

Lot 21  
Phase South  
Model Manor (50-14) Elev C  
Nicole Cortellucci

Colours Upgrade Report  
The Castles of King City Print Date:18-May-18

PE With Agreement

- LOOK OUT BASEMENT - LARGER BASEMENT WINDOW AT REAR OF HOME AND 5 FOOT X 7 FOOT DECK
- Rear Upgrade

See 5440, 5507, 5448, 5496

# 5502 - 5519

Lot 21  
Phase South  
Model Manor (50-14) Elev C  
Nicole Cortellucci

Colours Upgrade Report  
The Castles of King City Print Date:18-May-18

| ID   | Group      | Description                                                                                                                                                                                                                                                                                                                                                                                                                | Invoice | Date Ordered |  |
|------|------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|--------------|--|
| 5427 | STRUCTURAL | PLUMBING - KITCHEN - KOHLER<br>Sink K-3551 Undertone<br>Island Sink K-3330 Undertone<br>Sink Faucet K77515-CP Tournant<br>Island Faucet K-99261-CP<br>Servery Sink K-3333 Undertone<br>Servery Faucet K-99261-CP Artifacts                                                                                                                                                                                                 | 928     |              |  |
| 5428 | STRUCTURAL | PLUMBING - POWDER - KOHLER<br>Sink K2373-B11 Briquette vessel, Ice<br>Sink drain K-7107-BGD, brushed gold<br>Faucet K-16231-4-AF Margeaux, french gold<br>Towel holder K-16254-AF, french gold<br>Toilet paper holder K-16265 , french gold                                                                                                                                                                                | 928     |              |  |
| 5429 | STRUCTURAL | ALL TOILETS - KOHLER ADAIR, WHITE K-6925-0                                                                                                                                                                                                                                                                                                                                                                                 | 928     |              |  |
| 5430 | STRUCTURAL | PLUMBING - MASTER ENSUITE - KOHLER<br>Sinks K-2336 Devonshire, White<br>Sink Faucet K-14410-3-CP, Purist Widespread, cross handle<br>Shower Head K-13689-CP, Contemporary round 10 inch rainhead<br>Shower system trim to match Purist with cross handles<br>Shower Jets K-8013-CP (x3) Water tile round body spray<br>Tub Filler K-T97330-4-CP, Loure floor mount<br>Bathtub K-1437-0 Escale freestanding, 72 x 36, white | 928     |              |  |
| 5431 | STRUCTURAL | PLUMBING - ENSUITE 2, 3, 4, NANNY - KOHLER<br>Sinks K-2355-0 Archer, white<br>Faucets K-99760-4-CP Honesty single handle<br>Shower Head K-13689-CP Contemporary round, 10 inch rainhead<br>Shower Trim to be COMPOSED CROSS HANDLE<br>Handshower K-76467-CP, Purist<br>TUB Ensuite 2 Only K-1219-LA-0 Hourglass alcove, LH drain<br>Tub filler Ensuite 2 Only K-14676-CP Loure wall mount spout                            | 928     |              |  |
| 5432 | STRUCTURAL | PLUMBING - LAUNDRY ROOMS - KOHLER<br>Sink K-5872-5UAI-0 Riveryby undermount<br>Faucet K597-CP Simplice single hole                                                                                                                                                                                                                                                                                                         | 928     |              |  |
| 5433 | STRUCTURAL | PLUMBING - GYM BATH - KOHLER<br>Sink Faucet K-14661-4-CP Loure widespread<br>Sink K-2355-0 Archer<br>Shower head K-13689-CP Contemporary round 10 inch<br>STEAM Generator K-5529 Invigoration Series 9KW<br>Steam controls ???<br>Towel Bar K-11581-CP Loure 24 inch<br>Toilet paper holder K-11583-CP Loure<br>Hotellier K-11577-CP Loure 24 inch                                                                         | 928     |              |  |
| 5434 | STRUCTURAL | ELECTRICAL FOR STEAM GENERATOR in Gym Bath<br>**Required a 60 AMP as per spec                                                                                                                                                                                                                                                                                                                                              | 928     |              |  |

