLOOR HALLWAY	Eggshell DLX1009-1 tundra frost		52			
JACK & JILL BATHROOM	Eggshell DLX1009-1 tundra frost		52			
BEDROOM #2	Eggshell DLX1009-1 tundra frost		52			
BEDROOM #3	Eggshell DLX1009-1 tundra frost		52			
BEDROOM #4	Eggshell DLX1009-1 tundra frost		52			
OWNERS SUITE	Eggshell DLX1009-1 tundra frost		52			
OWNERS SUITE WALK-IN CLOSET	Eggshell DLX1009-1 tundra frost		52			
OWNERS SUITE 5PC ENSUITE BATHROOM	Eggshell DLX1009-1 tundra frost		52			
FINISHED BASEMENT RECREATION ROOM	Eggshell DLX1009-1 tundra frost		6, 52			
BASEMENT BEDROOM	Eggshell DLX1009-1 tundra frost		7, 52			
BASEMENT BATHROOM	Eggshell DLX1009-1 tundra frost		8, 52			

Purchaser's Signature(s) :

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Date:

June 5, 2024


Purchaser's Signature(s) :

Date:

June 5, 2024

Approved By :


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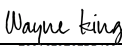
Date:

June 5, 2024

	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
CERAMIC & GROUT SELECTIONS (1)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE	GROUT SELECTION	LEVEL	STD/UPG #	
FOYER	FLOOR	Centura Nepal Series Alpine 13x13 NEAL13 (Standard square installation)	profix 02 silver	STD floor tile + UPG grout	STD, 56	
MAIN FLOOR BATHROOM	FLOOR	Centura Nepal Series Alpine 13x13 NEAL13 (Standard square installation)	profix 02 silver	STD floor tile + UPG grout	STD, 56, 2	
	WALL	Olympia construct series white glossy 8x 12 TH.CT.WHT.0812.GL (Vertical stacked installation)	profix 25 polar grey	STD, STD	STD, STD, 2	
	INSERT OR BORDER	\				
MUDROOM	FLOOR	Centura Nepal Series Alpine 13x13 NEAL13 (Standard square installation)	profix 02 silver	STD floor tile + UPG grout	STD, 56, 2	
	WALL	\	\	\	\	
	INSERT OR BORDER	\				
2 nd FLOOR LAUNDRY ROOM	FLOOR	Centura Nepal Series Alpine 13x13 NEAL13 (Standard square installation)	profix 02 silver	STD floor tile + UPG grout	STD, 56, 2	
	WALL	\	\	\	\	
	INSERT OR BORDER	\				
KITCHEN	FLOOR	See hardwood selection	\	\	60	
	BACKSPLASH	Quartz : Quorastone Cotton Knit QS 7944	\	\	61	
	INSERT OR BORDER	\				
BREAKFAST AREA	FLOOR	See hardwood selection	\	\	60	
FIREPLACE	HEARTH	\	\	\	\	
	SURROUND	Olympia Regal series charcoal black polished 12x12 NY.RG.CCB.1212.PL (Standard square installation)	profix 16 anthracite	STD fireplace tile + UPG grout	STD, 57	
ADDITIONAL FIREPLACE	HEARTH	\	\	\	\	
	SURROUND	\	\	\	\	

Purchaser's Signature(s) :

DocuSigned by:



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Date:

June 5, 2024


Purchaser's Signature(s) :

Date:

June 5, 2024

Approved By :


DocuSigned by:



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Date:

