


WASAGA - PHASE 2

Lot 98 - WASAGA PHASE 2 ✓ Model & Elevation: 50-01 ANGELICA ELEV. "A" - OPT FINISHED BASEMENT ✓ Purchasers Names : CHIEH TSUNG WANG AND FENGYING LIU			
Item #		DATE	NOTE
	3 STAINLESS STEEL APPLIANCES WITH WHITE WASHER AND DRYER ✓		INCL. IN OFFER
1/	PLUMBING - ADD WATER LINE TO FRIDGE	23-Jan-17	STRUCTURALS&COLOURS
2/	HVAC - LINE SET ROUGH IN ONLY FOR FUTURE AIR CONDITIONER	23-Jan-17	STRUCTURALS&COLOURS
3/	ELECTRICAL - ADD (1) CAPPED LIGHT ABOVE KITCHEN ISLAND ON SEP SWITCH	23-Jan-17	STRUCTURALS&COLOURS
4/	ELECTRICAL - KEEP STD LIGHT IN KITCHEN COOKING AREA	23-Jan-17	STRUCTURALS&COLOURS
5/	ELECTRICAL - ADD PLUG ON KITCHEN ISLAND	23-Jan-17	STRUCTURALS&COLOURS
6/	TILES - UPGRADE #6 FLOOR TILES IN MASTER ENSUITE INCLUDES TUB BACKSPLASH	23-Jan-17	STRUCTURALS&COLOURS
7/	TILES - UPGRADE #2 KITCHEN BACKSPLASH TILES - INSTALL 1/4 BRICK	23-Jan-17	STRUCTURALS&COLOURS
8/	HARDWOOD - UPGRADE #1 HARDWOOD IN FAMILY ROOM AND MAIN HALLWAY IN LIEU OF STD CARPET	23-Jan-17	STRUCTURALS&COLOURS
9/	HARDWOOD - UPGRADE #1 HARDWOOD IN MASTER BEDROOM AND BEDROOM #2 IN LIEU OF STD CARPET	23-Jan-17	STRUCTURALS&COLOURS
10/	STAIN INTERIOR OAK STAIRS	23-Jan-17	STRUCTURALS&COLOURS
11/	CABINETS - EXTENDED UPPERS IN KITCHEN 39-1/2"	23-Jan-17	STRUCTURALS&COLOURS
12/	CABINETS - ADD OPT BREAKFAST BAR IN KITCHEN ISLAND	23-Jan-17	STRUCTURALS&COLOURS

