

Lot **51**
Phase **RC**
Model **-Dover (42-05) Elev B**
DINEENE GRIFFITH

Colours Upgrade Report
Kings Ridge Print Date:12-Dec-12

PE With Agreement

- 9 ft. basements, 10 ft. main floor (with 8 ft. hollow core doors, taller windows and taller arches) and 9 ft. second floors
- APPLIANCE PACKAGE FOR 42 FOOT ROYAL COLLECTION - SUB-ZERO 30 INCH BUILT-IN STAINLESS STEEL REFRIGERATOR/FREEZER
 - WOLF 30 INCH STAINLESS STEEL GAS RANGE - FRIGIDAIRE 24 INCH STAINLESS STEEL BUILT IN DISHWASHER - AIR KING PROFESSIONAL RANGE HOOD - SAMSUNG 7.3 CF ELECTRIC DRYER - SAMSUNG 4 CF PLUS WASHER
- 1ST UPGRADE 3 1/4 INCH X 3/4 INCH OAK STAINED HARDWOOD TO APPLICABLE AREAS (EXCEPT TILED AREAS)
- STAIN STAIRCASE FROM FIRST TO SECOND FLOOR
- PURCHASER IS AWARE THAT THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS FROM THE BUILDER.

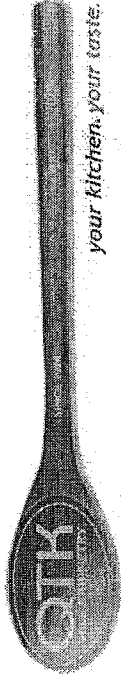
ID	Group	Description	Invoice	Date Ordered	
6318	SCHEDULE E	HVAC- KITCHEN: Gas line to stove *Required as per Sub/Wolf Package in Schedule E	1260		
6319	SCHEDULE E	PLUMBING - KITCHEN: Waterline to fridge *Required as per Sub/Wolf Package in Schedule E	1260		
6320	STRUCTURAL	NO STRUCTURAL CHANGES	1260		
7130	DECOR	QTK QUOTE - NOV 19 2012	1390		
7131	DECOR	INTERSTONE QUOTE:	1390		
7132	DECOR	HARDWOOD - MAIN FLOOR (NON-TILED AREAS): Upgrade 2 Wikcham 4-1/4 INCH MAPLE MOKA, including landings *Note - hardwood on 2nd floor is a different size	1390		
7136	DECOR	RAILINGS - MAIN TO 2ND: Upgrade 3 Single Knuckle Hammered, w/Alt. Dbl. Knuckle Ham. (Black) R6 (3) Oak Grooved handrail 3-1/2 Square Oak Post w/R4 Cap	1390		
7140	DECOR	ELECTRICAL - KITCHEN: 15amp Plug for built-in microwave on sep circuit	1390		
7141	DECOR	ELECTRICAL - KITCHEN: 20amp plug for cooktop on sep circuit	1390		
7142	DECOR	ELECTRICAL - KITCHEN: Relocate standard 30 amp plug for future built-in oven *see kitchen layout for location **To confirm of any other reuiqments when specs received	1390		
7441	DECOR	HARDWOOD - 2nd FLOOR (NON-TILED AREAS): Upgrade 2 Wikcham 3-1/4 INCH MAPLE MOKA *Note - hardwood on main floor is a different size	1390		
7442		HVAC - KITCHEN: 10 INCH vent	1390		

