

THE NEIGHBOURHOODS OF QUEEN ST. EAST - LESLIEVILLE

ADDENDUM TO THE AGREEMENT OF PURCHASE AND SALE

BETWEEN URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. (the "Vendor")

and

PURCHASER: _____

UNIT: 47 LEVEL: 1, SUITE: 309 (the "Unit")

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 19 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit;

AND WHEREAS the Purchaser has requested and the Vendor has agreed to carry out the changes listed in paragraph 1 below;

NOW THEREFORE in consideration of the mutual covenants hereinafter set forth, the parties hereto agree with each other as follows:

1. The undersigned, the Purchaser of the above-noted Unit, requests that the Vendor carry out the following change to the Unit (the "Upgrade"):

Soundproofing upgrade comprising the installation One additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.

2. The Purchaser agrees with the Vendor that the cost of the Upgrade shall be Five thousand, seven hundred, seventy four and thirty cents (\$ 5,774.30) Dollars, inclusive of HST.
3. The cost of the Upgrade shall be added to the Purchase Price of the Unit (the "Supplemental Purchase Price") as set forth in the Purchase Agreement.

4. The term "Unit" as used in the Purchase Agreement shall, as the context may require, be amended to include in its definition the Upgrade shown herein as being purchased by the Purchaser and the terms "Purchase Price" used in the Purchase Agreement shall be hereby amended to include in its definition, the Supplemental Purchase Price shown being paid herein for the sound proofing upgrade and all the terms and conditions of the Purchase Agreement shall be amended to give effect to the foregoing, mutatis mutandis.

In all other respects, the provisions of the Purchase Agreement shall apply to the purchase of the sound proofing upgrade and remain unamended by the execution of this Agreement.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July 2014

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

[Signature]
Witness [Signature]

Purchaser

Purchaser

Accepted at Toronto this

14 day of

July 2011

URBANCORP (LESLIEVILLE)
DEVELOPMENTS INC.

Per: _____

Authorized Signing Officer

I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Carpet - 40060 Casual - 1742 Wool / Laine - 12' (356cm)		\$ -
Basement Flooring	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Basement Foyer Tile	Standard - white	\$ -
Basement Foyer Tile Grout Colour		\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Distre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

3rd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Milktown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 310

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	Mosaics - Bone 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + P881C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Nuvoletto Bedge	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milktown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA DRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - KSS-500	\$ -
Kitchen Backsplash	stone mosaic 1x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	No - Standard	\$ -

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CANTRAC CAPRICE PEDESTAL S/HOLE 4344DMX LEG + 43130MX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ -
HST	\$ -
Outstanding	\$ -

Please Make Cheque Payable to:	Urbancorp (Leslieville) Developments Inc
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Date:	August 13, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 310

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade/Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ -
Total from: Additional Upgrades	\$ -
HST	\$ -
Grand Total:	\$ -

Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 13, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Colour Appointment Floor Plan



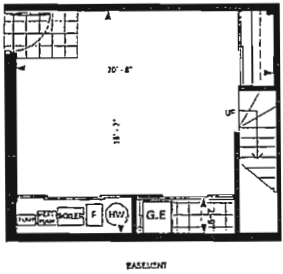
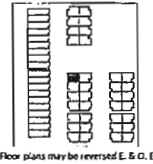
Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 310

Date: August 13, 2014.

Purchaser(s) Signature:
[Signature]

Decor Consultant Signature:
[Signature]
Urbancorp (Leslieville) Developments Inc.
[Signature]

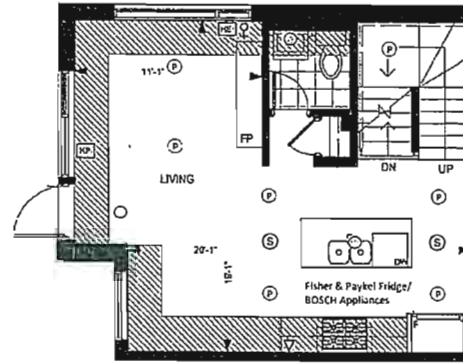


"All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

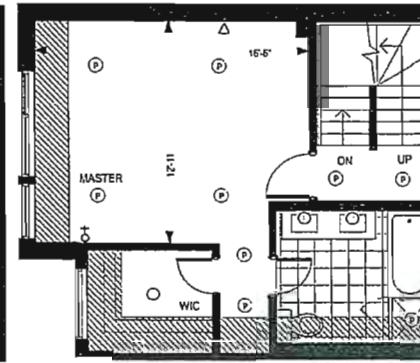
"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initial(s): [Initials]

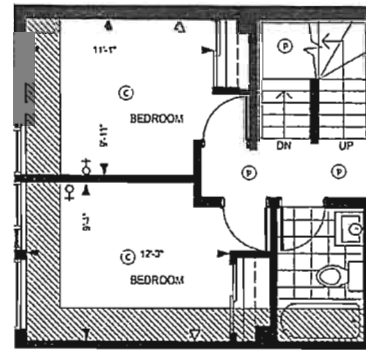
STANDARD ELECTRICAL PLAN



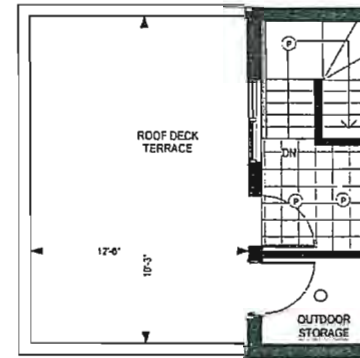
GROUND FLOOR



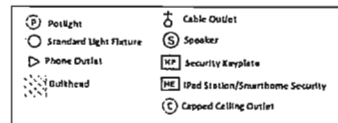
SECOND FLOOR



THIRD FLOOR



ROOF DECK



Purchaser Name(s):

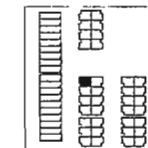
Proposed Municipal Address: 310

Date: August 13, 2014

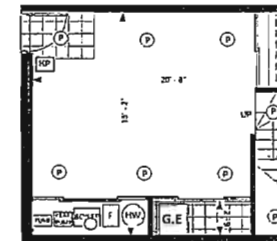
Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.



Floor plans may be reversed E. & O. E.



