



CONSTRUCTION SUMMARY

PURCHASE# *LUIS / CHARMANT CITY MUSA*

The Villages in Stayner - Zancor Homes (Stayner) Limited

1647576817

| LOT / PHASE | HOUSE TYPE | PRINT DATE |
|-------------|-----------------|------------|
| 34 / 2 | <i>5001 (A)</i> | 17-Oct-18 |

| Ref# | Quantity - Description | Approved | Notes |
|------|--|----------|-------|
| 6289 | BONUS 3 pce stainless steel appliances with white top loading washer and dryer Stainless steel under cabinet hood fan Decor Dollars **As per Schedule E in APS | 17Oct18 | |
| 6290 | RELOCATE LAUNDRY ROOM IN BASEMENT AS PER SKETCH | 17Oct18 | |
| 6291 | OAK STAIRS IN LIEU OF CARPET GRADE | 17Oct18 | |
| 6292 | KITCHEN CABINETS - UPGRADE 1 POT DRAWERS IN ISLAND | 17Oct18 | |
| 6293 | EXTERIOR FRONT DOOR HARDWARE/HANDLE - ROSEDALE PEWTER | 17Oct18 | |
| 6294 | DECOR DOLLARS | 17Oct18 | |

This Document is Extremely Time Sensitive - Printed 17 Oct 18 at 11:54

Revised - Jan 16 / 19
See colour Chart - cabinet handles + Countertops

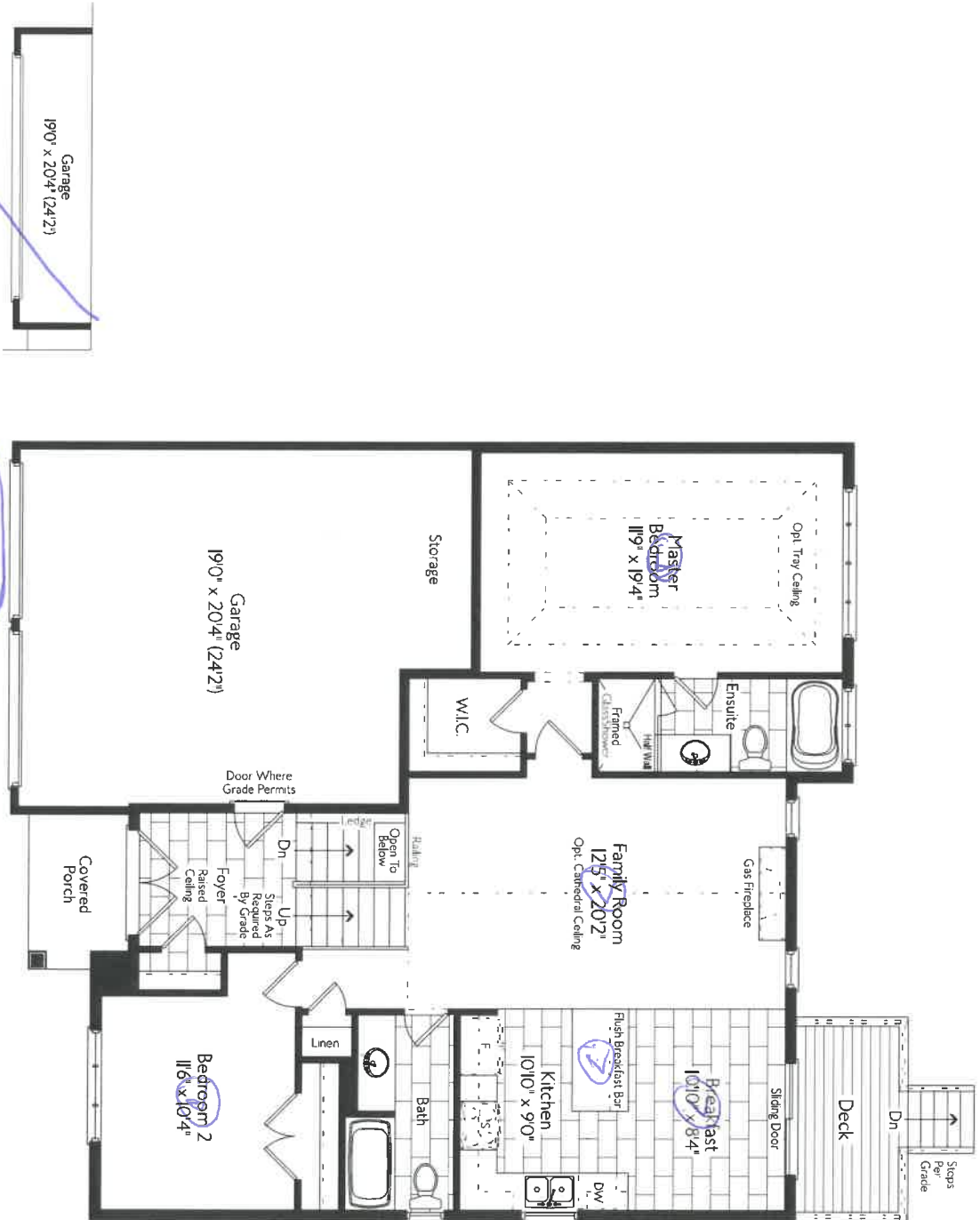
ZANCOR HOMES COLOUR CHART

| CABINETRY / COUNTERTOPS | | | | | | |
|---|-----------------------------------|----------------|-------------------|---------|------------|--|
| | DOOR STYLE | HARDWARE | COUNTERTOP | EDGE | | |
| Kitchen | SHAKER MAPLE - GREEN TEA (1) | K1100HC | 4928-38 | | | |
| Island | SHAKER MAPLE - GREEN TEA (1) | K1100HC | 4928-38 | | | |
| Master Ensuite | SHAKER PVC - WHITE | K1100C | 4588K-07 | | | |
| Main | SHAKER PVC - WHITE | K1100C | 4588K-07 | | | |
| Basement Bath | SHAKER PVC - TUXEDO | H800BC | P948-CA | | | |
| TILES | | | | INSERTS | THRESHOLDS | |
| Kitchen Floor | NEW BYZANTINE GREY 12 X 24 *BRICK | | | | | |
| Breakfast Floor | NEW BYZANTINE GREY 12 X 24 *BRICK | | | | | |