ZANCOR HOMES COLOUR CHART

CABINETRY			HARDWARE		COR APPLIANCE PACKAGE		
Kitchen	5301 MAPLE - CHESTNUT	855-96SC	Appliance Package	YES		YES	
Servery	5301 MAPLE - CHESTNUT	855-96SC	Gas Line to Stove	YES		Waterline	
Island	5301 MAPLE - CHESTNUT	855-96SC	PLUMBING	STANDARD		NOTES	
Master Ensuite	2603 OAK - SMOKEHOUSE	829-96SC	Kitchen	STANDARD		N/A	
Twin	1023 MEL - WHITE CHOCOLATE	829-96SC	Powder Room	STANDARD		N/A	
2nd Ensuite	2603 OAK - SMOKEHOUSE	829-96SC	Master Ensuite	STANDARD		N/A	
3rd Ensuite	N/A	N/A	Twin	STANDARD		N/A	
Laundry	1021 MEL - WHITE	200 SC	2nd Ensuite	STANDARD		N/A	
Basement Bath	N/A	N/A	3rd Ensuite	N/A		N/A	
Other	N/A	N/A	Other	N/A		N/A	
COUNTERTOPS			EDGE		MIRRORS & ACCESSORIES		
Kitchen	GIALLO ORNAMENTALE LIGHT	G	Mirrors	YES			
Servery	GIALLO ORNAMENTALE LIGHT	G	Bathroom Accessories	YES			
Island	GIALLO ORNAMENTALE LIGHT	G	TRIM				
Master Ensuite	BIANCO CARRARA (MARBLE)	E	Casing/Baseboards	STANDARD			
Twin	KALAHARI TOPAZ 4588K-07	N/A	Interior Doors	STANDARD			
2nd Ensuite	NATURAL CANVAS 7022-58	N/A	Interior Door Hardware	STANDARD			
3rd Ensuite	N/A	N/A	Exterior Door Hardware	STANDARD			
Laundry	WHITE 949-58	N/A	PLASTER MOULDING				
Basement Bath	N/A	N/A	Crown Moulding	675			
FLOOR & WALL TILES		WALL TILE INSERT	THRESHOLDS				
Kitchen Floor	GRECO IVORY 13x13	N/A	PERLATO				
Breakfast Floor	GRECO IVORY 13x13	N/A	PERLATO				
Kitchen Bk.Splash	N/A	N/A	N/A	N/A			
Main Foyer	BOTTICINO (MARBLE)	N/A	PERLATO	UPG 2 WICKHAM 4-1/4" - MOKA			
Main Hall	SEE HARDWOOD SECTION	N/A	PERLATO	UPG 2 WICKHAM 4-1/4" - MOKA			
Powder Room	NEW ALBION TAUPE 13x13	N/A	PERLATO	N/A			
Laundry	NEW ALBION TAUPE 13x13	N/A	PERLATO	N/A			
Mstr. Ensuite Floor	NEW ALBION GREY 13x13	N/A	PERLATO	N/A			
Mstr. Ensuite Shower	NEW ALBION GREY 8x10	N/A	BIANCO	UPG 2 WICKHAM 4-1/4" - MOKA			
Mstr. Ensuite Tub Wall	NEW ALBION GREY 8x10	N/A	BIANCO	UPG 2 WICKHAM 3-1/4" - MOKA			
Mstr. Ensuite Tub Deck	NEW ALBION GREY 8x10	N/A	N/A	UPG 2 WICKHAM 3-1/4" - MOKA			
Master Shower Floor	WHITE 2x2	N/A	N/A	UPG 2 WICKHAM 3-1/4" - MOKA			
Twin Floor	REFLECTION OLIVE 12x12	N/A	PERLATO	UPG 2 WICKHAM 3-1/4" - MOKA			
Twin Wall	REFLECTION OLIVE 8x10	N/A	N/A	N/A			
Twin Shower	N/A	N/A	N/A	N/A			
2nd Ensuite Floor	REFLECTION BONE 12x12	N/A	N/A	N/A			
2nd Ensuite Wall	REFLECTION BONE 8x10	N/A	PERLATO	N/A			
2nd Ensuite Shower	N/A	N/A	N/A	N/A			
Basement Landing	N/A	N/A	N/A	N/A			
Other	N/A	N/A	N/A	N/A			
FIREPLACE			STAIRS, RAILING & PICKETS				
Location	FAMILY ROOM	Mantle	Main Flr. to 2nd Flr. Stair Finish/Stain:		OAK - MOKA		
Insert & 4 PC Surround	STD - NERO MARQUINA	Hearth	Main Flr. to 2nd Flr. Railing Details:		UPGRADE 3		
			Single Knuckle Hammered, w/Alt. Dbl. Knuckle Ham. (Black)				
			R6 (3) Oak Grooved handrail				
			3-1/2 Square Oak Post w/R4 Cap				
			Main to Basement Railing Details:				
			N/A				
			N/A				
			White Paint Req'd				
			NO				
			Where to Paint				
			NO				
			NOTES				
			DISCLAIMER				
			Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser				
			Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs				
			Purchaser has checked and acknowledged accuracy of colour and selections before signing.				
			Purchaser Signature				
			Date				
			Purchaser Signature				
			Date				
			Vendor Signature				
			Date				

ZANCOR HOMES

* ITS THE RESPONSIBILITY OF ALL TRADES TO INFORM THE BUILDER OF ANY
DESCREPNACIES ON SKETCHES, PES AND/OR COLOUR CHART



QUALITY TOPS & KITCHENS LTD.
80 SANTE DRIVE, VAUGHAN, ON L4K 3C4
T 416.746.1811 F 905.761.5901
QTK.ca info@qtk.ca

your kitchen. your taste.

PURCHASER:	DINEEN GRIFFITH	CONTRACTOR:	ZANCOR HOMES
ADDRESS:		SITE:	THE ROYAL COLLECTION
EMAIL:		MODEL TYPE	DOVER 42-05 ELEV. A
PHONE #:	905-294-9631	LOT #:	51
PHONE #:		DATE:	November 22, 2012

The purchaser agrees to buy and Quality Tops & Kitchens Ltd. (QTK) agrees to sell and provide for the purchaser the following articles listed herein and with attached drawing in accordance to the terms and conditions described on the reverse of this agreement form.