BASEMENT

"All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initials(s):



URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Features and Finishes Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 310

BETWEEN PURCHASER: [REDACTED] UNIT: 27

AND VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. LEVEL: 1

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 27 day of September, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

RECEIVED JUN 3 2011

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.
- (2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading or of equal quality.
- (3.) The Vendor and purchaser acknowledge that the marketing material indicating square footage is under the guidelines of **TARION**, as per Builder Bulletin 22.

*Blackline to Follow at
color selection*

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 27 day of September, 2011
IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

[Signature]

Witness

[Signature]

Purchaser ()

Witness

Purchaser ()

Accepted at Toronto this 28th day of September, 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: *[Signature]*

Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection
Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Danff Silver Grey	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Wall Tiles Grout Colour	Arctic White Bright	\$ -
Shower Threshold	Standard - white	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 casual - 197B Parfait - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

3rd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Danff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Shower Wall Tiles Surround	Arctic White Bright	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Upgrade 1 - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + P881 + S09C + P42B COMPLETE	\$ 200.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 311

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Danff Silver Grey	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Wall Tiles Grout colour	Arctic White Bright	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + P881C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET - US93C + P4004 + P724 + P518 + P458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Blanca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price	
Cabinetry	Ambassador Oak	\$ -	
Hardware	HK - 17	\$ -	
Countertop	Blanco Sardo	\$	
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345H	\$ -	
Sink	Kitchen Sink - Upgrade - CANTRIO D/BOWL U/M SINK W/DRAIN - KSS-004	\$ 700.00	
Kitchen Backsplash	ceramic tile 2x8 Colour & Dimension Biscuit Matte	\$ -	
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -	
Kitchen Backsplash Grout Colour	Standard - white	\$ -	
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -	
Kitchen	Additional Upgrade Selection	Price	
Kitchen Base Cabinetry different than Upper	Cabinetry	Standard - Base & Upper The Same Finish	\$
Upper	Not Applicable	\$	
Base/Island Cabinetry	Not Applicable	\$	
Self Close - CANNOT BE COMBINED WITH Push/Pull option	No - Standard	\$	

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CANTRAC CAPRICE PEDESTAL S/HOLE 4344DMX LEG + 4313DMX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 1,575.00
HST	\$ 204.75
Outstanding	\$ 1,779.75

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 19, 2014
Client Name: PRINT:	
Client Signatures:	
Client Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 311

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	1,575.00
Total from: Additional Upgrades	\$	-
HST	\$	204.75
Grand Total:	\$	1,779.75

Please make Cheque Payable to:

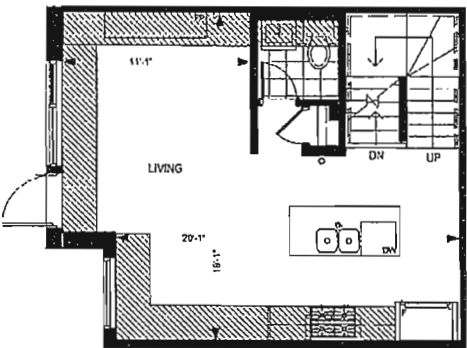
Urbancorp (Leslieville) Developments Inc

Date:	August 19, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

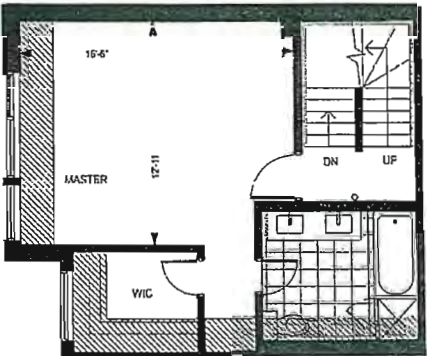
Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

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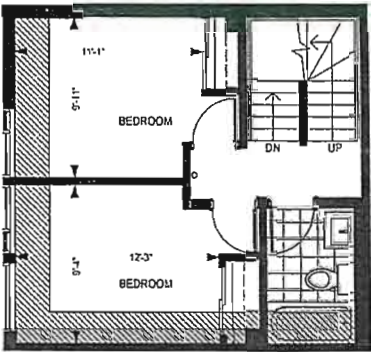
Colour Appointment Floor Plan



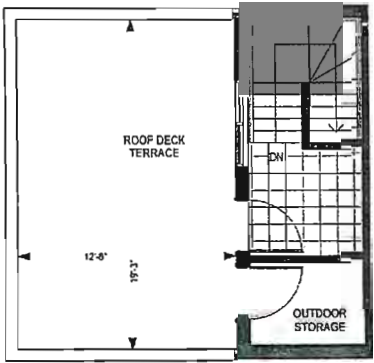
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 311

Date: Aug 19 2014

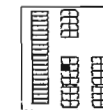
Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:

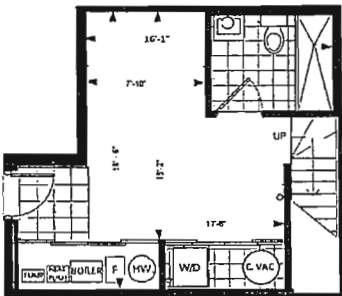
UrbanCorp (Leslieville) Developments Inc.

[Signature]

○ = Central Vac Outlet



Floor plans may be reversed E. & D. E.



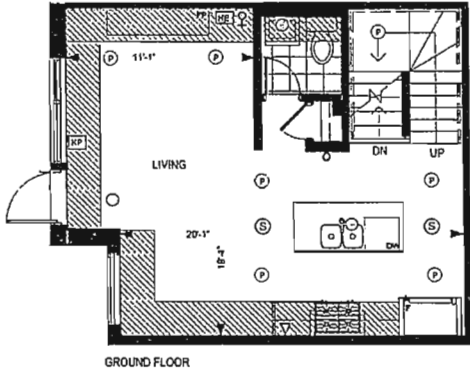
BASEMENT

All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

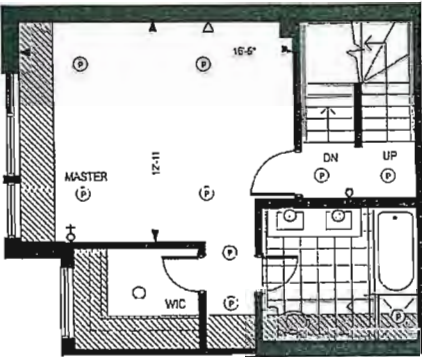
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Initial(s): [Signature] [Signature]

