



PURCHASER: Innem Kalnaman

CONSTRUCTION SUMMARY
Belle Aire Shores - Zancor Homes (Innisfil) Ltd.

TEL: RES.: 647-785-8484

LOT / PHASE	HOUSE TYPE	PRINT DATE
147N / 2	WAYPOINT (42-04) ELEV B	19-May-17

Ref#	Quantity - Description	Approved	Notes
2756	FIREPLACE BUILT INTO ROOM - MANTEL NF17	19May17 ✓	
2757	FRAMELESS GLASS SHOWER IN MASTER ENSUITE IN LIEU OF STANDARD	19May17 ✓	
2758	UPG (3) METAL BLACK PICKETS BIRDSNEST W/ALT. PLAIN	19May17 ✓	
2759	UPG (4) 5" OAK HARDWOOD - GOTHAM ON MAIN HALL, DEN, LIVING ROOM GREAT ROOM	19May17 ✓	
2760	2ND FLOOR - UPG (4) 5" OAK HARDWOOD- GOTHAM MASTER BEDRM, BED RM 2, BED RM 3, BED RM 4 AND UPPER HALL	19May17 ✓	
2761	STAINING OF THE STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE	19May17 ✓	
2763	NO STRUCTURAL CHANGES	19May17 ✓	
3119	TILES - DELETE ALL BATHROOM ACCESSORIES	19May17 ✓	
3321	BONUS: Granite kitchen countertops with undermount sink 3 Piece stainless steel appliances with white top loading washer and dryer Stainless steel under cabinet hood fan Extended uppers in kitchen (39-1/2") BBQ Gas line	19May17 ✓	
3322	BONUS: Air Conditioning (42ft and 50ft lots ONLY) 9ft main floor ceilings, 8ft ceilings on second floor 3-1/4 inch by 3/4 inch natural prefinished engineered hardwood on main floor in non-tiled areas, excludes bedrooms Natural finished oak stair	19May17 ✓	

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ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	STD 400 SERIES PVC WHITE	✓	H800BC	BIANCO SARDO GRANITE	C	✓
Island	STD 400 SERIES PVC WHITE	✓	H800BC	BIANCO SARDO GRANITE	C	✓
Master Ensuite	STD CONT. SLAB MDF-STONE GREY	✓	H500C	VENETIAN IVORY-4928-38	STD	✓
Twin Bath	STD 400 SERIES PVC WHITE	✓	H500C	CALCUTTA MARBLE-4925K-07	STD	✓
Ensuite	STD 400 SERIES PVC WHITE	✓	H500C	ELEMENTAL CONCRETE-8830-58	STD	✓
Laundry	N/A					
TILES						
Main Foyer	MALENA ICE 13 X 13	✓				
Powder Room	MALENA ICE 13 X 13	✓				
Mud Room	MALENA ICE 13 X 13	✓				
Kitchen Floor	MALENA ICE 13 X 13	✓				
Breakfast Floor	MALENA ICE 13 X 13	✓				
Laundry	GRECO CINZA 13 X 13	✓				
Mstr Ensuite Floor	GRECO CINZA 13 X 13	✓				
Mstr Ensuite Shower	GRECO CINZA 13 X 13	✓				
Mstr Shower Floor	WHITE 2 X 2	✓				
Master Shower Jamb	BIANCO CARRARA	✓		BIANCO CARRARA		
Twin Bath Floor	CINQ WHITE 13 X 13	✓				
Twin Bath Tub Wall	CINQ WHITE 8 X 10	✓		BIANCO CARRARA		
Ensuite Bath Floor	CINQ GREY 13 X 13	✓				
Ensuite Bath Wall	CINQ GREY 8 X 10	✓		BIANCO CARRARA		
HARDWOOD / CARPET						
Dining Room	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Great Room	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Den	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Kitchen * (Waiver)		N/A				
Main Foyer * (Waiver)		N/A				
Main Hall	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Upper Hall	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Master Bedroom	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Bedroom 2	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Bedroom 3	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Bedroom 4	UPG (4) 5" OAK HARDWOOD		GOTHAM			
Carpet Underpad		N/A				
FIREPLACES						
LOCATION	GREAT ROOM	Opt. Surround	N/A	MANTLE	NF17	
LOCATION		Opt. Surround		MANTLE		
MIRRORS & ACCESSORIES						
Mirrors	YES		Opt. Crown Moulding		N/A	
Bathroom Accessories	DELETE ALL ACCESSORES		Location		N/A	
Purchaser has reviewed the colour chart						
FOR TRADE USE				INNISFIL	147N	✓

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.

