



CONSTRUCTION SUMMARY

Belle Aire Shores - Zancor Homes (Innisfil) Ltd.

PURCHASERS: ANASTASSIA GRIMA and Jeffrey GRIMA

TEL: RES: 647-333-0295

LOT / PHASE	HOUSE TYPE	PRINT DATE
139 / 1 ✓	GALLERY (36-05) ELEV A ✓	6-Jun-17

Ref#	Quantity - Description	Approved	Notes
3047	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 ✓	06Jun17	
3048	BONUS: 9ft main floor ceilings, 8ft ceilings on second floor 3-1/4 inch by ¾ inch natural prefinished engineered hardwood on main floor in non-tiled areas, excludes bedrooms ✓ Natural finished oak stairs	06Jun17	
3049	NO STRUCTURAL CHANGES ✓	06Jun17	
3618	NO UPGRADES ✓	06Jun17	

This Document is Extremely Time Sensitive - Printed 6 Jun 17 at 12:12

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	STD SIERRA PVC - WHITE	H800BC	BIANCO SARDO GRANITE	G		
Island	STD SIERRA PVC - WHITE	H800BC	BIANCO SARDO GRANITE	G		
Master Ensuite	STD SIERRA PVC - WHITE	H800BC	CALCUTTA MARBLE-4925K-07	STD		
Main	STD CONT SLAB MDF - STONE GREY	H800BC	PERAL SOAPSTONE-4886-38	STD		
Powder Room						
Laundry						
TILES				INSERTS	THRESHOLDS	
Main Foyer	KEATON ICE 13 X 13					
Powder Room	KEATON ICE 13 X 13					
Mud Room	KEATON ICE 13 X 13					
Main Hall	N/A					
Kitchen Floor	KEATON ICE 13 X 13					
Breakfast Floor	KEATON ICE 13 X 13					
Laundry	CINQ GREY 13 X 13					
Mstr Ensuite Floor	CINQ GREY 13 X 13					
Mstr Ensuite Shower	CINQ GREY 8 X 10					
Mstr Shower Floor	WHITE 2 X 2					
Master Shower Jamb	BIANCO CARRARA					BIANCO CARRARA
Main Bath Floor	MALENA ICE 13 X 13					
Main Bath Tub Wall	MELENA ICE 8 X 10					BIANCO CARRARA
HARDWOOD / CARPET						
Dining Room	STD - 3"-1/4" NATURAL OAK HARDWOOD					
Great Room	STD - 3"-1/4" NATURAL OAK HARDWOOD					
Kitchen *(Waiver)	N/A					
Main Foyer *(Waiver)	N/A					
Main Hall	STD - 3"-1/4" NATURAL OAK HARDWOOD					
Upper Hall	STD-OPENING NIGHT CARPET - T03					
Master Bedroom	STD-OPENING NIGHT CARPET - T03					
Bedroom 2	STD-OPENING NIGHT CARPET - T03					
Bedroom 3	STD-OPENING NIGHT CARPET - T03					
Bedroom 4	STD-OPENING NIGHT CARPET - T03					
Carpet Underpad	STANDARD UNDERPAD					
FIREPLACES						
LOCATION	N/A	Opt. Surround	N/A	MANTLE		N/A
LOCATION		Opt. Surround		MANTLE		
MIRRORS & ACCESSORIES				PLASTER MOULDING		
Mirrors	YES		Opt. Crown Moulding			N/A
Bathroom Accessories	YES		Location			
Purchaser has reviewed the colour chart				SITE & LOT		
FOR TRADE USE				INNISFIL		139