|      |            |                                                                                                                                                                                                                                                                                                                                                                         |     |  |                               |
|------|------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|--|-------------------------------|
| 5435 | STRUCTURAL | TRIM - C & B<br>Casings - 3-1/2 inch MDF step bevel with 3/4 inch poplar backbend<br>Baseboards - 7-1/4 inch MDF step bevel with BB18 backbend (as per sample Nicole selected)<br>**Baseboards on main floor and upper hall to be 9-1/4 inch poplar step bevel                                                                                                          | 928 |  |                               |
| 5436 | STRUCTURAL | TRIM - DOORS<br>Upgrade doors on Ground, second and basement floor to be Custom Victoria Strong Equal Stadt doors (doors are heavy and need poplar loose jambs)                                                                                                                                                                                                         | 928 |  |                               |
| 5437 | STRUCTURAL | TRIM - WINDOWS<br>Windows on main, second and basement to have bevel stool and apron                                                                                                                                                                                                                                                                                    | 928 |  |                               |
| 5438 | STRUCTURAL | TRIM - ARCHES<br>Upgrade 4 aches on main floor and 2 arches on second floor to have custom recessed panel arches and sides                                                                                                                                                                                                                                              | 928 |  |                               |
| 5439 | STRUCTURAL | TRIM - WALL TREATMENT<br>Applied moulding to full wall in Grand Foyer (double height in some areas), stairs and upper hall to first arch with 2 inch MDF bevel moulding (as per layout Nicole provided)<br><br>Applied moulding to full wall in main hall with 2 inch MDF bevel moulding<br>Applied moulding to full wall in Dining room with 2 inch MDF bevel moulding | 928 |  |                               |
| 5440 | STRUCTURAL | TRIM / ELECTRICAL<br>Cut-out vaccuum plugs and outlets in baseboards on main floor and upper hall<br>Cut-out electrical jamb switches in closet jambs                                                                                                                                                                                                                   | 928 |  | SEE 5507 (May 18/18)          |
| 5441 | STRUCTURAL | ELECTRICAL - PLUGS ON MAIN FLOOR AND UPPER HALL WILL BE IN BASEBOARDS                                                                                                                                                                                                                                                                                                   | 928 |  |                               |
| 5442 | STRUCTURAL | TRIM - HARDWARE<br>Interior - Weiser polished chrome Hoalifax levers (square rose) throughout & hinges<br>Exterior - Weiser square polished chrome deadbolt and Halifax passage (multipoint hardware by others)                                                                                                                                                         | 928 |  |                               |
| 5443 | STRUCTURAL | ELECTRICAL FOR APPLIANCES<br>Microwave - 15 amp<br>ALL Fridge - use existing standard plug<br>ALL Freezer - 15 amp<br>Built-in oven - 30 amp<br>Rangetop - use existing standard 15 amp plug                                                                                                                                                                            | 928 |  |                               |
| 5444 | STRUCTURAL | FLUSH THRANSITIONS THROUGHOUT                                                                                                                                                                                                                                                                                                                                           | 928 |  |                               |
| 5445 | STRUCTURAL | INFINITY DRAIN IN MASTER ENSUITE<br>INFINITY DRAIN IN ENSUITE 3 AND ENSUITE 4, IF POSSIBLE                                                                                                                                                                                                                                                                              | 928 |  |                               |
| 5446 | STRUCTURAL | INTERIOR FINISHED DOORS ON 2ND FLOOR TO BE A MINIMUM OF 32 INCHES WIDE, WHERE POSSIBLE                                                                                                                                                                                                                                                                                  | 928 |  |                               |
| 5447 | STRUCTURAL | INTERIOR DOORS THROUGHOUT TO BE 8 FEET HIGHT, WHERE POSSIBLE                                                                                                                                                                                                                                                                                                            | 928 |  |                               |
| 5448 | STRUCTURAL | 2 SIDED FIREPLACE IN MFAMILY ROOM / DEN - *****PEARL36STIN<br>SINGLE SIDED FIREPLACE IN BASEMENT - STD INSERT WITH VILLA NOVA MANTLE                                                                                                                                                                                                                                    | 928 |  | DISCONTINUED - NOW GDST 43361 |
| 5449 | STRUCTURAL | SHOWERS IN ENSUITE 3, ENSUITE 4, BASEMENT<br>***FRAMELESS GLASS SLIDING SHOWER DOORS***                                                                                                                                                                                                                                                                                 | 928 |  |                               |
| 5492 | STRUCTURAL | ADD TWO (2) CONDUITS FOR FUTURE SOUND SYSTEM                                                                                                                                                                                                                                                                                                                            | 928 |  |                               |