| Kitchen Bk.Splash | N/A | | | | | |
| Main Foyer | NEW BYZANTINE GREY 12 X 24 *BRICK | | | | | |
| Main Hall | LAMINATE | | | | | |
| Basement Foyer | CARPET | | | | | |
| Mstr Ensuite Floor | ROMANO NOCE 12 X 24 *BRICK | | | | | |
| Mstr Ensuite Shower Wall | UNIWALL IVORY 8 X 10 | | | | | |
| Master Shower Floor | BONE 2 X 2 | | | | | |
| Mstr Ensuite Shower Jamb | PERLATO | | | | | |
| Main Bath Floor | ROMANO NOCE 12 X 24 *BRICK | | | | | |
| Main Bath Tub Wall | UNIWALL IVORY 8 X 10 | | | | | |
| Basement Ensuite Floor | ALLURE GREY 12 X 24 *BRICK | | | | | |
| Basement Ensuite Wall | CINQ WHITE 8 X 10 | | | | | |
| HARDWOOD / CARPET | | | | | | |
| Dining Room | N/A | | | | | |
| Family | STANDARD LAMINATE - BUTTERRUM OAK | | | | | |
| Den/Study/parlour | N/A | | | | | |
| Kitchen *(Waiver) | TILE | | | | | |
| Main Foyer *(Waiver) | TILE | | | | | |
| Main Hall | STANDARD LAMINATE - BUTTERRUM OAK | | | | | |
| Upper Hall | N/A | | | | | |
| Master Bedroom | CARPET - OPENING NIGHT T04 | | | | | |
| Bedroom 2 | CARPET - OPENING NIGHT T04 | | | | | |
| Bedroom 3 (Basement) | CARPET - OPENING NIGHT T04 | | | | | |
| Bedroom 4 | N/A | | | | | |
| Basement Foyer | CARPET - OPENING NIGHT T04 | | | | | |
| UNDERPAD | STANDARD | | | | | |
| STAIRS | UPGRADE TO OAK | | | | | |
| FIREPLACES | | | | | | |
| LOCATION | FAMILY ROOM | MANTLE | RIVERSIDE | | | |
| INSERT & SURROUND | N/A | HEARTH | N/A | | | |
| MIRRORS & ACCESSORIES | | | | | | |
| Mirrors | YES | Crown Moulding | N/A | | | |
| Bathroom Accessories | YES | Location | N/A | | | |
| Purchaser has reviewed the colour chart | | | Site/Lot | | | |
| ****FOR TRADE USE**** | | | STAYNER | 34 | | |
| 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 | | |