Handwritten signature and initials

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	CONT SLAB PVC CHOCOLATE BROWN	✓ H 800 BC	BORDEAUX JUPARNA 4929K-52	✓		
Island	CONT SLAB PVC CHOCOLATE BROWN	✓ H 800 BC	BORDEAUX JUPARNA 4929K-52	-		
Servery	NA					
Master Ensuite	CONT SLAB OAK MAYFLOWER BROWN STAIN	✓ H 500 BC	MESA SAND 4579K-07			
Main	CONT SLAB PVC CHOCOLATE BROWN	✓ H 700 BC	BORDEAUX JUPARNA 4929K-52	✓		
Twin	NA					
Basement Bath	CONT SLAB PVC CHOCOLATE BROWN	✓ H 700 BC	BORDEAUX JUPARNA 4929K-52	✓		
Powder Room	NA					
Laundry	NA					
TILES				INSERTS	THRESHOLDS	
Main Foyer	NEW ALBION BEIGE 13 X 13	✓				
Basement Foyer	NEW ALBION BEIGE 13 X 13	✓				
Powder Room	NA					
Mud Room	NA					
Main Hall	NA					
Kitchen Floor	NEW ALBION BEIGE 13 X 13	✓				
Breakfast Floor	NEW ALBION BEIGE 13 X 13	✓				
Kitchen Bk.Splash	C& D TENDER GREY BRIGHT 4" X 16" INSTALL 1/4 BRICK UP # 2		✓			
Laundry	NA					
Mstr Ensuite Floor	SUPERNATURAL CREMA 12" X 24" INSTALL STAKCED UP # 6		✓	SEE TILE DIRECTION		
Mstr Ensuite Shower	NEW ALBION BEIGE 8 X 10 STANDARD		✓	NA		
Mstr Ens Tub SPLASH	SUPERNATURAL CREMA 12" X 24" INSTALL STAKCED UP # 6		✓	SEE TILE DIRECTION		
Master Shower Floor	2 X 2 BONE	✓				
Master Shower Jamb	PERLATO ROYALE	✓				
Main Bath Floor	NEW ALBION BEIGE 13 X 13	✓				
Main Bath Tub Wall	NEW ALBION BEIGE 8 X 10	✓		YES		
Twin Bath Floor	NA					
Twin Ensuite Tub Wall	NA					
Ensuite ### Bath Floor	NA					
Ensuite ### Bath Wall	NA					
Basement Ensuite Floor	NEW ALBION BEIGE 13 X 13	✓			BIAN CARR	
Basement Ensuite Wall	NEW ALBION BEIGE 8 X 10	✓	YES			
HARDWOOD / CARPET						
Living Room		NA				
Dining Room		NA				
Family/Great Room	VINTAGE U-LOC COLLECTION SELECT V PEARL HARD MAPLE 4 1/4" REMBRANDT UP # 1					
Basement Family Room		NA				
Kitchen *(Waiver)		NA				
Main Foyer *(Waiver)		NA				
Main Hall	VINTAGE U-LOC COLLECTION SELECT V PEARL HARD MAPLE 4 1/4" REMBRANDT UP # 1					
Upper Hall		NA				
Master Bedroom	VINTAGE U-LOC COLLECTION SELECT V PEARL HARD MAPLE 4 1/4" REMBRANDT UP # 1					
Bedroom 2	VINTAGE U-LOC COLLECTION SELECT V PEARL HARD MAPLE 4 1/4" REMBRANDT UP # 1					
Bedroom 3 BASEMENT	OPENING NIGHT T-20	✓				
Bedroom 4 BASEMENT	OPENING NIGHT T-20	✓				
Carpet Underpad	STANDARD					
Basement FAMILY ROOM	OPENING NIGHT T-20	✓				
FIREPLACES						
LOCATION	FAMILY ROOM	Opt. Surround	NA	MANTLE	NF 8	✓
MIRRORS & ACCESSORIES						
Mirrors	STANDARD	Opt. Crown Moulding		PLASTER MOULDING	NA	
Bathroom Accessories	STANDARD	Location			NA	
Purchaser has reviewed the colour chart				SITE & LOT		
FOR TRADE USE				WASAGA 88		
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.						
** PAGE 1 OF 2 **				Purchaser Initial	Vendor	

