

STRUCTURAL REQUIREMENTS*

**ZANCOR
HOMES**

Purchaser(s): J. Mamoie + V. Oremora
 Subdivision: Spring Ridge

Lot No. <u>103</u>	House Type <u>Crawl</u>	Elevation <u>A</u>	Date
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STRUCTURAL ITEMS	YES/NO Please Circle One	DESCRIPTION / NOTES	INITIAL
• Larger Basement Windows	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gwl
• Additional Basement Windows	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gm
• Upgraded Windows	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. w
• 9' Basement	<input checked="" type="radio"/> Y <input type="radio"/> N	Included	V.A. gw
• 10' Main Floor	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gm
• 9' 2nd Floor	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Extra Window or Door Changes	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. w
• Upgraded Window Grills	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Optional Loggia	<input checked="" type="radio"/> Y		V.A. gw
• Optional Balcony	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Skylights <small>(Location subject to trusses, engineering and architectural control)</small>	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Brick Colour & Exterior Package	<input checked="" type="radio"/> Y <input type="radio"/> N	Pkg # <u>9</u>	V.A. gw
• Additional Fireplaces	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Gas/Electric	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Stair Upgrades (Maple)	<input type="radio"/> Y <input checked="" type="radio"/> N	AS PER PLAN	V.A. gw
• Open Stairs to Basement	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Open Riser Staircase	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Hot Water Tank Information/Upgrades	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Appliance Specification required from purchaser for time of kitchen selection	<input checked="" type="radio"/> Y <input type="radio"/> N	Date of Appointment:	V.A. gw
• Appointment with Kitchen manufacturer completed? <small>(for Structural/Layout Changes)</small>	<input checked="" type="radio"/> Y <input type="radio"/> N	Date of Appointment:	V.A. gw
• Is water line for fridge required?	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Is gas line for stove required?	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Are smooth ceilings required?	<input checked="" type="radio"/> Y <input type="radio"/> N	Included	V.A. gw
• Plumbing Changes	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Bathtubs - Changes to Style/Size/Location	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Frameless Glass Shower	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Mirrors, Towel Racks to be installed?	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Ensure Purchaser is aware of all ceiling designs in each room:		as per plan	V.A. gw
• Cathedral Ceilings	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Coffered Ceilings	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• High Ceilings	<input checked="" type="radio"/> Y <input type="radio"/> N		V.A. gw
• Water Heater/Furnace Upgrades	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Energy Star Upgrades / Increase Insulation	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Noise Insulation	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw
• Upgrade to 200 amp electrical service	<input type="radio"/> Y <input checked="" type="radio"/> N		V.A. gw

*Please Note: This sheet is meant to be used as a check list; mainly for siting purposes. In no way does it replace a Purchaser Request for Extras Form.


N

Purchaser: V. Mamadov
Res. No.: 9888-5609 Bus. No: 647-802-5609

Res. No: 7088

"OFFICE USE ONLY"		ITEM	DESCRIPTION	PRICE
		(4)	R. J. Water Service to Engine	
		(5)	R. J. gas line & lead electrical plug for electric stove	
		(6)	Tramblow (Wear) to power to engine	
		(7)	Engine & Basement Windows 2'4" H x 30" W	
		(8)	Conestoga with roof	
		(9)	10 ft. on main floor with 4 pipes windows / higher dishes / 8 ft Hallway doors	
			SUB-TOTAL	
			HST	
			TOTAL AMOUNT ▶	

1. The above referenced parties agree to the installation of the following extras at the prices shown above in accordance with the terms and conditions set out in the purchasers extra agreement.
2. The prices quoted on this request for extras sheet are contingent upon the extras being ordered within 14 days of acceptance on the offer. Should the purchaser wish to add any of this items at a later date, then the new prices will be quoted.
3. All extras must be paid in full.
4. If the sale of the above extras are not completed (due to the purchaser not completing the contract) any amount paid for these extras shall be kept in full by the builder, given that any work on the above extras has begun or if materials have been ordered.
5. The Builder does not have to accept any additional extras, upgrades or changes from the Purchaser once this form has been approved by the Builder.
6. Any additional extras or upgrades will only be accepted if they are in writing and approved by the builder. Verbal extras or upgrades will not be acknowledged as part of the agreement.
7. All selections are final. Changes to the above are subject to a 20% administration fee. Minimum of \$1000.