ANCOR HOMES COLOUR CHART

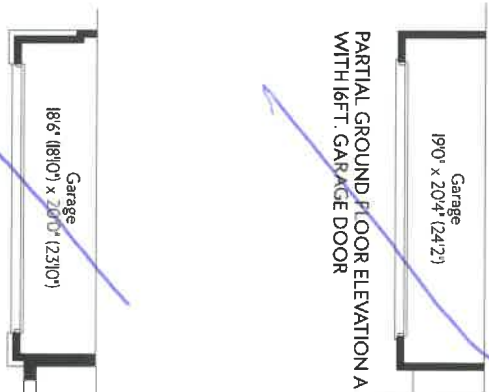
| | | | | |
|--|--|------------------------|--------------------------------------|--|
| STAIRS, RAILING & PICKETS & STAIR STAIN | | | | |
| Stairs (Carpet & Oak): | | | UPGRADE TO OAK | |
| Stain: | | | VARNISH ONLY | |
| Main to Basement Railing Details: | | | STANDARD TURNED OAK | |
| TRIM | | | | |
| Casing/Baseboards | | | STANDARD | |
| Interior Doors | | | STANDARD | |
| Interior Door Hardware | | | STANDARD | |
| Exterior Door Hardware | | | ROSEDALE - PEWTER | |
| PAINT | | | | |
| Kitchen/Breakfast | | | WARM GREY | |
| PLUMBING- UPGRADES TO BE DETAILED ON PES | | | | |
| | FIXTURES | FAUCETS | NOTES | |
| Kitchen | STANDARD | STANDARD | | |
| Powder Room | STANDARD | STANDARD | | |
| Master Ensuite | STANDARD | STANDARD | | |
| Main | STANDARD | STANDARD | | |
| BASEMENT | STANDARD | STANDARD | | |
| Other | | | | |
| ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES | | | | |
| Appliance Package Received in 'Schedule E' | | YES / NO Package Name: | | |
| GAS LINE | UPG (SEE PES) | DECLINED | NOTES | |
| WATERLINE to Fridge | NO | | | |
| Hood Fan Venting SIZE | 6 INCH | | | |
| ELECTRICAL for Built-in Oven | NO | | | |
| ELECTRICAL for Built-in Micro / OTR | NO | | | |
| ELECTRICAL for Gas Stove / Cooktop | NO | | | |
| ELECTRICAL for Bar Fridge | 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 | | | <div> <div></div> <div></div> </div> | |
| Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs | | | <div> <div></div> <div></div> </div> | |
| Purchaser has checked and acknowledged accuracy of colour and selections before signing. | | | <div> <div></div> <div></div> </div> | |
| SITE: | STAYNER | LOT: 34 | | |
| PURCHASER(S): | LUIS & CARMECITA MUSNI 647-575-0817 | | OCT 4 2018 | |
| HOME #/CELL # | CITAMUSNI@YAHOO.CA | | Purchaser Signature | |
| EMAIL: | | | Date | |
| DÉCOR NOTES | | | Purchaser Signature | |
| | | | Date | |
| ***FOR TRADE USE*** | | | Décor Consultant Signature | |
| Any upgrades in the colour chart must be accompanied with a PES. | | | 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 | |
| *** PAGE 2 OF 2 *** | | | Date | |