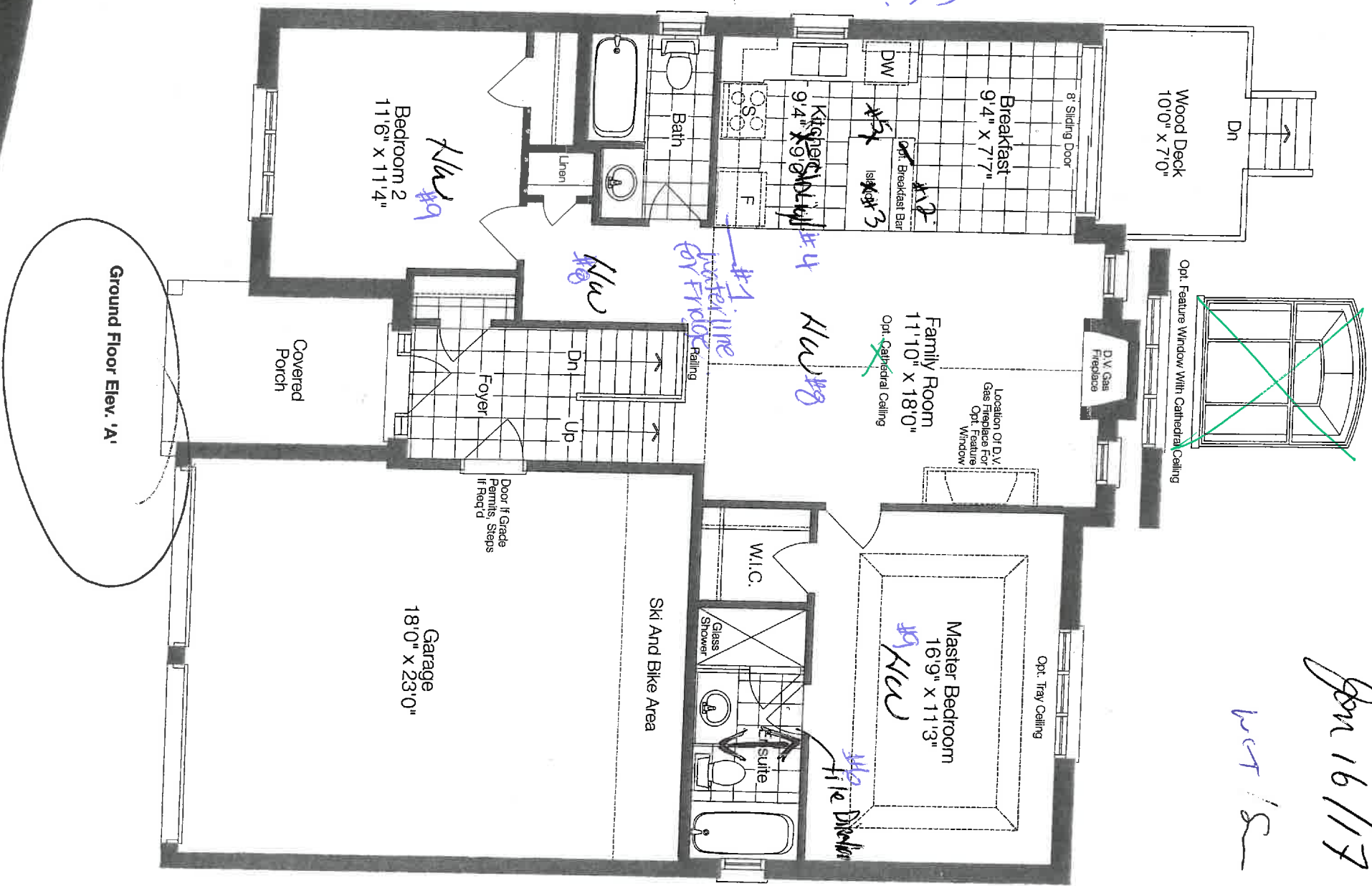
ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	STAIN TO MATCH REMBRANDT ✓		
White Paint Req'd	NA		
Main to FOYER Railing Details:	STANDARD		
Main to Basement Railing Details:	STANDARD		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
Kitchen/Breakfast	BIRCH WHITE	Master Beds	BIRCH WHITE
Living Room	NA	Bedroom 2	BIRCH WHITE
Dining Room	NA	Bedroom 3	BIRCH WHITE
Family/Great room	BIRCH WHITE	Bedroom 4	BIRCH WHITE
Main/Hall	BIRCH WHITE	Master Ens.	BIRCH WHITE
Laundry	NA	basement bath	BIRCH WHITE
Powder Room	NA	Basement	BIRCH WHITE
PLUMBING- UPGRADES TO BE DETAILED ON PES			
	FIXTURES	FAUCETS	NOTES
Kitchen	STANDARD	STANDARD	
Powder Room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Main	STANDARD	STANDARD	
2nd Ensuite	NA		
BASEMENT BATH	STANDARD	STANDARD	
Other	NA		
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
	UPG (SEE PES)	DECLINED	NOTES
GAS LINE BBQ	STANDARD		
WATERLINE to Fridge	UPGRADE		
Hood Fan Venting SIZE	6" STANDARD		
ELECTRICAL for Built-in Oven	NA		
ELECTRICAL for Built-in Micro / OTR	NA		
ELECTRICAL for Gas Stove / Cooktop	NA		
ELECTRICAL for Bar Fridge	NA		
DISCLAIMER		INITIALS	
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.			
SITE: WASAGA	50-1-A ANGELICA ✓	LOT: ✓ 98	
PURCHASER(S):	OPTIONAL FINISHED BASEMENT		
	Chieh Tsung Wang		
	Fengying Liu		
HOME #/CELL #	647-632-6886'		
DÉCOR NOTES			
FOR TRADE USE			
Any upgrades in the colour chart must be accompanied with a PES.			
It is the responsibility of all Trades, to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.			
ZANCOR HOMES		Décor Consultant Signature	Date
		Vendor Signature	Date