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 **

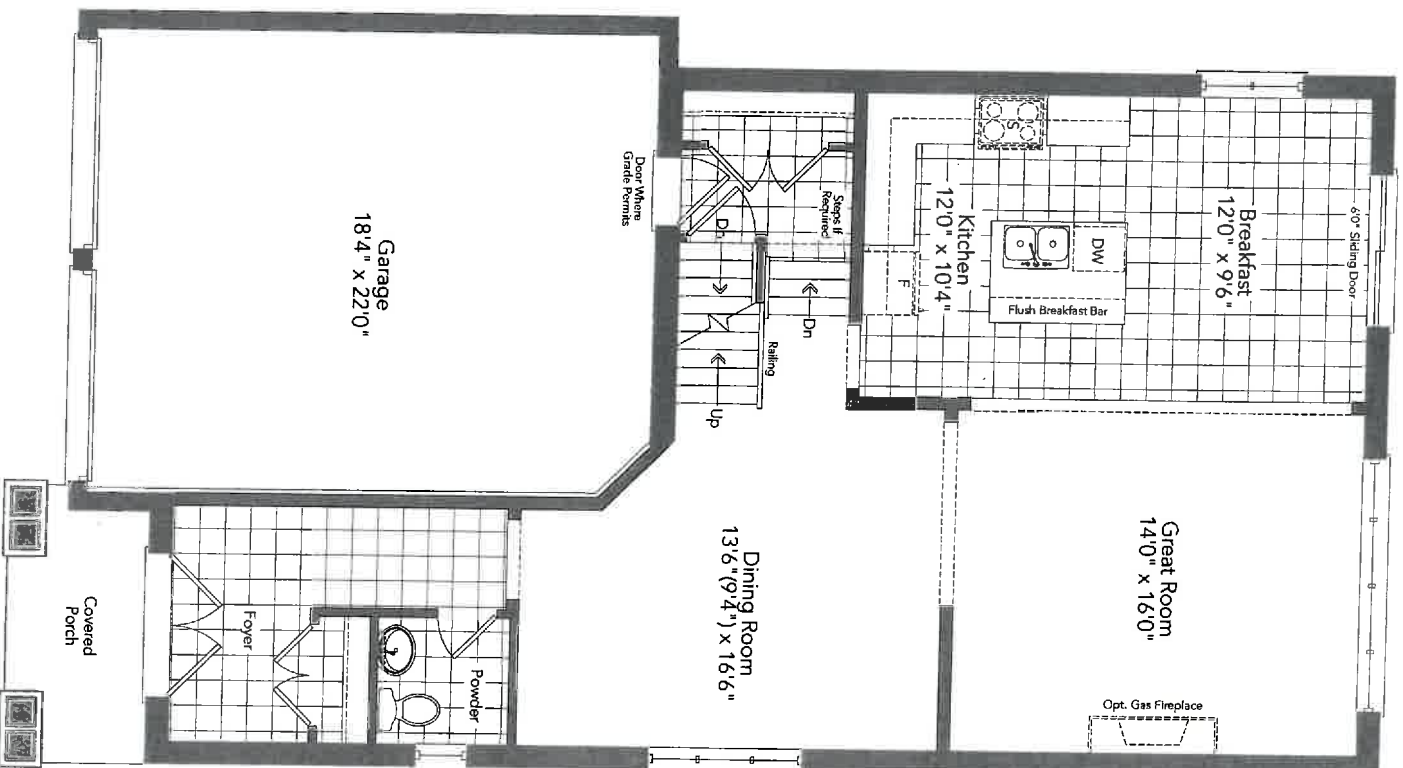
Purchaser Initial

Vendor

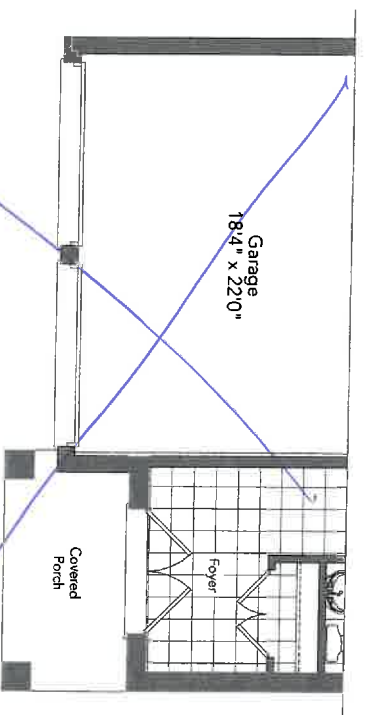
ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:		VARISH ONLY	
White Paint Req'd		N/A	
Main to 2nd 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	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
		Master Ens.	WARM GREY
Main/Upper Hall	WARM GREY	Main	WARM GREY
Laundry	WARM GREY		
Powder Room	WARM GREY		
PLUMBING- UPGRADES TO BE DETAILED ON PES			
	FIXTURES	FAUCETS	NOTES
Kitchen	STANDARD	STANDARD	
Powder Room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Main 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 STANDARD
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: 139/	
PURCHASER(S):	JEFFERY GRIMA ANASTASSIA GRIMA		
HOME #/CELL #	647-333-0295		
EMAIL:	jeffgrima22@gmail.com		
DÉCOR NOTES		Purchaser Signature	Date
FOR TRADE USE		Décor Consultant Signature	Date
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.			JUN 01 2017
*** PAGE 2 OF 2 ***		Vendor Signature	Date

Elevation A & B 2297 sq.ft.