June 5, 2024

	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
CERAMIC & GROUT SELECTIONS (2)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE		GROUT SELECTION	LEVEL	STD/UPG #
JACK & JILL BATHROOM	FLOOR	Euro Pasha Davenport Ice 13x13 pas dav ice (Standard square installation)		proxif 02 silver	STD floor tile + UPG grout	STD, 56
	WALL	Olympia construct series light grey glossy 8x12 TH.CT.LGR.0812.GL (Horizontal stacked installation)		proxif 02 silver	STD wall tile + UPG grout	STD, 56
	INSERT OR BORDER	\				
BEDROOM #2 ENSUITE BATHROOM	FLOOR	Olympia contract series light grey Matte 12x12 TH.CT.LGR.1212.MT (Standard square installation)		proxif 02 silver	STD floor tile + UPG grout	STD, 56
	WALL	Olympia construct series light grey glossy 8x12 TH.CT.LGR.0812.GL (Horizontal stacked installation)		proxif 02 silver	STD wall tile + UPG grout	STD, 56
	INSERT OR BORDER	\				
OWNER'S 5PC ENSUITE BATHROOM	FLOOR	Euro Pasha Davenport Mica 13x13 pas dav mic (Standard square installation)		proxif 60 london	STD floor tile + UPG grout	STD, 58, 5
	TUB DECK	Euro Pasha Davenport Mica 13x13 pas dav mic (Standard square installation)		proxif 60 london	STD floor tile + UPG grout	STD, 58, 5
	TUB BACKSPLASH	Euro Pasha Davenport Mica 13x13 pas dav mic (Standard square installation)		proxif 60 london	STD floor tile + UPG grout	STD, 58, 5
	INSERT OR BORDER	\				
	WALK IN SHOWER	Olympia construct series dark grey glossy 8X12 TH.CT.DGR.0812.GL (Vertical stacked installation)		proxif 60 london	STD wall tile + UPG grout	STD, 58, 5
BASEMENT BATHROOM	FLOOR	Olympia Construct series black Matte 12x12 TH.CT.BLK.1212.MT (Standard square installation)		proxif 16 anthracite	STD floor tile + UPG grout	STD, 57, 8
	WALL	Olympia Construct series black glossy 8x12 TH.CT.BLK.0812.GL (Horizontal stacked installation)		proxif 16 anthracite	STD wall tile + UPG grout	STD, 57, 8
	INSERT OR BORDER	\				

Purchaser's Signature(s) :

DocuSigned by:

Wayne King

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Purchaser's Signature(s) :

Approved By :

DocuSigned by:

A04F827301214EE...

Date:


June 5, 2024

Date:

June 5, 2024

Date:

June 5, 2024

	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
FLOORING SELECTIONS						
ROOM	CARPET/UNDERPAD OR HARDWOOD				LEVEL	STD/UPG #
MAIN FLOOR HALLWAY	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
DINING ROOM	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
LIVING ROOM/ DEN	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
MUDROOM	See tile selection				\	\
GREAT ROOM	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
HOME OFFICE/ BEDROOM	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	12
REAR HALLWAY	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
KITCHEN	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	60
DINETTE	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	60
MAIN STAIRS TO BEDROOMS	Red oak Stained #402				UPG	10
UPPER HALLWAY	Lauzon expert essential tradition smooth engineered 3 1/8in Red oak - Talpa				UPG	11
BEDROOM # 2	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 13
BEDROOM # 3	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 13
BEDROOM # 4	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 13
OWNERS SUITE	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 13
OWNERS SUITE WALK-IN CLOSET	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 13
STAIRS TO BASEMENT	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 14, 6
BASEMENT BEDROOM	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 14, 7
FINISHED BASEMENT RECREATION ROOM	A4531 Spartacus 84558 Beach Shell + level 2 underpad				STD carpet, UPG underpad	STD, 14, 6

Purchaser's Signature(s) :

DocuSigned by:



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Date: June 5, 2024

Purchaser's Signature(s) :

Date: June 5, 2024


Approved By :

DocuSigned by:



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Date: June 5, 2024


	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE			FINISH	STD/UPG#
KITCHEN	SINK	Blanco precis U super single undermount sink			anthracite	26
	FAUCET	Delta trinsic 9159-BL-DST single handle pull-down			Matte black	27
MAIN FLOOR BATHROOM	SINK	Standard undermount sink			White	STD, 2
	VANITY FAUCET	Standard			Chrome	STD, 2
	WATER CLOSET	American standard studio 2pc toilet elongated dual flush & close seat right height			White	34, 2
	SHOWER	Standard shower CW sliding clear glass door and chrome trims			White base, clear glass, chrome trims	2
	SHOWER FAUCET	Standard shower only faucet			Chrome	STD, 2
OWNER'S 5PC ENSUITE BATHROOM	SINK(S) X 2	Standard undermount sink			White	STD, 5
	VANITY FAUCET(S) X 2	Delta Trinsic Single Handle High-Arc 559HA-BL-DST - Matte Black			Matte Black	45, 5
	WATER CLOSET	American standard studio 2pc toilet elongated dual flush & close seat right height			White	34, 5
	SHOWER	Standard 5pc ensuite shower , upgraded to black trims			White base, clear glass, matte black trim	49, 5
	SHOWER FAUCET	Delta Trinsic Shower Faucet T17259-BL w/ H2O \$ Kinetic Raincan Shower Head (Matte Black) + Delta Single Setting Hand Shower w/ Slide Bar 51799BL c/w Wall Elbow 50570BL, and 3 Setting Diverter Trim T11899BL, and Diverter Rough In R11000 (Matte Black)			Matte Black	47, 48, 5
	BATHTUB	Standard 5pc ensuite roman tub			White	STD, 5
	BATHTUB FAUCET	Delta Trinsic Roman Tub Faucet with Handheld T4759-BL (Matte Black)			Matte Black	46, 5
BEDROOM #2 ENSUITE BATHROOM	SINK	Standard undermount sink			White	STD
	VANITY FAUCET	Standard			Chrome	STD
	WATER CLOSET	Standard			White	STD
	TUB/SHOWER	Standard tub/shower			White	STD
	TUB/SHOWER FAUCET	Standard tub/shower faucet			Chrome	STD