Lot 98

Jan 16/17

WCT/Sc

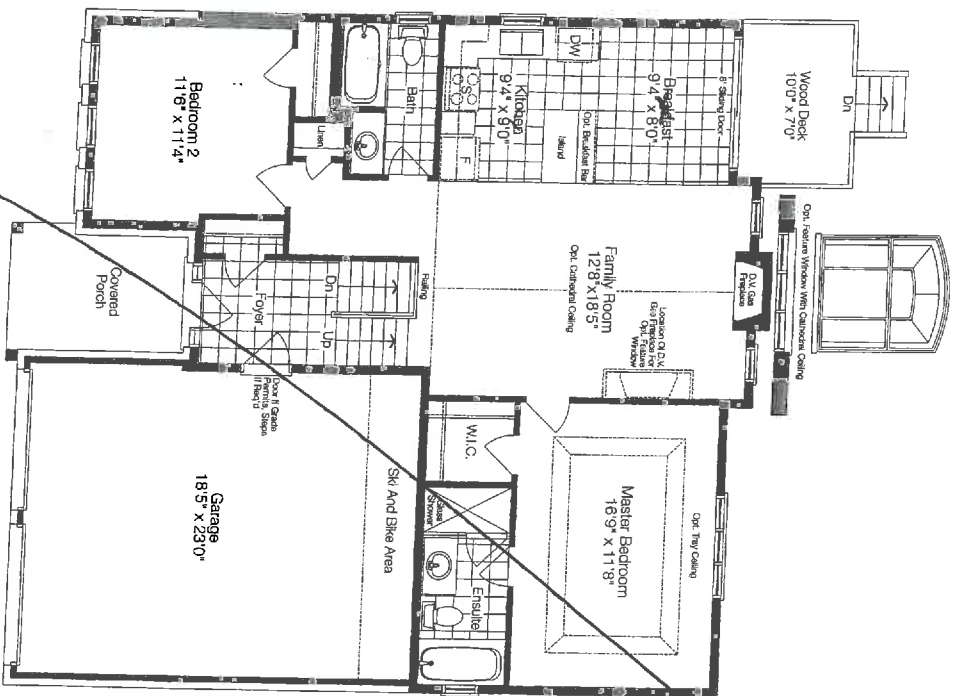


The Angelica

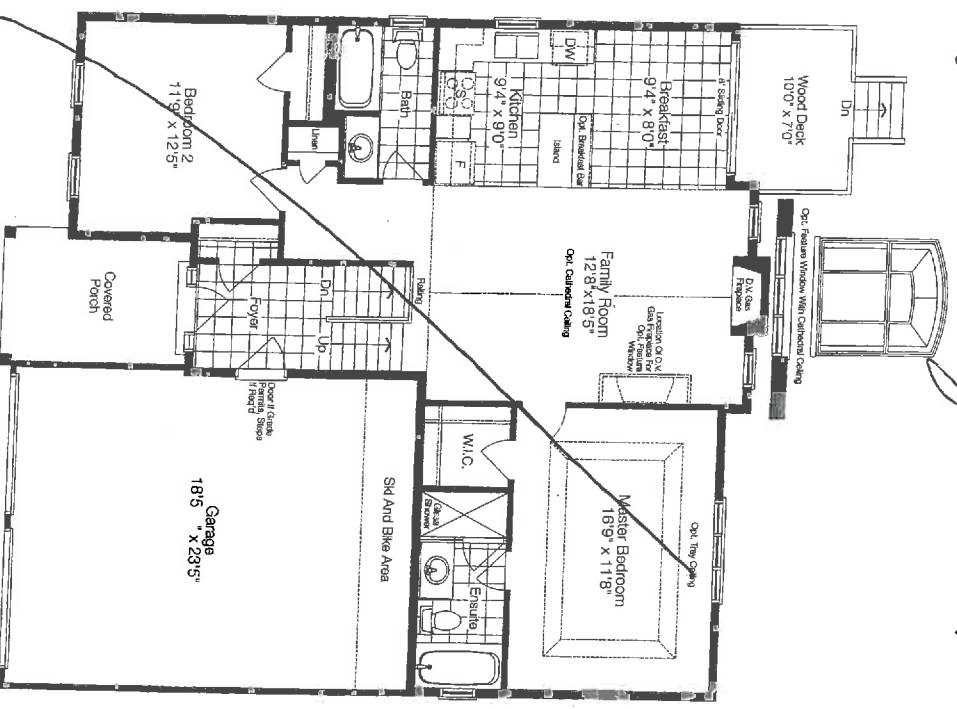
1175 sq. ft.