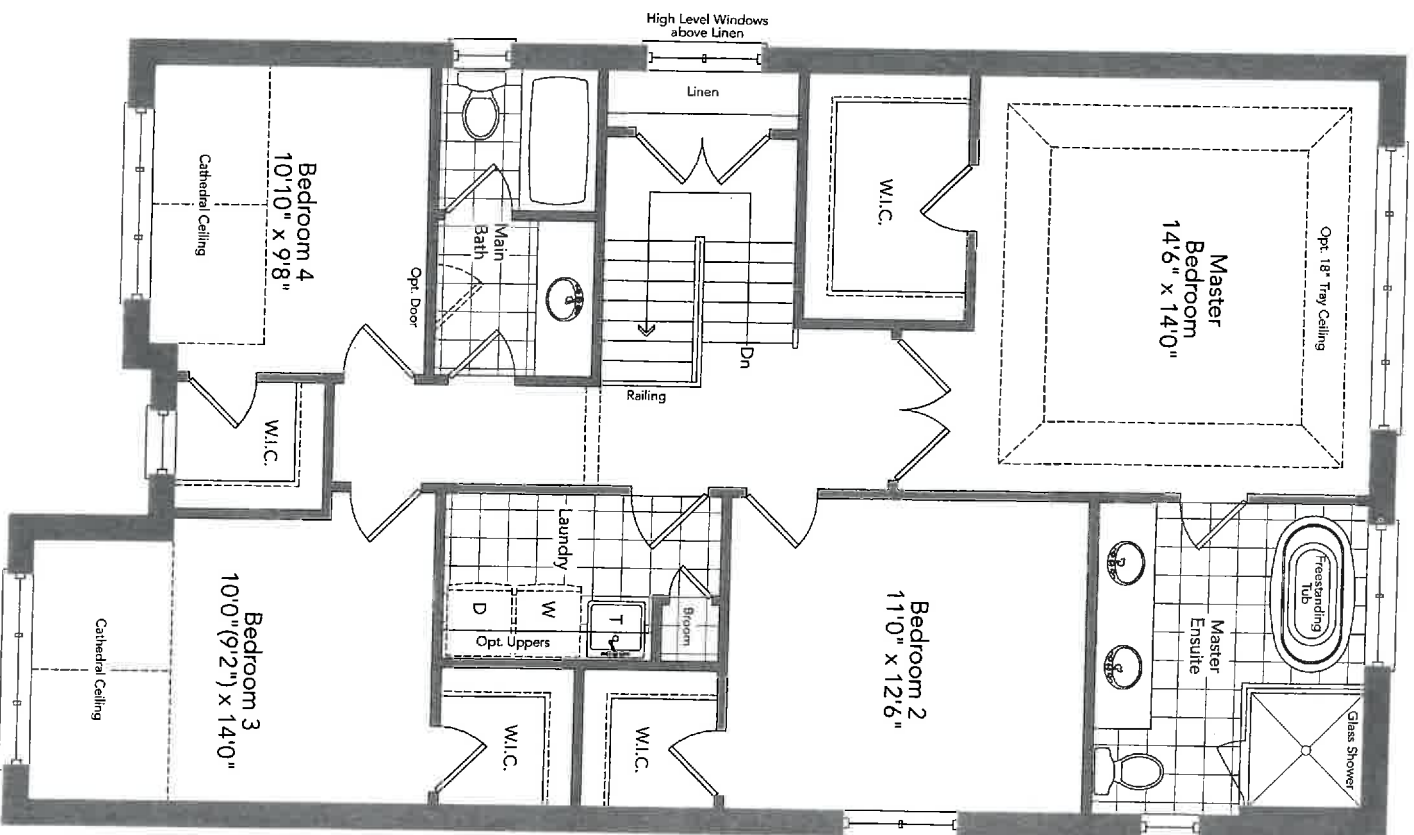


Ground Floor
Elevation A

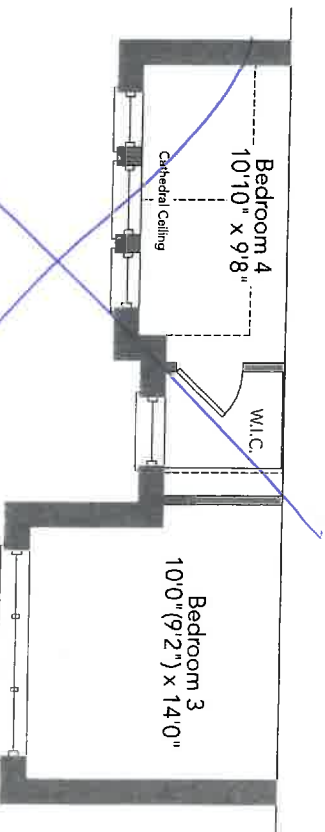