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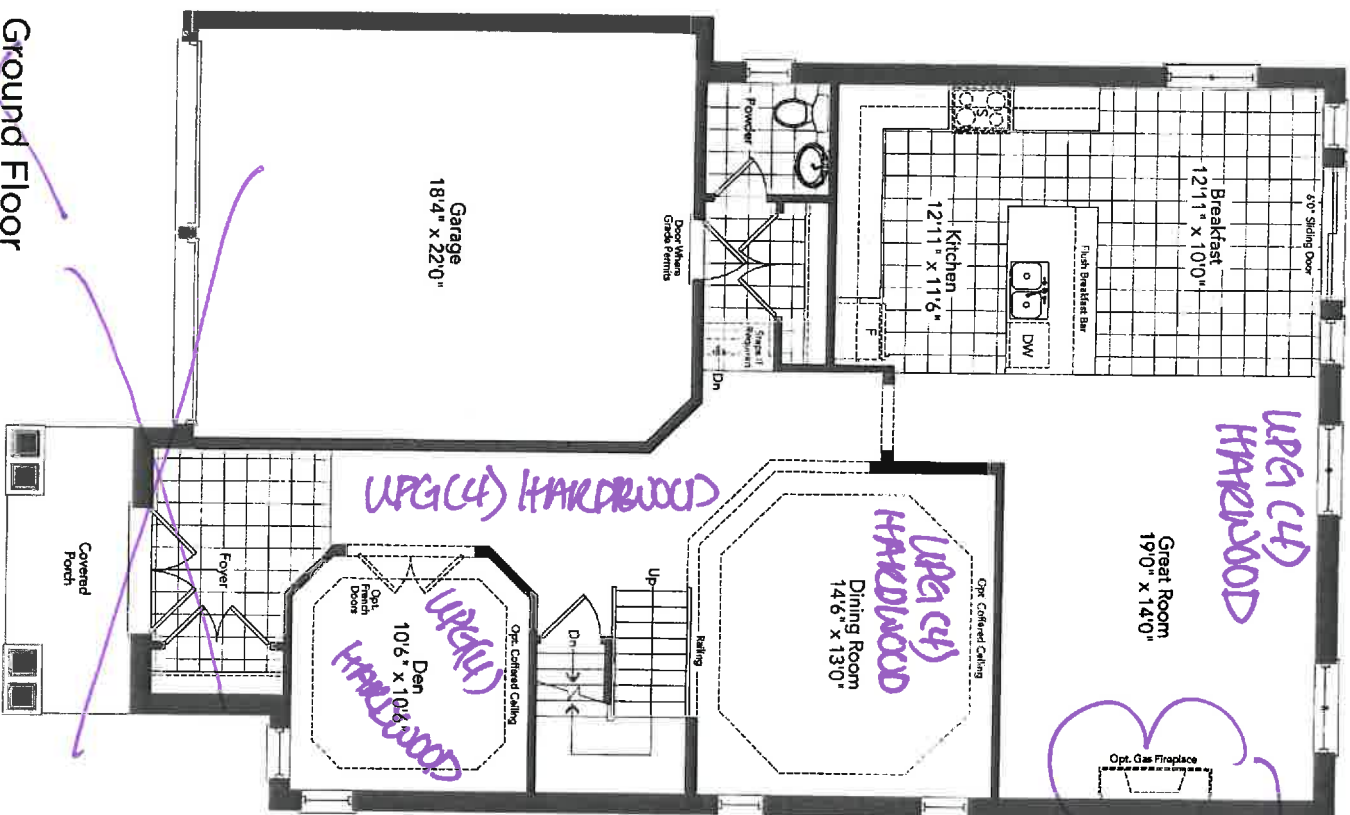
MAY 12 2017