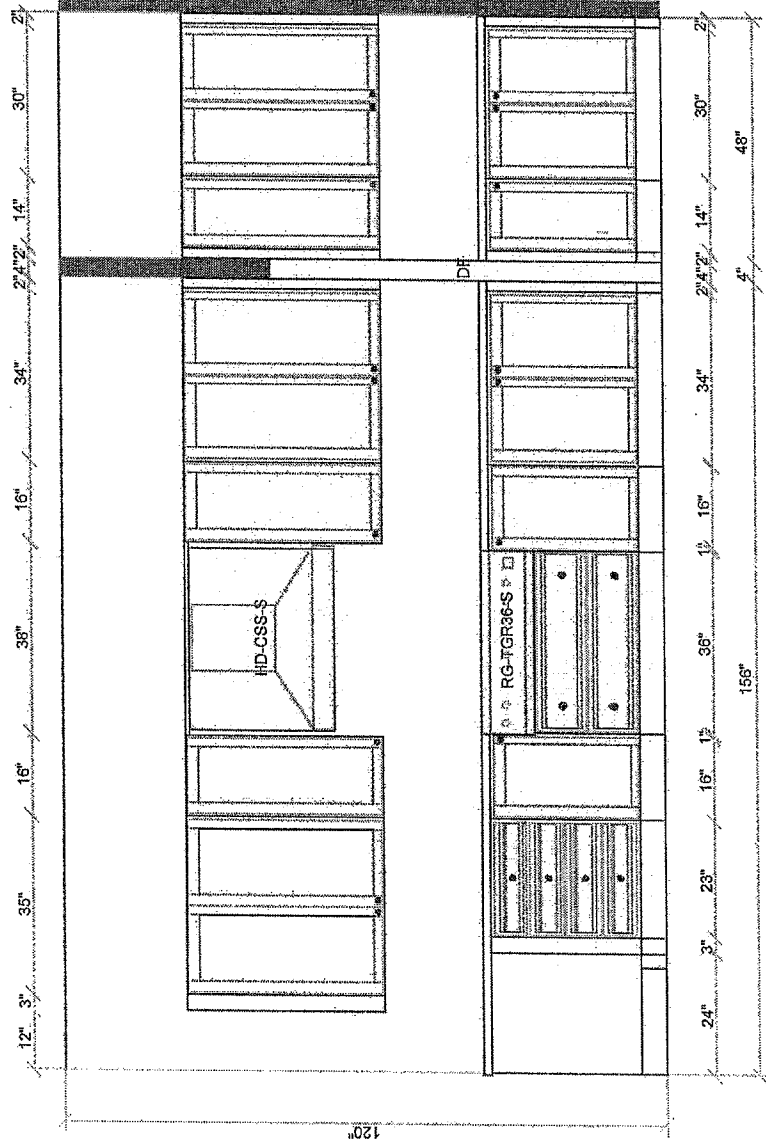
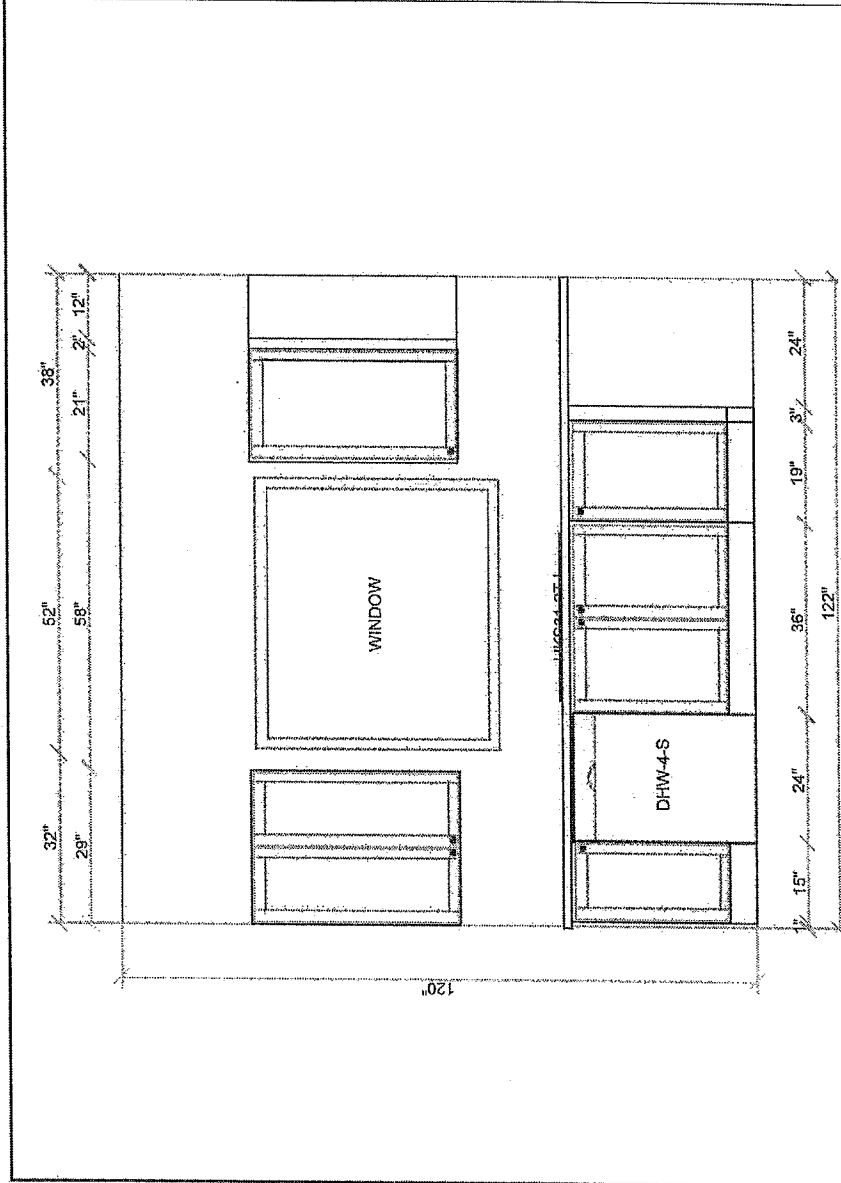
ITEM #	QTY	DESCRIPTION	ROOM	PRICE
58	1	FRIDGE CABINET - 24" DEEP x 23"H	KITCHEN	
65	1	PROFESSIONAL SERIES COOK - TOP w/ FRONT BUTTONS AND POT DRAWERS INCL BLUM	KITCHEN	
70	1	BUILT-IN MICROWAVE & SINGLE WALL OVEN UNDERNEATH (or DOUBLE OVEN) w/ WOOD DRAWER(S) BELOW	KITCHEN	
55	1	FRIDGE GABLE - 24" DEEP x 95 1/2"H	KITCHEN	
Customers please note all garbage bins, spice baskets, magic corner baskets and other accessories will only be delivered AFTER you move in the house. Please call us to request delivery of these items after you move in. Thank you.				