Partial Ground Floor
Elevation B

AK9
LOT 139
INMISAL
GALLEY 36-05



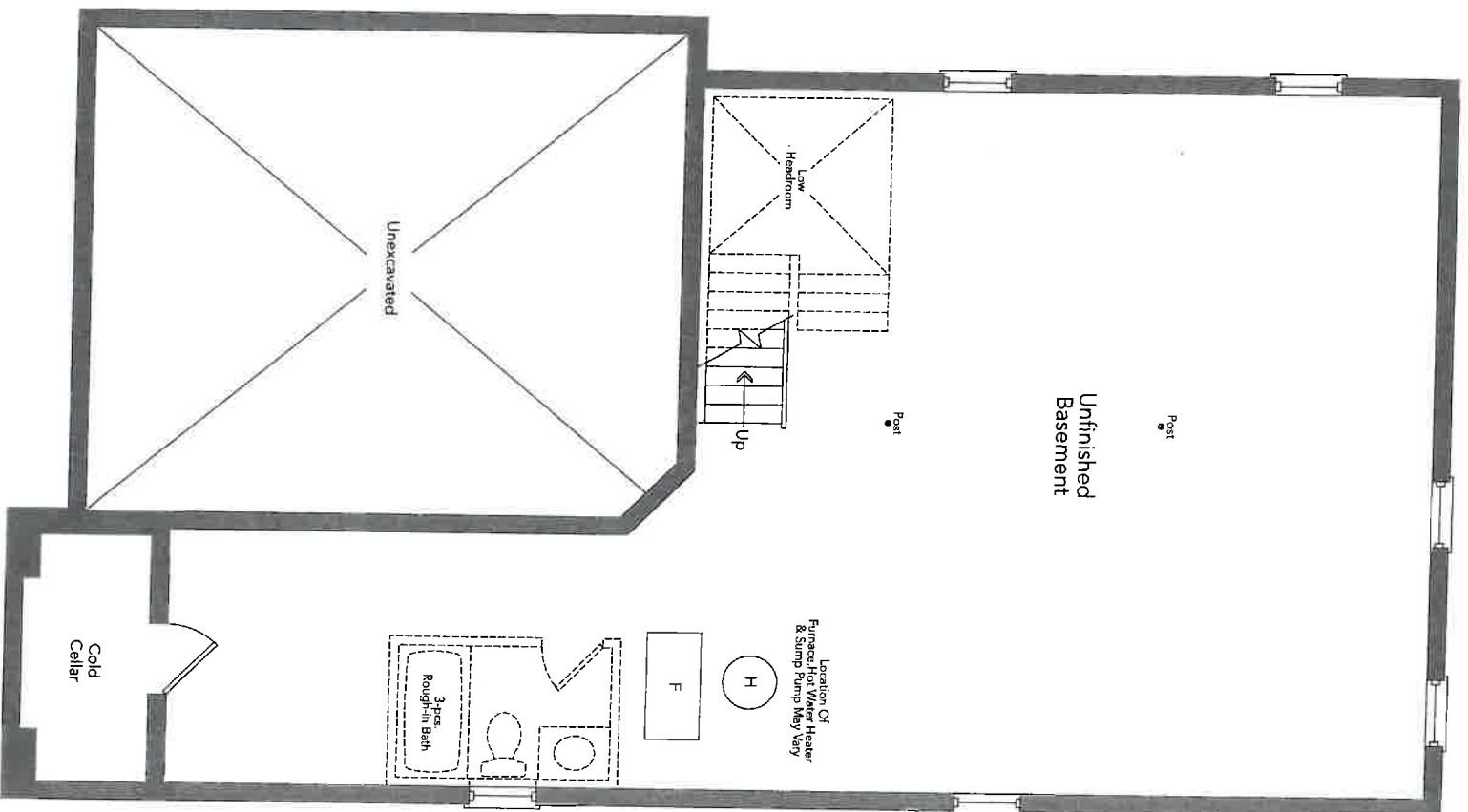
Second Floor
Elevation A