THE BLUE 50-01



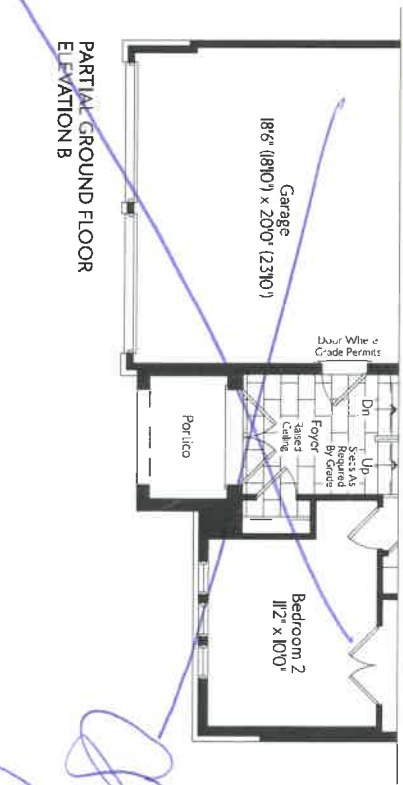
GROUND FLOOR ELEVATION A

PARTIAL GROUND FLOOR ELEVATION A WITH 16FT. GARAGE DOOR



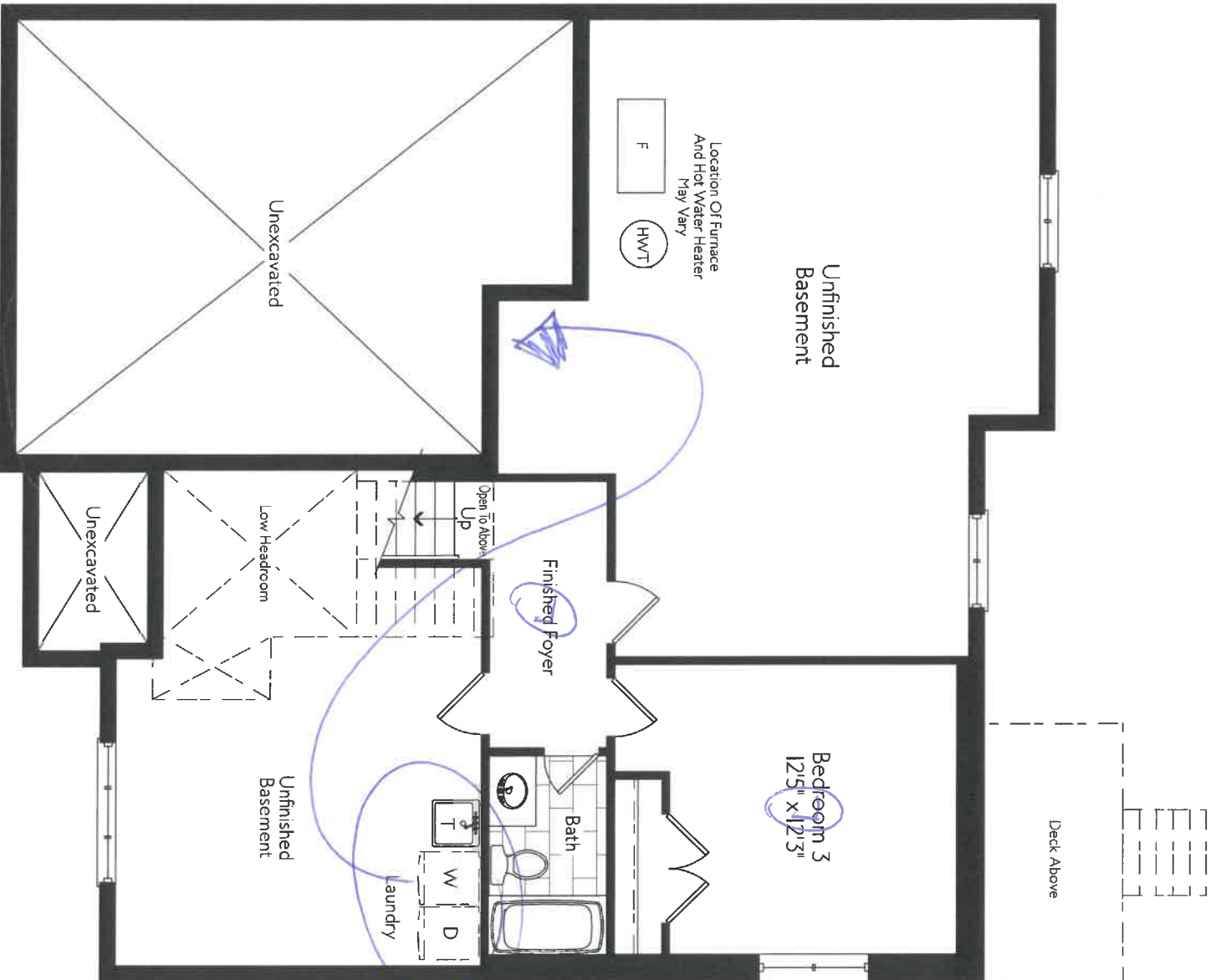
PARTIAL GROUND FLOOR ELEVATION B WITH 16FT. GARAGE DOOR

PARTIAL GROUND FLOOR ELEVATION B



Handwritten blue notes: 'OK' and 'OK 3/24'.