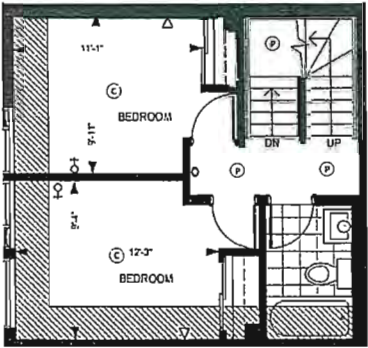
STANDARD ELECTRICAL PLAN



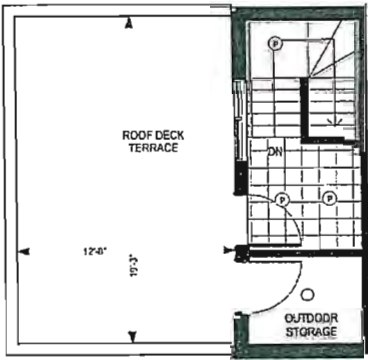
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

(P) Pointlight	(C) Cable Outlet
(S) Standard Light Fixture	(S) Speaker
(P) Phone Outlet	(RP) Security Keyplate
(B) Bulkhead	(HE) iPad Station/SmartHome Security
(C) Central Vac Outlet	(C) Capped Ceiling Outlet

Purchaser Name(s):

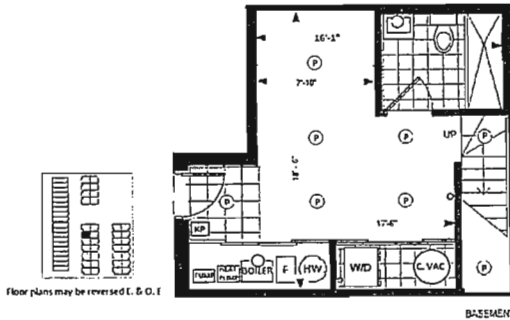
Proposed Municipal Address: 311

Date: Aug 19 2014

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancore (Leslieville) Developments Inc.



BASEMENT

Floor plans may be reversed E. & O. I.

All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the slabs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the décor centre.

Initial(s): AL



Description of Purchaser and Sale Structural changes Amendment

Project: Urbancorp (LESLIEVILLE) Developments Inc
Legal Unit Number: 311

Purchaser Names:
Proposed Municipal Address: 311
Date: Thursday, May 08, 2014

ITEM #	SUMMARY OF AMENDMENT	COSTS	CONFIRMED	NO	TOTAL
	BASEMENT				
1	Vendor to install 3 piece bathroom with location to be confirmed at the time of electrical / mechanical co-ordination meeting, at a cost not to exceed \$3000.00+HST to be paid by the purchaser	\$ 3,000.00	X J.L		\$ 3,000.00
	MAIN FLOOR				
	SECOND FLOOR				
	THIRD FLOOR				
	ROOF DECK				
	GENERAL				
2	Vendor to install Central Vac. Rough in with an outlet on each floor with location to be confirmed at electrical / mechanical co-ordination meeting at a cost not to exceed \$1200.00+HST to be paid by the Purchaser.	\$ 1,200.00	X J.L		\$ 1,200.00
	ADDITIONAL STRUCTURAL CHANGES MADE DURING APPOINTMENT				

Total:	\$4,200.00
HST:	\$546.00

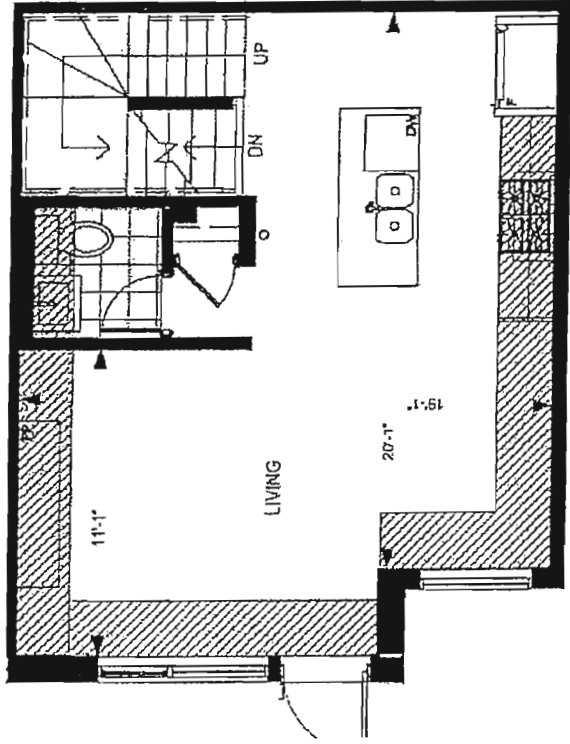
Subtotal:	\$4,746.00
Grand Total:	\$4,746.00

*Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

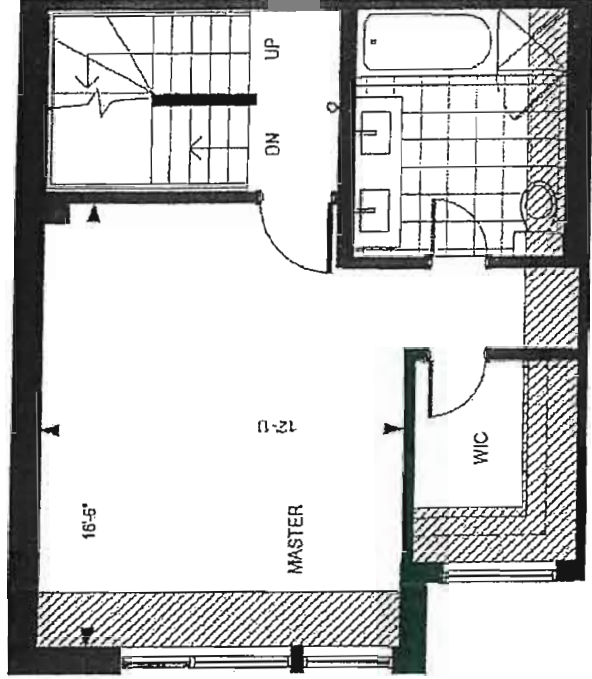
Please make the cheque payable to "Urbancorp (LESLIEVILLE) Developments INC."