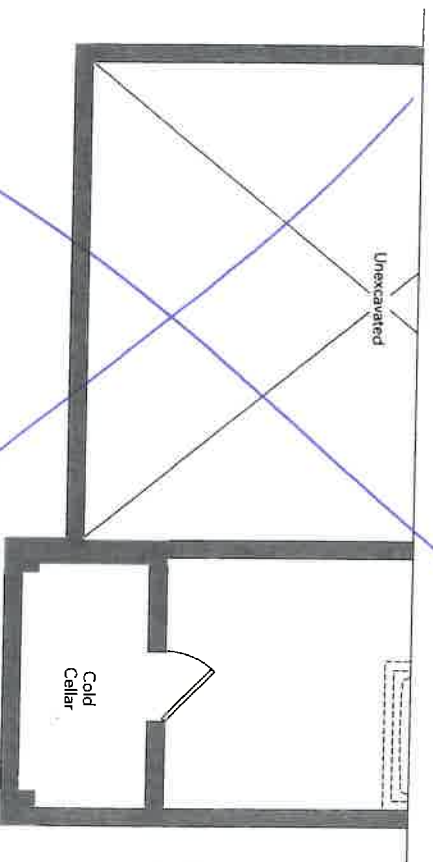
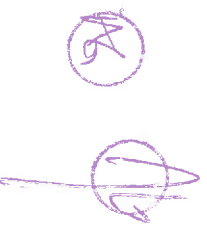
Partial Second Floor
Elevation B