|      |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |     |  |  |
|------|------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|--|--|
| 5493 | STRUCTURAL | <p>ELECTRICAL - MAIN FLOOR</p> <p>FAMILY ROOM - (8) POTS, SEP SWITCH; CAP LIGHT IN CENTRE<br/>BREAKFAST - (6) POTS ON SEP SWITCH<br/>KITCHEN - (8) POTS SEP SWITCH, (2) CAPPED ABOVE THE ISLAND<br/>SERVERY - (2) POTS<br/>(PANTRY) - (2) POTS<br/>DEN - (4) POTS; (2) SCONCES, 67 INCHES AFF APPROX 18 INCHES FROM END OF WALL<br/>DINING - (6) POTS SEP SWITCH, (1) CAPPED IN CENTRE<br/>MAIN HALL - (8) POTS<br/>SERVICE STAIRS - (2) POTS<br/>MUDROOM - (4) POTS<br/>POWDER - (2) POTS<br/>FOYER - ***REINFORCE, SEE LCOATION<br/>STAIR LANDING - (2) **TO BE ON SAME AS UPPER HALL<br/>GARAGE - (3) STANDARD LIGHTS IN GARAGE</p> <p>KITCHEN / SERVERY - *PUCK LIGHTS* TO UNDERSIDE OF CABINETS AND INSIDE TOP OF GLASS CABINETS</p>                                                                                                                                                                                                                                                                                                                         | 931 |  |  |
| 5494 | STRUCTURAL | <p>ELECTRICAL - SECOND FLOOR</p> <p>MASTER BED - (8) POTS, SEP SWITCHES; CAPPED LIGHT IN CENTRE<br/>MASTER BED - ADD (2) PLUGS, LOCATION AS PER SKETCH<br/>MASTER BED DESK - (2) POTS, (1) PLUG &amp; (1) CAT5<br/>MASTER BED DRESSING AREA &amp; ENTRANCE - (3) POTS<br/>MASTER SHOE CLOSET - (3) POTS<br/>MASTER ENSUITE - (9) POTS SEP SWITCH; (2) SHOWER POTS; (6) SCONCES 67 INCHES AFF<br/>MASTER W.I.C. - (6) POTS SEP SWITCH; (2) CAPPED, ONE ABOVE EACH ISLAND; (2) PLUGS WITH USB PORTS, ONE ON EACH ISLAND<br/>UPPER HALL - (6) POTS SEP SWITCH **STAIR LANDING POTS TO BE ON THIS SWITCH<br/>BED 2 - (6) POTS; W.I.C. (2) POTS; ADD (2) PLUGS, SEE SKETCH<br/>ENSUITE 2 - (2) POTS, STD LIGHT ABOVE VANITY; (1) SHOWER POT<br/>BED 3 - (6) POTS; W.I.C. (2) POTS; ADD (2) PLUGS, SEE SKETCH<br/>ENSUITE 3 - (2) POTS, (2) SCONCES 67 INCHES AFF; (1) SHOWER POT<br/>BED 4 - (5) POTS; W.I.C. (3) POTS; ADD (2) PLUGS, SEE SKETCH<br/>ENSUITE 4 - (2) POTS, (2) SCONCES 67 INCHES AFF; (1) SHOWER POT<br/>LAUNDRY - (4) POTS; UNDER CABINET LIGHTS</p> | 931 |  |  |

