

TO NOTIFY TARION OF OUTSTANDING WARRANTY ITEMS, COMPLETE AND SUBMIT THIS FORM BEFORE THE END OF THE FIRST 30 DAYS OF POSSESSION OF YOUR HOME.
YOU MAY SUBMIT ONLY ONE 30-DAY FORM.

Send a copy of this completed form to your builder and keep a copy for yourself.

Home Identification Information (Refer to your Certificate of Completion and Possession to complete this box.)

2023-01-19 Date of Possession (YYYY/MM/DD)	B48663 Vendor/Builder #	H3580496 Enrolment #	
Civic Address (address of your home under warranty):			Condo Suite # (if applicable)
352 Street Number	Ramblewood Drive Street Name		
WASAGA BEACH City/Town	L9Z0L5 Postal Code	173 Lot #	Project/Subdivision Name
Contact Information of Homeowner(s):			
George & Giuseppina Spagnuolo Homeowner's Name			
6475262935 Daytime Phone Number	Homeowner's Name (if applicable)		
	Daytime Phone Number		
	Evening Phone Number		
	Fax Number		
spagsgeo@gmail.com Email Address	Email Address		
☐ Check this box if you are not the original registered homeowner.	☐ Check this box if you are not the original registered homeowner.		

Mailing Address for Correspondent to Homeowner (if different from Civic Address above)

352 Street Number	Ramblewood Drive Street Name		Condo Suite # (if applicable)
WASAGA BEACH City/Town	ON Province	L9Z0L5 Postal Code	

Gravel - Down
Interlock driveway - Down

Outstanding items must be specifically listed and described.

A reference to the Pre-Delivery Inspection Form or to other documentation will not be accepted.

Enrolment # H3580496

Outstanding Items

List all outstanding items covered by the statutory warranty in the table below. If you require more space, please make copies of this page, number them and attach them to this Statutory Warranty Form.

Item #	Floor/Level	Room/Area	Item/Defect Area	Description
INTERIOR				
1	Basement	Unfinished Area	Windows	Window below Master Bedroom
				Photo of cracked window
2	Floor 01	Bedroom	Floor	Carpet is frayed in one area
				Photo of frayed carpet
3	Floor 01	Kitchen	Doors	Kitchen Sliding doors need to be replaced as they installed security latches at the top instead of the bottom. They also forgot to install capping to hide screws. They also need to replace the framing as the drilled holes at the top.
				Photo of Kitchen Sliding door
4	Floor 01	Stairs	Landing	Photo of missing caps
				Nosing and steps damaged. Nosing has scratches and steps have scratches and water marks.
5	Basement	Other (Choose your next selection)	Floor	Photo of water marks on steps
				Landing in basement finished area has what appears to be a stain left from a can of Stain/Paint.
6	Floor 01	Living Room	Wall	Large mark/stain on Shiplap wall to the left of fireplace.
				Photo of stain
7	Floor 01	Living Room	Wall	Ship leading to the basement has a stain/mark towards the of wall.
				Photo of stain/mark on shiplap wall.
8	Floor 01	Bathroom	Plumbing Fixtures	Toilet seat covers in Master and Powder room do not stay up.
9	Floor 01	Bathroom	Plumbing Fixtures	Both showers require a Matt black drain
10	Floor 01	Bathroom	Plumbing Fixtures	Towel and Toilet paper holders need to be installed. We have the Towel holder but are waiting for the Toilet holder.
11	Floor 01	Bathroom	Electrical	Fans in all washrooms are very loud and extremely noisy.
12	Floor 01	Kitchen	Countertop	The Quartz countertop in the Kitchen stains very easily. We have been instructed to use green bottle Vim to clean. We will try this method but feel that there still is an issue with the Quartz.
13	Floor 01	Stairs	Other (Please describe)	The side panel of the Foyer steps is peeling away. This is the black finish that is peeling away.