May 26 2012

Memo

McMann
off

OWNER: Mr
May 14 / 12

N

Purchaser: J. Mammia &
Res. No: 9) 888-5609 Bus. No: 497-802-5609

Res. No: 41888

Amir D. Jaffer

[illegible]

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HOMEOWNERS:

HOME OWNER:

May 21, 2012

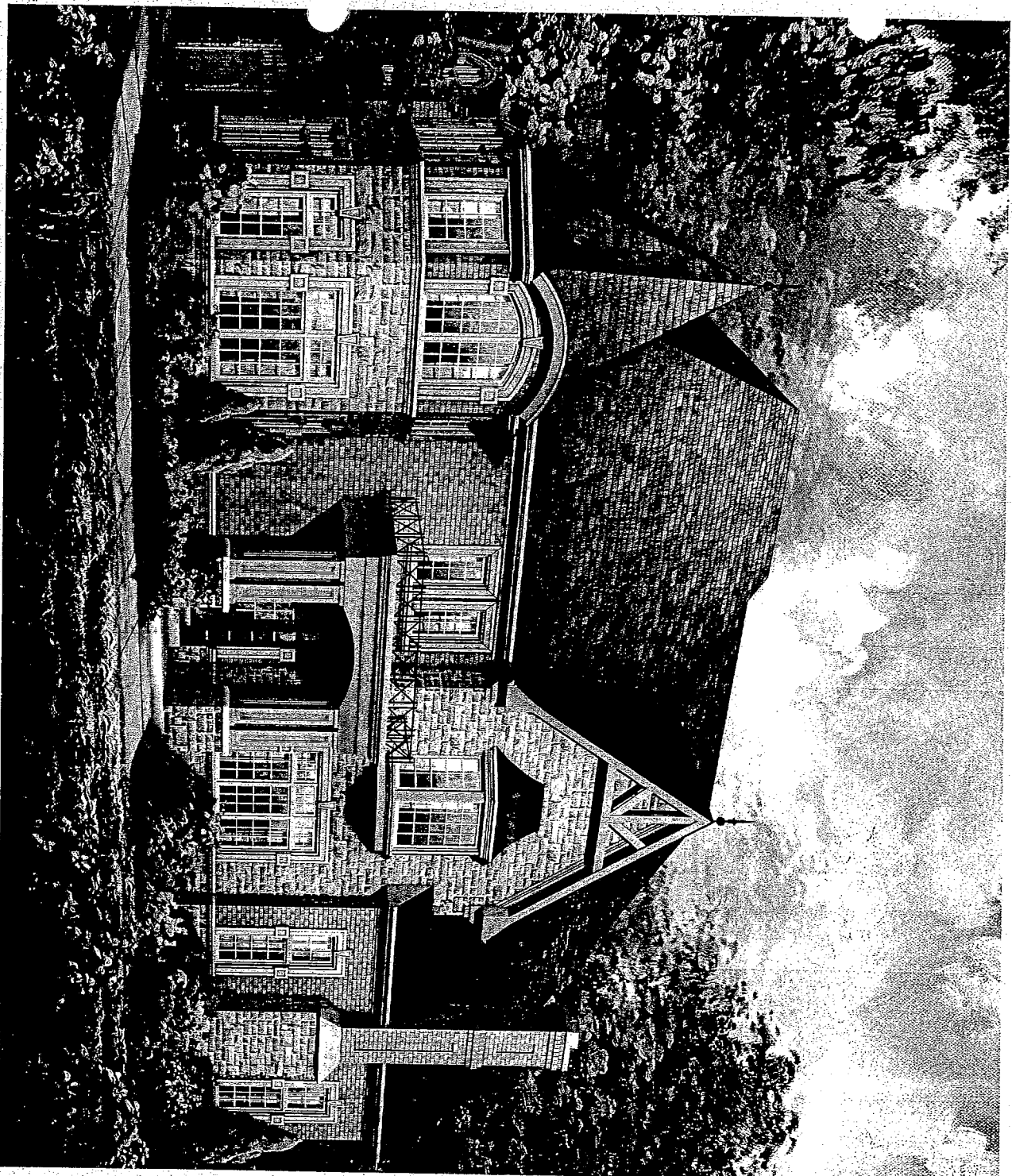
HOME OWNER: 11034
DATE: 11/14/12

DATE:

CRIOLOLO

Elev. A 3573 sq. ft.

Includes 95 sq. ft. fin. lower level



Colos. "A"

Plot 103

FC

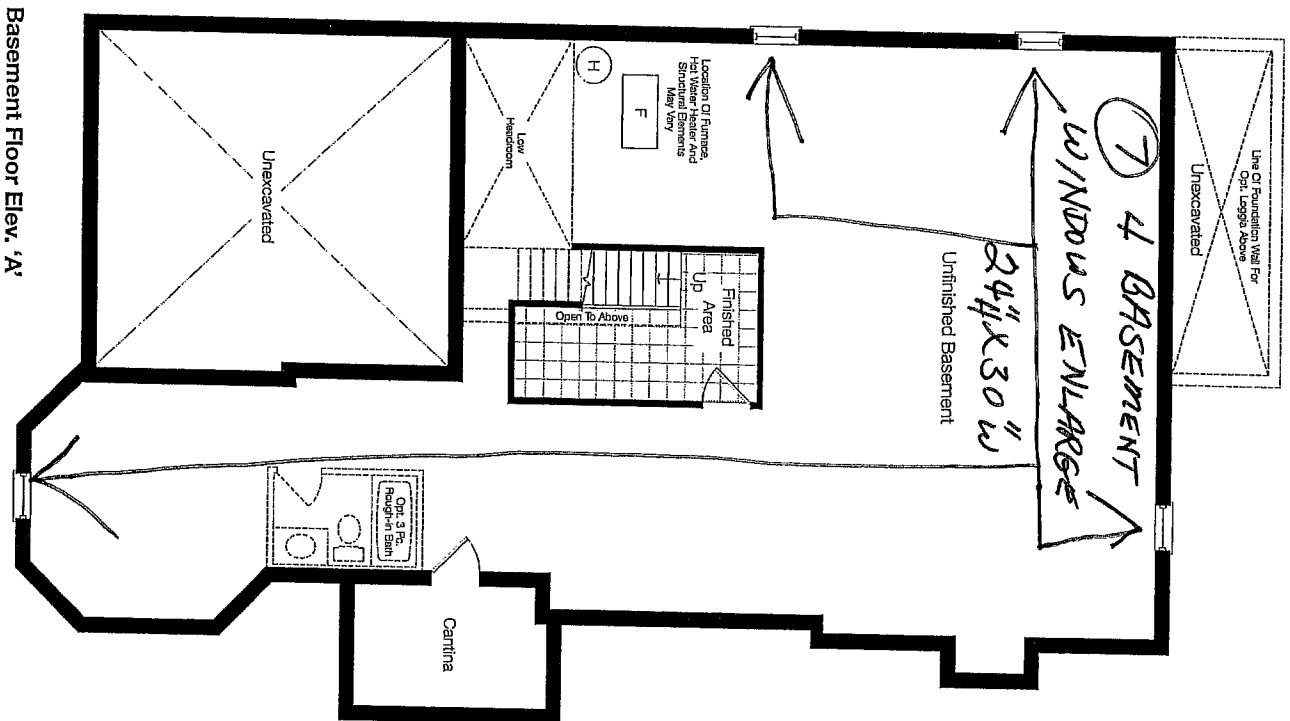
W. J. J.