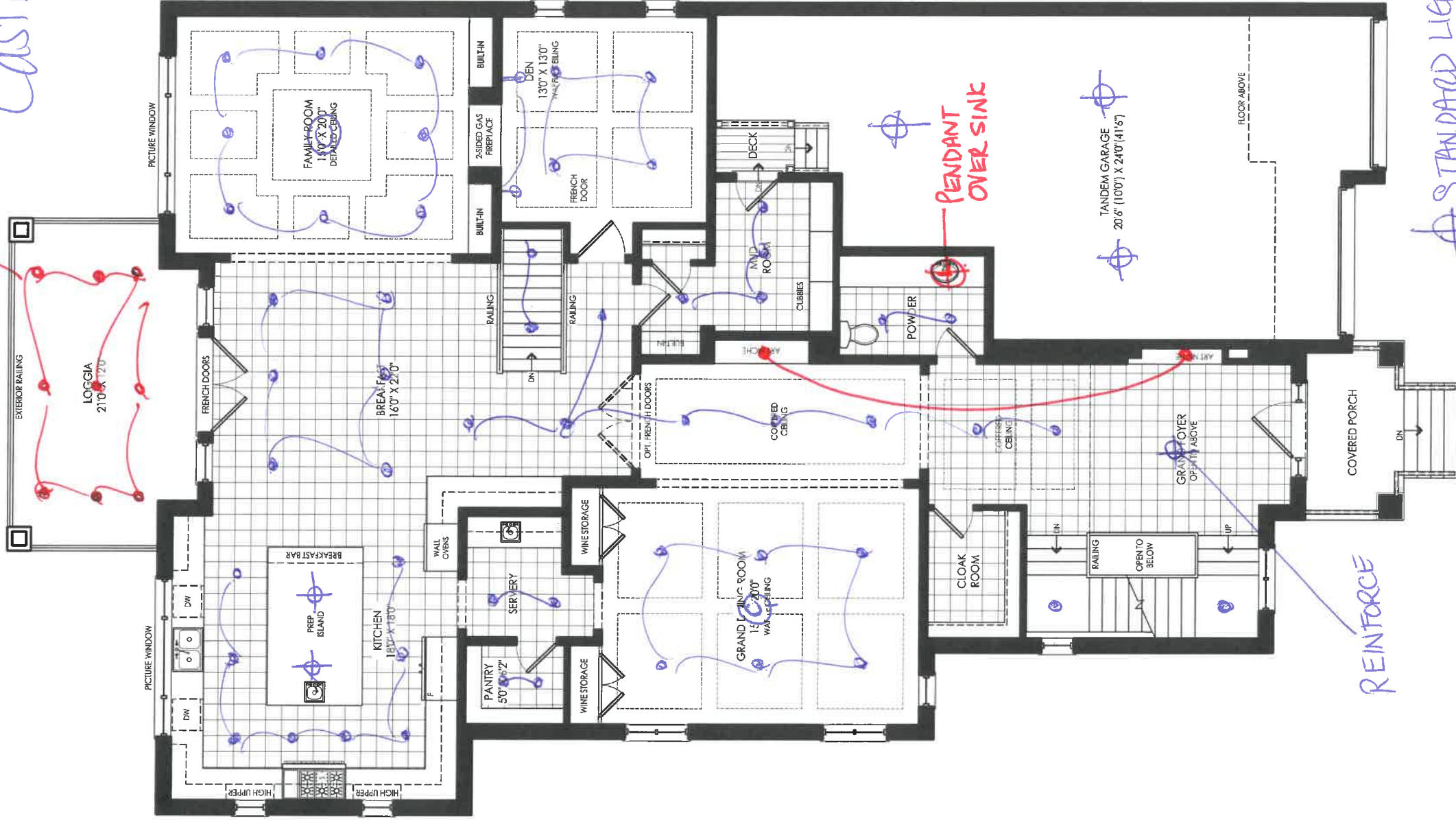
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|------|----------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|---|----------------------|
| 5495 | STRUCTURAL                 | ELECTRICAL - BASEMENT<br><br>REC ROOM - (11) POTS<br>REC ROOM - (4) POTS<br>REC HALL - (6) POTS<br>REC FOYER - (5) POTS<br>COLD CELLAR - STD CEILING LIGHT<br>GUEST ROOM - (4) POTS<br>GUEST BATH - (2) POTS; STD LIGHT ABOVE VANITY<br>MECHANICAL ROOM- STD CEILING LIGHT<br>LAUNDRY - (4) POTS; UNDER CABINET LIGHTING<br>HALL AROUND SERVICE STAIRS - (5) POTS<br>FITNESS ROOM - (9) POTS<br>FITNESS BATH - (3) POTS, (1) SHOWER POT; (2) SCONCES 67 INCHES AFF<br>STORAGE - STD CEILING LIGHT | 931 |   |                      |
| 5496 | STRUCTURAL                 | ELECTRICAL / STAIRS - SQUARE STAIRS LIGHTS IN STRINGER IN EVERY OTHER STEP                                                                                                                                                                                                                                                                                                                                                                                                                        | 931 | * | SEE 5510 (MAY 18/18) |
| 5502 | TO BE CONFIRMED BY IRPINIA | TO BE CONFIRMED BY IRPINIA -<br>1. puck lights at breakfast bar area<br>2. strip lighting to kitchen and laundry<br>3. puck lights in family room<br>4. all vanity sconce height and width dimensions<br>5. puck lights in master bedroom walk in closet                                                                                                                                                                                                                                          | 933 |   |                      |
| 5503 | STRUCTURAL                 | ELECTRICAL - Rough in plug and puck lights for future wine space in dining room                                                                                                                                                                                                                                                                                                                                                                                                                   | 933 |   |                      |
| 5504 | STRUCTURAL                 | ELECTRICAL - ADD 9 EXTERIOR POTS IN LOGGIA                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 933 |   |                      |
| 5505 | STRUCTURAL                 | ELECTRICAL - Add 2 rear coach lights at rear loggia off ground floor and 2 at basement level - see sketch                                                                                                                                                                                                                                                                                                                                                                                         | 933 |   |                      |
| 5506 | STRUCTURAL                 | ADD TV CABLE AND PLUGS in master bedroom, family room, study, basement rec room and basement gym                                                                                                                                                                                                                                                                                                                                                                                                  | 933 |   |                      |
| 5507 | STRUCTURAL                 | ELECTRICAL - ALL closets and pantry to be on occupancy switch sensor (except master walk in closet)                                                                                                                                                                                                                                                                                                                                                                                               | 933 |   |                      |
| 5508 | STRUCTURAL                 | Add SHOWER NICHE to all showers thru out (not where tubs are)                                                                                                                                                                                                                                                                                                                                                                                                                                     | 933 |   |                      |
| 5509 | STRUCTURAL                 | TRIM - All 4 archways in master bedroom to be trimmed                                                                                                                                                                                                                                                                                                                                                                                                                                             | 933 |   |                      |
| 5510 | STRUCTURAL                 | ELECTRICAL CLARIFICATION - Step lights to be in every other step from 2nd floor all the way down to the basement                                                                                                                                                                                                                                                                                                                                                                                  | 933 |   |                      |
| 5511 | STRUCTURAL                 | ELECTRICAL - ADD 2 potlights - one in each art niche in main hall (on same switch)                                                                                                                                                                                                                                                                                                                                                                                                                | 933 |   |                      |
| 5512 | STRUCTURAL                 | ELECTRCIAL - ADD 6 exterior potlights to front exterior - see sketch                                                                                                                                                                                                                                                                                                                                                                                                                              | 933 |   |                      |
| 5513 | STRUCTURAL                 | ELECTRICAL - ADD 1 potlight in upper hall by entrance to bedroom 3 - see sketch                                                                                                                                                                                                                                                                                                                                                                                                                   | 933 |   |                      |
| 5514 | STRUCTURAL                 | ADD 42 inch HALF WALL at maser bedroom retreat area with shelves above - see sketch                                                                                                                                                                                                                                                                                                                                                                                                               | 933 |   |                      |
| 5515 | STRUCTURAL                 | WALL DELETED in basement where bsaement bar was supposed to be - see sketch                                                                                                                                                                                                                                                                                                                                                                                                                       | 933 |   |                      |
| 5516 | STRUCTURAL                 | FIREPLACE MANTLE SPEC REQUIRED for basement, family room and den to determine width of wall required for mantle to be mounted on.                                                                                                                                                                                                                                                                                                                                                                 | 933 |   |                      |
| 5517 | STRUCTURAL                 | Finish are below stairs in basement. see sketch                                                                                                                                                                                                                                                                                                                                                                                                                                                   | 933 |   |                      |

Lot 21  
Phase South  
Model Manor (50-14) Elev C  
Nicole Cortellucci

Colours Upgrade Report  
The Castles of King City Print Date:18-May-18

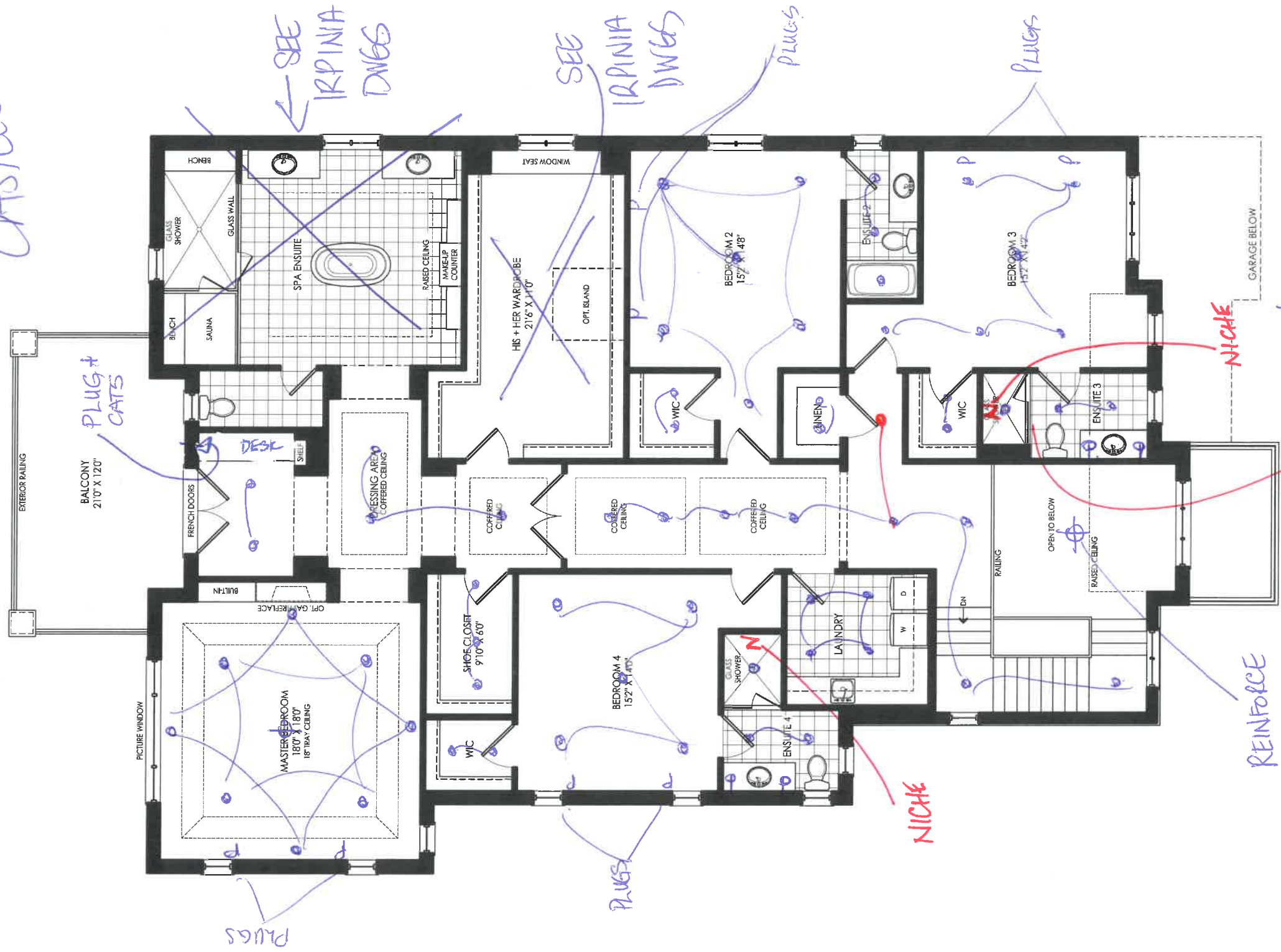
|      |            |                                                                              |     |                              |
|------|------------|------------------------------------------------------------------------------|-----|------------------------------|
| 5518 | STRUCTURAL | ENSUITE 3 - ADD MAAX HALO FRAMELESS GLASS SYSTEM TO SHOWER                   | 933 | 3 from walkthrough May 17/18 |
| 5519 | STRUCTURAL | ADD ELECTRICAL FOR PENDANT LIGHT CENTRED OVER POWDER ROOM SINK ON MAIN FLOOR | 933 |                              |

9 POTS  
LOT 2LS  
Castles



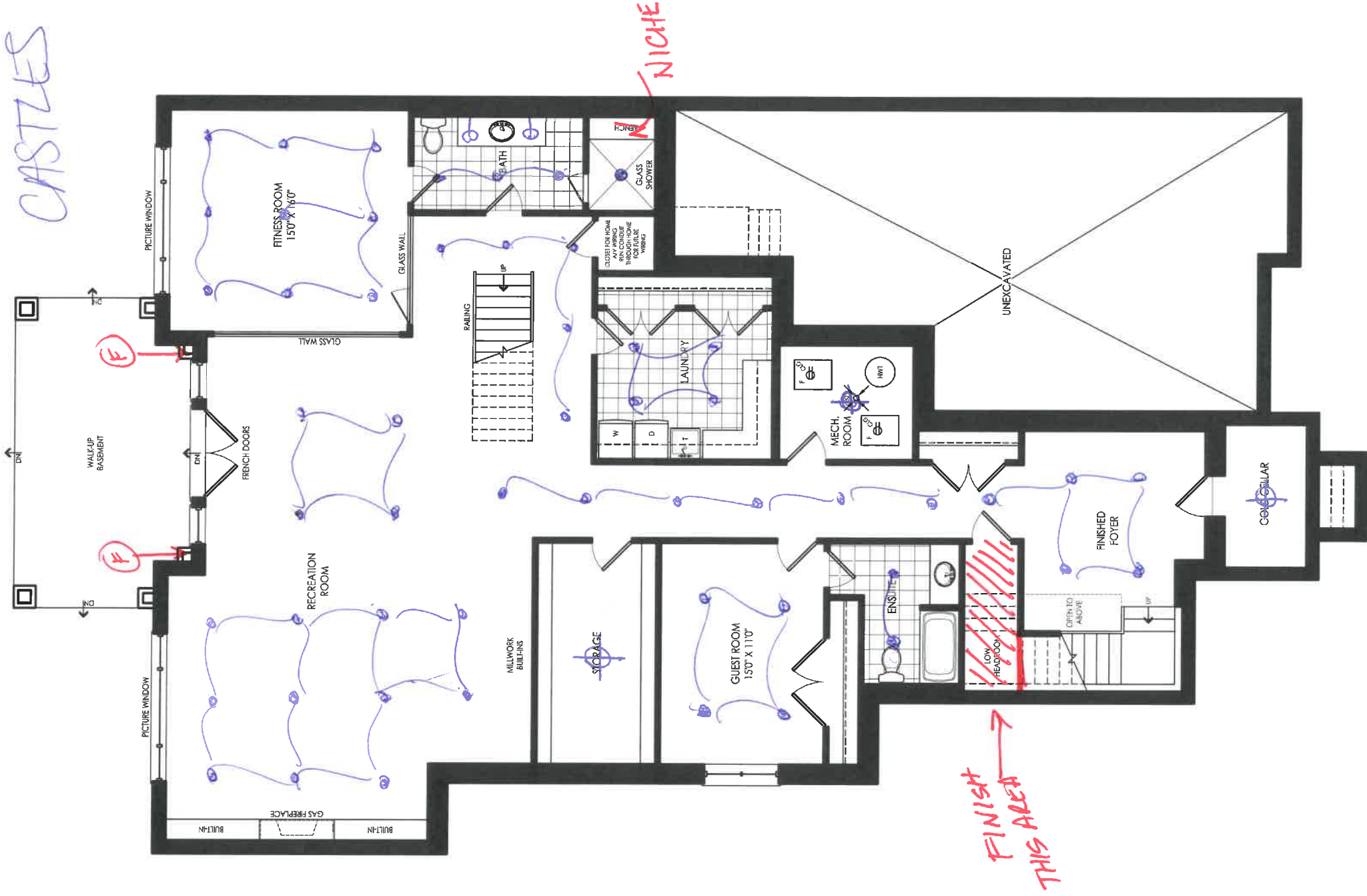
GROUND FLOOR PLAN ELEV. 'A'