DS



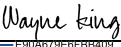
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	SINGLES AND TOWNS COLOUR CHART					
	Community:	Place St. Thomas 7	Reg'd Plan #:	50M-361	Sales Rep:	A. Bowman
	Lot No:	13 - Phase 7	Civic Address:	926 Cologne Street, Embrun ON K0A 1W0		
	Purchaser(s):	Wayne King			Model Name/#:	Steel #1086
	Purchaser(s):				Closing Date:	28-Nov-24
JACK & JILL BATHROOM	SINK	Standard undermount sink		White	STD	
	VANITY FAUCET	Standard		Chrome	STD	
	WATER CLOSET	Standard		White	STD	
	TUB/SHOWER	Standard tub/shower		White	STD	
	TUB/SHOWER FAUCET	Standard tub/shower faucet		Chrome	STD	
BASEMENT BATHROOM	SINK	Standard undermount sink		White	STD, 8	
	VANITY FAUCET	Standard		Chrome	STD, 8	
	WATER CLOSET	Standard		White	STD, 8	
	TUB/SHOWER	Standard tub/shower		White	STD, 8	
	TUB/SHOWER FAUCET	Standard tub/shower faucet		Chrome	STD, 8	
<i>NOTE: All fixtures are white as standard</i>						

Purchaser's Signature(s) :

DocuSigned by:




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Purchaser's Signature(s) :

Approved By :

DocuSigned by:



A04F827301214EE...

Date:

June 5, 2024

Date:

June 5, 2024

Date:

June 5, 2024

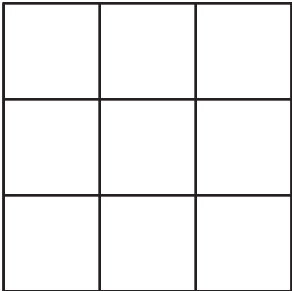


Valecraft  
Homes (2019) Limited

Tile Installation Options

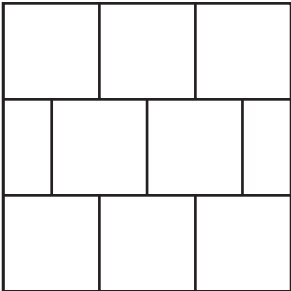
FLOOR TILE

Standard square



Foyer, Main Floor Bath,  
Mudroom, Laundry,  
Jack & Jill, Bedroom #2  
Ensuite, Owners 5PC  
Ensuite & Basement  
Bathroom

Square brick

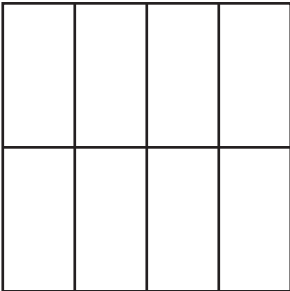


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Rectangular  
front to back of the house

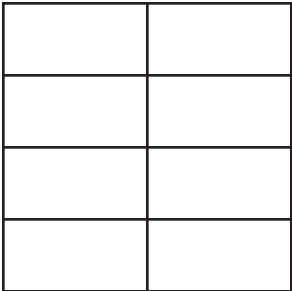


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Rectangular  
side to side of the house

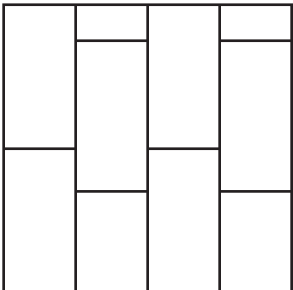


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Rectangular 1/3 staggered  
front to back of the house

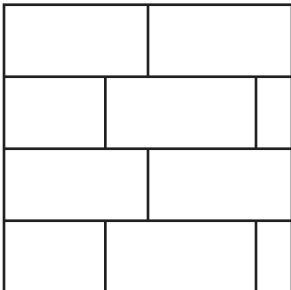


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Rectangular 1/3 staggered  
side to side of the house