THE BLUE 50-01



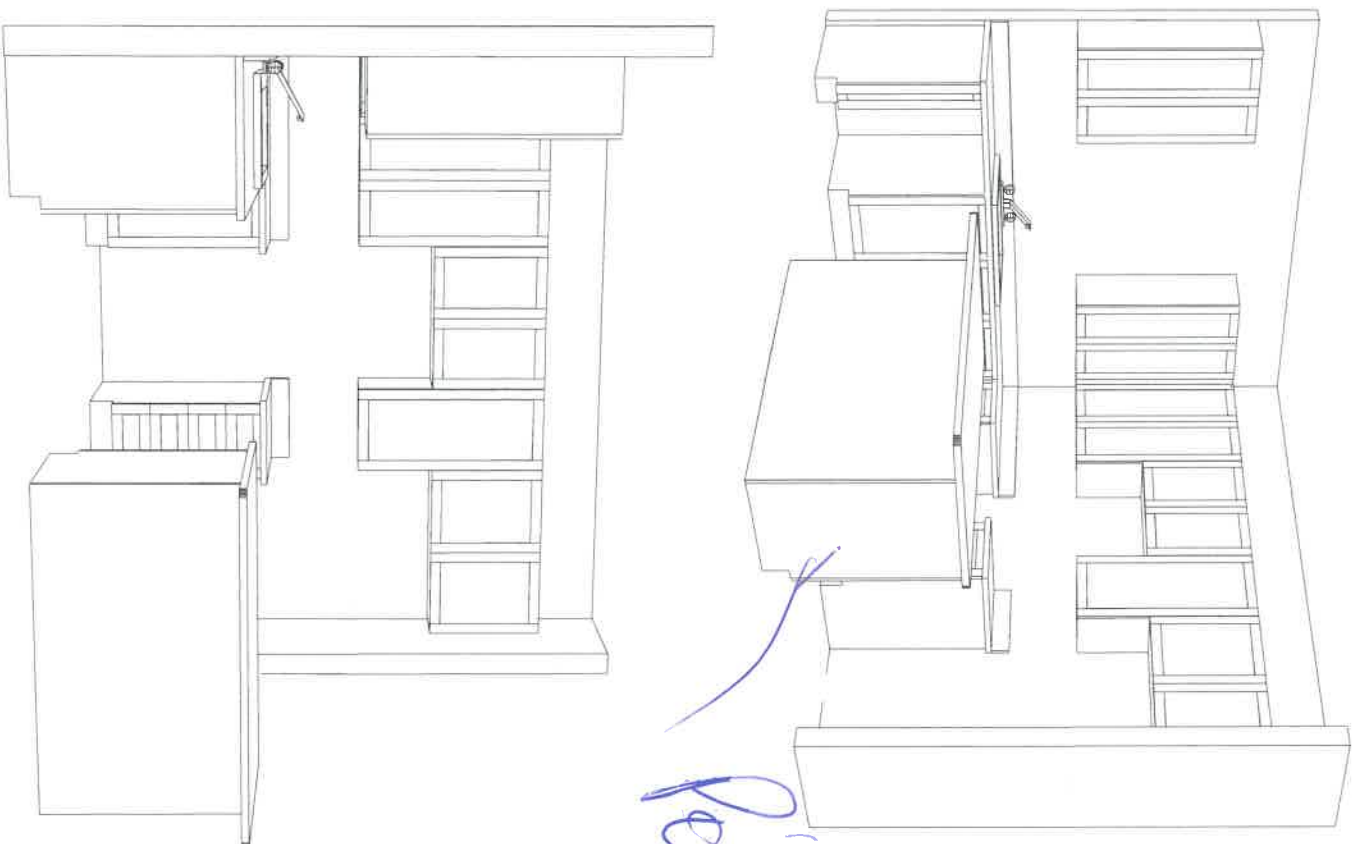
BASEMENT
ELEVATION A

PARTIAL BASEMENT
ELEVATION B

let 3rd
stay

OK

| | | | |
|------------------------|---------|-----------------|-------|
| NEW IMAGE KITCHENS INC | | Drawn by | VINCE |
| Scale: | | Approved by | |
| Date: | 2/12/18 | Revised: | |
| ZANCOR HOMES | | | |
| STAYNER 50-1 | | Drawing number: | |



Ref. Drawers

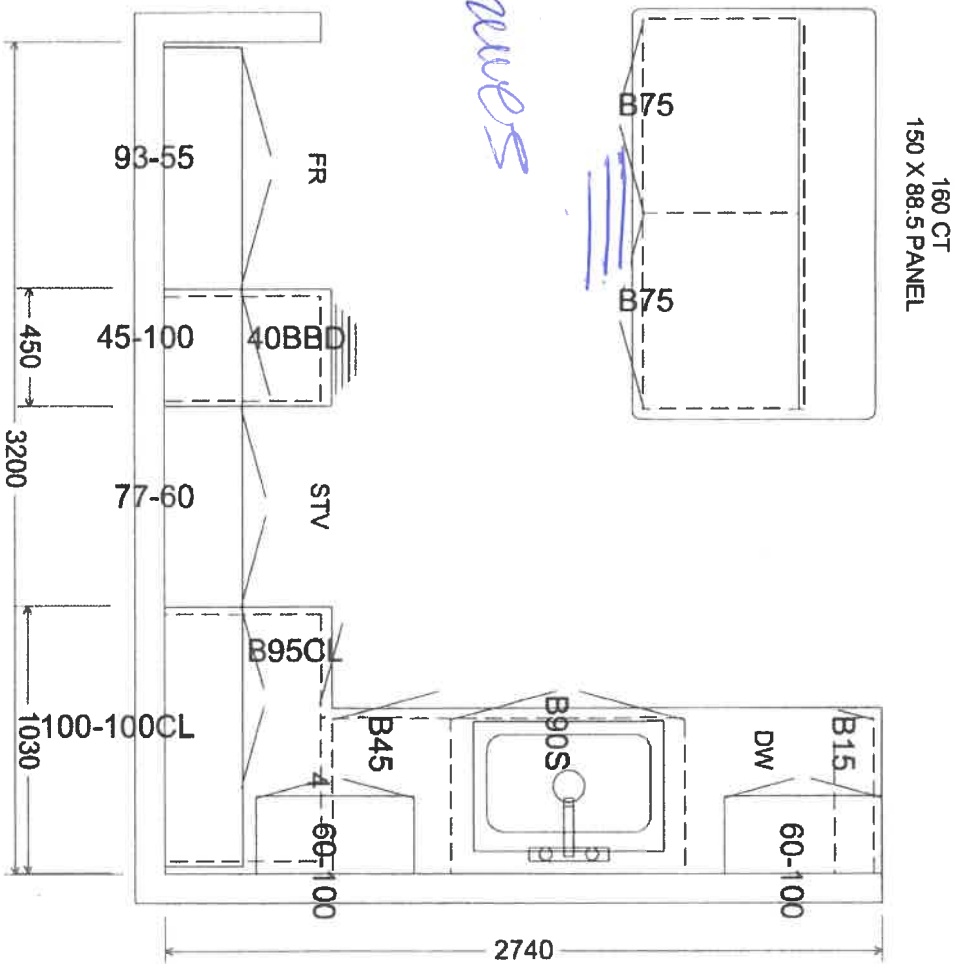
On

for

*Lot 34
Stayner*

| | | | |
|------------------------|--------------|-----------------|-----------------|
| NEW IMAGE KITCHENS INC | | | |
| Scale | Approved by: | Drawn by: VNICE | |
| Date: 2/12/18 | | Reviewed | |
| ZANCOR HOMES | | | |
| STAYNER 50-1 | | | Drawing number: |

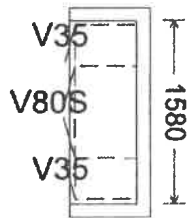
Pot Graves



BASEMENT BATH

MAIN

ENSUITE



Pot Graves
Stayner
2/12/18

STANDARD CABINET HARDWARE

(New Image Kitchens)



LA 34 Stayner



APPLIANCE ACKNOWLEDGEMENT

Page 9053036909
Coast Appliances
1748 Creditstone

- ▶ NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
- ▶ It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance where it exceeds the standard openings. Zancor Homes will not be responsible for appliances not fitting due to late changes.
- ▶ It is the Purchasers responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.
- ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