ZANCOR HOMES COLOUR CHART

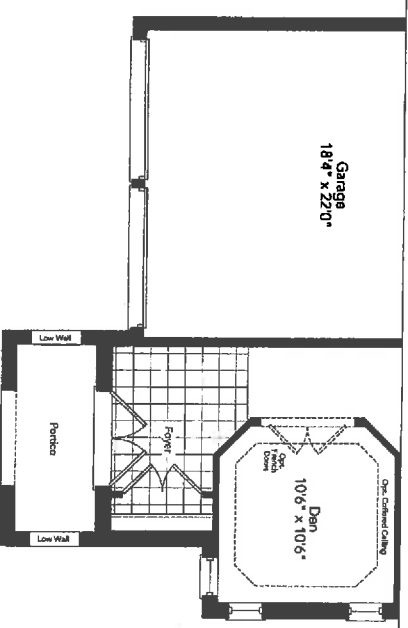
STAIRS, RAILING & PICKETS & STAIR STAIN				
Stair Stain / Species:	STAIN TO MATCH AS CLOSE AS POSSIBLE			
White Paint Req'd	N/A			
Main to 2nd Railing Details:	UPG (3) METAL BLACK BIRDSNEST W/ALT. PLAIN			
Main to Basement Railing Details:	N/A			
TRIM				
Casing/Baseboards	STANDARD			
Interior Doors	STANDARD			
Interior Door Hardware	STANDARD			
Exterior Door Hardware	STANDARD			
PAINT				
Kitchen/Breakfast	WARM GREY	Master Beds	WARM GREY	
		Bedroom 2	WARM GREY	
Dining Room	WARM GREY	Bedroom 3	WARM GREY	
Great room	WARM GREY	Bedroom 4	WARM GREY	
Den/Study	WARM GREY	Master Ens.	WARM GREY	
Main/Upper Hall	WARM GREY	Twin Bath	WARM GREY	
Laundry	WARM GREY	Ensuite Bath	WARM GREY	
Powder Room	WARM GREY			
PLUMBING- UPGRADES TO BE DETAILED ON PES				
Kitchen	FIXTURES	FAUCETS	NOTES	
Powder Room	STANDARD	STANDARD		
Master Ensuite	STANDARD	STANDARD		
Twin Bath	STANDARD	STANDARD		
Ensuite Bath	STANDARD	STANDARD		
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	NO	NO		
WATERLINE to Fridge	NO	NO		
Hood Fan Venting SIZE	YES 6"	NO	BUILDERS STD	
ELECTRICAL for Built-in Oven	NO	NO		
ELECTRICAL for Built-in Micro / OTR	NO	NO		
ELECTRICAL for Gas Stove / Cooktop	NO	NO		
ELECTRICAL for Bar Fridge	NO	NO		
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:	INNISFIL	LOT: ✓	147N	
PURCHASER(S):	IMREN KAHRAMAN			
HOME #/CELL #	647-785-8484			
EMAIL:	imrennnn@gmail.com			
DÉCOR NOTES		Purchaser Signature Date		
FOR TRADE USE		Purchaser Signature Date		
Any upgrades in the colour chart must be accompanied with a PES.		DÉcor Consultant Signature Date		
It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.		Vendor Signature Date		
*** PAGE 2 OF 2 ***				

Elevation A 2994 sq.ft.

Elevation B 2965 sq.ft.



Ground Floor
Elevation A

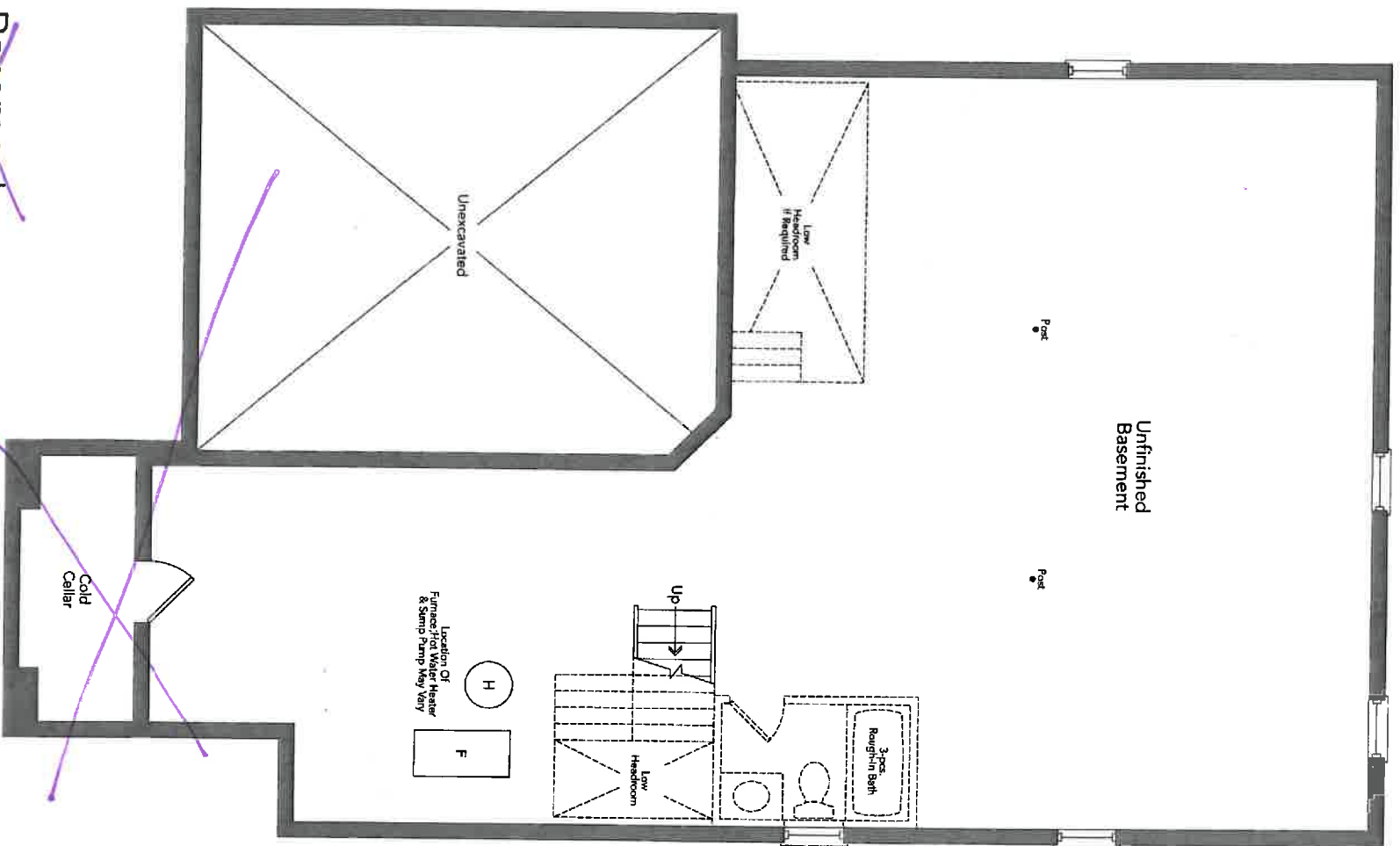


Partial Ground Floor
Elevation B

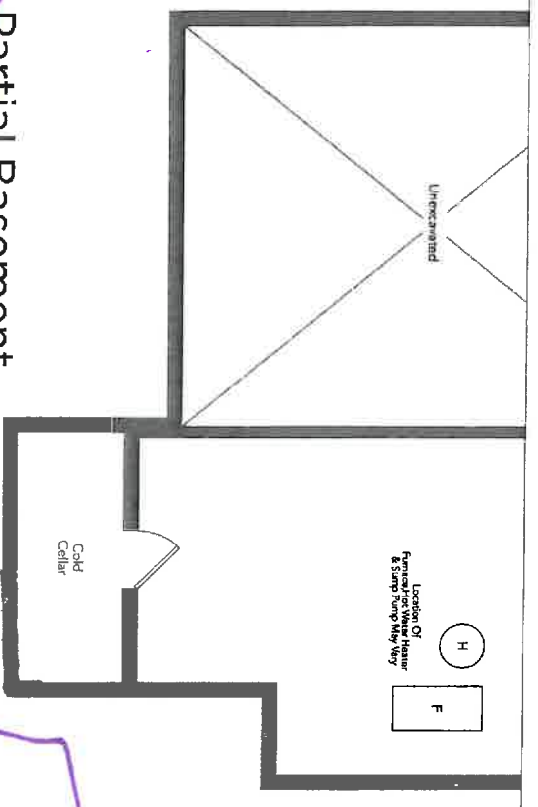
FIREPLACE
INTROCONA
MANTLE
NFTN

*UPG (3) METAL
BLACK PICKETS
BIRDSENEST
W/MT. PLAIN
*STAINING
OF STAIRS

HOT 147M
UNUSUAL



~~Basement~~
Elevation A



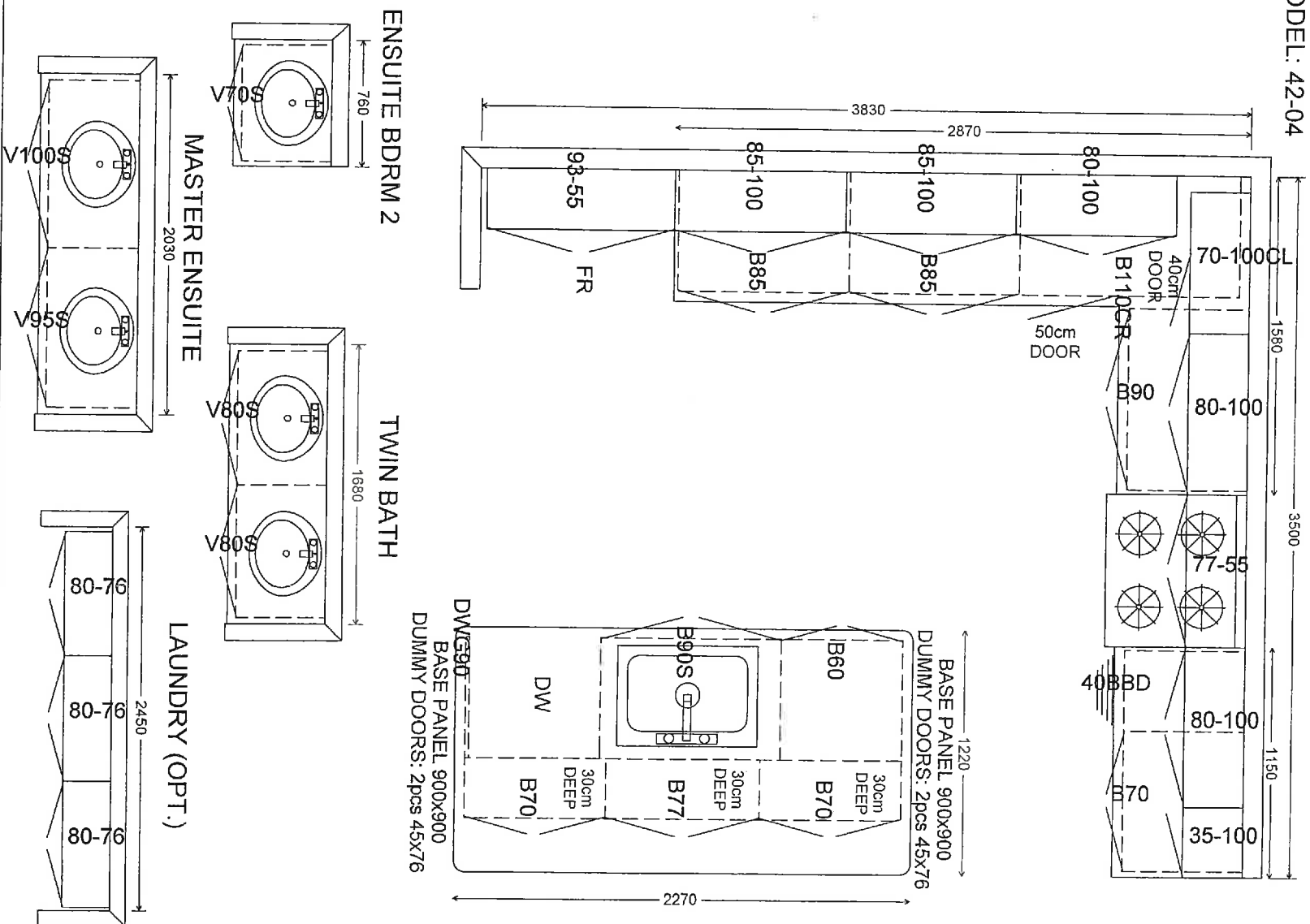
LOT 147N
Elevation B
MANISFIL

WAYPOINT 42-04

Revised:

Drawing number:

L



TWIN BATH

LAUNDRY (OPT.)

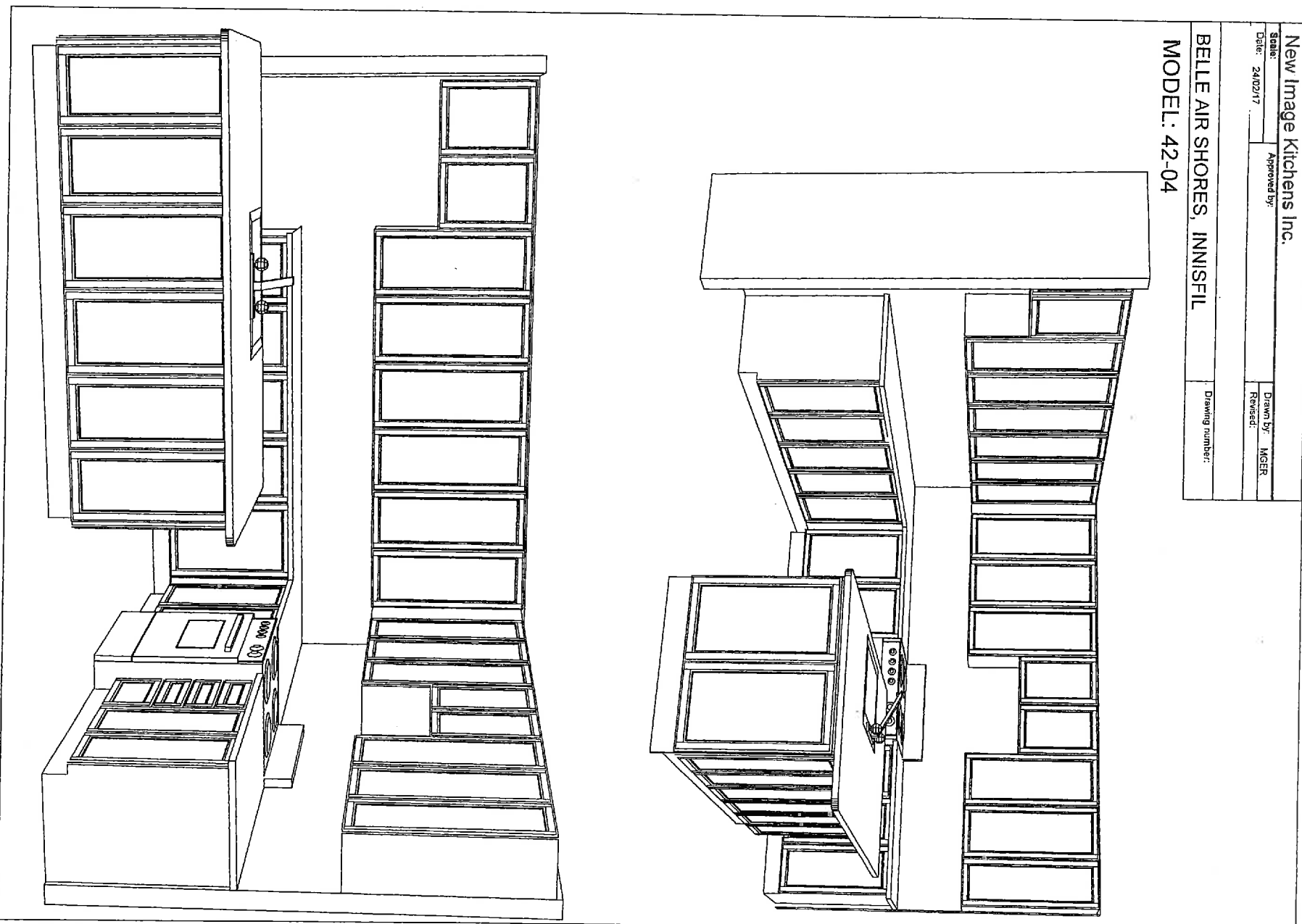
LOT 147N
14N15F1C

New Image Kitchens Inc.