CRIOLLO

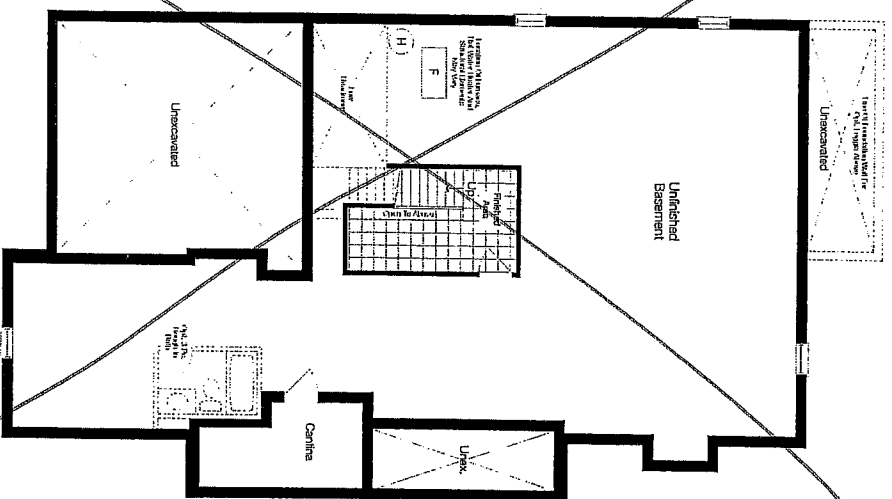
Elev. A 3573 sq. ft.

Elev. B 3489 sq. ft.