29	Floor 01	Stairs	Staircase/Steps	Staircase, steps and railings need to be sanded, stained and varnished - <i>STAIN & VARNISH</i>
32	Floor 01	Living Room	Fireplace	Fan has a rattle. <i>NOISY</i>
33	Basement	Stairs	Staircase/Steps	Black residue on steps. <i>P.T. Remove black stain</i>
34	Floor 01	Bedroom	Floor	<i>WAS</i> Frayed carpet in spare bedroom.
36	Floor 01	Bedroom	Floor	Floor squeaks at right side of room just before walk in closets. <i>SVC - basement</i>
37	Floor 01	Bathroom	Trim	Shower Quartz trim not finished on the finished side but instead on the rough side. See photo attached. <i>AV</i>
38	Floor 01	Kitchen	Wall	Wall on left side of Cooktop not straight. See photo attached. <i>No Damage</i>
39	Floor 01	Kitchen	Cabinet(s)	Kitchen desk drawer not aligned properly. Needs to be adjusted. <i>New Image</i>
40	Floor 01	Kitchen	Cabinet(s)	Kitchen garbage drawer not aligned properly. Needs to be adjusted. <i>New Image</i>
44	Floor 01	Bathroom	Wall	There is a gouge on the left side of Master Ensuite vanity towards the middle of wall. This needs to be corrected. <i>SVC Pushing Right of Shower</i>
Item #	Floor/Level	Room/Area	Item/Defect Area	Description
EXTERIOR				
14	Lot/Property/Yard	Porch	Other (Please describe)	The Front doors have not been painted properly. We understand that this will be painted again once weather gets better but are asking for the rubber seals at the bottom be replaced as there is paint residue on both doors. <i>See photo</i>
15	Lot/Property/Yard	Porch	Other (Please describe)	Front door frame is all scratched and should be replaced or painted properly. <i>P. I. and Insulation</i>
16	Lot/Property/Yard	Porch	Wall	Siding on right side of doorbell cracked. <i>Paint</i>
17	Lot/Property/Yard	Yard - Front	Other (Please describe)	Siding above garage is separating. <i>Paint</i>
18	Lot/Property/Yard	Yard - Side	Other (Please describe)	Siding has been installed very poorly and with limited screws. I have a video available if required, showcasing vinyl being blown by the wind and no screws attached. This is of major concern to me. <i>Paint</i>
19	Lot/Property/Yard	Yard - Front	Other (Please describe)	All exterior windows have scratches on them and need to be touched up. <i>Paint Paint</i>
20	Lot/Property/Yard	Yard - Side	Other (Please describe)	Basement window at right side of house needs to be replaced as it is dented. <i>Trim Newmark</i>
21	Garage (Exterior)	Not Applicable (Choose your next selection)	Caulking/Sealant	The interior of the garage has not been completed correctly. The tapping and mudding was completed very poorly and will now require major work to correct issue. <i>Photo of poor taping and mudding</i>
22	Lot/Property/Yard	Deck	Other (Please describe)	No Deck has been installed as of yet. <i>NO DECK</i>
Tariion Warranty Corporation 5160 Yonge Street 7 th Floor Toronto ON M2N 6L9				Page 3 of 5 1-877-982-7466 tariion.com
<i>Warrant - Down.</i>				

23	Lot/Property/Yard	Yard - Front	Other (Please describe)	Paving required around the entire house including the front porch.
24	Lot/Property/Yard	Not Applicable (Choose your next selection)	Grading/Sodding	No sod or grading completed as of yet.
25	Lot/Property/Yard	Not Applicable (Choose your next selection)	Driveway	No paved driveway as of yet.
26	Roof (Exterior)	Roof Top	Other (Please describe)	Eavesdrop has not been installed as of yet.
27	Lot/Property/Yard	Not Applicable (Choose your next selection)	Doors	All exterior areas of the house need to be painted (garage doors, trim, etc.)
28	Lot/Property/Yard	Yard - Front	Grading/Sodding	Do we get trees and where will they be planted.
30	Garage (Exterior)	Building Face/Exterior	Doors	Garage Door bottom panel left side is dented.
31	Lot/Property/Yard	Not Applicable (Choose your etc.) next selection)	Cladding (Brick, Siding, Stucco, etc.)	The siding around my house needs to be checked. Not consistent, some windows have a top piece and others do not. Also, concerned that siding has not been installed properly as some panels are blowing off.
35	Roof (Exterior)	Building Face/Exterior	Roofing	Black trim on the porch has been scratched as the result of ladder leaning against porch.
41	Roof (Exterior)	Roof Top	Roofing	The porch ceiling vinyl is not straight in one area. Needs to be corrected.
42	Lot/Property/Yard	Yard - Front	Other (Please describe)	Garage trim and doors need to be painted, also trim on left side has a big gouge that needs to be filled before it is painted.
43	Lot/Property/Yard	Not Applicable (Choose your next selection)	Windows	All exterior/interior windows need to be cleaned.

FORM ATTACHMENTS

The items specified on this Statutory Warranty Form constitute a complete list of all known warranty items which are outstanding and have not been resolved by my Builder to date

Submitted online by **George & Giuseppina Spagnuolo**

Homeowner's Signature

Homeowner's Signature (if applicable)

2023-03-01

Date of Signature (YYYY/MM/DD)

Remember to send a copy of this completed Form to your Builder.

Please note that you should allow your Builder's representatives or subcontractors access to your home during regular hours, at a mutually acceptable time arranged in advance, in order to complete the necessary work. Failure to do so may jeopardize your warranty rights.
TARN-30DY-04.02