GLASS TYPE (IF APPLICABLE):		SUB-TOTAL:	
MESH TYPE (IF APPLICABLE):		DISCOUNT:	
MIRROR TYPE (IF APPLICABLE):		TOTAL:	
ALL CHANGES FINAL UPON SIGNING		13% H.S.T.	
PLEASE READ ALL THE TERMS AND CONDITIONS ON THE REVERSE		GRAND TOTAL:	
BY SIGNING BELOW YOU AGREE TO RECEIVE THE ITEMS LISTED HEREIN AND PAY (ACCORDING TO QTK'S PAYMENT POLICY), AND HAVE READ AND UNDERSTOOD THE TERMS & CONDITIONS AS OUTLINED ON THE REVERSE OF THIS DOCUMENT			
(THIS AGREEMENT IS NOT BINDING UNTIL SIGNED IN THE QTK AUTHORIZED SIGNATURE LINE BELOW)			

BALANCE TO BE PAID IN FULL BY DUE DATE:	CUSTOMTER INITIAL(S):
---	-----------------------

CUSTOMER SIGNATURE:	DATE: Dec. 4/12
CUSTOMER SIGNATURE:	DATE:

SALES REP NAME:	WAYNE WANAMAKER	QTK AUTHORIZED SIGNATURE:
PAGE	OF	WHITE - CUSTOMER YELLOW - FILE GREEN - QTK ACCOUNTING



DEC 3/12
LOT 512C

This drawing is the intellectual property of QTK Fine Cabinetry and must not be released or copied unless applicable fee has been paid or job order placed.

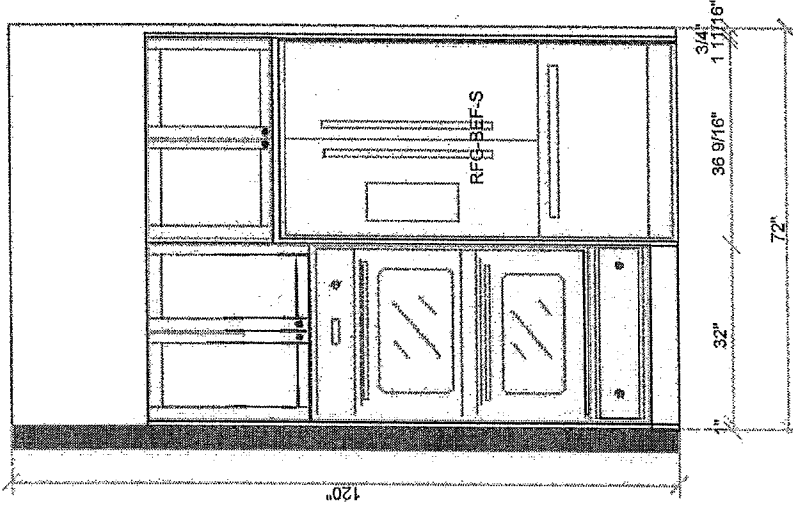
Designed: 11.22.11
Printed: 11.22.12



All dimensions given are subject to on-site verification and may be adjusted to suit job conditions. QTK reserves the right to modify the drawings or cabinet sizes as we deem fit. Customer acknowledges this drawing is to be used as a guide only.

Design: Drawing #: 1

[Handwritten signature]



DEC 3/12
LOT 512

All dimensions given are subject to on-site verification and may be adjusted to suit job conditions. QTK reserves the right to modify the drawings or cabinet sizes as we deem fit. Customer acknowledges this drawing is to be used as a guide only.



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Designed: 11.22.11
Printed: 11.22.12

Design:

Drawing #: 1

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ZANCOR HOMES
KINGS RIDGE PROJECT
COLOUR SELECTIONS

PURCHASERS: DINEENE GRIFFITH

LOT #:

51

(Dover Model - ROYAL COLLECTION)

AREA	TILE SELECTION	MARBLE THRESHOLD & SHOWER FRAME	UPGRADE LEVEL
Kitchen Floor	Greco Ivory	Rebate	"5"
Foyer	Butterino 12x12	Rebate	"5"
Main Hall	Hardwood		
Powder Room	Neo Albin Top 13x13	Rebate	"5"
Laundry / Garage Entry	Neo Albin Top 13x13	Rebate	"5"
Ensuite Bath Floor	Neo Albin Gray 13x13	Cararra	"5"
Ensuite Bath Tub Deck/Face	Neo Albin Gray 24x10	Cararra	"5"
Ensuite Bath Tub Walls	Neo Albin Gray 24x10 Inserts: Yes ☐ No ☒	Cararra	"5"
Ensuite Bath Shower Walls	Neo Albin Gray 24x10 Inserts: Yes ☐ No ☒	Cararra	"5"
Ensuite Bath Shower Floor	2x2 white	Cararra	"5"
Twin Bath Floor	Reflection Olive 12x12	Rebate	"5"
Twin Bath Walls	Reflection Olive 24x10 Inserts: Yes ☐ No ☒	Rebate	"5"
2nd Ensuite Bath Floor	Reflection Bone 12x12	Rebate	"5"
2nd Ensuite Shower Walls	Reflection Bone 24x10 Inserts: Yes ☐ No ☒	Rebate	"5"
2nd Ensuite Shower Floor	Bone 24x12	Rebate	"5"
Kitchen Backsplash	1/4"		
Purchaser to Confirm Kitchen Top			
KITCHEN COUNTERTOP	Butterino 12x12	Rebate	"5"
KITCHEN COUNTERTOP	EXTRA FOR: COOK-TOP CUT-OUT SLIDE-IN STOVE		24x24
MAIN BATH VANITY TOP	Edge:		
ENSUITE BATH VANITY TOP	Edge: "E"		"5"
2ND ENSUITE VANITY TOP	Edge:		
	Total:		

PURCHASER'S SIGNATURES:

PURCHASER'S SIGNATURES:

DATE OF COLOUR SELECTIONS:

