

Lot 4 ✓
Phase 3 Annex
Model Louisa (40-4) Elev C ✓

ROBERT FORGIE and SHARON FORGIE

Colours Upgrade Report
Brooklin Print Date:10-Apr-13

PE With Agreement

- .
- KOHLER PLUMBING FIXTURES THROUGHOUT
- ENERGY STAR QUALIFIED HOMES
- NO HIDDEN CLOSING COSTS
- ✓ - NATURAL FINISH OAK STAIRS FROM MAIN TO SECOND FLOOR
- ✓ - ENERGY STAR GAS FIREPLACE
- HARDWOOD THROUGHOUT- (2/14 in X ¾ in NATURAL OAK PRE-FINISHED EXCEPT TILED AREAS AND BEDROOMS)
- ✓ - SPA RAIN SHOWERHEAD AND HANDHELD ON SHOWER SLIDE BAR, FRAMELESS GLASS SHOWER ENCLOSURE AND INDULGENT MARBLE COUNTERTOPS IN MASTER ENSUITE
- PURCHASER IS AWARE THAT THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

ROBERT FORGIE and SHARON FORGIE

ID	Group	Description	Invoice	Date Ordered	
2635	STRUCTURAL	Basement: Enlarge 3 side basement windows to 30 x 24 *See plan for location	401		
2637	STRUCTURAL	Main floor: Upgrade to smooth ceilings	401		
2638	STRUCTURAL	Second Floor: Upgrade to smooth ceiling	401		
2639	STRUCTURAL	Kitchen: Upgrade to French Doors	401		
2640	STRUCTURAL	Upgrade to cold cellar	401		
2641	STRUCTURAL	Kitchen: Deep upper cabinets above fridge with (1) gable (std cabinets)	401		
2642	STRUCTURAL	Kitchen: Upgrade to upper corner cabinet (Std Cabinets)	401		
2644	STRUCTURAL	Do not install any mirrors in bathroom. Install all bathroom accessories	401		
2645	STRUCTURAL	200 amp service	401		
2646	STRUCTURAL	Family Room: Add 4 potlights in waffle ceiling. Potlights 1-2 on one switch Potlights 3-4 on one switch	401		
2647	STRUCTURAL	Kitchen: Move std kiitchen light center to island *See plan for location	401		
2648	STRUCTURAL	Kitchen: Add 6 potlights to kitchen Potlights 1-2 on same switch Potlights 3-6 on same switch	401		
2652	STRUCTURAL	Open to below staircase-DELUXE Create open to below stairwell. Upgrade stair to oak natural finish with open stringer and railing on one side. Includes finished aprox 10 x 10 finished landing at base of stair with door to unfinished basement. From builders samples. *Carpet to be installed in lieu of tile *Discount for installing carpet in lieu of tile (as per JG)	401		
2730	STRUCTURAL	Bump out rear breakfast room wall. Rear basement (lower level) and ensuite wall (upper level) to be lined up *See sketch for details	401		
2731	STRUCTURAL	Delete wall between family room and breakfast room. Delete wall between dining room and breakfast *See sketch for details	401		

ROBERT FORGIE and SHARON FORGIE

2733	STRUCTURAL	Relocate door between main hall and laundry room. Change swing *See sketch for details	401		
2734	STRUCTURAL	Move master ensuite towards rear and move expand length of bedroom 4 in same direction. Bedroom 4 to be moved equal distance to what master ensuite was bumped. *Move windows and doors according to bedroom and ensuite shift	401		
2735	STRUCTURAL	Items -	401		
2736	STRUCTURAL	Garage side man door to be added *Head office confirmed it can work. Email attached	401		
2737	STRUCTURAL	Make half wall between family room and dining room solid wall *See sketch for details	401		
2865	STRUCTURAL	Main to basement; main to 2nd level: RAILINGS AND STAIRS: Staining of stairs: Colour TBD at time of colours	401		
2866	STRUCTURAL	Discount for main to basement staining of stairs *approved by FC October 11, 2012	401		
2867	STRUCTURAL	Upgrading to optional computer loft plan	401		
4357	COLOURS	Kitchen upgrades 1st upgrade cabinets French door and finished interior pot and pans base corner folding two tone crown moulding *Price includes difference for deep uppers and upper folding	586		
4358	COLOURS	TILE: Foyer, main hall, powder room, kitcen: Upgrade 4 tile	586		
4359	COLOURS	TILE: Laundry room including landing: upgrade 3 tile	586		
4360	COLOURS	Hardwood: upgrade 1 wickham oak walnut Family Room, Dining Room, upper hallway and computer loft	586		
4361	COLOURS	Master Ensuite: STD tile installed on tub deck wall and face	586		
4362	COLOURS	All bathrooms: no mirrors or bathrooms accessories installed	586		
4363	COLOURS	ALL TILE to be laid tight as possible together	586		
4364	COLOURS	OTR outlet 20 amp	586		
4365	COLOURS	Throughout: upgrade 1 trim	586		