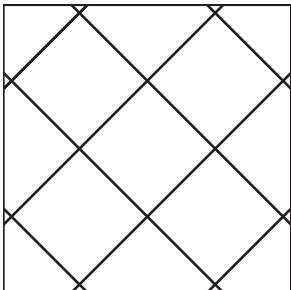


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45 degree



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Project: Place St. Thomas 7

Plan #: 50M-361

Lot: 13 - Phase 7

Model: #1086 "B" Rev Steel

Purchaser: Wayne King

Purchaser: \_\_\_\_\_

Date: June 5, 2024

Upgrade #: 2, 5, 8, 56, 57



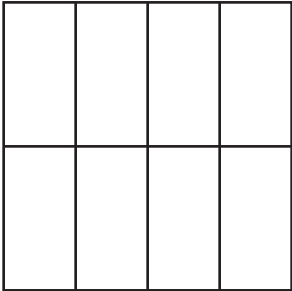


Valecraft  
Homes (2019) Limited

Tile Installation Options

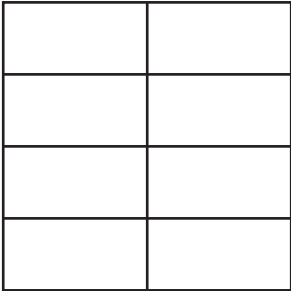
WALL TILE

Vertical stacked



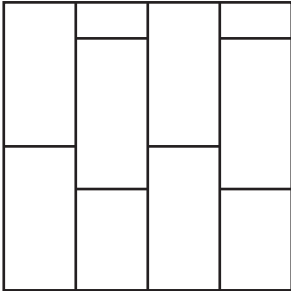
Main Floor Walk-In shower,  
Owners 5PC Ensuite  
Walk-In shower

Horizontal stacked



Jack & Jill,  
Bedroom #2 Ensuite,  
Basement Bathroom,

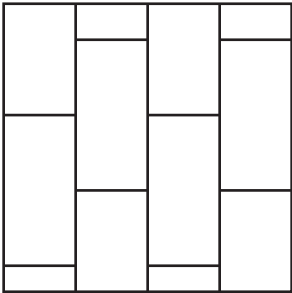
Vertical 1/3 offset brick



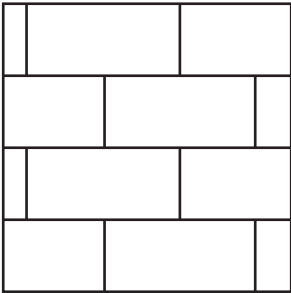
Horizontal 1/3 offset brick



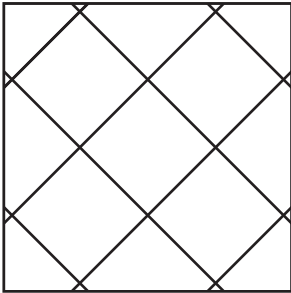
Vertical brick



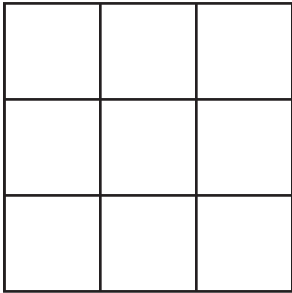
Horizontal brick



45 degree

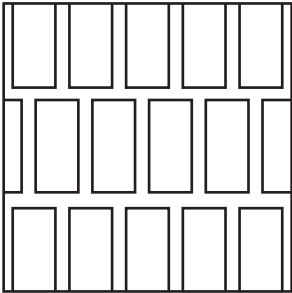


Standard square

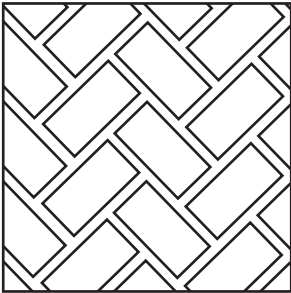


Fireplace,  
Owners 5PC Ensuite  
Tub Deck &  
Tub Backsplash

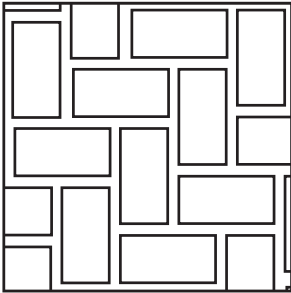
Vertical offset bond



Herringbone



Block herringbone



Project: Place St. Thomas 7

Plan #: 50M-361

Lot: 13 - Phase 7

Model: #1086 "B" Rev Steel

Purchaser: Wayne King

Purchaser:

Date: June 5, 2024

Upgrade #: 2, 5, 8, 56, 57



Valecraft  
Homes (2019) Limited

Standard Edge Profiles for Granite & Quartz



Eased Edge

Kitchen, Main Floor Bath,  
Owners 5PC Ensuite,  
Bed #2 Ensuite Bathroom,  
Jack & Jill Bathroom,  
Basement Bathroom