STANDARD OPENINGS ACCEPTED BY PURCHASER:

HOMEOWNER SIGNATURE

- Fridge** ▶ 36" (+/-) x 74" (+/-)
**Space above the fridge is required due to proper air flow
- Stove** ▶ 30"
- Dishwasher** ▶ 24"
- Hood Fan Opening** ▶ 30"
- Hood fan Vent** ▶ 6"

Appliance Specs are DUE (if not received during appointment)
2 WEEKS FROM SIGNED DATE ABOVE

Specs that require changes/modifications after this date will not be accepted

UPGRADE APPLIANCE OPENING REQUIREMENTS:

HOMEOWNER SIGNATURE

- FRIDGE**
- ☐ Built-In
- ☐ Paneled / Integrated
- ☐ Flush Inset
- ☐ Water Line Required

- RANGE**
- ☐ 36" ☐ Cooktop (Apron front)
- ☐ 48" ☐ Cooktop (Dropin)
- ☐ Gas ☐ **Cut-out charge required for cooktop
- ☐ Induction

- HOOD FAN & VENT**
- ☒ Under Cabinet ☒ 6 Inch
- ☐ Chimney (centre vent) ☐ 8 Inch
- ☐ Insert / Liner ☐ 10 Inch

- WALL OVEN & MICRO**
- ☐ Single Oven ☐ Over the Range Microwave
- ☐ Double Oven ☐ Built-in Microwave (*trim kit required)
- ☐ Steam Oven
- ☐ Warming Drawer

DATE

SITE

LOT

** Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.

It is the responsibility of the trades to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation. **

INTERIOR FINISHES ACKNOWLEDGEMENT / WAIVER

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

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

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

STONE COUNTERTOP JOINTS: Purchaser is aware that one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5 x 8'.

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

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

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

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

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

HARDWOOD / LAMINATE WAIVER:

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

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

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

SITE

LOT

DATE

RELEASE FORM
BRICK/Joint PATTERN INSTALLATION

LOT # 34 PURCHASER'S NAME _____

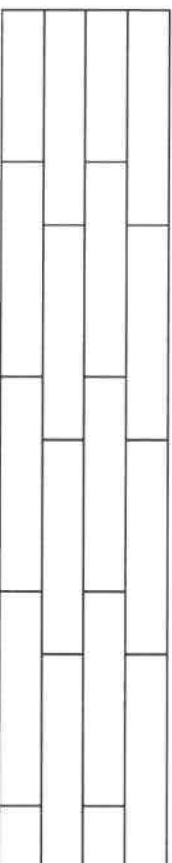
SITE NAME Stanger

*Brick installation requires an additional charge and will be included on the extras

Large tiles installation for floor and wall – ¼ Brick

Please be advised it has come to our attention, that due to production, many of the over-sized and odd shaped, man-made tiles (i.e. porcelain & ceramic), have been found to have a slight bow in the tile. It is a standard occurrence with all suppliers and manufacturers.

It is therefore recommended, that if and when a purchaser requests to install one of these tiles in a brick-joint pattern, that it be installed on a ¼ brick pattern, to try to avoidlippage. Attached with this letter, you will find a layout of the ¼ brick installation that has been recommended.



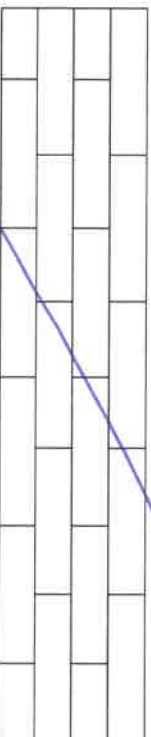
Location(s) all floor tiles

Please understand, even in using this ¼ brick installation, there may still be minimal lippage which cannot fully be eliminated.

Hence, when there is a request for brick-joint installation, Zancor Homes and their contractor, cannot be held responsible for this matter.

Small tile installation for walls – ½ Brick

Purchaser requests to install small wall tiles on a backsplash or shower wall in a brick-joint pattern, that it be installed on a ½ brick pattern.



Location(s) _____

Homeowner's Signature [Signature]

Date Oct. 4/18

Homeowner's Signature [Signature]

Date Oct 4/18

Décor Consultant _____

Date _____