Date: Thursday, May 08, 2014
Purchaser Signature: X
Décor Consultant Signature:
Head Office Approval:

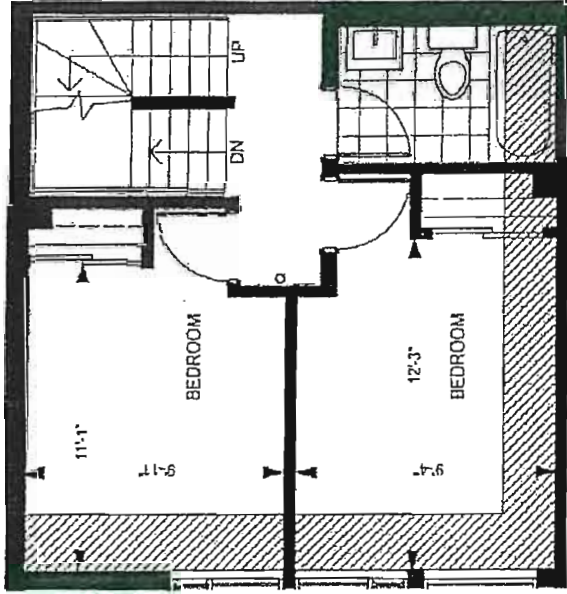
second Appointment Floor Plan



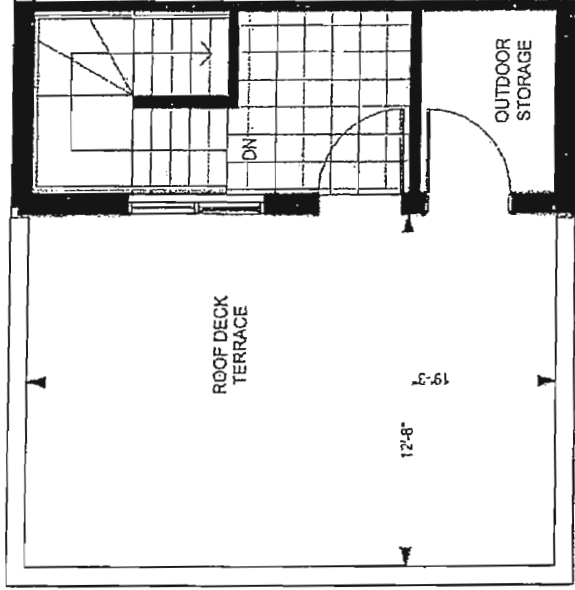
GROUND FLOOR



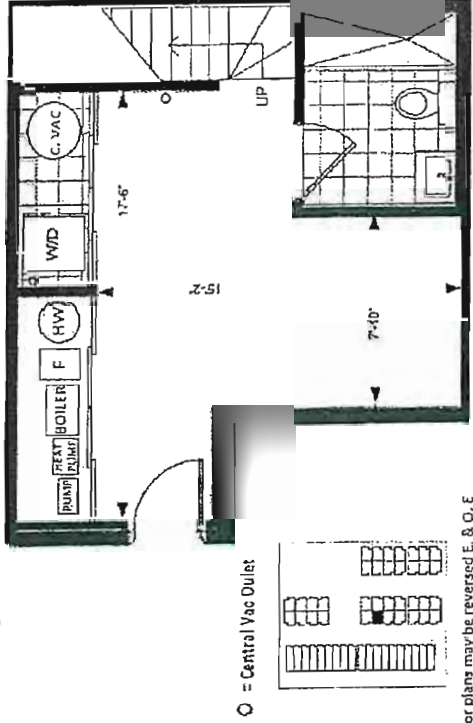
SECOND FLOOR



THIRD FLOOR



ROOF DECK



BASEMENT

* All dimensions, window sizes and wall sites shown on the floor plan are an approximation of actual site. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.*

The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s):

X *13* *13*

Purchaser Name(s):

Proposed Municipal Address: 311

Date: *may 20 2014*

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Trésleville) Developments Inc.

**AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options**

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 17 day of June, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

Basement

(2.) Vendor to install Central Vac rough in with outlet on each floor with location to be confirmed at electrical / mechanical coordination meeting at a cost not to exceed \$1200 + HST to be paid by the Purchaser. **NOTED ON FLOORPLAN**

DATED this 13 day of September, 2011
IN WITNESS WHEREOF the parties hereto have affixed their hands and seals:

Purchaser ()

Purchaser ()

URBANCORP (LESUEVILLE) DEVELOPMENTS INC

Per: _____
Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 32' (356cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

3rd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blanco Sardo	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + 356C + P8B1C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 312

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Blanco Sardo	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + P8B1C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Blanca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milltown Oak	\$ -
Hardware	HK - 17	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - KS5-S08	\$ -
Kitchen Backsplash	Crème Brulee Glass Stone Unear Blend Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	No - Standard	\$ -

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink	Powder Room Sink - Standard - CANTRAC CAPRICE PEDESTAL S/HOLE	\$ -
Pedestal/Wall mount	4344DMX LEG + 4313DMX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen P.e.

Total Charges:	\$ -
HST	\$ -
Outstanding	\$ -

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 312

Stair, Stain, and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Blanco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ -
Total from: Additional Upgrades	\$ -
HST	\$ -
Grand Total:	\$ -

Please make Cheque Payable to:

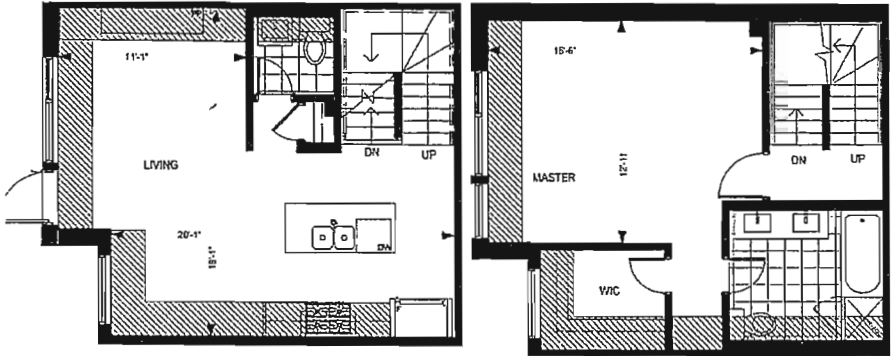
 Urbancorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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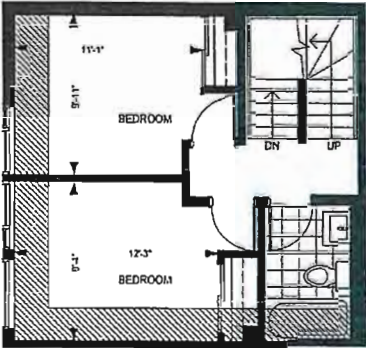
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Colour Appointment Floor Plan