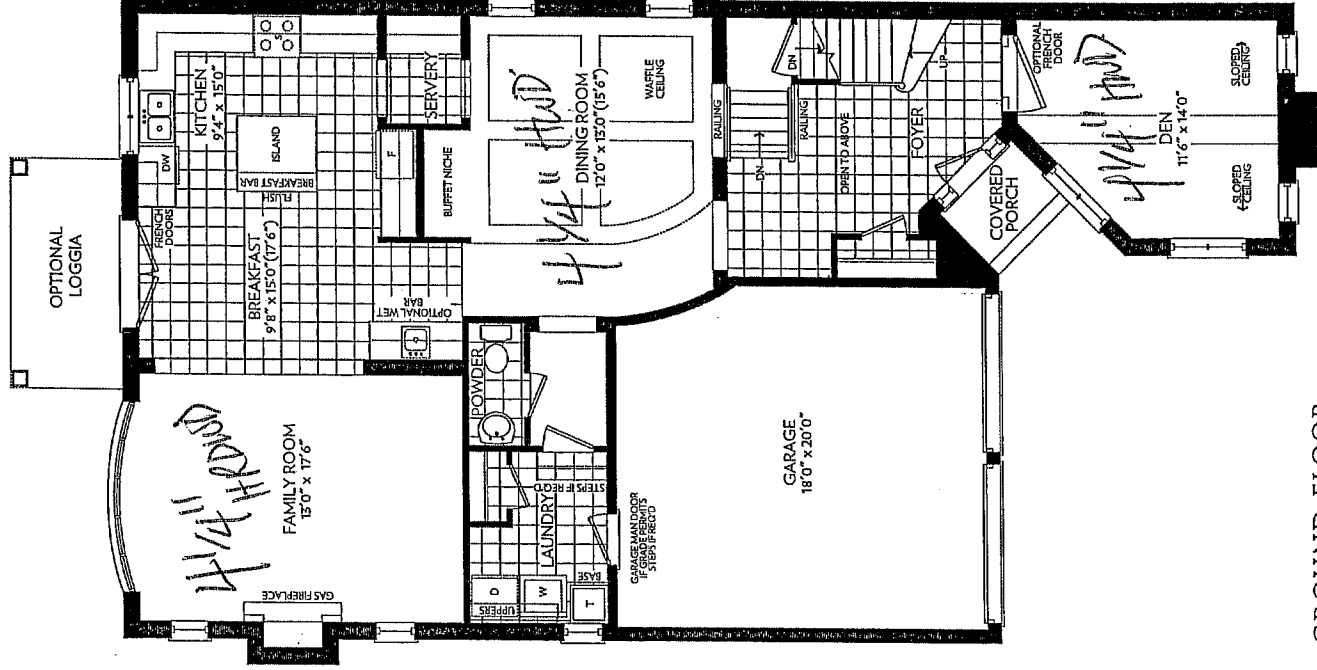
A.V. CLASSIC REPRESENTATIVE:



ROYAL COLLECTION

AT KEELE & KING

DOVER
ELEVATION A - 2860 SQ. FT.
ELEVATION B - 2817 SQ. FT.

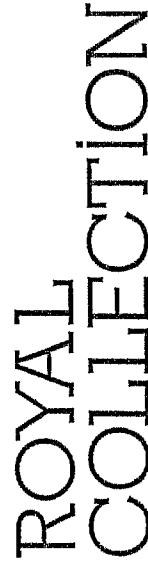


GROUND FLOOR
ELEVATION A



GROUND FLOOR PARTIAL
ELEVATION B

ZANCOR
HOMES



DOVER

ELEVATION B - 2817 SQ. FT.