Project: Place St. Thomas 7

Plan #: 50M-361

Lot: 13 - Phase 7

Model: #1086 "B" Rev Steel

Purchaser: Wayne King

Purchaser:

Date: June 5, 2024

Upgrade #: 2, 5, 8, 20, 22



# Valecraft Homes Décor Disclaimers

**Lot#: 13 Model:1086 THE STEEL ELEV B in Place St. Thomas - Valecraft Homes (2019) Limited**  
**PURCHASER:** Wayne King

**TEL:**

*Through years of doing business, we at Valecraft Homes have encountered issues beyond our control. The following disclaimers apply to all instances of Schedule B1A and 680 forms and all Colour Chart forms.*

## HOUSE EXTERIORS

The Vendor has the right to exercise full architectural control over exterior finishes and as such, the Vendor shall have final approval of all colour selections. This includes but is not limited to additional brick to external side yard walls to enhance the streetscape and/or to comply to municipal agreements.

Variations in subcontractors across different sites and varying site conditions may result in house exteriors that differ from the artist renderings. The Builder cannot be responsible for results which differ from the artists renderings of elevations.

## ADDITIONAL WINDOWS

Additional windows to side elevations are subject to limiting distance as per Current Ontario Building Code and Municipal Zoning.

## MULTI-MEDIA

The Purchaser understands that all Multi Media locations are approximate and vary from chosen locations.

## IN-WALL CONDUIT FOR AUDIO/VIDEO CABLES

The Purchaser acknowledges and accepts that due to the variation in framing requirements in different parts of the Purchaser's home, conduit lengths and routing can vary. In virtually all instances of ground floor installation (i.e. above a fireplace), conduit will first travel down into the basement below the floor joists, over to the termination point and back up into the main floor. As a result, it is best to measure the length of the conduit after occupancy with a "pull wire" before purchasing The Purchaser's cables. For above fireplace installations, the conduit wall plate will be installed approximately 10" above the Fireplace Mantle, unless otherwise specified in the Client Upgrades.

## PLANS

Plans are subject to change without notice. Actual usable floor space may vary from the stated floor area. Layout for the services, kitchen, furnace, HWT and laundry tub may vary from plan. Vertical and horizontal bulkhead, which are not shown on plan, may be required for plumbing and heating runs. E.& O.E.

For townhomes, Purchasers Agree to sign an exterior block plan layout when available. Purchaser(s) acknowledge that rooflines may be altered at this time from the brochure due to block assembly.

## INVENTORY AND MODEL HOMES:

Purchaser(s) Acknowledge And Accept That All Interior Colours And Wiring Have Been Selected And Installed By The Vendor And Will Remain As Installed. (Ie: Cabinetry, Flooring And Paint Colours But Not Limited To.)

## SELECTIONS AND APPOINTMENTS:

All colour and material selections are to be made from Vendor's standard samples unless otherwise paid for as an upgrade.

In the event the work on the house has progressed beyond the point where the items covered by these invoices cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the Purchaser.

The vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the Purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the Purchaser.





***Valecraft Homes Décor Disclaimers***

**Lot#: 13 Model:1086 THE STEEL ELEV B in Place St. Thomas - Valecraft Homes (2019) Limited**

**PURCHASER:** Wayne King

**TEL:**

It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s). Extras or changes will not be processed unless signed by the Vendor. These extras may not be amended without the written consent of Valecraft Homes.

The Purchaser(s) acknowledge and accept that failure to finalize the structural or colour selections by their cut-off date may result in a delay in construction and the builder has the right to extend the closing date. Due to failure to complete the above-mentioned selections and at no fault of us, the builder reserves the right to hold The Purchaser responsible for a delayed closing, including charging extra administration cost and interest on the balance due on closing.

**ADMINISTRATION FEES**

Purchaser(s) Acknowledge That An Administration Fee Will Be Charged For All Change Orders Received Later Than 14 Days After Firm Up. No estimates or orders will be accepted once construction has commenced.

Should a refund be requested on any extras purchased, an 80% reimbursement of the purchase price will be given. (a \$50.00 minimum charge and a maximum \$250.00 charge will apply)

Prices and specifications which do not form part of this Agreement are subject to change without notice at the sole discretion of the vendor. Should a change in price occur, Valecraft Homes reserves the right to request from the Purchaser an adjustment of the price or a refund limited to that item.

The Purchaser acknowledges and accepts that ANY changes made to upgrades after signing the 680's are subject to a minimum administration fee of \$300. PLUS a 10% holdback fee.

Purchasers are aware that any request to add a percentage of upgrades from the 680's will be processed only after the builder receives approval letter from the bank.

**GENERAL:**

The Purchaser understands that all decorator items: furnishings, appliances, draperies, painted colour walls, floors, wallpaper, panelling, alarm system, central air conditioning and eavestroughing found inside the model homes are for display purposes only and do not constitute standard items in the purchase price. Service location of hot water tanks and furnaces, basement wall height, specifications and material finishes may vary from model homes/plans.

The number of steps required at entrances into the home and the garage entrance may vary from the model home/plans depending on individual lot grading requirements. Due to these steps, exterior railings may be required. Purchaser(s) acknowledge the requirement to install an approximate 3' x 3' landing with stairs at the garage entrance to the house as a result of the 2006 Building Code Requirement OBC 9.8.6.2. if 3 or more risers are required as a result of grading.

Basement window wells may or may not be required depending upon individual lot grading requirements.

Zoning bylaws specify maximum driveway widths which are based upon frontages. A tapering of The Purchaser's driveway may be required depending upon the frontage and specifically if the frontage is less than average as in the case of a pie-shaped lot.

The grading and drainage of The Purchaser's lot has been designed and engineered to ensure that surface water is directed away from The Purchaser's home and into swales. These swales run at the side and rear of The Purchaser's property lines. Swales generally have more aggressive slopes relative to the general lot and will always occupy a portion of the useable space of The Purchaser's lot to serve their function properly.

Purchaser(s) acknowledge that kitchen and bathroom ceramic wall border and or decorator insert tiles selected by the Purchaser(s) are installed at the discretion of the installation contractor unless specified otherwise by the Purchaser(s).

**STAIRCASE VS FLOORING  
WOOD SPECIES DIFFERENCE**

The Purchaser acknowledges and accepts that the wood species of the staircase and flooring chosen do not match. This difference might result in an undesirable colour variance. The Purchaser acknowledges and accepts that though the flooring is of the same species as the staircase the difference in product finishing may result in a stain colour variance. The Purchaser agrees that the vendor is to be exempt from any and all claims by the Purchaser regarding this colour variance.





***Valecraft Homes Décor Disclaimers***

**Lot#: 13 Model:1086 THE STEEL ELEV B in Place St. Thomas - Valecraft Homes (2019) Limited**  
**PURCHASER:** Wayne King

**TEL:**

**RAILINGS**

All railings, spindles, posts, nosing’s and stairs come from solid wood and veneered wood materials sourced from multiple locations and suppliers. As such there will be variations in grains and shades between the various natural components beyond our control. Due to this variance in material, all components will stain with colour or natural finish differently. Iron spindles are wrought in nature and depending on the manufacturing process will have differences from spindle to spindle which is normal. Also the finish of the iron spindles is of a powder coated nature. This process can produce minor colour variations or tones. Furthermore, the assembly of the metal spindles can develop a natural rattle over time from vibration in the railing. Minor rattling is normal and is a part of the wrought iron spindle assembly.

**FIREPLACE MANTLE**

Due To Extremely High Heat Temperatures Exiting The Top Vent Of The Fireplace And The Potential For Damages To Heat Sensitive Electronics And/OR Wall Décor Installed Above The Fireplace, The Purchaser(s) Acknowledge(s) That The Builder Recommends Installing A Fireplace Fan Kit As well As Maintaining The Mantle Installed Above The Fireplace.

**STAIN COLOURS**

Due to the many variables that can affect the outcome of a stain colour on wood, staircases, railings, and fireplace mantles, the colour may 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. The builder 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, spindles and rails. The Purchaser is to choose from the builder’s stain samples for these areas to their satisfaction.

**APPLIANCE SPECIFICATIONS**

All appliance openings are set to the builder's standard openings. Please advise the Sales Representative at time of the structural 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.

The Purchaser acknowledges and accepts that in order to accommodate upgraded appliances, all appliance specifications should be provided at the time of their structural appointment. Should this not occur they must be provided to the Décor Center within one (1) week of completion of structural chart. Failure to do so, may result in the need to revert to the standard appliance openings or in a delay in construction of The Purchaser’s dwelling, as a cost of \$150 to re-open The Purchaser’s structural file should changes be required. As a result, the builder may be forced to extend the closing of The Purchaser’s transaction. Due to failure to complete the above-mentioned selections and at no fault of our own, the builder reserves the right to hold The Purchaser responsible for this delayed closing, including charging extra administration cost and interest on the balance due on closing.

Purchaser(s) acknowledge that High Efficiency Washing machines have the potential to create vibrations due to the tub spinning at very high speeds.

Purchasers Accept Standard Appliance Openings (unless otherwise specified):  
Fridge - 35"W x 73"H Approx.  
Range - 30-1/2"D x 31-1/2"W Approx.  
Dishwasher - 24" W Approx.

**GRANITE, MARBLE ENGINEERED SURFACES WAIVER**

Due to the natural composition of such materials as Granite and Marble, inherent variations in texture, colour and consistency are to be expected and considered normal. As such, the client is given an opportunity to view the slab prior to installation (W4) and the Purchaser agrees not to hold the Vendor liable for such variations. All countertop surfaces which may have seams, the product pattern & shades can change in these areas.

**CERAMIC BACKSPLASHES:**

The Purchaser(s) Acknowledge & Accept That The Vendor Does Not Recommend The Deletion Of The Ceramic Kitchen Backsplash & That The Vendor Will Not Be Liable For Any Damage To The Drywall, Paint, Cabinets Or Countertops Resulting From The Deletion Of The Backsplash.

**FILE COMPLETION:**

Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further structural changes/additions/deletions to be made upon signing.

**RESELECTIONS**

It is not uncommon for flooring, such as tile, to become discontinued prior to its installation. Therefore, it may be necessary to make a reselection of certain materials sometime during the building process. The builder cannot assure The Purchaser that another choice approximating The Purchaser’s selection will be available.



*Valecraft Homes Décor Disclaimers*

Lot#: 13 Model:1086 THE STEEL ELEV B in Place St. Thomas - Valecraft Homes (2019) Limited

PURCHASER: Wayne King

TEL:

GENERAL:

The vendor may substitute materials of equal or greater value without consent.

The Purchaser understands that all decorator items: furnishings, appliances, draperies, painted colour walls, floors, wallpaper, panelling, alarm system, central air conditioning and eavestroughing found inside the model homes are for display purposes only and do not constitute standard items in the purchase price. Service location of hot water tanks and furnaces, basement wall height, specifications and material finishes may vary from model homes/plans.

The Purchaser understands that due to normal manufacturing production, materials which are installed in the home may vary slightly in colour from the vendor's samples and/or model homes.

The wood used in the finishing products of The Purchaser’s home such as wood flooring, cabinetry and railings exhibit natural variations in colour tone, graining pattern and consistency. As no two pieces of wood are identical, these natural variations will create colour variations upon staining thereby making it virtually impossible to achieve true colour consistency.

Any hardwood flooring installed in the Real Property is made of kiln-dried natural material which is subject to natural shrinkage (typically in winter when humidity levels tend to be low) and expansion (typically in summer when humidity levels tend to be high) for which the Purchaser(s) agrees is not the responsibility of the Vendor and agrees that the Vendor shall not be liable in respect of such issues. The Purchaser(s) also acknowledges being advised by the Vendor that ceramic tile rather than hardwood flooring is recommended at entry points to the home due to the possibility of water exposure. The Purchaser(s) is advised that the Ontario Building Code recommends against the installation of wood flooring in kitchens, bathrooms, entrance halls, laundry, and general storage areas (the "Designated Areas"). Wood flooring is water permeable and over time such flooring and sub-flooring beneath it could deteriorate if moisture persists. Should the Purchaser(s) selections for materials for the dwelling include wood flooring in the designated areas, the Purchaser(s) assumes the risks described herein voluntarily.

Purchaser(s) acknowledge that kitchen and bathroom ceramic wall border and or decorator insert tiles selected by the Purchaser(s) are installed at the discretion of the installation contractor unless specified otherwise by the Purchaser(s).

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

Purchaser's Signatures

DocuSigned by:

Wayne King

E90A679E8FB8409...

Date June 5, 2024

Date





**CONFIRMATION OF FILE COMPLETION**

PROJECT: Place St. Thomas 7

LOT: 13 - Phase 7

MODEL: #1086 "B" Rev Steel

PURCHASER #1: Wayne King

PURCHASER #2: \_\_\_\_\_

FIRM UP DATE: May 8, 2024

**CLOSING DATE:** November 28, 2024

I/WE HEREBY CONFIRM THAT ALL OF OUR COLOUR SELECTIONS, MULTI MEDIA & ELECTRICAL SELECTIONS AND ALL UPGRADES (680'S) ARE NOW FULLY COMPLETED:

DocuSigned by:



E30A079E0FBB409

\_\_\_\_\_

**PURCHASER'S SIGNATURE**

June 5, 2024

\_\_\_\_\_

**DATE**

\_\_\_\_\_

**PURCHASER'S SIGNATURE**

\_\_\_\_\_

**DATE**

**ITEMS THAT MUST BE COMPLETED AND SENT TO HEAD OFFICE:**

APS: April 24, 2024

FIRM UP: May 8, 2024

BANK LETTER: May 8, 2024

SOLICITOR INFO: May 8, 2024

INTERIOR COLOURS: June 5, 2024

EXTERIOR COLOURS (if applicable): May 8, 2034

ORBITAL/S&S/KITCHENCRAFT (if applicable): June 5, 2024

680 & AMENDMENT: June 5, 2024

ALL PAGES SENT FOR INITIALS RETURNED TO HEAD OFFICE: Complete

\_\_\_\_\_

\_\_\_\_\_

**Sales Consultant's Signature**

June 5, 2024

\_\_\_\_\_

**Date**

\_\_\_\_\_

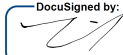
**Sales Assistant's Signature**

\_\_\_\_\_

**Date**

Approved by:

DocuSigned by:



A04F827301214EE...

\_\_\_\_\_

June 5, 2024

\_\_\_\_\_

**Date**

K:sales\Admin VH2019.wpd

Nov 8-19




Certificate Of Completion

Envelope Id: 8B0F2151D0DB49A7A90BE1AD5D9C7A40	Status: Completed
Subject: Please Docusign: Electrical & Design Amendment - PST PH7 13 (926 Cologne Street)	
Source Envelope:	
Document Pages: 35	Signatures: 28
Certificate Pages: 5	Initials: 42
AutoNav: Enabled	Envelope Originator:
Envelope Stamping: Enabled	Place St.Thomas Sales
Time Zone: (UTC-05:00) Eastern Time (US & Canada)	682 Danaca Private
	Ottawa, ON K1K 2V7
	place-st-thomas@valecraft.com
	IP Address: 174.115.112.171

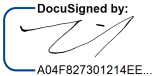
Record Tracking

Status: Original	Holder: Place St.Thomas Sales	Location: DocuSign
6/5/2024 4:05:29 PM	place-st-thomas@valecraft.com	

Signer Events	Signature	Timestamp
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Wayne King wking578@gmail.com Security Level: Email, Account Authentication (None)	<div>DocuSigned by:  E90A679E6FBB409...</div> Signature Adoption: Pre-selected Style Using IP Address: 173.178.175.15	Sent: 6/5/2024 4:16:46 PM Resent: 6/8/2024 1:25:54 PM Viewed: 6/9/2024 8:19:15 AM Signed: 6/9/2024 8:21:38 AM
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Electronic Record and Signature Disclosure:  
Accepted: 5/9/2024 5:40:45 PM  
ID: dbb1c5fb-0060-455a-b7fb-fa5004daeeca

Frank Nieuwkoop frank@valecraft.com Vice President Valecraft Homes Security Level: Email, Account Authentication (None)	<div>DocuSigned by:  A04F827301214EE...</div> Signature Adoption: Drawn on Device Using IP Address: 72.143.210.142 Signed using mobile	Sent: 6/9/2024 8:21:43 AM Viewed: 6/9/2024 10:25:17 AM Signed: 6/9/2024 10:27:32 AM
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Electronic Record and Signature Disclosure:  
Not Offered via DocuSign

In Person Signer Events	Signature	Timestamp
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Editor Delivery Events	Status	Timestamp
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Agent Delivery Events	Status	Timestamp
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Intermediary Delivery Events	Status	Timestamp
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Certified Delivery Events	Status	Timestamp
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Carbon Copy Events	Status	Timestamp
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Lisa Ballard lballard@valecraft.com Administrative Coordinator Valecraft Homes Ltd Security Level: Email, Account Authentication (None)	<div>COPIED</div>	Sent: 6/9/2024 10:27:37 AM Viewed: 6/10/2024 7:22:36 AM
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Electronic Record and Signature Disclosure:  
Not Offered via DocuSign

Carbon Copy Events	Status	Timestamp
Place St.Thomas Sales place-st-thomas@valecraft.com Sales Team Valecraft Home 2019 Security Level: Email, Account Authentication (None)	<div>COPIED</div>	Sent: 6/9/2024 10:27:38 AM Resent: 6/9/2024 10:27:40 AM
Electronic Record and Signature Disclosure: Not Offered via DocuSign		

Witness Events	Signature	Timestamp
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Notary Events	Signature	Timestamp
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Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	6/5/2024 4:16:46 PM
Certified Delivered	Security Checked	6/9/2024 10:25:17 AM
Signing Complete	Security Checked	6/9/2024 10:27:32 AM
Completed	Security Checked	6/9/2024 10:27:38 AM

Payment Events	Status	Timestamps
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Electronic Record and Signature Disclosure
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