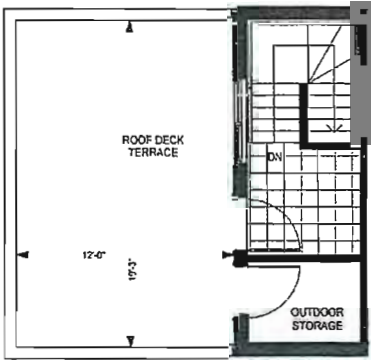


GROUND FLOOR

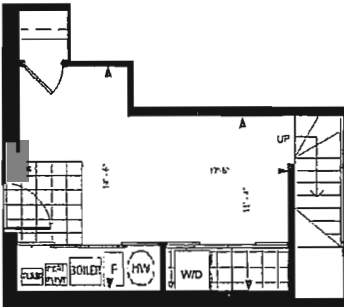
SECOND FLOOR



THIRD FLOOR



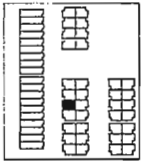
ROOF DECK



BASEMENT

Purchaser Name(s):
[Redacted]
Proposed Municipal Address: 312
Date: Aug 12 2014
Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
Urbancorp (Leslieville) Developments Inc.
[Signature]



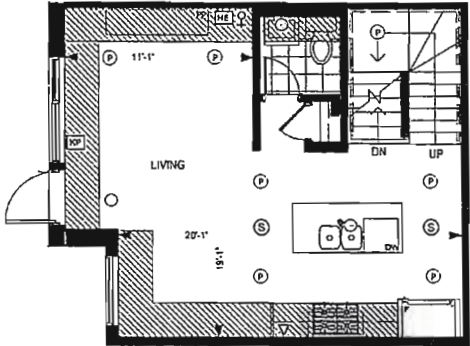
Floor plans may be reversed E. & O. E.

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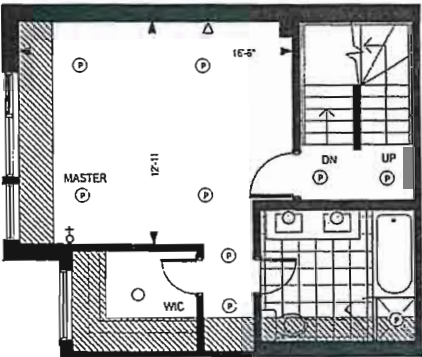
"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initials(s):
[Initials]

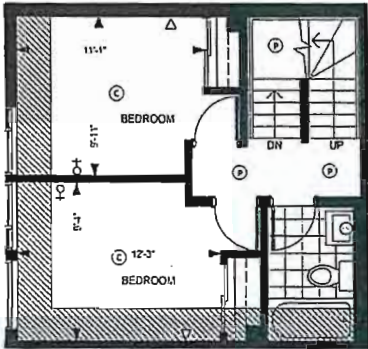
STANDARD ELECTRICAL PLAN



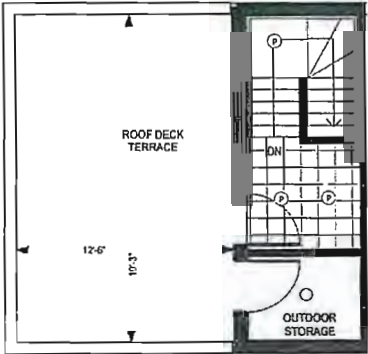
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

(P) Potlight	(C) Cable Outlet
(S) Standard Light Fixture	(S) Speaker
(PO) Phone Outlet	(KW) Security Keypad
(B) Bulkhead	(HD) iPad Station/SmartHome Security
	(C) Capped Ceiling Outlet

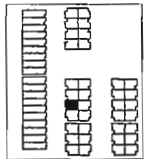
Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 312

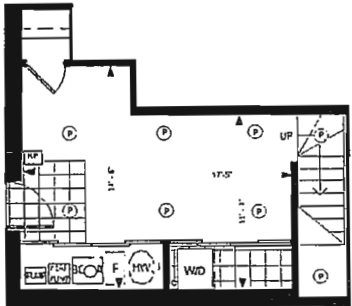
Date: Aug 18 2014

Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
Urbancorp (Leslieville) Developments Inc.
[Signature]



Floor plans may be reversed E. & O. E.



BASMENT

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Initials(s): [Signature] [Signature]

Colour Selection

Project: Leslieville

	Selection	Price
Basement Bath		
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout Colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

	Selection	Price
Flooring	Carpet - 40000 Casual - 7107 Tender Brown / Brush Tendre - 12" (266cm)	\$ -
Basement Flooring	Tendre - 12" (266cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 New Reeds Taupe	\$ -
Basement Foyer Tile Grout	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd Floor / 3rd Floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 12x12 New Reeds Taupe	\$ -
Laundry Floor Tile Grout	Standard - white	\$ -

	Selection	Price
3rd Floor Bathroom		
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blanco Sardo	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HX - 17	\$ -
Tub/Shower Equipment	Main/basement Shower Equipment - Standard - ROBEL PRO T x S COMPLETE PACKAGE - N71C + 3SRC + PR87C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - ROBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 312

	Selection	Price
2nd Floor Master Ensuite		
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower Wall Tiles	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Vanity Countertop	Blanco Sardo	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	HX - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - ROBEL PRO T x S COMPLETE PACKAGE - N72C + PR87C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - ROBEL PRO T x S COMPLETE PACKAGE - N71C + 3SRC + PR87C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - ROBEL S/HOLE - GS01C	\$ -
Shower Threshold	Blanco S.G.	\$ -
Wall Tile Installation	Ensuite Bath - Stacked Style Installation	\$ -

	Selection	Price
Kitchen		
Cabinets	Milltown Oak	\$ -
Hardware	HX - 17	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - ALQU BRASS STUDIO S/HOLE FAUCET - 3355N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CANTRAC 1/2" DEEP W/ DRAIN SINK W/ DRAIN SSS-508	\$ -
Kitchen Backsplash	Crimme Marble Glass Stone Linear Blend Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -

	Additional Upgrade Selection	Price
Kitchen		
Kitchen Base Cabinetry different than Upper Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper Cabinetry	Upper Cabinetry	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Not - Standard	\$ -

	Selection	Price
Powder Room		
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Powder Room Sink	Standard - CANTRAC CAPACE PEODESTAL S/HOLE 4344DNX LEG + 4313DNX S/HOLE SLAB	\$ -
Pedestal/Wall mount		\$ -
Faucet	Bath Faucet - Standard - ROBEL S/HOLE - GS01C	\$ -

Queen P. e.

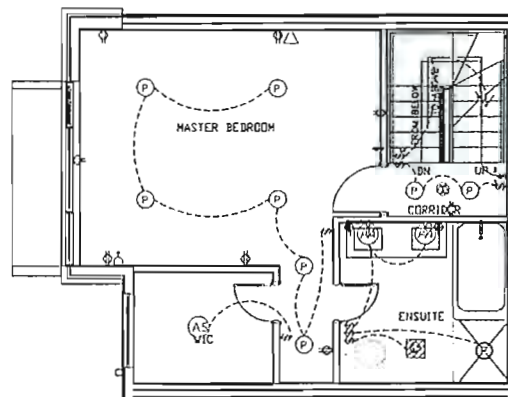
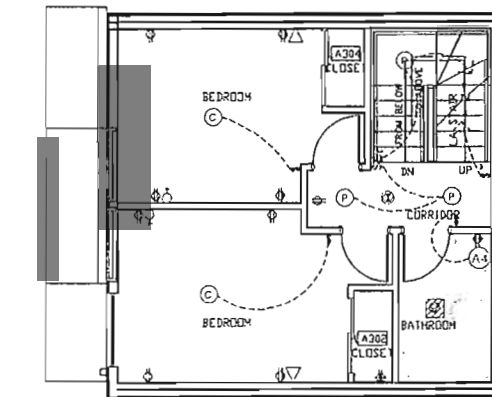
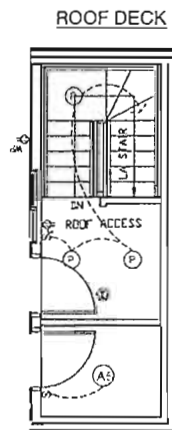
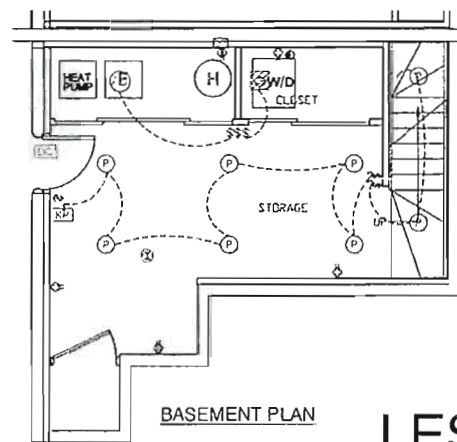
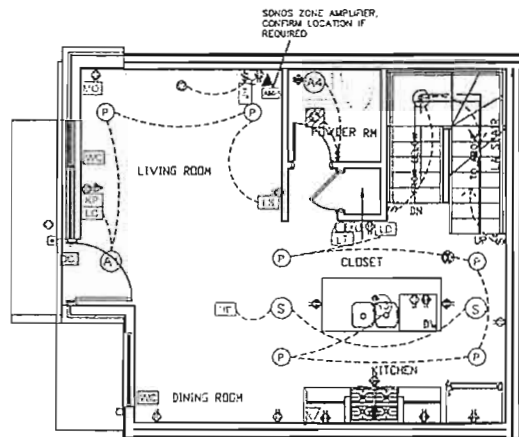
Total Charges:	\$ -
HST	\$ -
Outstanding	\$ -

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Client's Signatures:	
Client's Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the main material is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.



LESLIEVILLE A2- 312

NO	DESCRIPTION	DATE	BY
1	ISSUED FOR PERMIT	05/13/2014	NTS
2	ISSUED FOR PERMIT	05/13/2014	NTS
3	ISSUED FOR PERMIT	05/13/2014	NTS
4	ISSUED FOR PERMIT	05/13/2014	NTS
5	ISSUED FOR PERMIT	05/13/2014	NTS
6	ISSUED FOR PERMIT	05/13/2014	NTS
7	ISSUED FOR PERMIT	05/13/2014	NTS
8	ISSUED FOR PERMIT	05/13/2014	NTS
9	ISSUED FOR PERMIT	05/13/2014	NTS
10	ISSUED FOR PERMIT	05/13/2014	NTS
11	ISSUED FOR PERMIT	05/13/2014	NTS
12	ISSUED FOR PERMIT	05/13/2014	NTS
13	ISSUED FOR PERMIT	05/13/2014	NTS
14	ISSUED FOR PERMIT	05/13/2014	NTS
15	ISSUED FOR PERMIT	05/13/2014	NTS
16	ISSUED FOR PERMIT	05/13/2014	NTS
17	ISSUED FOR PERMIT	05/13/2014	NTS
18	ISSUED FOR PERMIT	05/13/2014	NTS
19	ISSUED FOR PERMIT	05/13/2014	NTS
20	ISSUED FOR PERMIT	05/13/2014	NTS

Notes:

1. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
2. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
3. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
4. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
5. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
6. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
7. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
8. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
9. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
10. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
11. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
12. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
13. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
14. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
15. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
16. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
17. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
18. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
19. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.
20. All work shall be in accordance with the Ontario Building Code and the National Electrical Code.

Zed Electric, Inc.
 Project Name:
**312-CURZON
 LESLIEVILLE-A2**
 05/13/2014

Sheet Title:
**POWER/LIGHTING
 LAYOUT**

Drawn By:	NTS	Checked By:	NTS
Date:	05/13/2014	Project No:	
Drawing No:		A-0	

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 casual - 1978 Parfait - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Rooftop Deck Tile	LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Rooftop Deck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

3rd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Milltown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 350C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Standard Style Installation	\$ -

Proposed Municipal Address: 315

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour dark grey, matte	\$ 800.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Ontario White	\$ 350.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + P881C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE NJ71C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Blanca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Ontario White - Shaker Wide Hall	\$ 1,800.00
Hardware	H - 502	\$ -
Countertop	Concrete	\$ 3,500.00
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - XSS-508	\$ -
Kitchen Backsplash	ceramic tile 3x6 Colour & Dimension Arctic White Bright	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Silver Grey 613 513	\$ 200.00
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper	Cabinetry Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	No - Standard	\$ -

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink	Standard - CANTRAC CAPRICE PEDestal S/HOLE	\$ -
Pedestal/Wall mount	4344DMX LEG + 4313DMX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$	6,650.00
HST	\$	864.50
Outstanding	\$	7,514.50

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc.