Dec 4/12
3 1/4 HAD (W)
IN 2ND FLOOR

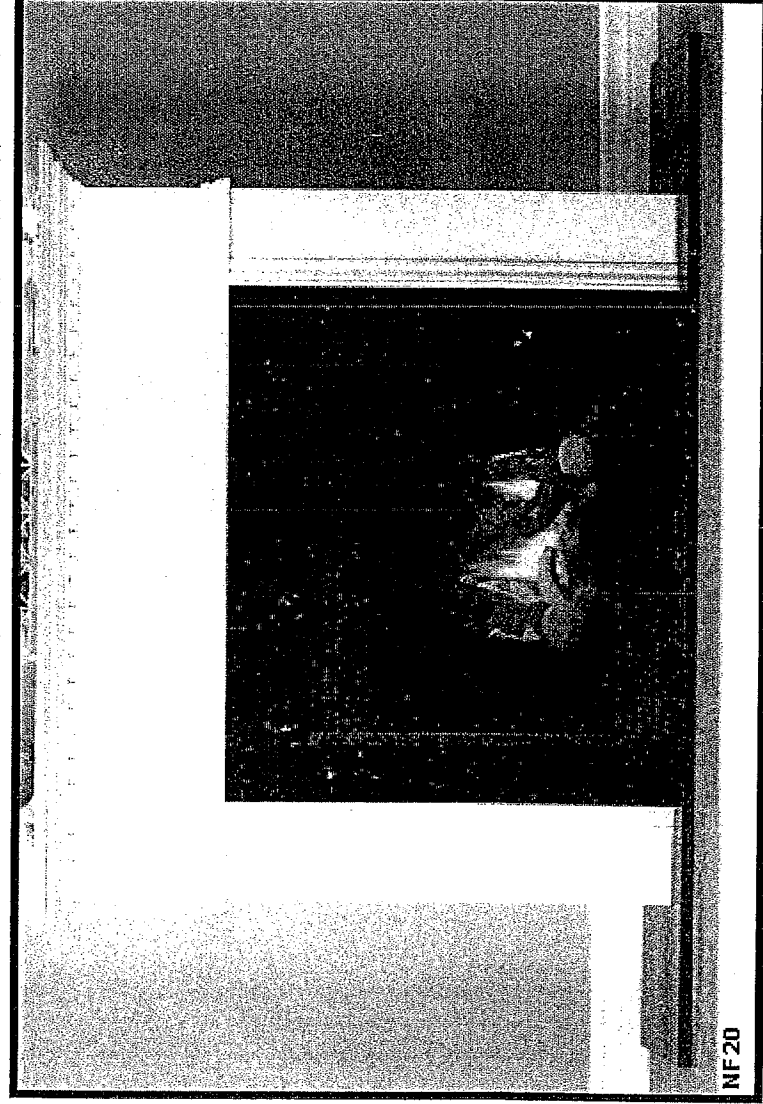
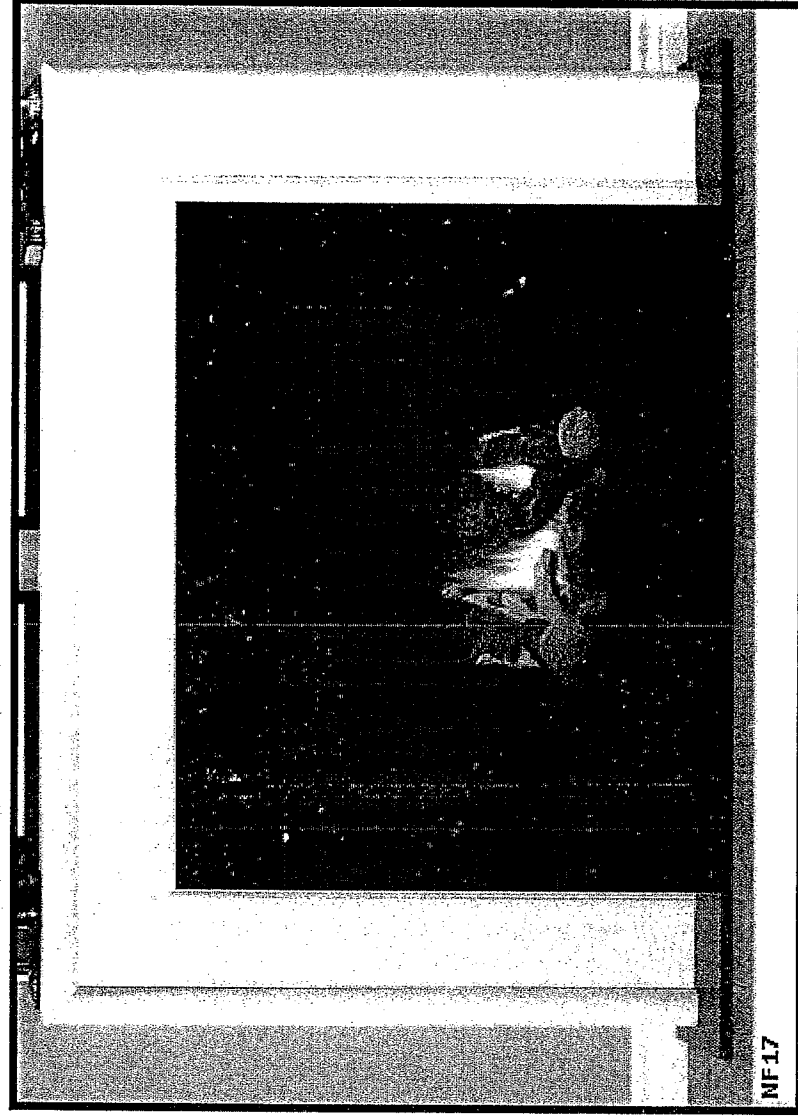
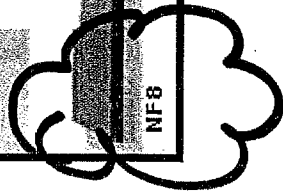
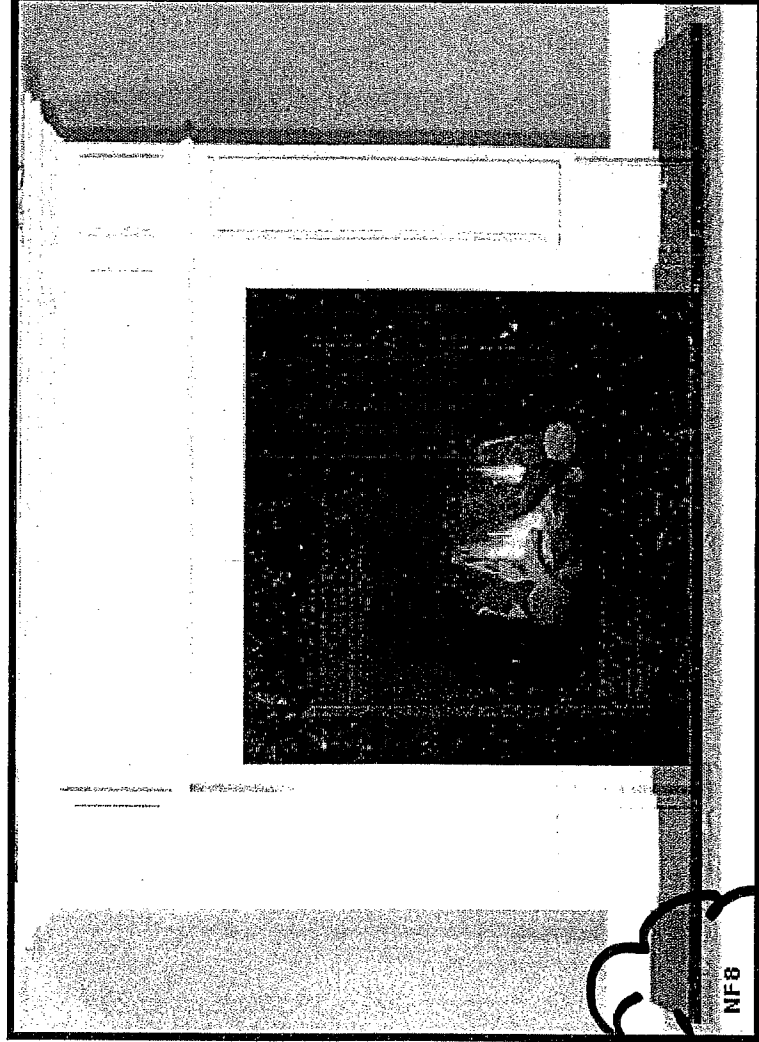
Lot 51
Elev. B