Including 37 sq. ft. fin. lower level

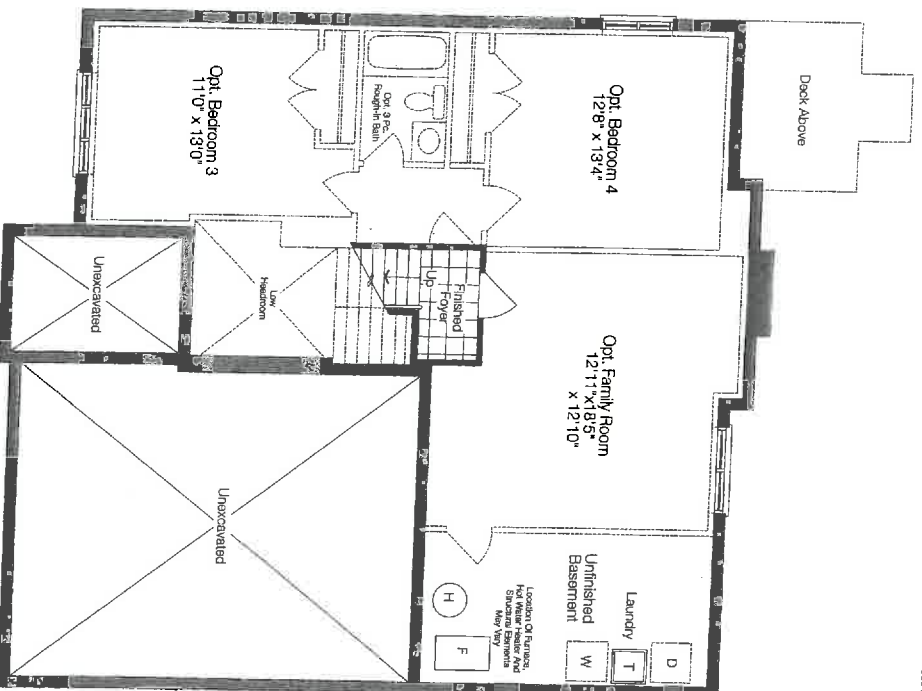
50-01



Ground Floor Elev. 'B'



Ground Floor Elev. 'C'



Basement Elev. 'A'

~~Basement Elev. 'B'~~
~~Basement Elev. 'C'~~

LC1

Lot 98

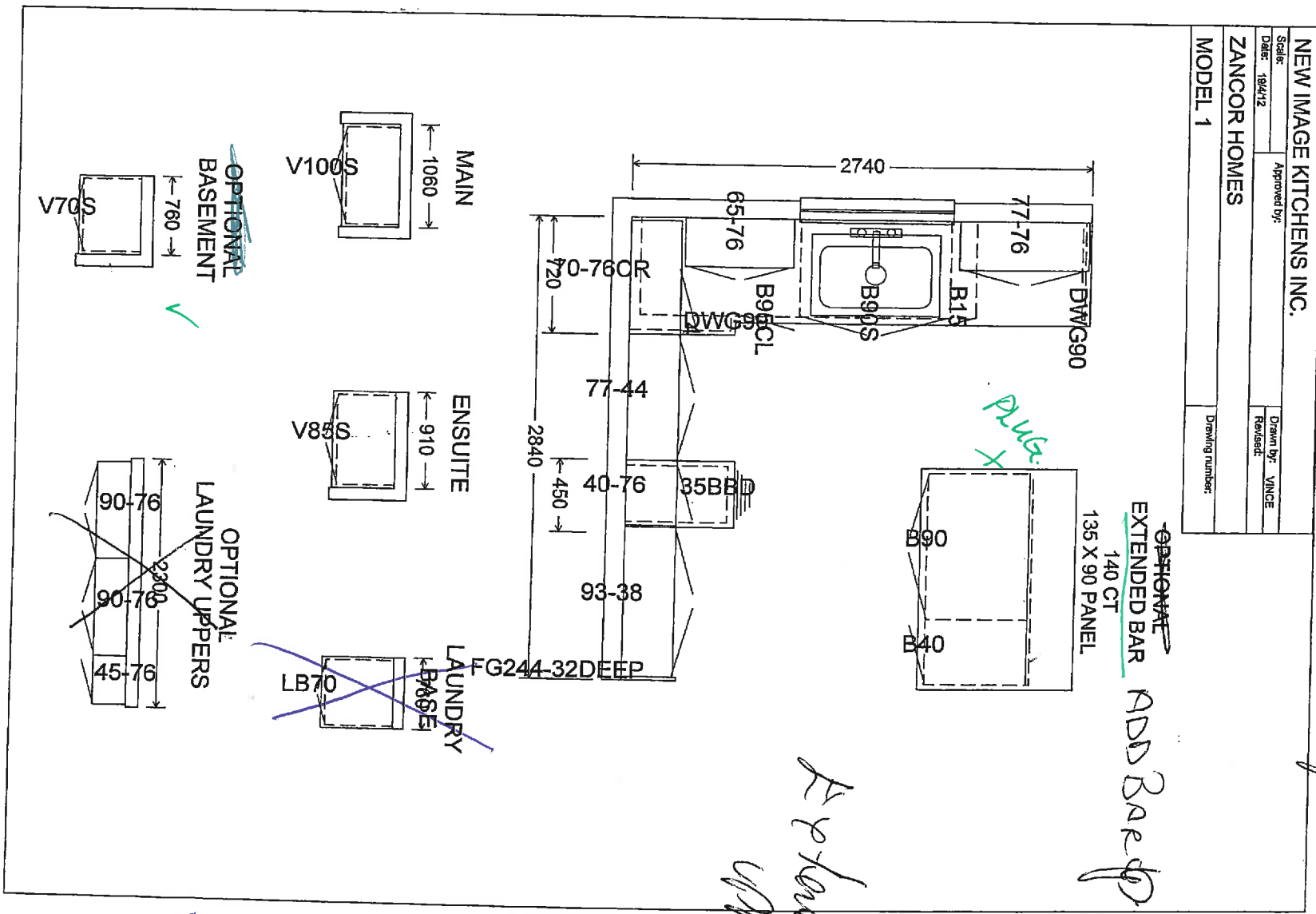
Jan 16/17

*FINISHED
Basement.*

50-01

Prices and specifications are subject to change without notice. E.&O.E. The patterns 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. 'A' Elevation may include portions of the house constructed in vinyl siding or other materials. All renderings are artist's concept.