Date:	August 13, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 315

Stair, Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -

Sound Proofing	Selection	Price
Upgrade Sound Proofing	Upgrade #2 - Two additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.	\$ 7,910.00



Total from: Colour Selection	\$ 6,650.00
Total from: Additional Upgrades	\$ -
HST	\$ 864.50
Grand Total:	\$ 7,514.50

Please make Cheque Payable to:

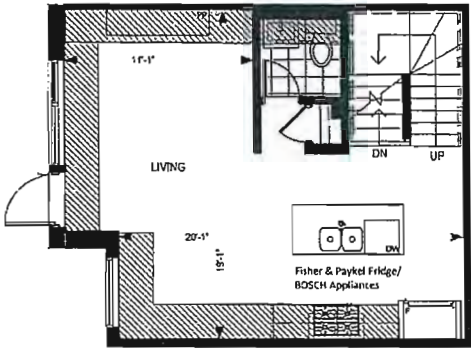
Urbancorp (Leslieville) Developments Inc

Date:	August 13, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Redacted]
Clients Signatures:	[Redacted]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

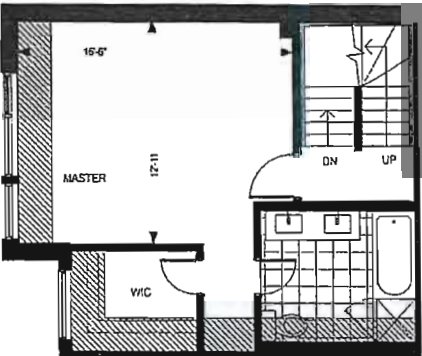
Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

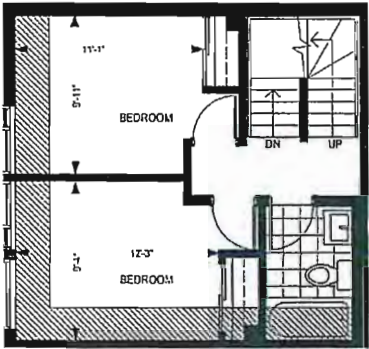
Colour Appointment Floor Plan



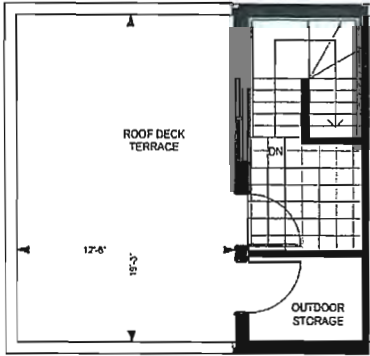
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

ROOF DECK

Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 315

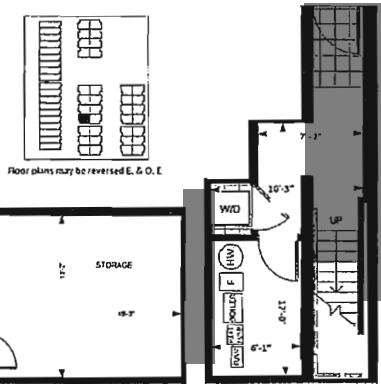
Date:

Purchaser(s) Signature:

[Redacted]

Decor Consultant Signature:

[Signature]
Urbancorp (Leslieville) Developments Inc.



BASEMENT STORAGE LOCKER

BASEMENT

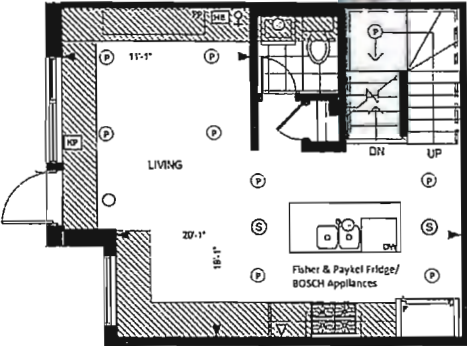
"All dimensions, window sizes and wall areas shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown to the decor centre."

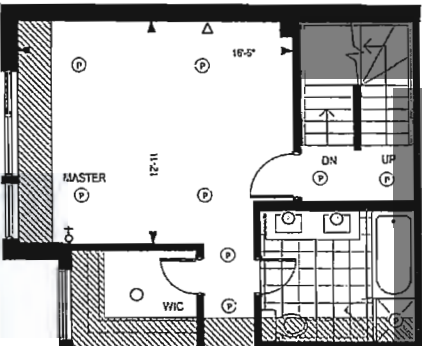
Initials(s):

[Initials]

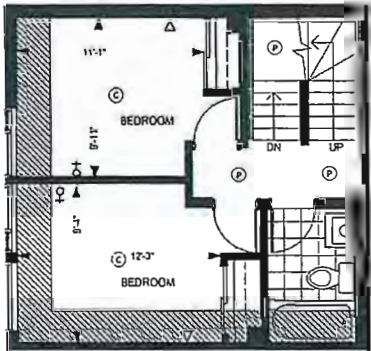
STANDARD ELECTRICAL PLAN



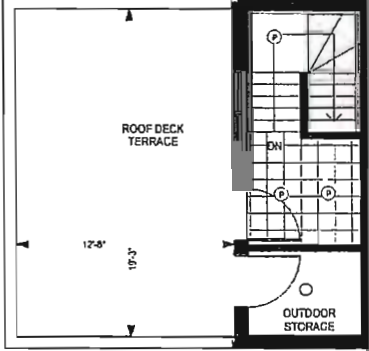
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

(P) Potlights	(C) Cable Outlet
(L) Standard Light Fixture	(S) Speaker
(D) Phone Outlet	(K) Security Keypad
(H) Bulkhead	(M) iPad Station/SmartHome Security
	(C) Capped Ceiling Outlet

Purchaser Name(s):

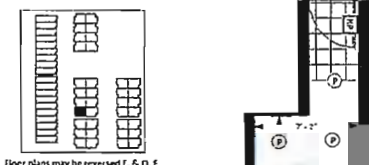
Proposed Municipal Address: 315

Date:

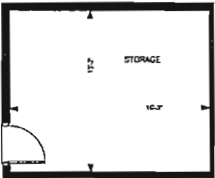
Purchaser Signature:

Decor Consultant Signature:

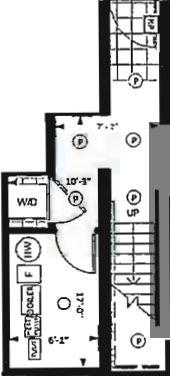
Urbancore (Leslieville) Developments Inc.