Z
ZANCOR
HOMES

42-5

Standard Mantles

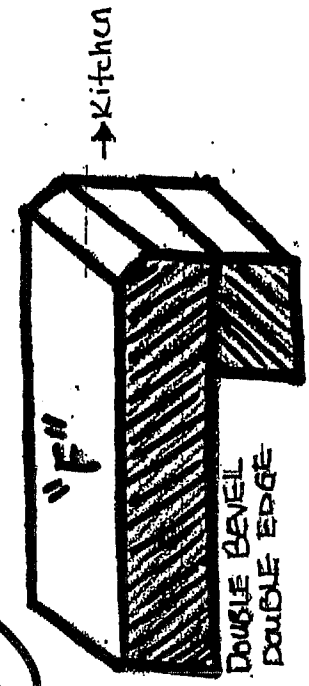
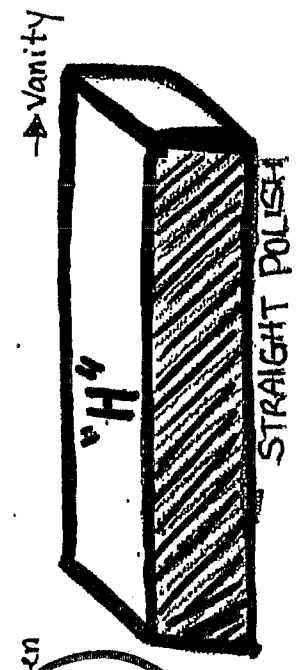
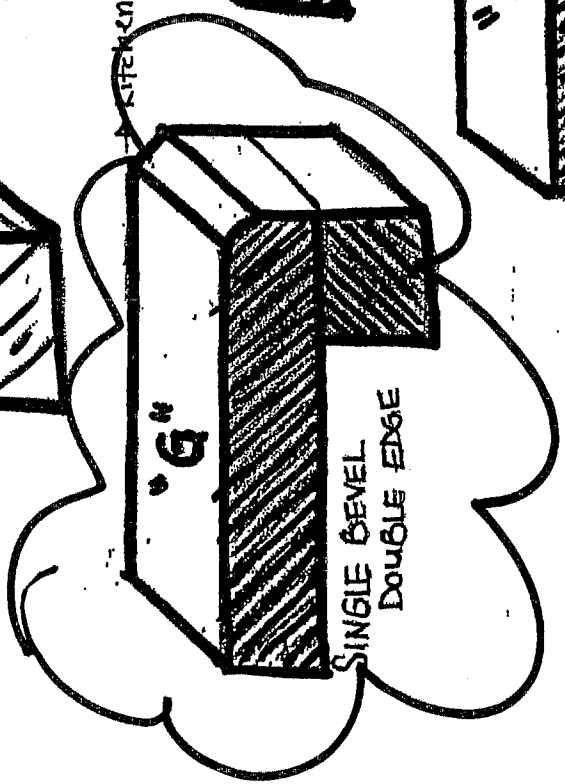
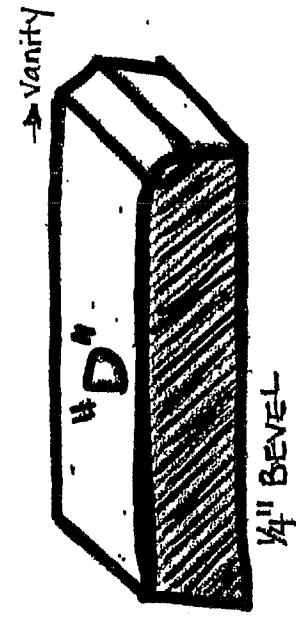
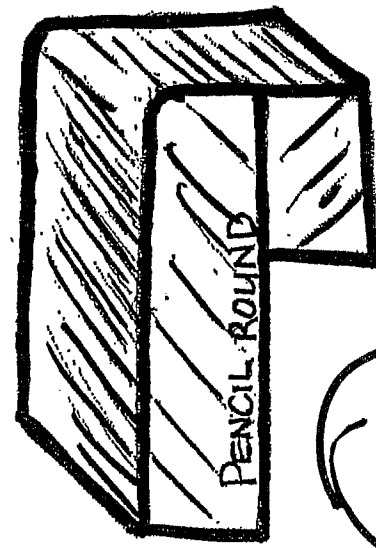
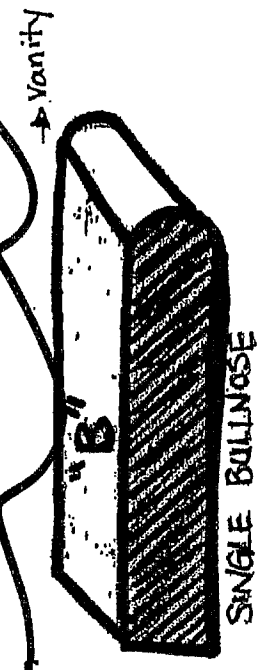
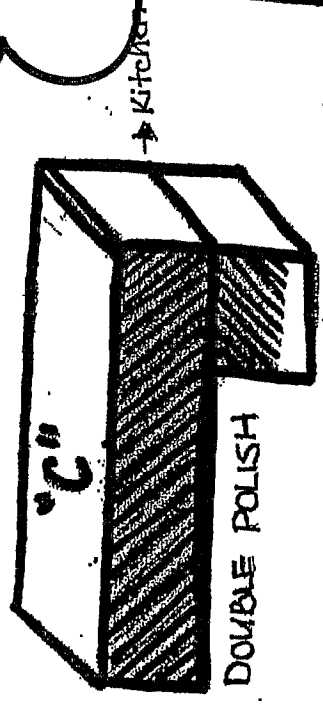
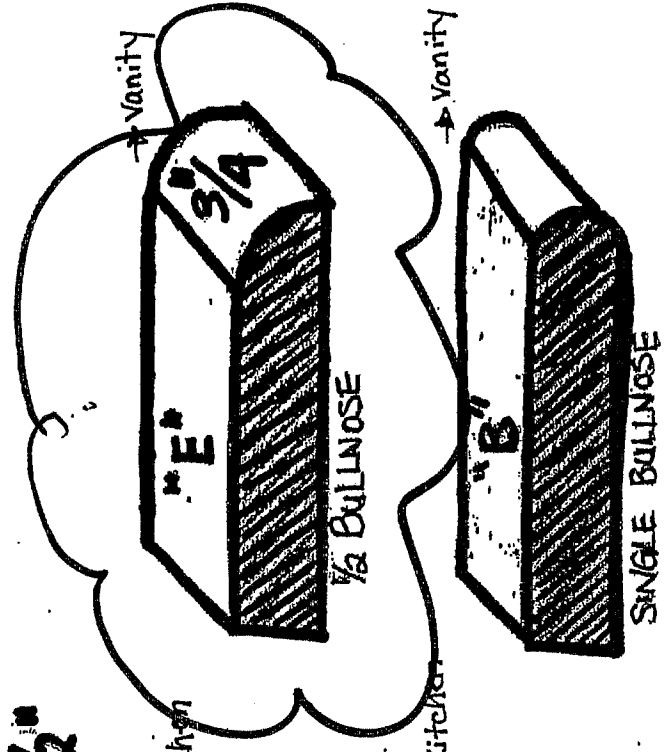
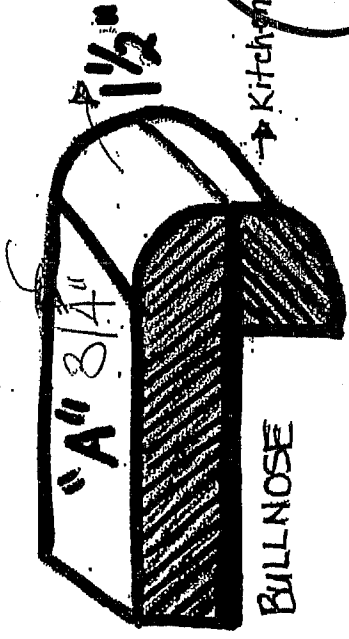
Dec 3/12
Vol 5/12