LOT 21S  
CASTLES



SECOND FLOOR PLAN ELEV. 'A'

LOT 21S  
CASTLES



BASEMENT FLOOR PLAN ELEV. 'A'

- ⊕ STANDARD LIGHT
- ⊙ CAPED
- ⊖ SCOFF
- POTLIGHT

ipin

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Cabinet Series SC PLUS

|             |     |
|-------------|-----|
| Interior:   | 18D |
| Door Style: | 18D |

| Species: | TBD |
|----------|-----|
| Colour:  | TBD |

|         |     |
|---------|-----|
| Finish: | TBD |
| Cost:   | TBD |

|               |          |
|---------------|----------|
| Applications: | N/A      |
| PVC:          | MATCH DO |

|              |     |
|--------------|-----|
| Drawer Type: | TBD |
| Hardware:    | TBD |

|          |            |
|----------|------------|
| BY OTHER | Counterop: |
| 100      | Mainwate:  |

KINGS RIDGE

ZANCOR HOMES

TYPE 12011-21S-HL KAPOV  
LOT 21S INVENTORY RIA CT

Approval of Drawings and Specifications:

The purchaser acknowledges that drawing is illustrative purposes only and that dimensions

and layout are approximate representations of the proposed design, and are subject to change without notice. Further,

dealing with finishes, appliances and extras as well as

Personal Selections or Decor Included Selection documents  
 executed and containing names, signatures and  
 supersede all information included in this drawing

It is the purchasers responsibility to ensure that all extras,

changes to the purchased suite are accurately reflected in a

signed and accepted by both the purchaser and by ZANCOR HOMES, and that any such addendum may

equipe additional electrical, mechanical, hvac, plumbing work to be undertaken, in order to accommodate the

changes noted on this drawing. Approval of all items is at the sole discretion of ZANCOR HOMES.

Customer Signature: \_\_\_\_\_

Special Notes:

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|          |      |
|----------|------|
| Initials | Date |
|----------|------|

|                   |    |                |
|-------------------|----|----------------|
| Site Measured by: | XX | Month dd, Year |
|-------------------|----|----------------|

|                                     |    |                |
|-------------------------------------|----|----------------|
| Drawing Updated to Site Measure by: | XX | Month dd, Year |
|-------------------------------------|----|----------------|