includes 95 sq. ft. fin. lower level



204/03
204/03
204/03

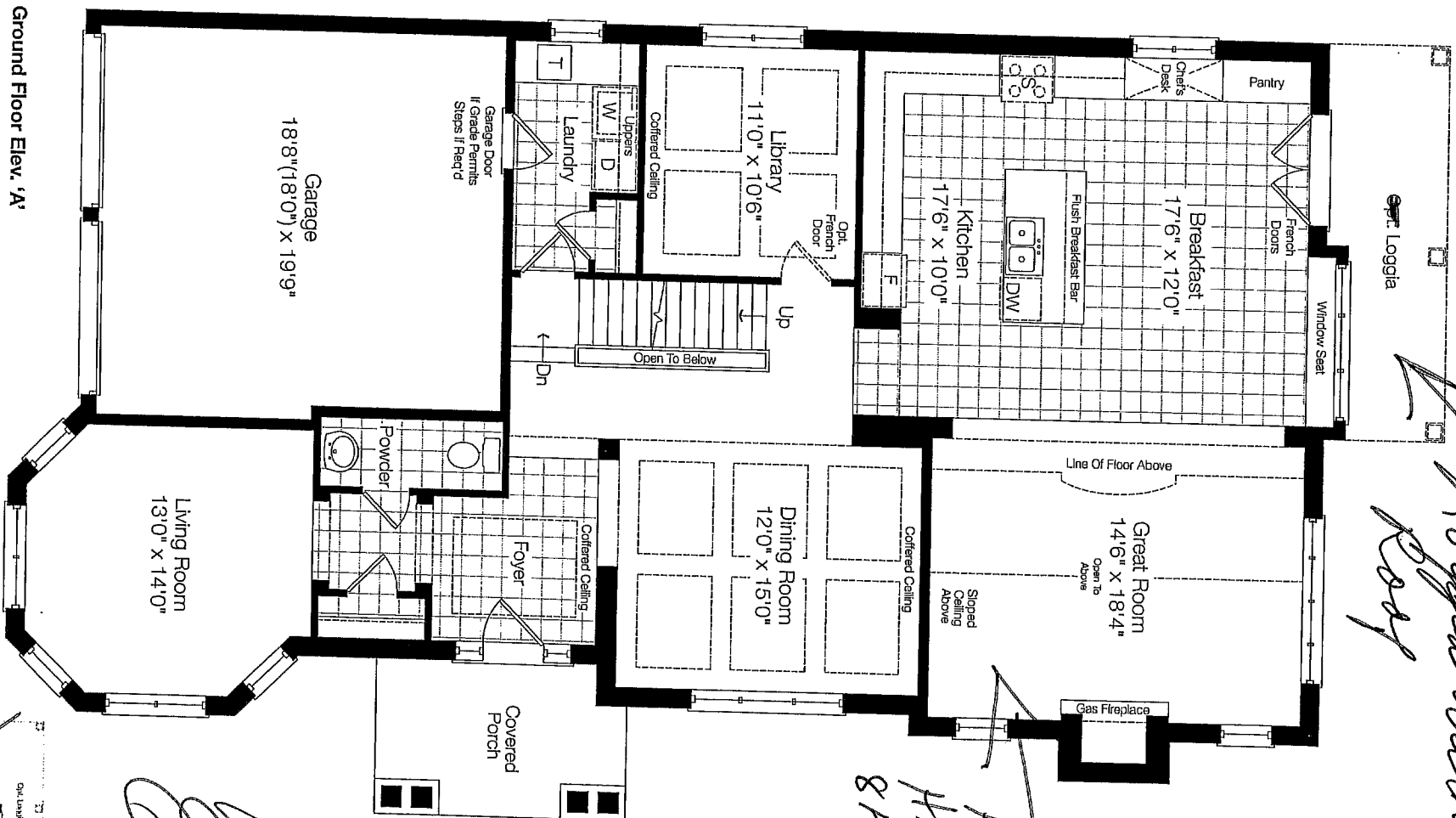


CRIOLLO

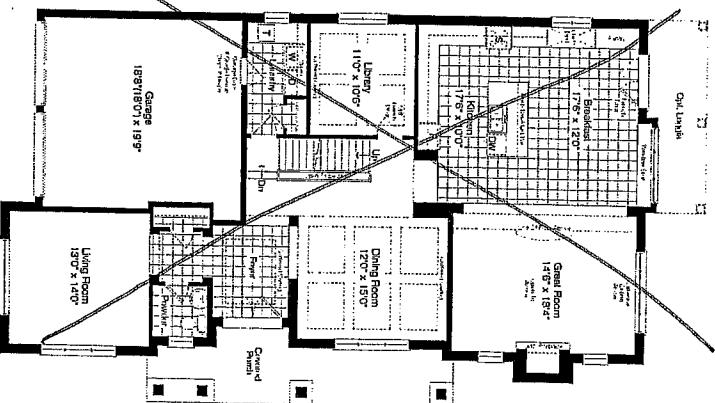
Elev. A 3573 sq. ft.
Elev. B 3489 sq. ft.
includes 95 sq. ft. fin. lower level

(8) Cement
Loggia With
Roof

(9)
10 FT. TO
MAIN FLOOR/
HIGHER WINDOWS/
HIGHER ARCHES/
8 FT. HOLLOW DOORS.



Lot 103
Elev. "A"

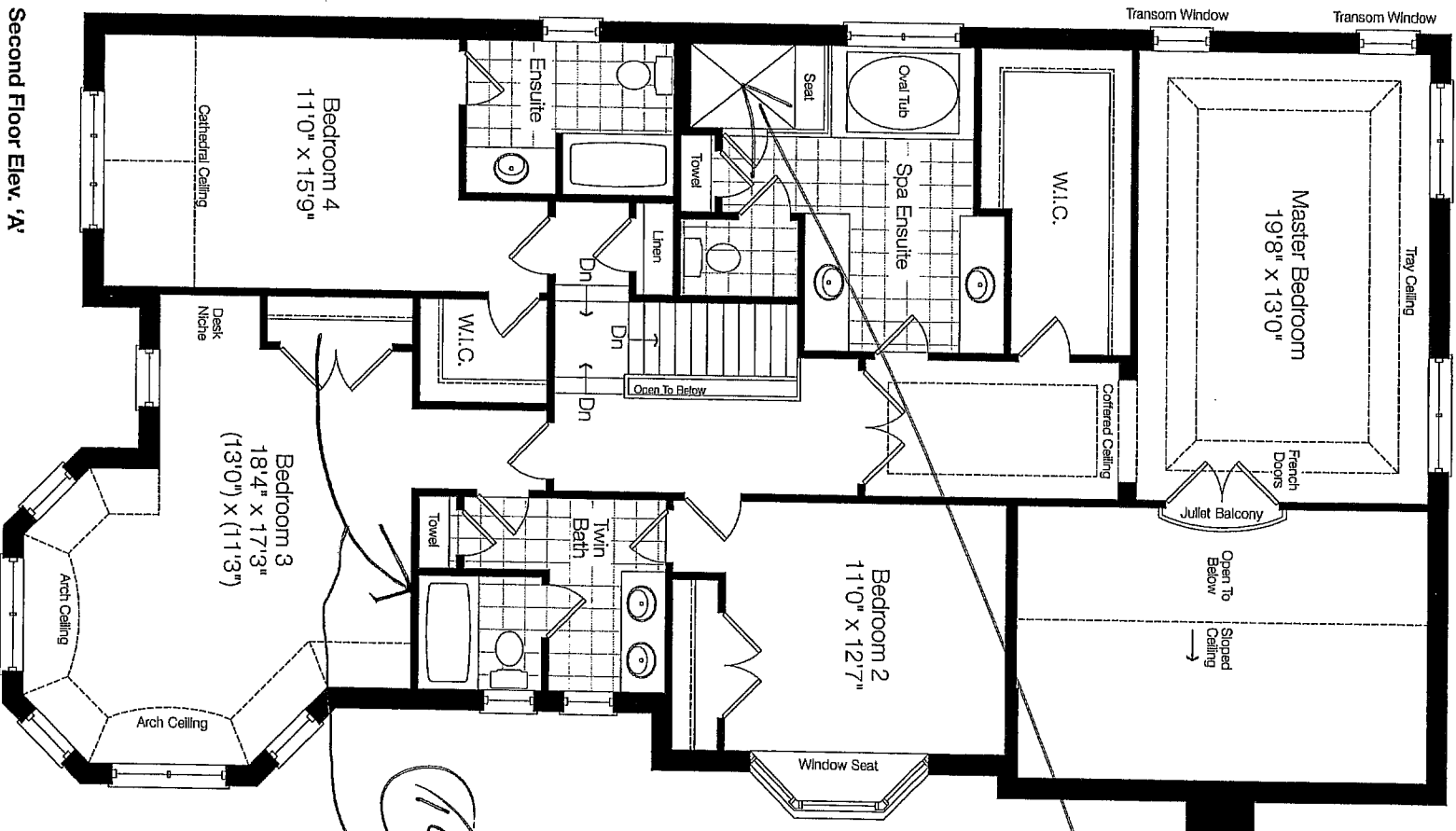


CRIOLLO

Elev. A 3573 sq. ft.

Elev. B 3489 sq. ft.

includes 95 sq. ft. fin. lower level

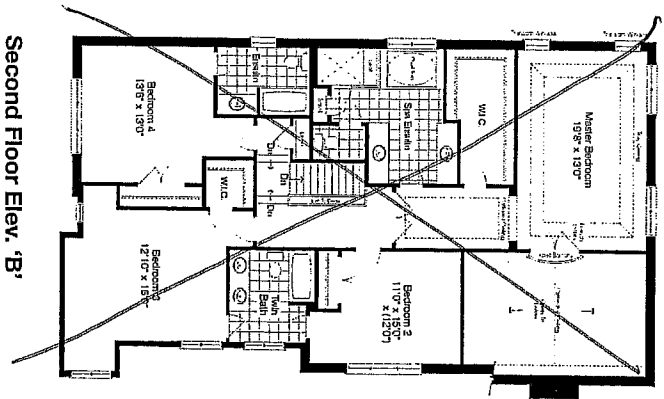


Second Floor Elev. 'A'

⑥
FRAMELESS
GLASS
SHOWER.

⑩ MOVE CLOSET
OVER TO
THIS WALL

103
"A"
103
"A"



Second Floor Elev. 'B'



BRICK SELECTION REQUEST*
To be completed at time of Structural

LOT #: 103

IN THE CITY OF: King

MODEL TYPE: Criswell

ELEVATION: A

BETWEEN:
James Homes
as VENDOR

AND
Sherae Mammie & Valentina Opendora
as PURCHASERS

*IT IS HEREBY UNDERSTOOD AND AGREED BY THE PURCHASER THAT THE FOLLOWING IS A REQUEST ONLY AND THAT THE VENDOR DOES NOT GUARANTEE ANY OF THE BRICK SELECTIONS AS LISTED BELOW. THE PURCHASER ACKNOWLEDGES THAT NO GUARANTEE IS WRITTEN OR IMPLIED. ALL SELECTIONS ARE SUBJECT TO ARCHITECTURAL CONTROL.

FIRST CHOICE: 9

SECOND CHOICE: 5

THIRD CHOICE: 0

Dated at King this 14 day of May 2012
(Day) (Month) (Year)

[Signature]
Witness

[Signature]
Witness

[Signature]
Purchaser

[Signature]
Purchaser

SCHEDULE "E"
PURCHASER'S EXTRAS

**ZANCOR
HOMES**

Vendor Zancor Homes (King City) Ltd		Purchaser(s) SPEROS MAMAIS VALENTINA AXANOVA Telephone Number: 905-888-5609	
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Lot Number 103	House Type Criollo (42-12C) Elev A	Reg. Plan #	Closing Date As Per Agreement	Date Ordered 10-Apr-2012
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IN ACCORDANCE WITH THE PROVISIONS OF THE AGREEMENT OF PURCHASE AND SALE, THE PURCHASER HEREBY AGREES TO PURCHASE THE FOLLOWING EXTRAS:

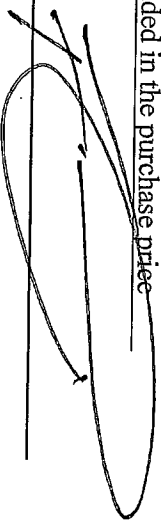
DESCRIPTION

1. 1ST UPGRADE PRE-FINISHED OAK STAINED HARDWOOD 3 1/4 X 3/4 TO: GREAT ROOM, LIBRARY, DINING ROOM, LIVING ROOM, MAIN FLOOR HALLWAY AND UPPER HALLWAY.
2. STAIN TO STAIRS AND HANDRAILS.
3. PURCHASER IS AWARE THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

Conditions:

1. The above referenced parties agree to the installation of the following extras at the prices shown above in accordance with the terms and conditions set out in the purchasers extra agreement.
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7. All selections are final. Changes to the above are subject to a 20% administration fee. Minimum of \$1000.
8. Purchaser is aware they are not entitled to any further promotions by the builder. Promotions cannot be exchanged in any way.

Paid: Included in the purchase price

Vendor


Purchaser: SPEROS MAMAIS


Purchaser: VALENTINA AXANOVA


SCHEDULE "FLP"
FLOOR PLAN

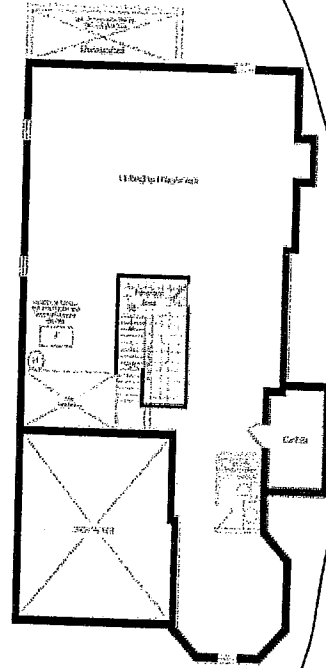
LOT: 103 KR
CRIOLLO "A"

CRIOLLO

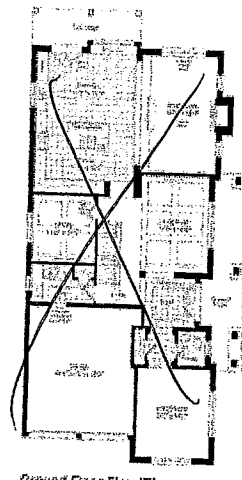
Elev. A 3573 sq. ft.

Elev. B 3489 sq. ft.

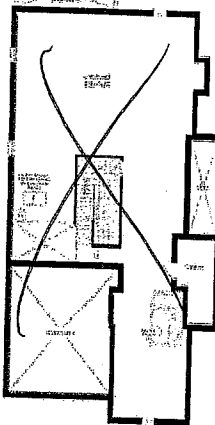
includes 95 sq. ft. fin. lower level



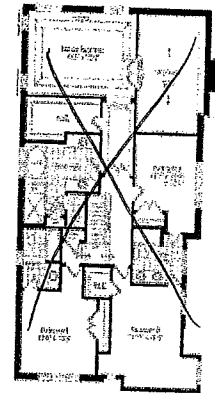
Basement Floor Elev. 'A'



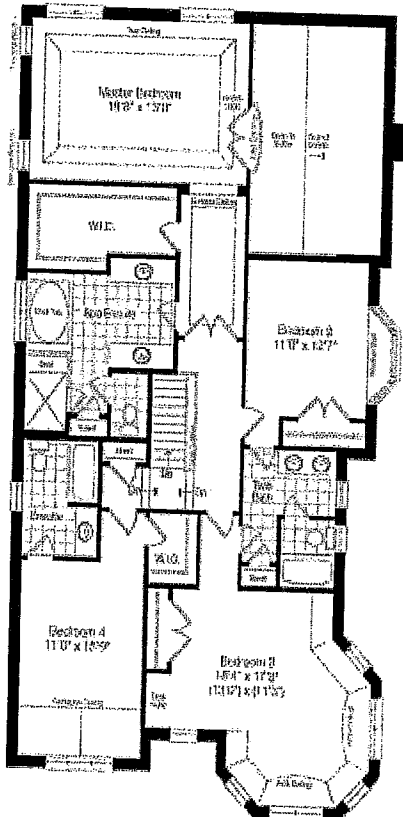
Ground Floor Elev. 'B'



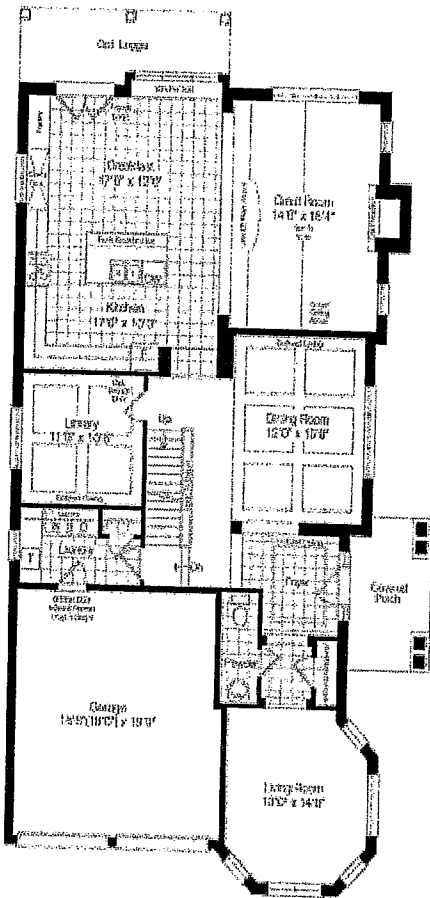
Basement Floor Elev. 'B'



Second Floor Elev. 'B'



Second Floor Elev. 'A'



Ground Floor Elev. 'A'

Plans and specifications are subject to change without notice. E&OE. The purchaser may vary window size and location may vary. Approx. location of furnace and water tank. Actual usable floor space may vary from the stated floor area. All stated dimensions are approximate. All renderings are artist's concept.

Vendor's Initials

HC

Purchaser's Initials

HC

Lot No.: 103

Plan No.:

Vendor: Zancor Homes (King City) Ltd