NEW IMAGE KITCHENS INC.	
Scale:	Approved by:
Date: 10/4/12	Drawn by: VINCE
ZANCOR HOMES	
MODEL 1	Drawing number:



L0698.

for 16/17

Handwritten signature/initials

39' 1/2"

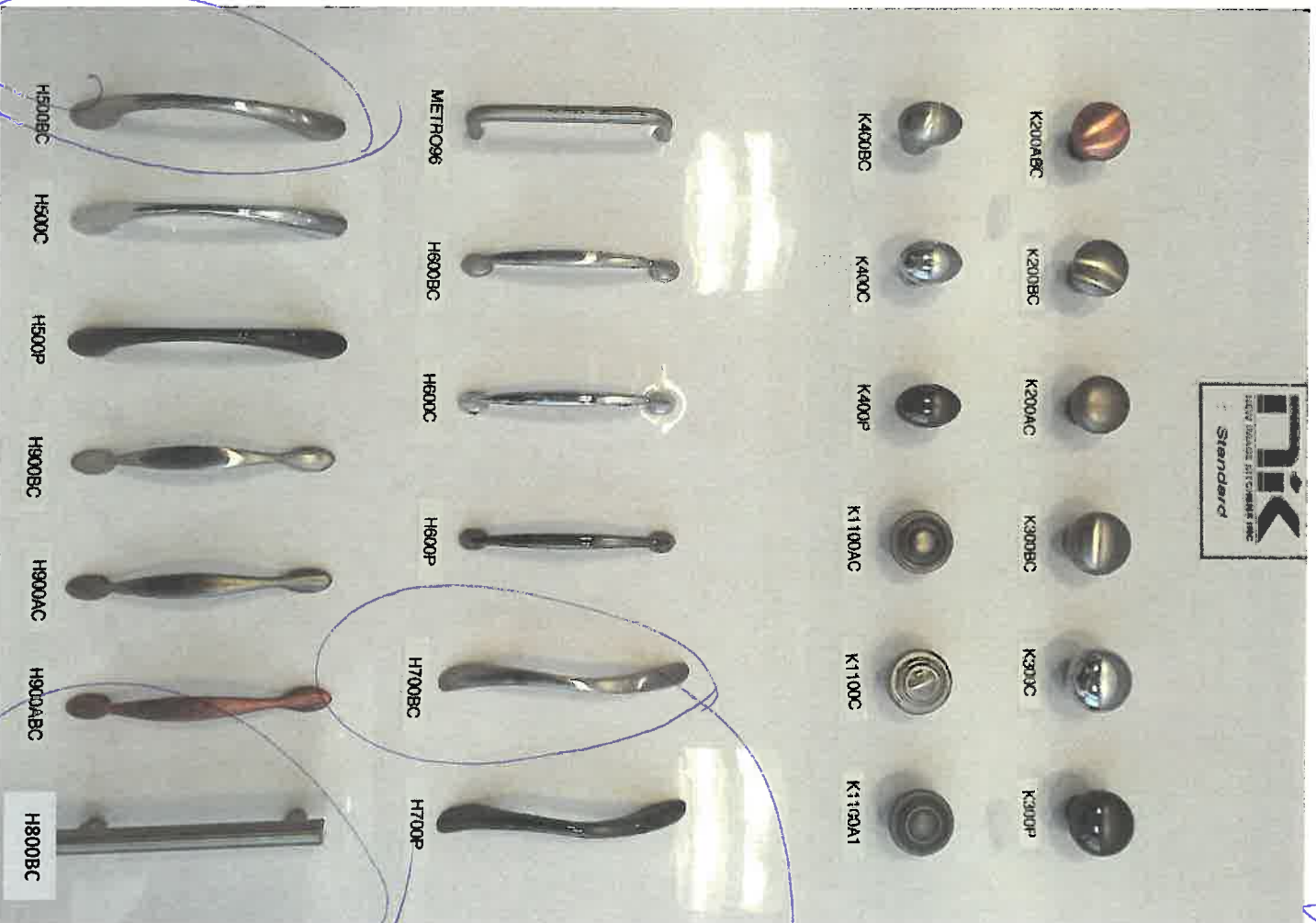
W.C.