Scale:	Approved by:	Drawn by:
Date: 24/02/17		MSER
		Revised:

BELLE AIR SHORES, INNISFIL	Drawing number:
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MODEL: 42-04



LOT 147N
INNISFIL

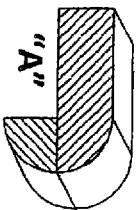
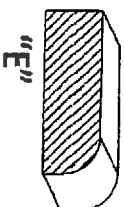
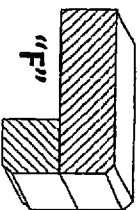
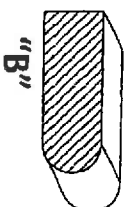
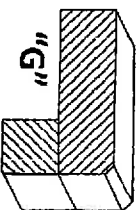
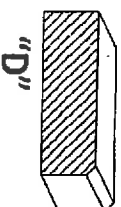
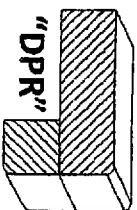
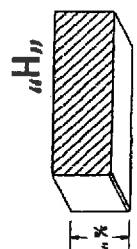
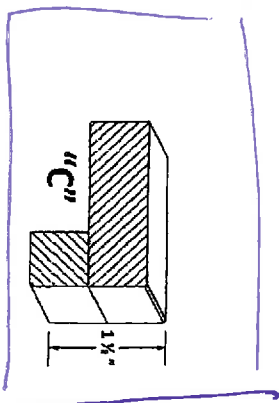


ZANCOR HOMES
EDGE PROFILES (INTERSTONE / REDSTONE)

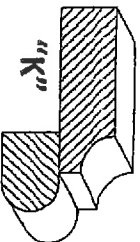
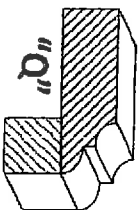
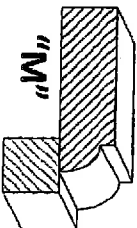
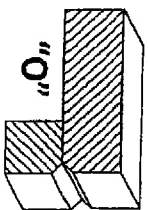
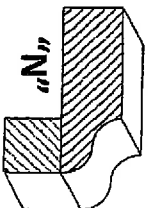
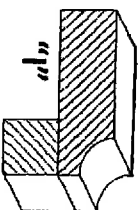
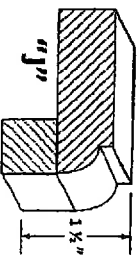
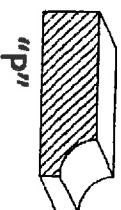
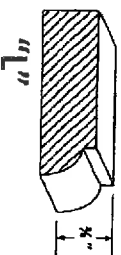
STANDARD

KITCHEN
ISLAND

(1/c)



UPGRADES



147N-1445FL
LOT / SITE

PURCHASER SIGNATURE
Quartz

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 14N1571C

LOT 147N

DATE MAY 9. 2017

APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

LOT 147N-144157L

DATE:

MAY 9. 2017

SITING:

☒ Standard

☐ Reverse

RANGE

☒ 30" (STD)

☐ 36"

☐ 48"

☐ GAS

☐ COOKTOP (APRON)

☐ COOKTOP (DROPIN)

☐ AMPS

☐ AMPS

☐ AMPS

REFRIGERATOR

☒ STANDARD OPENING 36" X 72"

☐ BUILT IN FRIDGE

☐ WATERLINE REQUIRED

☐ PANELLED/INTEGRATED

☐ FLUSH INSET

WALL OVENS

☐ 30"

☐ SINGLE

☐ DOUBLE

☐ STEAM OVEN

☐ WARMING DRAWER

☐ AMPS

☒ AMPS

☐ AMPS

☐ AMPS

MICROWAVES

☐ BUILT IN MICRO

☐ MICRO TRIM KIT

☐ OVER THE RANGE

☒ AMPS

☐ MODEL

☐ 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

☒ TOP LOAD

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

like **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.

like 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.

like 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 (if not received during appointment):

2 WEEKS FROM SIGNED DATE ABOVE – Specs received after this date and changes are required to accommodate the appliances, an administration fee of minimum \$250 will apply.

*Changes must be approved by head office.

Purchaser Signature

Shelly

Date

MAY 9. 2017

Purchaser Signature

Date