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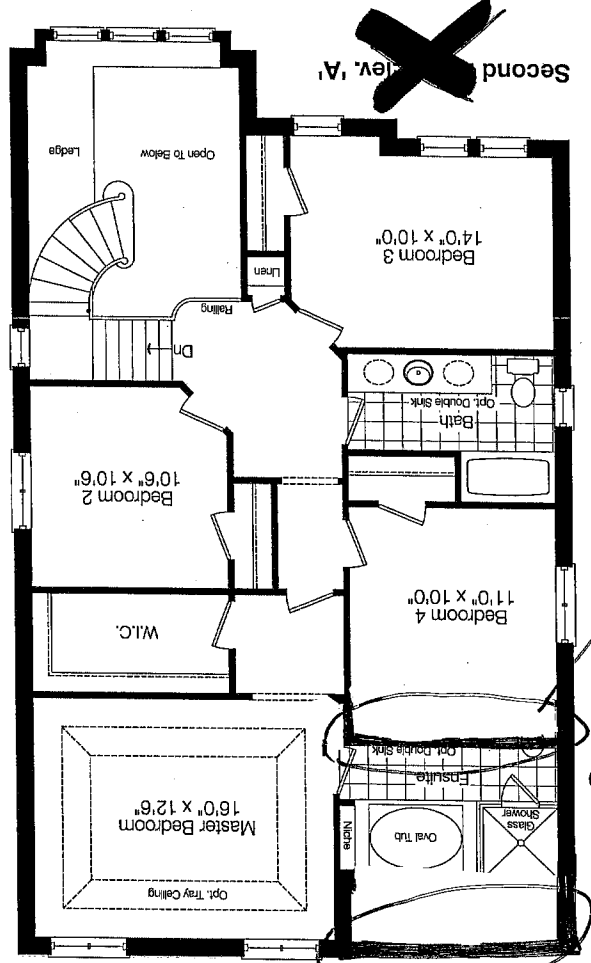
4768	LOT SPECIFIC DWGS	LOT SEPCIFIC DRAWINGS	401		
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1. *Handwritten signature* *Handwritten signature* **Handwritten signature**

51# — 71# 7#

51# — 71# 7#

51# — 71# 7#



71#

#23

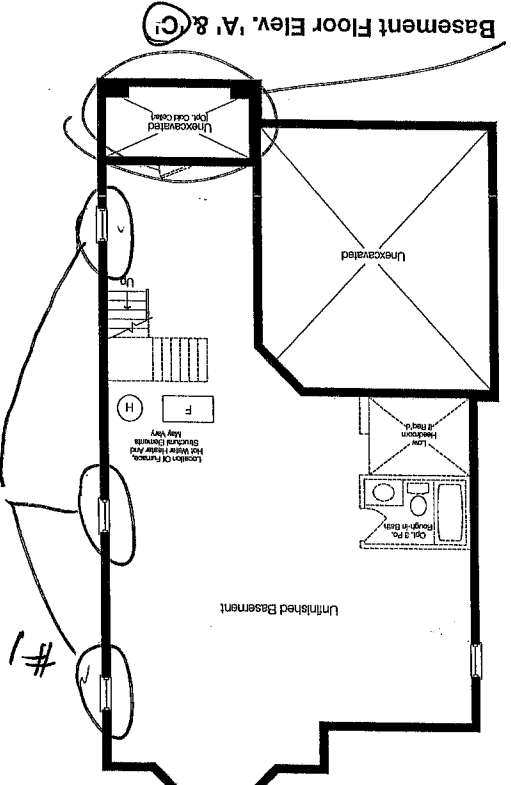
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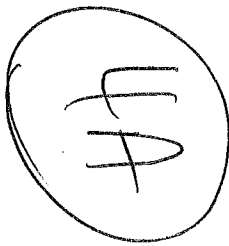
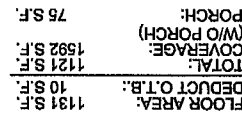
5 #1

~~Bedroom 3~~ 14'0" X 11'0"

ZANCOR
HOMES

40-04





Plan is to be
revised a lot
Steno



Project Number
09014

Issued

1	OCT. 30, 2012	MB
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Scale

1/8" = 1'-0"

Client

ZANCOR HOMES

Project

OLDE WINCHESTER
PHASE 7
BROOKLIN, ONT

Model

40-4
LOT 4 (ANNEX)

Area (s.f.)

C = 2631 SF

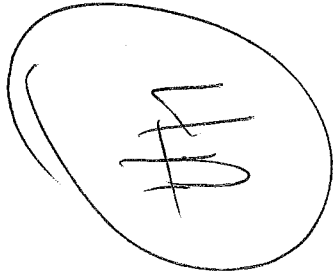
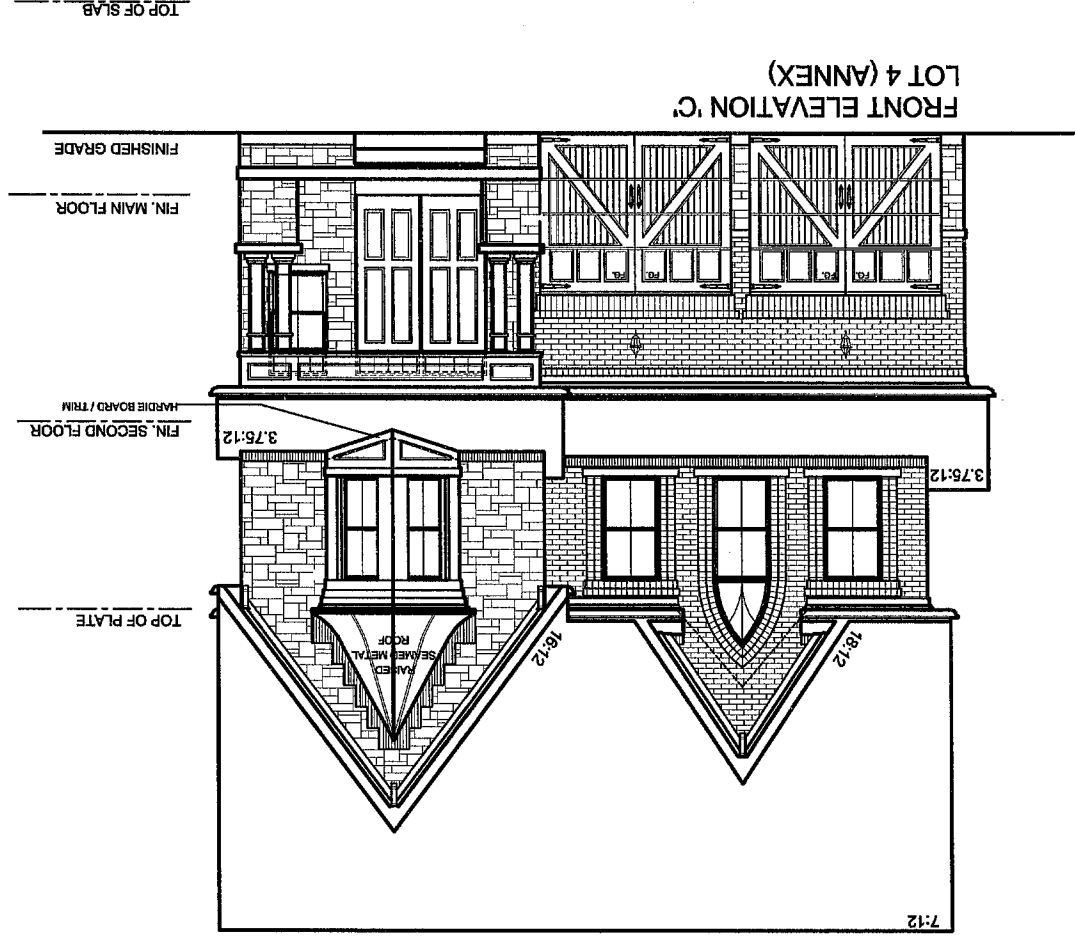
INCLUDES FINISHED BASEMENT
DOES NOT INCLUDE OPEN TO BELOW


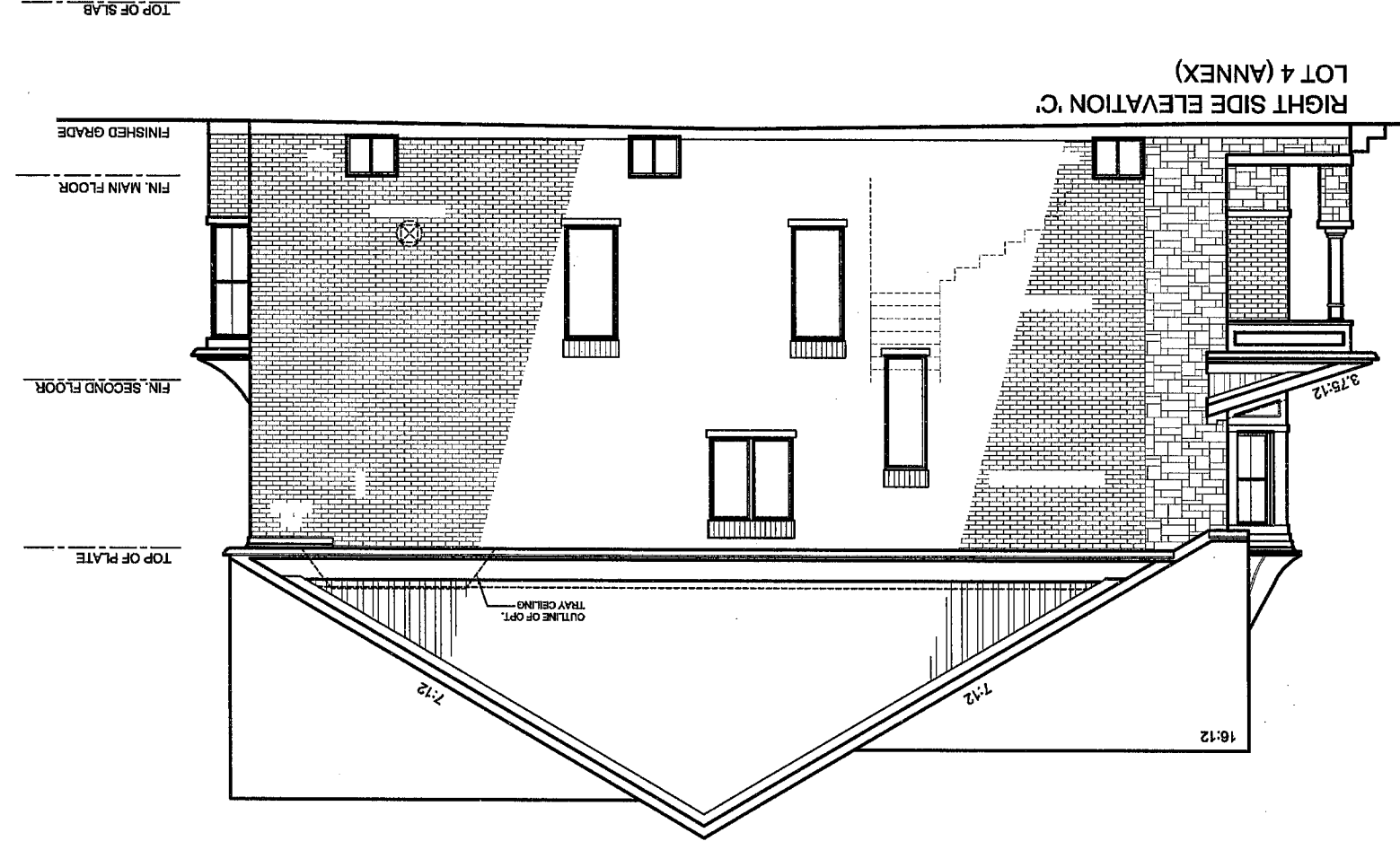
Lot Coverage (max.)

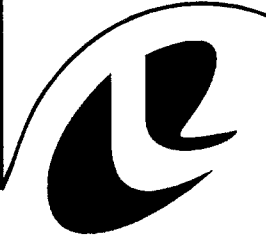
1760 S.F.

Page

3 OF 6



A hand-drawn circle containing the letters 'F' and 'D' stacked vertically. The 'F' is on top and the 'D' is on the bottom.



Project Number
09014

Issued

1	AUG 20, 2012	SL
2	OCT. 30, 2012	MB

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Scale
1/8" = 1'-0"

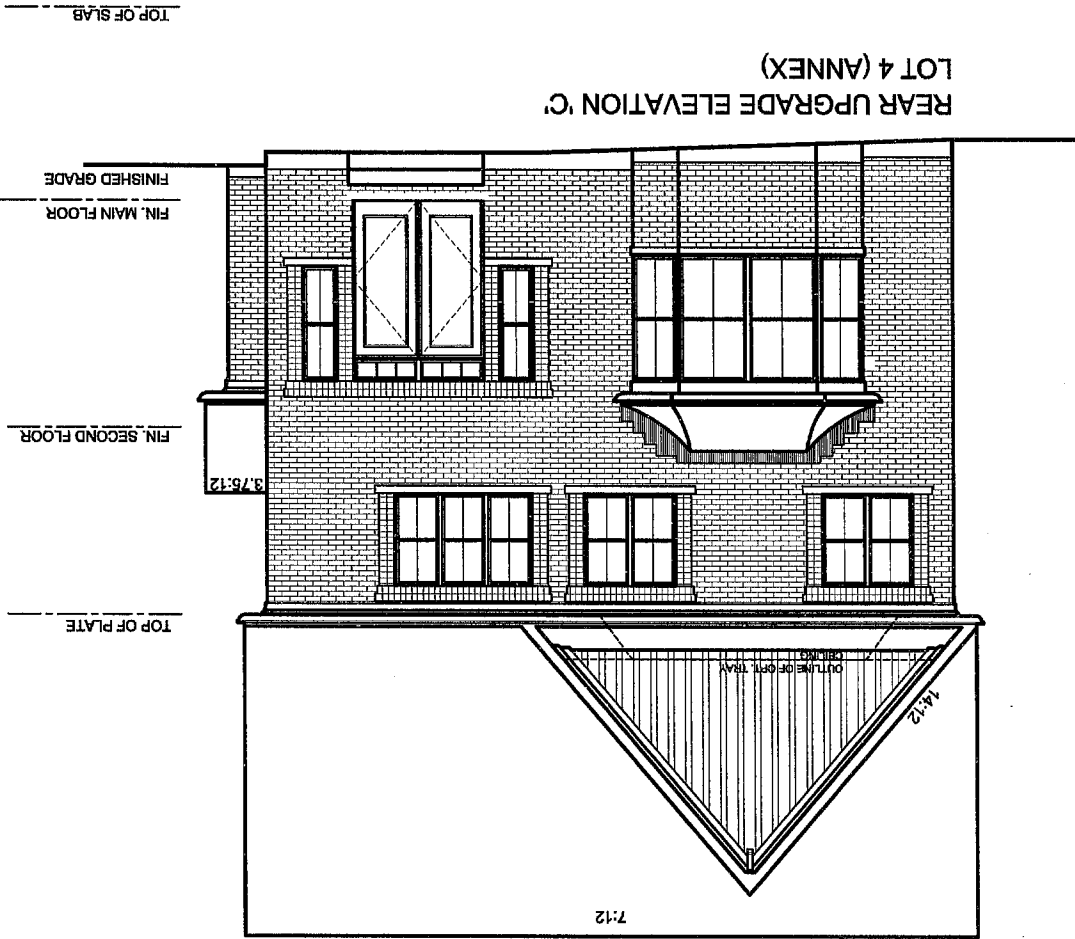
Client
ZANCOR HOMES

Project
OLDE WINCHESTER
PHASE 7
BROOKLIN, ONT

Model
40-4
LOT 4 (ANNEX)

Area (s.f.)
C = 2631 SF

Lot Coverage (max.)
1760 S.F.



44



Project Number
09014

Issued

1	OCT. 30, 2012	MB
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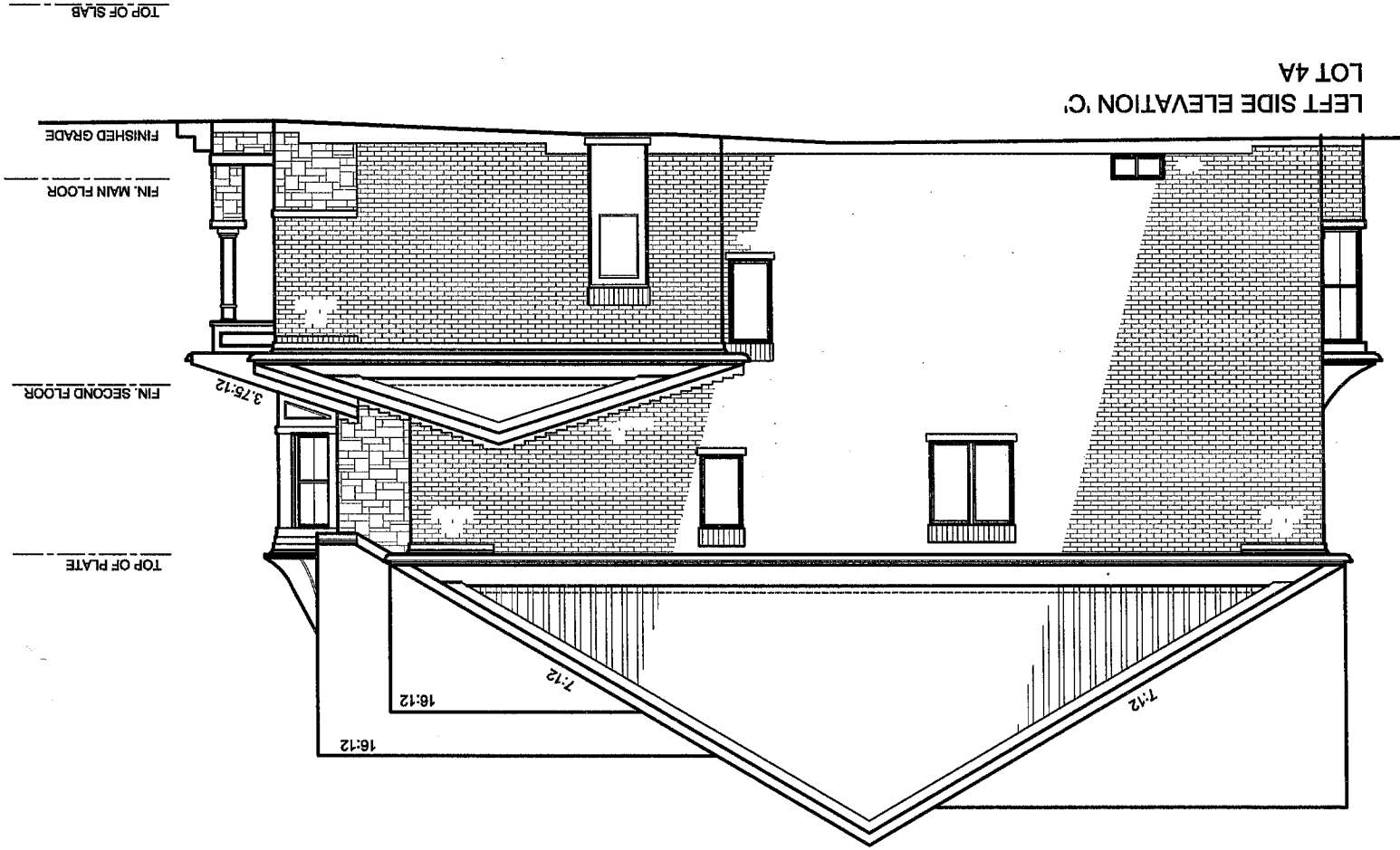
Client
ZANCOR HOMES

Project
OLDE WINCHESTER
PHASE 7
BROOKLIN, ONT

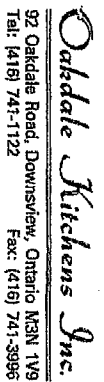
Model
40-4
LOT 4 (ANNEX)

Area (s.f.)
C = 2631 SF
INCLUDES FINISHED BASEMENT
DOES NOT INCLUDE OPEN TO BELOW

Lot Coverage (max.)
1760 S.F.



44



Oakdale Kitchens Inc.

92 Oakdale Road, Downsview, Ontario M3N 1V9
Tel: (416) 741-1122 Fax: (416) 741-3996

QUOTATION.

DATE: FEB 11/13

TO: ZANCOR HINDS

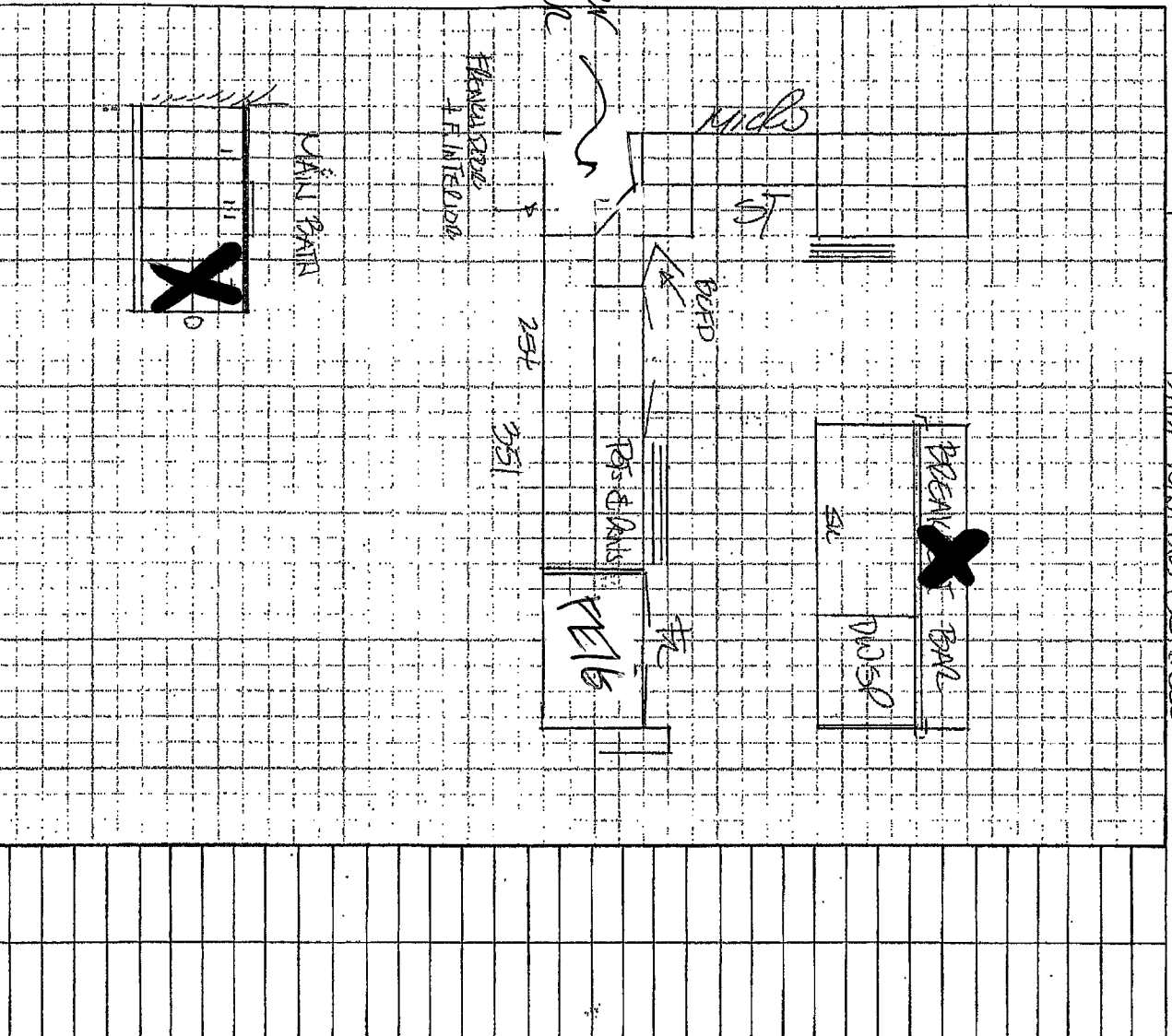
SHIP TO: Blackburn

2744

TYPE OF CABINETS:	FINISH OF CABINETS:	HARDWARE:	COUNTERTOP:	INSTALLATION: <input type="checkbox"/> WITH <input type="checkbox"/> WITHOUT

40-07

AAA Mobile Press



All prices subject to confirmation from head office. Goods delivered shall be checked and inspected on delivery. We shall not be responsible for any claims or complaints after this inspection.

All agreements are contingent upon strikes, accidents, and delays beyond our control. Please provide our installer with template for sinkholes or \$100.00 will be charged for callback.

ACCEPTED DATE:

TERMS:

LAYOUT THOROUGHLY EXPLAINED AND FULLY UNDERSTOOD

TOTAL \$

Shawiftrane
CUSTOMER SIGNATURE

CUSTOMER SIGNATURE

SALESMAN'S SIGNATURE



ACKNOWLEDGEMENT OF RECEIPT
FOR GRANITE AND MARBLE INFORMATION

Purchaser acknowledges receipt, understanding and acceptance of the following information as provided by the Vendor for Granite and Marble finishes.

- GRANITE IS A 100% NATURAL PRODUCT – Every stone has its own unique qualities and characteristics. These range from natural pitting to areas of crystal deposits embedded within the stone as well as the stone's unique motion and patterns. Being a natural product that is quarried right from the earth, it also possesses excellent wear, resistance and heat exposure qualities.
- STONE HAS THE ABILITY TO REFLECT LIGHT DIFFERENTLY – The same stone may appear to be different when viewed in various lighting conditions and different angles. The stone may also vary in colour or wave motion from one side to another depending on the concentration of minerals and crystals embedded within that stone. Thus, it is not always possible to book match the pieces of stone across joint or corner areas.
- EDGE FINISHES ARE NOT ALWAYS EQUIVALENT TO THE TOP FINISH – The difference is often due to the stone's physical properties, colour and with the finished edge bias being different than that of the top surface. The finish is also affected by the type of edge profile, which is chosen.
- STONE IS A NATURAL PRODUCT THAT HAS MANY TINY PORES – Liquids such as oils and red wine if left on the surface, may leave a ring. When using oil and red wines, it is best to wipe up the spills as soon as possible and leave the top to air dry.
- VIEW AND PICK YOUR SLAB FROM OUR SUPPLIER'S INVENTORY – The Vendor will arrange for the Purchaser to view and select the slab of stone that the countertop will be made from, prior to it being templated. This will provide the Purchaser the opportunity to confirm that the counter will meet the Purchaser's expectations, as much as possible.
- PLEASE LOOK AT YOUR STONE CAREFULLY – The Purchaser needs to be aware that the surface finish will have fissures, pits and pores. These naturally occurring features will vary in frequency and intensity depending on the type of stone chosen by the Purchaser.
- GRANITE IS AN IGNEOUS ROCK – Meaning the stone was formed by the cooling and solidification of magma deep within the earth. Granite is composed of grains or crystals of Quartz, Feldspar and Mica.
- GRANITE IS A VERY HARD ROCK – It is highly resistant to being scratched. On a scale of 1 to 10, Talc and Gypsum is at 1 and 2; Corundum and Diamond is at 9 and 10; and GRANITE is at 5 to 7. It withstands extreme temperatures, and is not nearly as prone to staining as marble is.
- GRANITE COUNTER TOPS WILL HAVE JOINTS – Purchaser aware one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5'x8'. A ¾" countertop weighs approximately 15 lbs., and a 1 ¾" counter top weighs as much as 23 lbs. per square foot.

MARBLE

- MARBLE IS A METAMORPHIC ROCK – This means it was formed with limestone. Calcite/Dolomite was put under pressure and high temperatures deep within the earth's crust. The heat and pressure altered its crystalline structure and introduced other minerals that produced the colours and veining that marble is commonly known for.
- MARBLE IS VERY SOFT – It can be scratched easily. On a scale of 1 to 10, Talc and Gypsum at 1 and 2; and Corundum and Diamond at 9 and 10; Marble is a 3 on that scale.
- MARBLE IS VERY SUSCEPTIBLE TO STAINING AND ETCHING – Marble is NOT recommended for use as a counter top in kitchens. Marble is often used in bathroom counter top – however is very porous and may show water stains.
- MARBLE SHOULD NEVER BE CLEANED WITH SCOURING PADS – Abrasive cleaners should NOT be used either, as they WILL scratch and damage the marble. Use the proper dedicated cleaners for marble counter tops.
- CLEANING PRODUCTS – Solutions containing lemon oil or vinegar should NOT be used.
- COASTERS SHOULD BE USED – Use under all glasses, particularly those containing alcohol or citrus juice.

Purchaser Signature: _____

Date: _____

Purchaser Signature: _____

Date: _____

Site: _____

Lot Number: _____



ZANCOR HOMES

GRANITE AND/OR MARBLE COUNTER TOPS WAIVER

Should the Purchaser chose NOT to go and select their slab from the Vendor's supplier, the Purchaser is aware that the actual slab of stone from which their counter top will be made, may NOT have the exact same colour blend or veining as the sample chosen from the Décor Center. Visiting the Vendor's supplier will give the Purchaser the opportunity to confirm that the counter top will meet their expectations.

Should the Purchaser choose NOT to visit the Vendor's supplier to pick their slab(s); the Vendor reserves the right to install the selection as ordered from the Décor Center. This being the case, the Purchaser accepts and understands that the Vendor is NOT responsible or liable for any variances in the countertop, surface finish and shading.

I/We understand and fully accept the Terms as outlined by the Vendor.

Purchaser Signature: _____

Date: _____

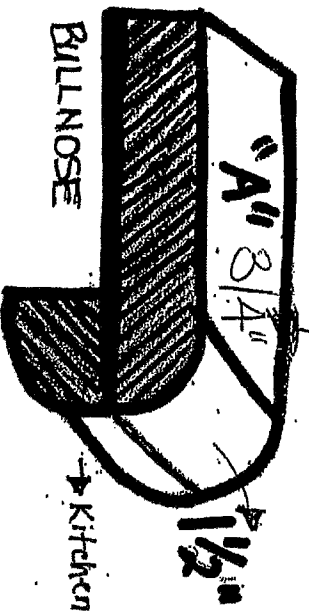
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Date: _____

Site: _____

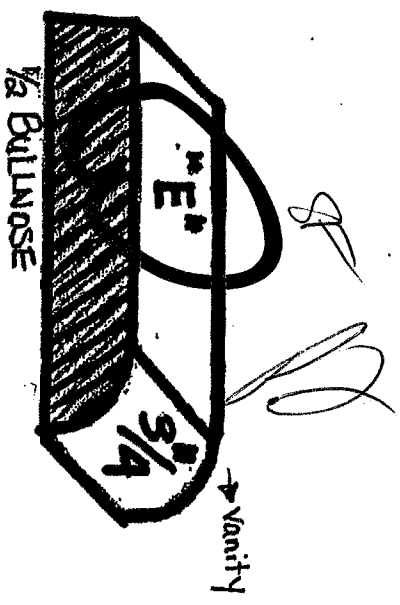
Lot Number: _____

STANDARD MouldING



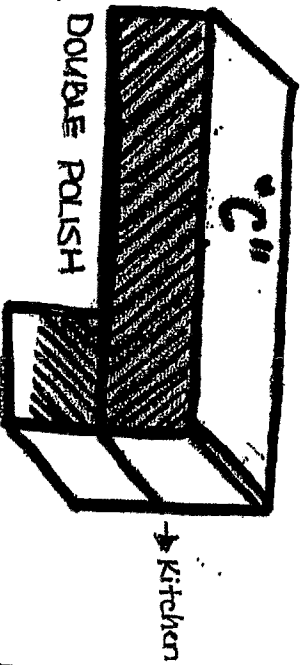
BALL NOSE

→ Kitchen



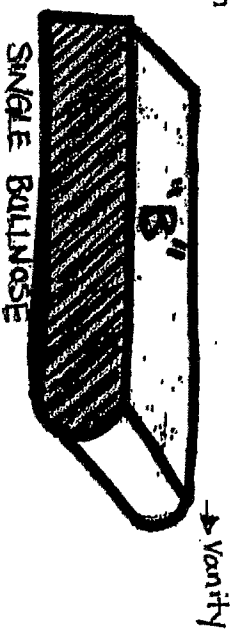
3/4 BALL NOSE

→ Vanity



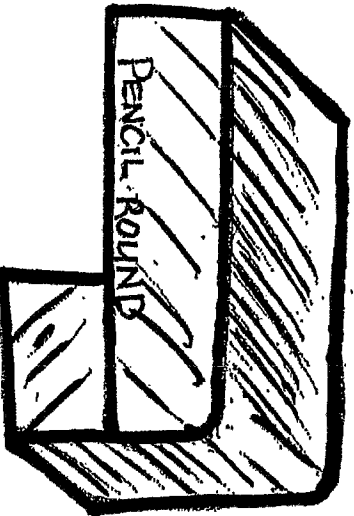
DOUBLE POLISH

→ Kitchen

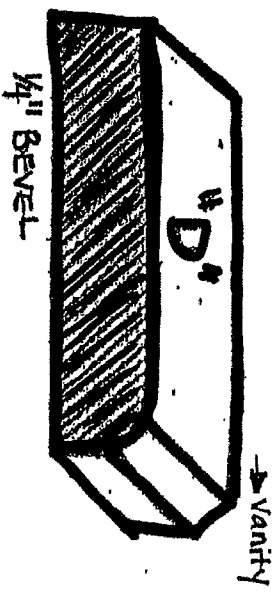


SINGLE BALL NOSE

→ Vanity

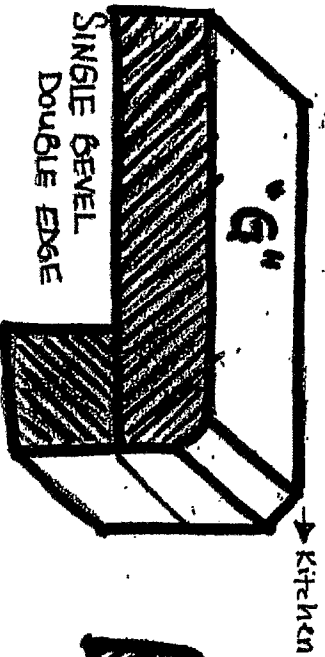


PENCIL ROUND



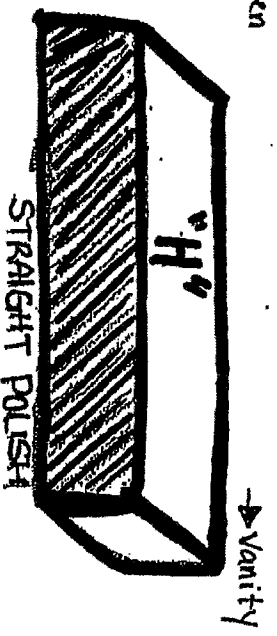
1/4" BEVEL

→ Vanity



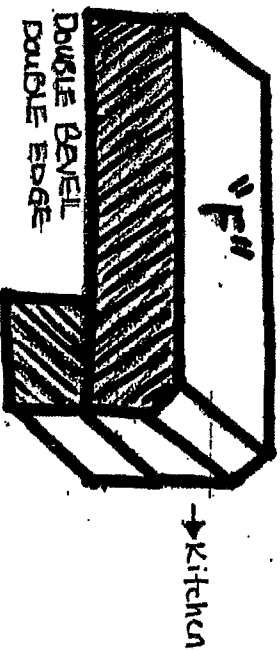
SINGLE BEVEL
DOUBLE EDGE

→ Kitchen



STRAIGHT POLISH

→ Vanity



DOUBLE BEVEL
DOUBLE EDGE

→ Kitchen

10744
3/30/05



ZANCOR HOMES

WAIVER FOR STAINING OF STAIRS

Purchaser is aware that the hardwood flooring is a pre-finished product. It is finished in a factory, in a controlled environment and that the stairs in the home are finished on site. The Purchaser understands and accepts that although the Vendor will do their best to match the finish between the floors and the stairs, it is not possible to have an identical match, and that there MAY be shade differences between the two products.

I/We understand and fully accept the Terms as outlined by the Vendor, and authorize the Vendor to proceed as required.

Purchaser Signature: _____

Date: _____

Purchaser Signature: _____

Date: _____

Site: _____

Lot Number: _____

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
- ☐ 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

- | | |
|--|--|
| <input type="checkbox"/> Built-In Wall Oven | <input type="checkbox"/> 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" |
| <input type="checkbox"/> Built-In Microwave with Trim Kit | *Applicable charges may apply if required to due to space accommodations |
| <input type="checkbox"/> Built-In Microwave Drawer with Trim Kit | *Note: Refrigerator Door Swing |
| <input type="checkbox"/> Warming Drawer | <input type="checkbox"/> Wine / Bar Fridge (electrical required) |
| <input type="checkbox"/> Slide-In Stove | <input type="checkbox"/> Steam Oven / Built-In Coffee makers |
| <input type="checkbox"/> Cooktop | <input type="checkbox"/> Chimney hoods (clearance space will be left with this appliance will not butt up against cabinetry) |
| * (Gas/Electric – Cut-out Charge & Plug Required) | <input type="checkbox"/> Cargo Waste Bin systems |
| <input type="checkbox"/> OTR – Over The Range Microwave *Plug required | <input type="checkbox"/> Font Load Washer & Dryer *(Specs required if installing counter above) |
| <input type="checkbox"/> Hood Fan (may require larger vent, charges will apply – 6" is standard) | <input type="checkbox"/> Stackable Washer & Dryer |
| <input type="checkbox"/> 8" Vent / 10" Vent | |
| <input type="checkbox"/> 36" / 42" Stove | |
- (Hood fan width will be the same as per Ontario Building Code)

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.

The purchaser agrees to deliver forthwith to the Builder the manufacturer's appliance specifications where the size exceeds the standard openings. If not received, the standard openings as determined by Zancor Homes will be provided.

Appliance Specifications are to be sent to the Zancor Décor Centre no later than APRIL 5/13

Purchaser Signature X [Signature] Date March 5/13

Purchaser Signature [Signature] Date Mar. 5/13

PROJECT Amix LOT 4A

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.