Lot 98.

Jan 16/17

STANDARD CABINET HARDWARE

(New Image Kitchens)



main
Barnet

Kitchen

main

WCI/8

APPLIANCE SPEC INFORMATION SHEET

STE & LOT: Musaga A

DATE: Jan 16/17

SITING: ☐ Standard ☐ Reverse

RANGE

- ☒ 30" (STD)
☐ 36"
☐ 48"
☐ GAS ☐ AMPS _____
☐ COOKTOP (APRON) ☐ AMPS _____
☐ COOKTOP (DROPIN) ☐ AMPS _____

REFRIGERATOR

- ☒ STANDARD OPENING 36" X 72"
☐ BUILT IN FRIDGE
☐ WATERLINE REQUIRED
☐ PANELLED/INTEGRATED
☐ FLUSH INSET

WALL OVENS

- ☐ 30" ☐ AMPS _____
☐ SINGLE ☐ AMPS _____
☐ DOUBLE ☐ AMPS _____
☐ STEAM OVEN ☐ AMPS _____
☐ WARMING DRAWER ☐ AMPS _____

MICROWAVES

- ☐ BUILT IN MICRO ☐ AMPS _____
☐ MICRO TRIM KIT ☐ MODEL _____
☐ OVER THE RANGE ☐ AMPS _____

HOOD FANS

- ☐ CHIMNEY (CENTRE VENT)
☐ UNDER CABINET
☐ FLUSH INSET
☒ 6 INCH (STD)
☐ 8 INCH
☐ 10 INCH

DISHWASHER

- ☒ 24" (STD SIZE)

LAUNDRY

- ☐ FRONT LOADING SIDE BY SIDE
☐ STACKABLE

WCT Additional charges may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.

WCT **NOTE:** It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturer's specifications after closing.

WCT Purchaser acknowledges responsibility for providing correct specification for such appliances. The purchaser agrees to deliver forthwith to the Builder the manufacturer's appliance specifications where the size exceeds the standard openings.

WCT If specs not received, the standard openings as determined by Zancor Homes will be provided. If rework/repair is required due to late specs received, additional costs will be applied.

**Appliance Specs are DUE:
2 WEEKS FROM SIGNED DATE BELOW – Specs received after this
date, if accepted, an administration fee of minimum \$250 will apply**

**Appliance Specs
RECEIVED**

Purchaser Signature [Signature]

Date Jan 16/17

Purchaser Signature [Signature]

Date Jan 16/17

INTERIOR FINISHES ACKNOWLEDGEMENT / WAIVER

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its' contractual obligations under the Agreement of Purchase and Sale.

UPGRADES/EXTRAS: All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

PORCELAIN & NATURAL STONES: Due to the properties of natural stones including but not limited to **marble, granite, quartz**, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

STONE COUNTERTOP JOINTS: Purchaser is aware that 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'x 8'.

CERAMIC TILES: Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

STAIR STAINS: Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there MAY be shade differences between the two products.

CABINETRY: Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

UPGRADES/EXTRAS: All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

HARDWOOD / LAMINATE FLOORING: Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

HARDWOOD / LAMINATE WAIVER:

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance."

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARIION and/or the Builder in relation to the matter. ****SEE COLOUR CHART FOR LOCATIONS****

SITE

LOT

DATE