


ANGUS SOUTH

Item #	Construction Details ANGUS SOUTH: LOT 129R ✓  Model Type & Elevation : 30-05 DAFFODIL ELEVATION A ✓ Purchasers Names : MICHAL BARHAN		
		Date	Note
Included	<i>Rough-in for 3 Piece in basement</i>		Bonus Package
Included	<i>3 piece stainless steel kitchen appliances with white top loading washer and dryer</i>	-	Bonus Package
Included	<i>Chimney Hood Fan</i>		Bonus Package
Included	<i>Natural finish laminate flooring on main floor in non tiled areas as per plan</i>		Bonus Package
Included	<i>9' main floor ceilings, 8 ft ceilings on second and basement</i>		Bonus Package
Included	<i>Carpet Grade Stairs with Oak pickets</i>		Bonus Package
Included	<i>Glass shower in Master Ensuite as per plan — SEE ITEM #2</i>	-	Bonus Package
1/	SMOOTH CEILINGS MAIN FLOOR ONLY ✓	26-Jan-17	COLOURS
2/	FRAMELESS GLASS SHOWER IN LIEU OF STD FRAMED IN MASTER ENSUITE	26-Jan-17	COLOURS
3/	CABINETS - ADD LIGHT VALANCE UNDER CABINETS (NO ELECTRICAL) KITCHEN	26-Jan-17	COLOURS
4/	CABINETS - ANGLE UPPER CABINET KITCHEN	26-Jan-17	COLOURS
5/	TILES - ADD STD WALL TILE ON THE CEILING OF THE MAIN BATH TUB ENCLOSURE	26-Jan-17	COLOURS
6/	DELETE ALL BATHROOM ACCESSORIES	26-Jan-17	COLOURS


## ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	CONT SLAB PVC TUXEDO ✓	H 800 BC	CALCATTÀ 4925K-07			
Island	CONT SLAB PVC TUXEDO ✓	H 800 BC	CALCATTÀ 4925K-07			
Servery	NA					
Master Ensuite	CONT SLAB MDF ESPRESSO ✓	H800 BC	CALCATTÀ 4925K-07			
Main	CONT SLAB MDF STONE GREY ✓	H 800 BC	CALCATTÀ 4925K-07			
Twin	NA					
Ensuite ###	NA					
Powder Room	NA					
Laundry	NA					
Basement Bath	NA					
TILES			INSERTS	THRESHOLDS		
Main Foyer	MALINA ICE 13 X 13 ✓					
Basement Foyer	NA					
Powder Room	MALINA ICE 13 X 13 ✓					
Mud Room	NA					
Main Hall	NA					
Kitchen Floor	MALINA ICE 13 X 13 ✓					
Breakfast Floor	MALINA ICE 13 X13 ✓					
Kitchen Bk.Splash	NA					
Laundry	NEW ALBION GREY 13 X 13 ✓					
Mstr Ensuite Floor	MALINA ICE 13 X 13 ✓					BIANC CARR
Mstr Ensuite Shower	MALINA ICE 8 X 10 ✓					
Mstr Ens Tub Wall/Deck	NA					
Master Shower Floor	2 X 2 WHITE ✓					
Master Shower Jamb	BIANCA CARRERA ✓					
Main Bath Floor	NEW ALBION GREY 13 X 13 ✓					BIANC CARR
Main Bath Tub Wall	NEW ALBION GREY 8 X 10 ✓			NA		
Twin Bath Floor	NA					
Twin Ensuite Tub Wall	NA					
Ensuite ### Bath Floor	NA					
Ensuite ### Bath Wall	NA					
Basement Ensuite Floor	NA					
Basement Ensuite Wall	NA					
HARDWOOD / CARPET						
Living Room		NA				
Dining Room		LEXINGTON BUTTERRUM OAK TL 21007 ✓				
Family/Great Room		LEXINGTON BUTTERRUM OAK TL 21007 ✓				
Den/Study/parlour/Library		NA				
Kitchen * (Waiver)		NA				
Main Foyer * (Waiver)		NA				
Main Hall		LEXINGTON BUTTERRUM OAK TL 21007 ✓				
Upper Hall		OPENING NIGHT T 15				
Master Bedroom		OPENING NIGHT T 15				
Bedroom 2		OPENING NIGHT T 15				
Bedroom 3		OPENING NIGHT T 15				
TREADS & RISERS STAIRS		OPENING NIGHT T 15				
Carpet Underpad		STANDARD				
Basement Foyer		NA				
FIREPLACES						
LOCATION	NA	Opt. Surround	NA	MANTLE		NA
LOCATION	NA	Opt. Surround	NA	MANTLE		NA
MIRRORS & ACCESSORIES				PLASTER MOULDING		
Mirrors	STANDARD	Opt. Crown Moulding			NA	
Bathroom Accessories	DELLETE ALL	Location			NA	
Purchaser has reviewed the colour chart						SITE & LOT
***FOR TRADE USE***						ANGUS SOUTH
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.						129R ✓
** PAGE 1 OF 2 **						Purchaser Initial Vendor

## ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN	
Stair Stain / Species:	NATURAL OAK CLEAR VARNISH ( TREADS & RISERS CARPET)
White Paint Req'd	NA
Main to 2nd Railing Details:	STANDARD
Main to top of Basement door Railing	STANDARD
TRIM	
Casing/Baseboards	STANDARD
Interior Doors	STANDARD
Interior Door Hardware	STANDARD
Exterior Door Hardware	STANDARD

PAINT				
Kitchen/Breakfast	WARM GREY	Master Beds	WARM GREY	
Living Room	NA	Bedroom 2	WARM GREY	
Dining Room	WARM GREY	Bedroom 3	WARM GREY	
Family/Great room	WARM GREY	Bedroom 4	NA	
Den/Study	NA	Master Ens.	WARM GREY	
Main/Upper Hall	WARM GREY	Main	WARM GREY	
Laundry	WARM GREY	Twin	NA	
Powder Room	WARM GREY	Basement	NA	
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	NA			
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	NA		
Hood Fan Venting <b>SIZE</b>	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		

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

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.

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		H-B	
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs		H-B	
Purchaser has checked and acknowledged accuracy of colour and selections before signing.		H-B	

SITE: ANGUS SOUTH	30-5-A DAFFODIL	LOT: 129R	<div>Michael Barker Purchaser Signature</div> <div>Michael Barker Date</div>
PURCHASER(S):	Michael Barhan		
HOME #/CELL #	647-338-6991 RENATA		
EMAIL:			
DÉCOR NOTES			

FOR TRADE USE

**Any upgrades in the colour chart must be accompanied with a PES.**

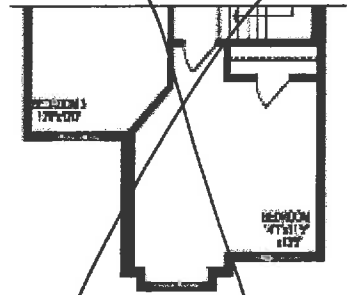
**It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.**



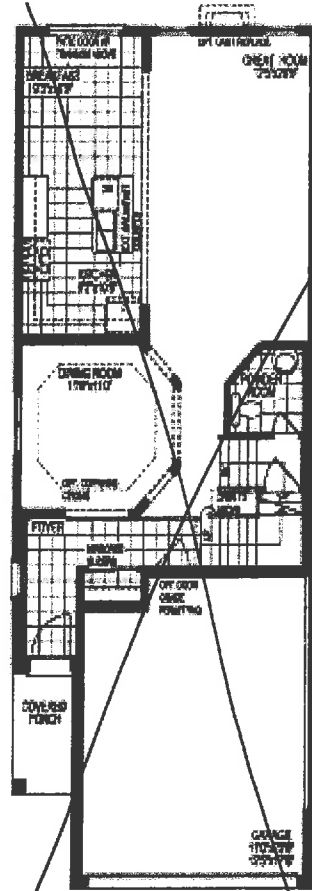
<p><i>with a PES.</i></p>		<p><i>✓</i></p>	<p><i>✓</i></p>
<p><i>It is the responsibility of <u>all Trades</u> to inform the builder of any discrepancies on sketches, PES and/or colour charts <u>PRIOR</u> to installation.</i></p>		<p><i>✓</i></p> <p><i>Decor Consultant Signature</i></p> <p><i>[Signature]</i></p>	<p><i>Date</i></p> <p><i>Jan 26 / 17</i></p>
<p><b>*** PAGE 2 OF 2 ***</b></p>		<p><i>Vendor Signature</i></p>	<p><i>Date</i></p>