GALLEY 36-05

LOT 139
UNUSUAL



Basement
Elevation A



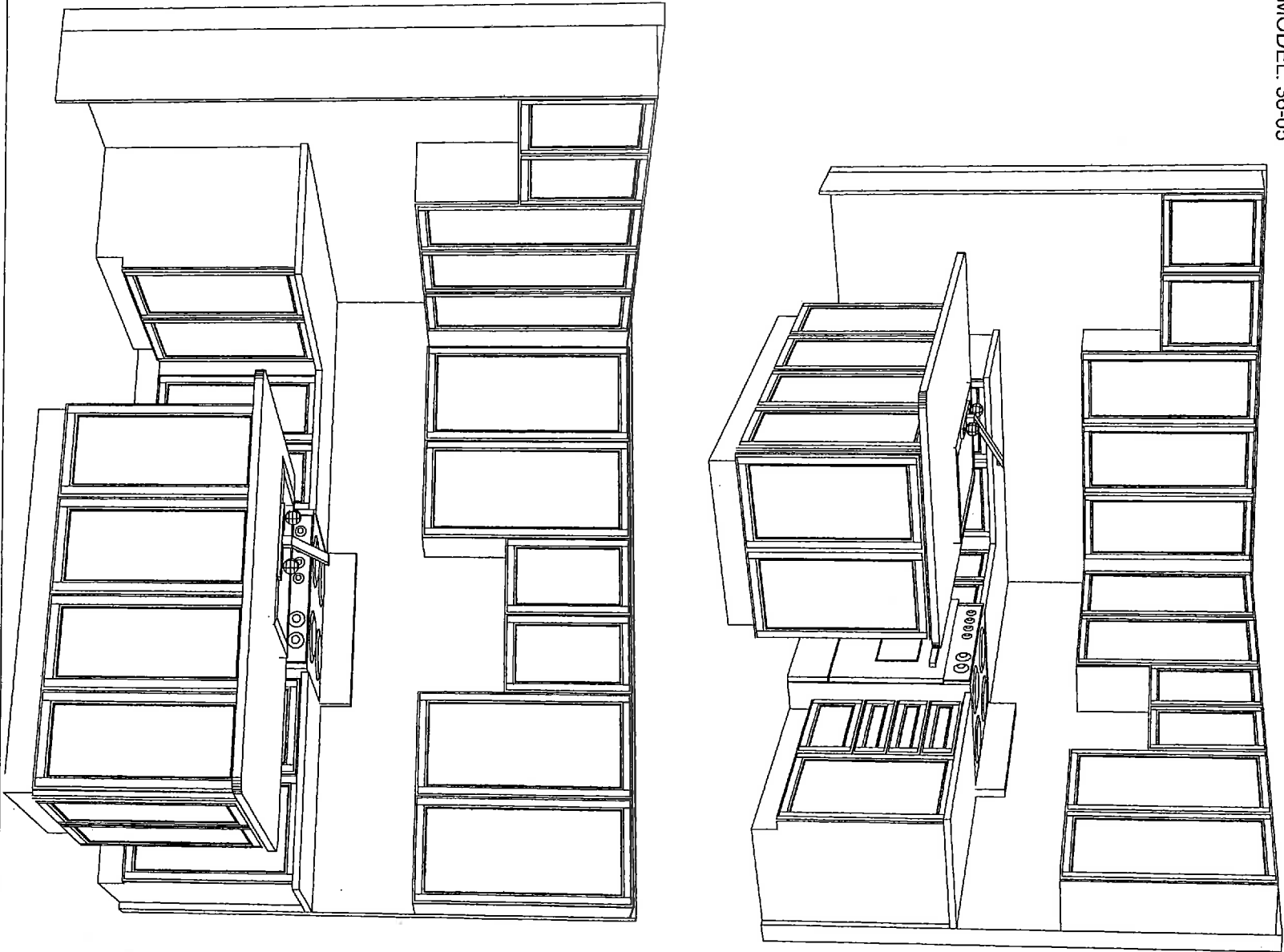
Partial Basement
Elevation B

LOT 139
1441574

GALLEY 36-05

New Image Kitchens Inc.			
Scale:	Approved by:	Drawn by: MSER	
Date: 2402/17		Revised:	
BELLE AIR SHORES, INNISFIL		Drawing number:	

MODEL: 36-05



KG

12

LOT 139 INNISFIL

Scale:	Approved by:	Drawn by: MGER
Date: 07/10/15		

Approved by _____

Drawn by: MGER
Revised:

Drawn by: MGER
Revised:

Drawing number:

Technical drawing of a vertical cabinet. The drawing shows a front view with a circular door in the center. The door has a handle on the right side. The cabinet is labeled with dimensions and parts:

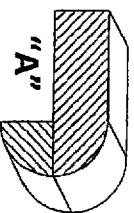
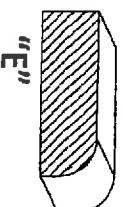
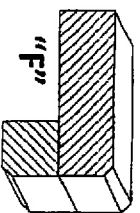
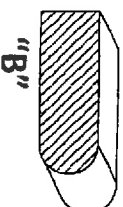
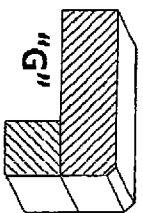
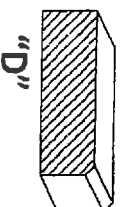
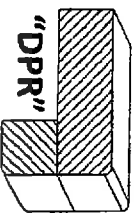
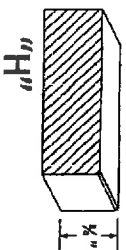
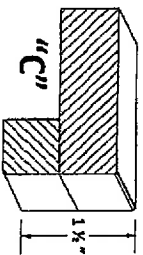
- Top section: V40
- Middle section: V80S
- Bottom section: V40
- Right side dimension: 1680

Technical drawing of a window frame. The frame is divided into three vertical sections. The top section is labeled '70-76', the middle section is labeled '70-76', and the bottom section is labeled '77-76'. A vertical dimension line on the right side indicates a height of '2230'. A diagonal line crosses the frame from the top left to the bottom right.

LOT 139 UNKHAL

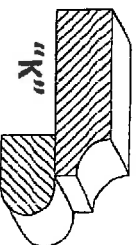
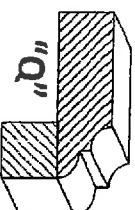
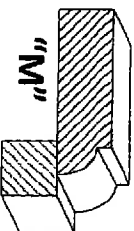
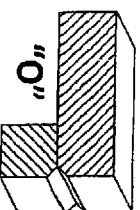
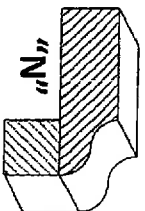
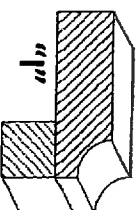
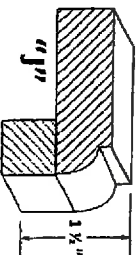
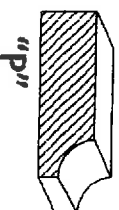
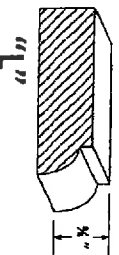
ZANCOR HOMES
EDGE PROFILES (INTERSTONE / REDSTONE)

STANDARD



~~AG~~
KITCHEL
BRAND

UPGRADES



139-14415F12

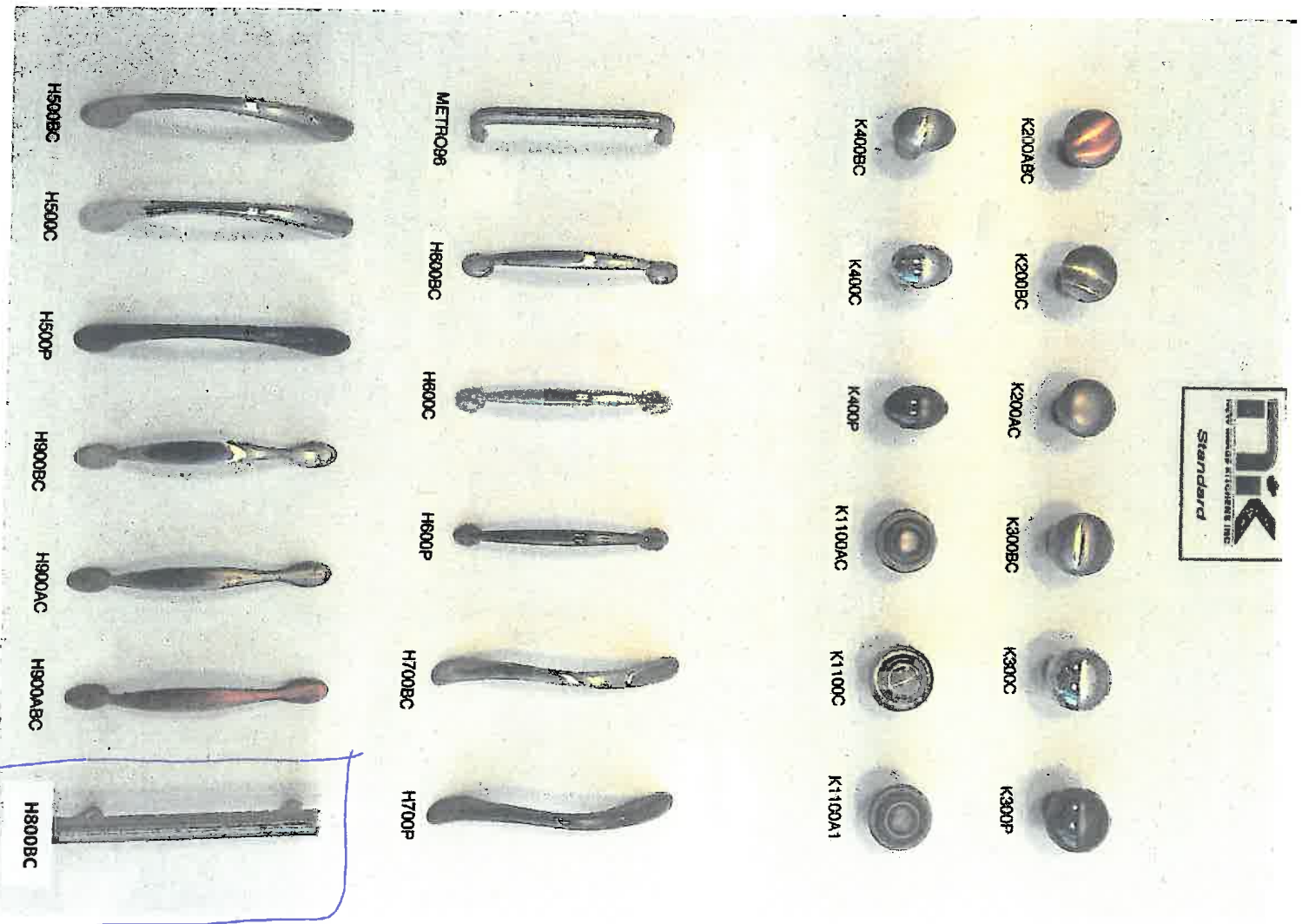
LOT / SITE

PURCHASER SIGNATURE

AG

STANDARD CABINET HARDWARE

(New Image Kitchens)



129
16
LOT 139
INUSKIL

MASTER EXHIBIT
MAIN 13977
KITCEN/SLALD

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 highlight 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, TARION and/or the Builder in relation to the matter.

****SEE COLOUR CHART FOR LOCATIONS****

SITE **MURFIL**

LOT **139**

DATE **MAY 31, 2017**

APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

MURBRL 139

DATE:

MAY 31 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

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

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.

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.

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.

***Charges must be approved by head office.**

Purchaser Signature

Date

Purchaser Signature

Date