Designed by: — Ted Bravakis

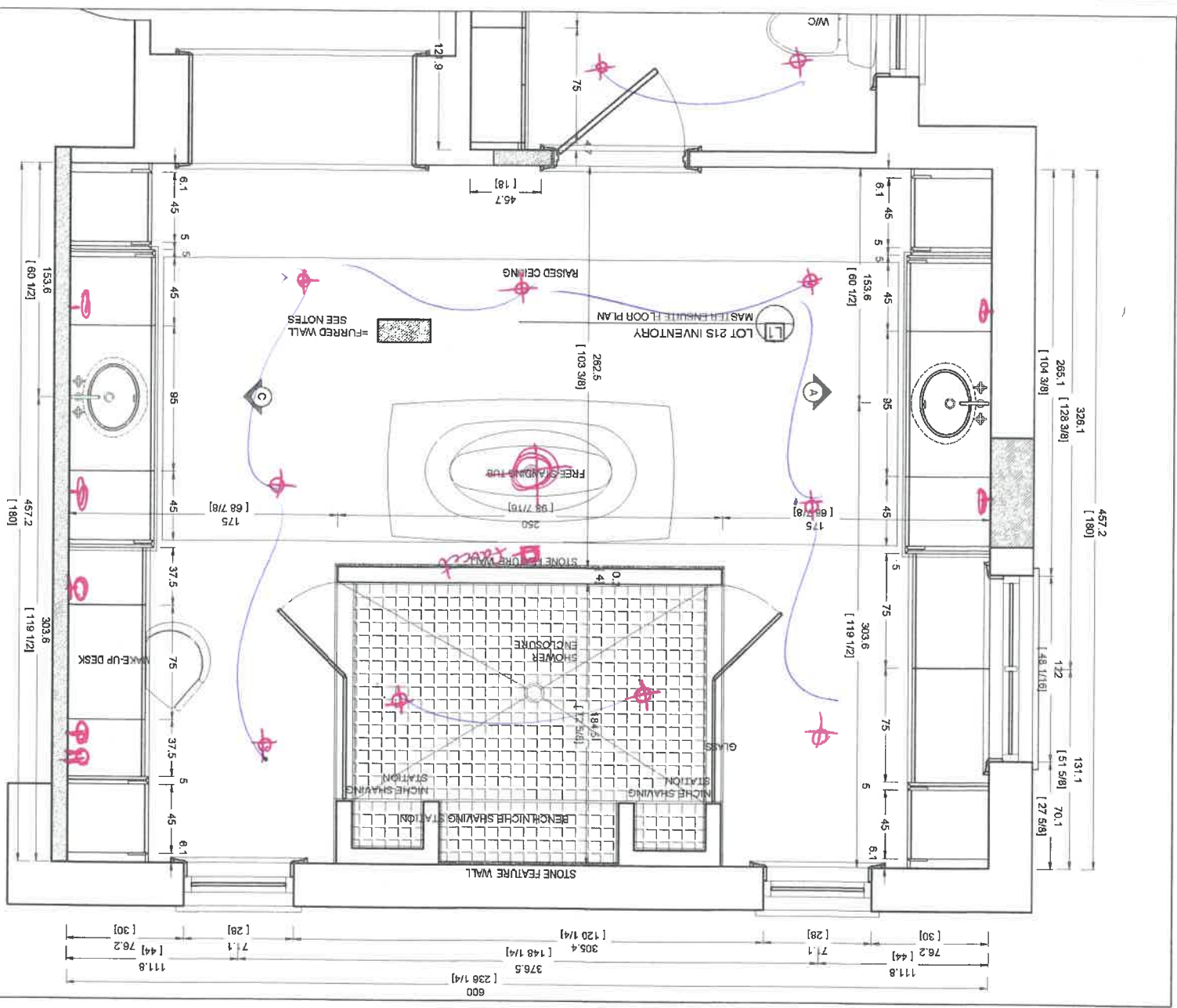
Drawn by: \_\_\_\_\_ YV/RM/TB  
Dealer: \_\_\_\_\_ (Imp.) of Toronto

Job Number: \_\_\_\_\_

Date: \_\_\_\_\_ Jun 5, 2017  
Date Revised: \_\_\_\_\_ Nov 22, 2017

Scale: 1/2" = 1'-0"

Sheet 1 of 3



|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |  |                                                                                                                   |  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|-------------------------------------------------------------------------------------------------------------------|--|
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |  | 650 Mount Pleasant Road,<br>Toronto, Ontario<br>M4S 2N6<br>Tel 416.782.4922<br>Fax 416.782.8786<br>www.irpina.com |  |
| Copyright © 2012 Irpina Kitchens. All rights reserved.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |  |                                                                                                                   |  |
| Cabinet Series: SC PLUS<br>Interior<br>Door Style: T&B<br>Species: T&B<br>Colour: T&B<br>Finish: T&B<br>Applications: N/A<br>Drawer Type: T&B<br>Hardware: T&B<br>Counter: BY OTHERS                                                                                                                                                                                                                                                                                                                                                              |  | ZANCO HOMES<br>TYPE 12011-21S-HL-KAPOW<br>LOT 21S INVENTORY RIA CT KING CITY                                      |  |
| The purchaser acknowledges that drawings are for illustrative purposes only and that dimensions, specifications and layout are approximate representations of the proposed design, and are subject to change without notice. Further, these provisions of the Agreement of Purchase and Sale, executed Addendums Confirming Errors, Upgrades and Extras as well as Personal Selections or Dealer Included Selection documents supersede all information included in this drawing.                                                                 |  |                                                                                                                   |  |
| It is the purchaser's responsibility to ensure that all extras, upgrades, personal selections, accessories or other detailed components to the purchase are accurately reflected in a corresponding addendum or in a Dealer Selection Document signed and accepted by both the purchaser and by ZANCO HOMES, and that any such addendum may require additional electrical, mechanical, hvac, plumbing work to be undertaken, in order to accommodate the things noted on this drawing. Approval of all items is at the discretion of ZANCO HOMES. |  |                                                                                                                   |  |
| Customer Signature: _____<br>Date: _____                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |  |                                                                                                                   |  |
| Special Notes: _____                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |  |                                                                                                                   |  |
| Drawing Updated to Site Measure by: XX<br>Month dd, Year                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |  | Site Measured by: XX<br>Month dd, Year                                                                            |  |
| Designed by: Ted Bravakis<br>Job Number: XX-XXXX<br>Dealer: Irpina of Toronto                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  | Drawn by: Ty/RM/TB<br>Date: Jun 5, 2017<br>Date Revised: Nov 22, 2017                                             |  |
| Scale: 1/2" = 1'-0"<br>Sheet: 3 of 3                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |  |                                                                                                                   |  |