SCHEDULE "B"  
FLOOR PLAN

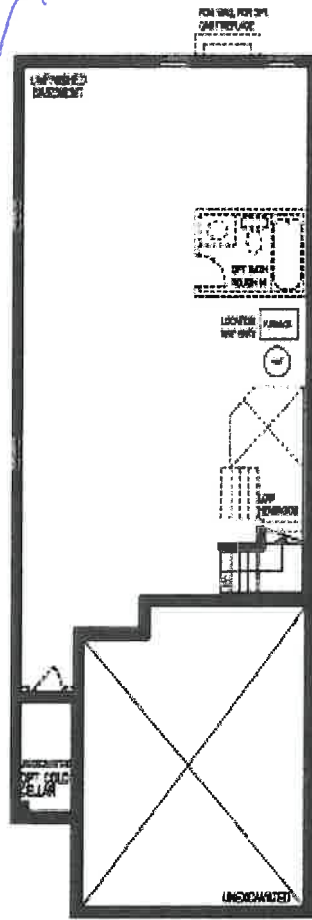
Lot 129R  
Jan 14/17



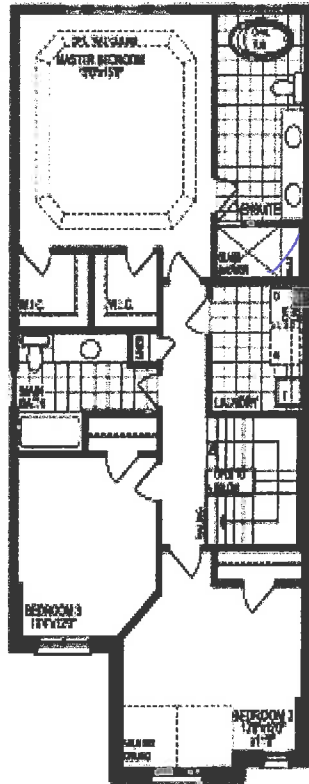
PARTIAL SECOND FLOOR PLAN, EL. "F"



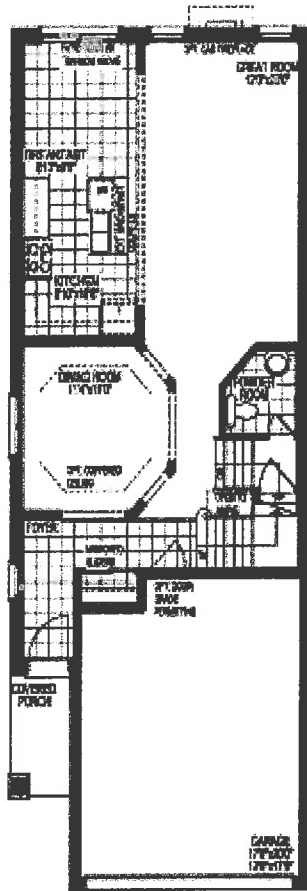
GROUND FLOOR PLAN, EL. "F"



BASMENT PLAN, EL. "A" & "F"



SECOND FLOOR PLAN, EL. "A"



GROUND FLOOR PLAN, EL. "A"

THE DAFFODIL

[Unit 3005]

2000 sq. ft. | 2005 sq. ft.  
Elev. A | Elev. B

Prices and specifications are subject to change without notice. The patterns may vary. Window sizes and location may vary. Location of furnace and water tank are approximate. Steps may be required at front entries, rear entries and garage main door entries due to grade. Actual usable floor space may vary from the stated floor area. All stated dimensions are approximate. Room dimensions may change with style choices. See Sales representative for Style B and/or C. All renderings are artist's concept. E & O.E. (2005)



M-B- #2  
Framed Glass

Vendor's Initials

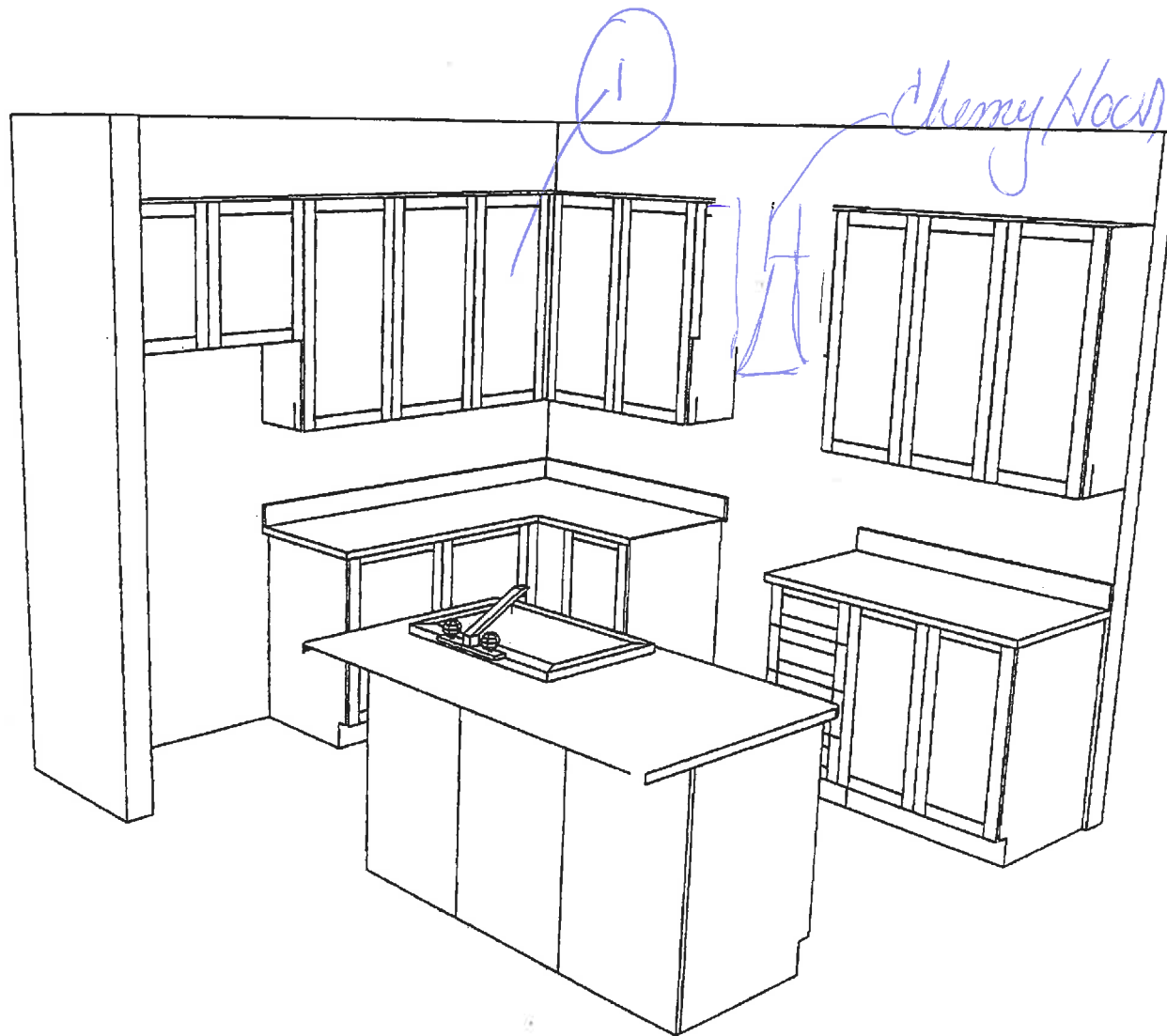
JC

Purchaser's Initials

MB

3005

Lot 129R  
Jan 14/17

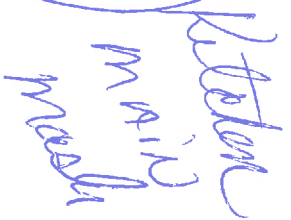


① Plum angle.  
Light Walnut  
(no leather)

M.B.



**(New Image Kitchens)**



206  
Bark  
Jan 14/17



## APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

Angus South

DATE:

Jan 14/17

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"

☐

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

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

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

H-B 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.

H-B 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

Michael Barker

Date

Jan 14/17

Purchaser Signature

Date

**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.

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**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 Angus Sault

LOT 1298

DATE Jan 14/17