8

1st 51 PC

STANDARD Moulding Dec 3/12



[Signature]

STANDARD APPLIANCE WIDTHS

The purchaser acknowledges the following standard spaces for kitchen appliances:

- ☐ Range Conventional – 30" Width
- ☐ Hood Fan – 30" Width (must be the same or larger as range opening as per Ontario Building & Fire Code)
- ☐ Refrigerator – 36" W x 72" H (Approximate - height may change due to bulkheads)
- ☐ Dishwasher – 24" Width
- ☐ Standard Washer/ Dryer
- ☐ 6" Exhaust Vent above stove

NON-STANDARD APPLIANCE OPTIONS

NOTE: When upgrading appliances, there may be an additional charge to modify cabinetry and/or electrical and plumbing to accommodate the appropriate size from the manufacturer specifications of each appliance.

****MANUFACTURERS SPECIFICATIONS MUST BE ATTACHED****

- ☒ Built-In Wall Oven
- ☒ Built-In Microwave with Trim Kit
- ☐ Built-In Microwave Drawer with Trim Kit
- ☐ Warming Drawer
- ☐ Slide-In Stove
- ☒ Cooktop
 - *(Gas/Electric – Cut-out Charge & Plug Required)
- ☐ OTR – Over The Range Microwave *Plug required
- ☐ Hood Fan (may require larger vent, charges will apply – 6" is standard)
 - ☒ 8" Vent
 - ☒ 10" Vent
 - ☐ 36" / 42" Stove(Hood fan width will be the same as per Ontario Building Code)
- ☐ Built-in Refrigerator/Sub Zero – If purchasing a side by side or French Door, the wall beside the door may be an issue if it is deeper than 24"
 - *Applicable charges may apply if required to due to space accommodations
 - *Note: Refrigerator Door Swing
- ☐ Wine / Bar Fridge (electrical required)
- ☐ Steam Oven / Built-In Coffee makers
- ☐ Free Standing Chimney hoods (clearance space will be left with this appliance will not butt up against cabinetry)
- ☐ Cargo Waste Bin systems
- ☐ Font Load Washer & Dryer *(Specs required if installing counter above)
- ☐ Stackable Washer & Dryer

Purchaser acknowledges responsibility for providing correct specification for such appliance and to make any and all necessary arrangements to supply and install appliances after closing.

Appliance Specifications are to be sent to the Zancor Décor Centre no later than _____

If not received the standard openings as determined by Zancor Homes will be provided.

Purchaser Signature  Date Dec 3/12

Purchaser Signature _____ Date _____

PROJECT Royal C. LOT 51

NOTE: It is the Purchaser's responsibility to arrange installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications.