

31A

Colours Upgrade Report
Brooklin Print Date:21-Jun-13

Lot 31
Phase 3 Annex
Model Isabelle (40-7) Elev A
GUY MARTIAL KOUAMEGNE T'CHEMOU

PE With Agreement

- 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 REQUEST FOR EXTRAS DATED JULY 28, 2012
- PURCHASER IS AWARE THAT THEY ARE NOT ENTITLED TO ANY FURTHER PROMOTIONS BY THE BUILDER.

Colours

GUY MARTIAL KOUAMEGNE TCHEMOU


ID	Group	Description	Invoice	Date Ordered	
3117	Included in Offer	FAMILY ROOM - Cathedral Ceiling with Feature Window ✓	445		
3118	Included in Offer	MASTER BEDROOM - Tray Ceiling ✓	445		
3119	Included in Offer	Upgraded hardwood to Wickham Oak stained 3-1/4 x 3/4 in all areas except tiled areas and bedrooms ✓	445		
3120	Included in Offer	Stain Staircase ✓	445		
3121	Included in Offer	Master Ensuite - Move wall approx. 2 feet into bedroom #2 (wall in ensuite that has sink and cabinet	445		
3263	STRUCTURALS	Dining Room: Coffered ceiling with smooth ceiling ✓	461		
3264	STRUCTURALS	Main Floor: smooth ceiling ✓	461		
		*Discount for having upgraded ceiling in family room and dining room			
3265	STRUCTURALS	Second Floor: smooth ceiling	461		
		*Discount for having upgraded ceiling in master bedroom ✓			
3266	STRUCTURALS	Kitchen: 8 ft sliding door ✓	461		
3267	STRUCTURALS	Basement: upgrade 4 windows to 30 x 24 ✓	461		
3268	STRUCTURALS	200 Amp service ✓	461		
3270	STRUCTURALS	Main bathroom: optional door ✓	461		
		*See plan			
3271	STRUCTURALS	Master Ensuite: optional double sink ✓	461		
3272	STRUCTURALS	Living Room: upgrade to rough in center to ceiling ✓	461		
		*See sketch			
		*Switch included			
3273	STRUCTURALS	Kitchen:Electrical: Move std light center over island ✓	461		
		*See sketch			
3274	STRUCTURALS	Kitchen: upgrade to 8 potlights ✓	461		
		*Same switch See sketch			
3275	STRUCTURALS	Family Room: Upgrade to 3 potlights ✓	461		
		*See sketch for std light. Do not delete			
		*Potlights on sep switch			
		*See sketch for potligths			
3276	STRUCTURALS	Master Bedroom: upgrade to 4 potligths ✓	461		
		*See sktech			
		*Sep switch			

GUY MARTIAL KOUAMEGNE TCHEMOU

3277	STRUCTURALS	Master Ensuite: upgrade to rough in center to bathroom ceiling *Sep switch *See sketch	461		
3278	STRUCTURALS	Kitchen: deep uppers with (1) gable above fridge ✓	461		
3279	STRUCTURALS	All bathrooms: no ceramic bathroom accessories ✓	461		
3280	STRUCTURALS	Kitchen: secondary bar sink STEALING 11440 K-597 Faucet.	461		
5444	COLOURS	Kitchen and bathroom: Hardware: Upgrade all hardware	725		
5445	COLOURS	Kitchen: Cabinets: UP1 Metro Maple Chocolate	725		
5447	COLOURS	Kitchen, Foyer, Powder Room & Garage Landing: UP5 Tile: Natura Carrara 12 x 24	725		
5448	COLOURS	** Brick installation included Kitchen: Pot and pans drawer	725		
5449	COLOURS	*Installed in island across from stove Kitchen: Breakfast bar	725		
5450	COLOURS	Kitchen: 2 doors: Glass inserts for cabinets and stain to match Chocolate *Doors above the dishwasher	725		
5452	COLOURS	Kitchen: Fancy canopy ****as per Josephine model lot 64. NO FLOWER ****Includes fan	725		
5453	COLOURS	Kitchen & Electrical: Valance with lights	725		
5454	COLOURS	Kitchen: Backsplash- 4 x 16 Crystallo Grey. Includes brick pattern installation	725		
5455	COLOURS	Master Bedroom: Hardwood- UP1 Wickham 3 1/4 inch Oak-Graphite	725		
5456	COLOURS	Kitchen: Crown moulding (Cornice 675) plus furring panel ***Kitchen crown moulding is plaster moulding not kitchen crown moulding!	725		
5457	COLOURS	Family Room: Marble surround in the fireplace: Bianco	725		
5458	COLOURS	Dining Room: Add crown moulding-Cornice 675	725		
5459	COLOURS	Hardware: Upgrade interior door hardware- Wave Pewter	725		
5460	COLOURS	Master Ensuite: Floor tile, tub deck/wall tile & shower wall tile- UP5 Stone Rain White 12 x 24 ** Includes brick installation for floor, tub/wall & shower wall.	725		
5461	COLOURS	Master Ensuite: Raise vanity height to kitchen height (36 inches)	725		
5462	COLOURS	Interior Trim: Upgrade 1	725		
5463	COLOURS	All Washrooms: Do not install bathroom accesories or mirrors	725		

5464	COLOURS	Stairs: Up3 Railing, Stain to match Graphite-Alpha #12 Handrail; Wrought Iron, Posts; 1/2inch Square Single Collar and Plain Pickets, Alternating, Flat Black; 3 1/2inch Square Post with Chamfered Edges	725		
5465	COLOURS	Master Ensuite: Upgrade sinks (x2)- K2355 ✓	725		
-5466	COLOURS	Master Ensuite, TUB: Archer square K-1125 (6 foot) ✓	725		
5470	COLOURS	Kitchen: Built in oven under cook-top ✓	725		
5471	COLOURS	Master Ensuite: Add bank of drawers centered to double sinks ✓	725		
5472	COLOURS	2.5 R410A AC unit	725		

ZANCOR HOMES COLOUR CHART

CABINETRY			HARDWARE	ZANCOR APPLIANCE PACKAGE				
Kitchen	UP1 Metro Maple Chocolate ✓		HR 510	Appliance Package		No		
Servery	N/A		N/A	Gas Line to Stove		NO	Waterline	YES
Island	UP1 Metro Maple Chocolate ✓		HR 510	PLUMBING		STANDARD		NOTES
Master Ensuite	STD Artic Thermal White ✓		HR 09	Kitchen		STD		SEE PES
Main/Twin	STD Euro Oak Chocolate ✓		HR 06	Powder Room		STD		N/A
2nd Ensuite	N/A		N/A	Master Ensuite		Upgrade		SEE PES
3rd Ensuite	N/A		N/A	Main/Twin		STD		N/A
Laundry	STD		HR 07	2nd Ensuite		STD		N/A
Basement Bath	N/A		N/A	3rd Ensuite		STD		N/A
Other	N/A		N/A	Other		N/A		N/A
COUNTERTOPS			EDGE	MIRRORS & ACCESSORIES				
Kitchen	4886-38 Pearl Soapstone ✓		N/A	Mirrors		NO		
Servery	N/A		N/A	Bathroom Accessories		NO		
Island	4886-38 Pearl Soapstone ✓		N/A	TRIM				
Master Ensuite	Perlato Royale Marble ✓		H ✓	Casing/Baseboards		UP1 ✓		
Main/Twin	4924-38 White Carrara ✓		N/A	Interior Doors		STD Doors (SEE PES for solid doors)		
2nd Ensuite	N/A		N/A	Interior Door Hardware		UP1 Wave-Pewter ✓		
3rd Ensuite	N/A		N/A	Exterior Door Hardware		STD		
Laundry	STD		STD	PLASTER MOULDING				
Basement Bath	N/A		N/A	Crown Moulding		Upgrade: Cornice 675 ✓		
FLOOR & WALL TILES		WALL TILE INSERT	THRESHOLDS	Location		Dining Room / Kitchen		
Kitchen Floor	Natura Carrara 12 x 24(See PES) ✓	N/A	Wood	HARDWOOD/CARPET				
Breakfast Floor	Natura Carrara 12 x 24(See PES) ✓	N/A	Wood	Living Room		UP1 Wickham 3 1/4" Oak-Graphite		
Kitchen Bk.Splash	Crystallo Grey 4 x 16 ✓	N/A	Wood	Dining Room		UP1 Wickham 3 1/4" Oak-Graphite		
Main Foyer	Natura Carrara 12 x 24(See PES) ✓	N/A	Wood	Family/Great Room		UP1 Wickham 3 1/4" Oak-Graphite		
Main Hall	Hardwood	N/A	Wood	Den/Study		UP1 Wickham 3 1/4" Oak-Graphite		
Powder Room	Natura Carrara 12 x 24(See PES) ✓	N/A	Wood	Kitchen *(Waiver)		Tile		
Laundry	Greco Grey 13 x 13	N/A	Wood	Main Foyer *(Waiver)		Tile		
Mstr Ensuite Floor	Stone Rain White 12 x 24(See PES) ✓	N/A	Perlato	Main Hall		UP1 Wickham 3 1/4" Oak-Graphite		
Mstr Ensuite Shower	Stone Rain White 12 x 24(See PES) ✓	N/A	Perlato	Upper Hall		UP1 Wickham 3 1/4" Oak-Graphite		
Mstr Ensuite Tub Wall	Stone Rain White 12 x 24(See PES) ✓	N/A	Perlato	Master Bedroom		UP1 Wickham 3 1/4" Oak-Graphite ✓		
Mstr Ensuite Tub Deck	Stone Rain White 12 x 24(See PES) ✓	N/A	Perlato	Bedroom 2		Performa III 6590-Rustic Wool		
Master Shower Floor	Bone 2 x 2 ✓	N/A	Perlato	Bedroom 3		Performa III 6590-Rustic Wool		
Main Bath/Twin Floor	Greco Grey 13 x 13	N/A	Wood	Bedroom 4		Performa III 6590-Rustic Wool		
Main Bath/Twin Wall	Reflection White 8 x 10	N/A	Wood	Carpet Underpad		STD		
Main Bath/Twin Shower	Reflection White 8 x 10	N/A	Wood	Basement Foyer		N/A		
2nd Ensuite Floor	N/A	N/A	N/A	Other		N/A		
2nd Ensuite Wall	N/A	N/A	N/A	STAIRS, RAILING & PICKETS				
2nd Ensuite Shower	N/A	N/A	N/A	Main Flr. to 2nd Flr. Stair Finish/Stain:		Stain to match Graphite		
Basement Foyer	N/A	N/A	N/A	Main Flr. to 2nd Flr. Railing Details:		UP3		
Garage Landing	Natura Carrara 12 x 24(See PES) ✓		Wood	Alpha #12 Handrail; Wrought Iron, Posts; 1/2inch Square Single Collar and Plain Pickets, Alternating, Flat Black; 3 1/2inch Square Post with Chamfered Edges ✓				
FIREPLACE								
Location	Family Room	Mantle	NF 20 ✓					
Insert & 4 PC Surround	STD with Bianco Surround ✓	Hearth	NO	Main to Basement Railing Details: STD				
PAINT								
Kitchen/Breakfast	Warm Grey			White Paint Req'd		NO	Where to Paint	NO
Living Room	Warm Grey			NOTES				
Dining Room	Warm Grey							
Family/Great room	Warm Grey							
Den/Study	Warm Grey							
Main/Upper Hall	Warm Grey							
Master Bedroom	Warm Grey							
Bedroom 2	Warm Grey			DISCLAIMER		INITIALS		
Bedroom 3	Warm Grey			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 Vendors's selection must be accepted by the purchaser				GM
Bedroom 4	Warm Grey							
Ensuite	Camio			Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs				GM
Main/Twin	Warm Grey			Purchaser has checked and acknowledged accuracy of colour and selections before signing.				GM
2nd Ensuite	Warm Grey							
3rd Ensuite	Warm Grey							
Laundry	Warm Grey							
Powder Room	Warm Grey							
Other	N/A							
SITE: Annex LOT: 31A								
PURCHASER(S): Guy MARTIAL KOVAMEGNE								
HOME #: 416 836 7051								
CELL #: 416 836 7051								
EMAIL: MARSIALOS@GMAIL.COM								
MODEL: 40-7 ELEV: A								
WOB/LOB:								
<div></div> <p>* ITS THE RESPONSIBILITY OF ALL TRADES TO INFORM THE BUILDER OF ANY DESCREPA NCIES ON SKETCHES, PES AND/OR COLOUR CHART</p>								

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****

- | | |
|--|---|
| <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Built-In Wall Oven 30" <input type="checkbox"/> Built-In Microwave with Trim Kit <input type="checkbox"/> Built-In Microwave Drawer with Trim Kit <input type="checkbox"/> Warming Drawer <input type="checkbox"/> Slide-In Stove <input checked="" type="checkbox"/> Cooktop 36" *(Gas/Electric – Cut-out Charge & Plug Required) <input type="checkbox"/> OTR – Over The Range Microwave *Plug required <input checked="" type="checkbox"/> Hood Fan (may require larger vent, charges will apply – 6" is standard) <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) | <ul style="list-style-type: none"> <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" *Applicable charges may apply if required to due to space accommodations *Note: Refrigerator Door Swing <input type="checkbox"/> Wine / Bar Fridge (electrical required) <input type="checkbox"/> Steam Oven / Built-In Coffee makers <input checked="" type="checkbox"/> Chimney hoods (clearance space will be left with this appliance will not butt up against cabinetry) <input type="checkbox"/> Cargo Waste Bin systems <input type="checkbox"/> Font Load Washer & Dryer *(Specs required if installing counter above) <input type="checkbox"/> 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.

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

June 15/13

Purchaser Signature _____

[Signature]

Date _____

June 7/13

Purchaser Signature _____

Date _____

PROJECT

Annex

LOT

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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.



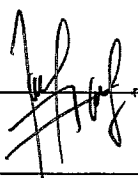
WAIVER FOR STAINING OF STAIRS

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: _____

 06/04/13

Purchaser Signature: _____

Date: _____

Site: _____

Annex

Lot Number: _____

31A



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: _____

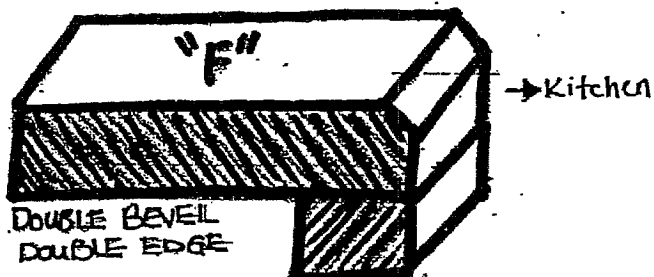
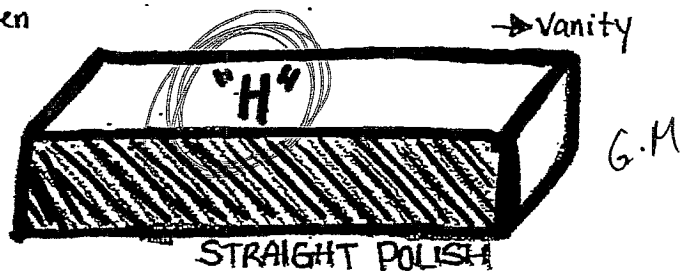
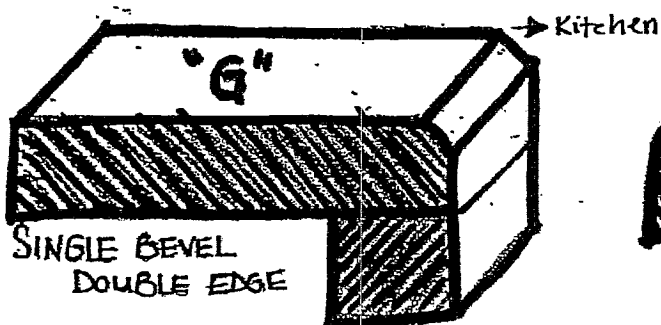
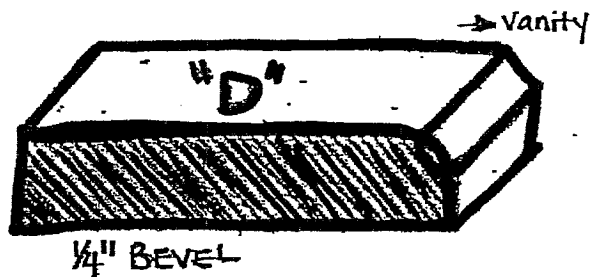
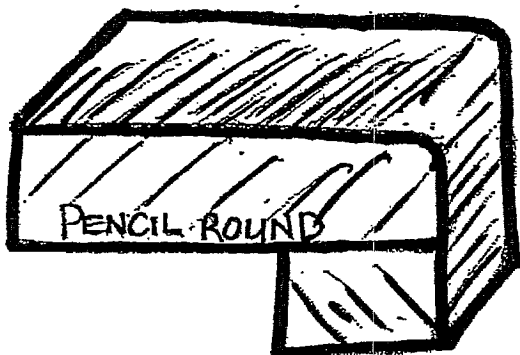
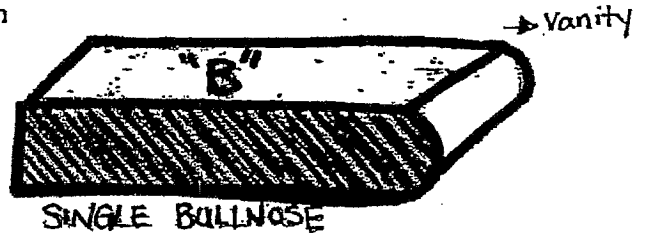
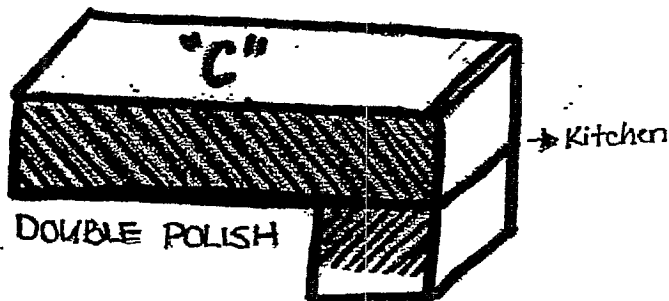
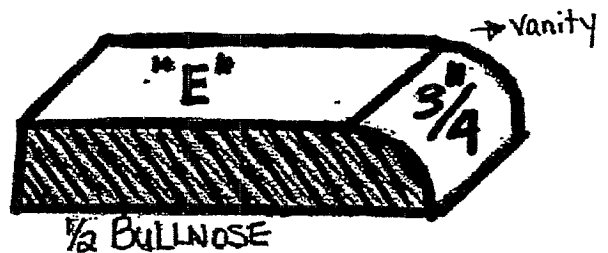
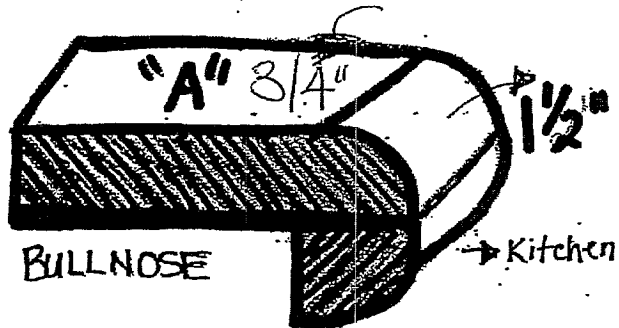
Purchaser Signature: _____

Date: _____

Site: _____

Lot Number: _____

STANDARD MOULDING



Lot 31A
June 4/13

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