Floor plans may be reversed L & R.



BASEMENT STORAGE LOCKER



BASEMENT

"All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the décor centre."

In Unit(s):



Description of Purchaser and Sale Structural changes Amendment

Project: Urbancorp (LESLIEVILLE) Developments Inc
Legal Unit Number: 315

Purchaser Names: [REDACTED]
Proposed Municipal Address: 315
Date: Monday, September 15, 2014

ITEM	SUMMARY OF AMENDMENT	NO.	CO.	CONFIRMED	NO.	TOTAL
	BASEMENT					
	MAIN FLOOR					
	SECOND FLOOR					
	Bathroom- Master ensuite Vendor to Install Blanca Carrera marble inlay at no additional cost.		\$	X X X		
	Note: Blanca Carrera marble tile Inlay Installation guidelines. 4 rows Installed on shower back wall area. Approximately 2 rows Installed on bathtub back wall and side wall-bottom row will extend pass tub towards vanity continuing on other side of vanity if space permits once the tub and vanity have been installed. Top row will extended pass tub continued underneath the mirror along the whole length of the wall. Tile selection for the shower/tub surround will not continue pass the shower/tub area.			X X X		
	THIRD FLOOR					
	ROOF DECK					
	GENERAL					
	ADDITIONAL STRUCTURAL CHANGES MADE DURING APPOINTMENT					

Total: \$0.00
HST: \$0.00

Subtotal: \$0.00
Grand Total: \$0.00

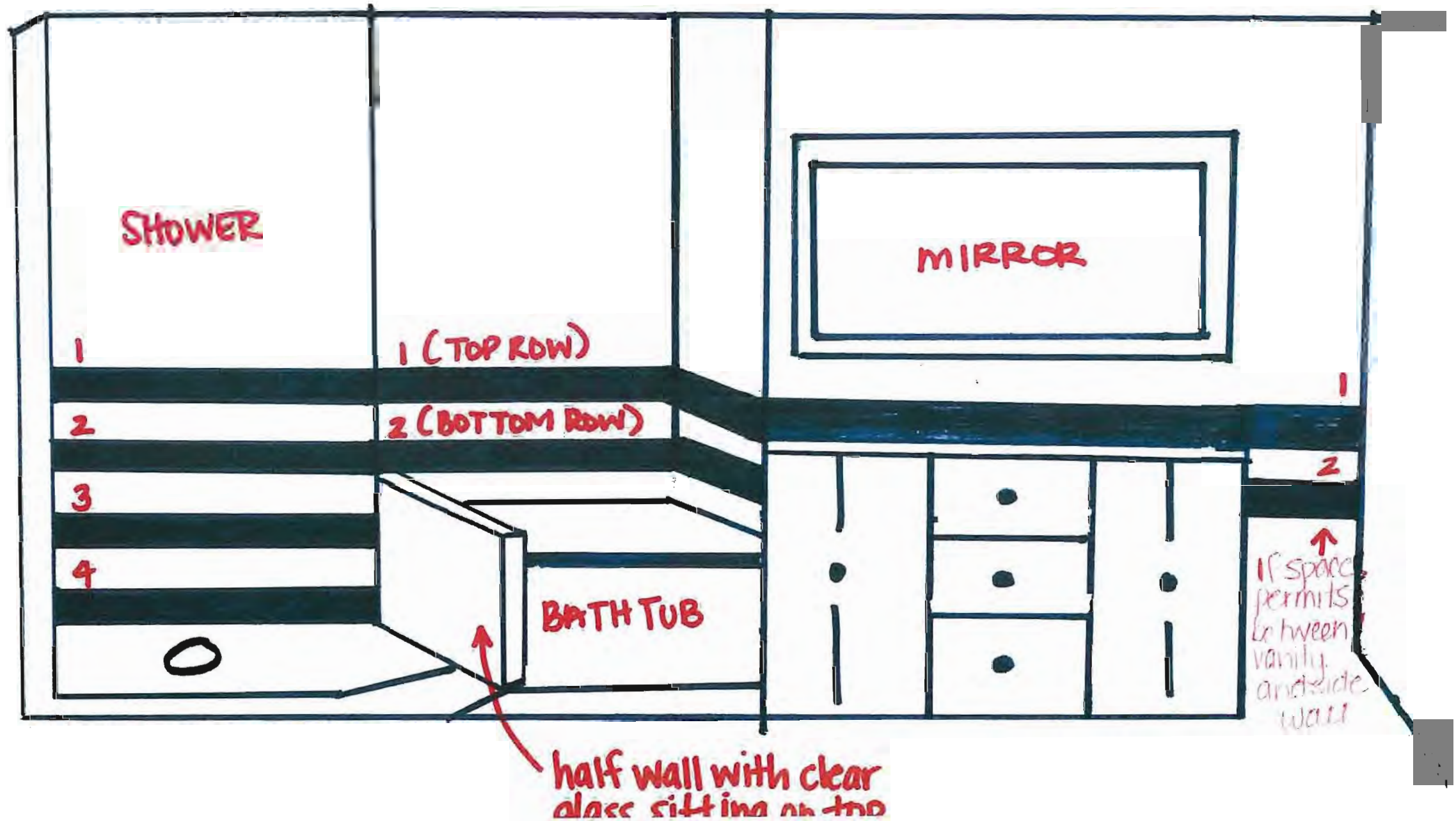
*Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

Please make the cheque payable to "Urbancorp (LESLIEVILLE) Developments INC."

Date: Monday, September 15, 2014
Purchaser Signature: [REDACTED]
Décor Consultant Signature: [REDACTED]
Head Office Approval: [REDACTED]

CURZON-UNIT 315

MASTER ENSUITE MARBLE IN LAY SKETCH



THE NEIGHBOURHOODS OF QUEEN ST. EAST - LESLIEVILLE

ADDENDUM TO THE AGREEMENT OF PURCHASE AND SALE

BETWEEN URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. (the "Vendor")

and

PURCHASER: [REDACTED]

UNIT: 30 LEVEL: 1 SUITE: 315 (the "Unit")

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 29 day of June, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit;

AND WHEREAS the Purchaser has requested and the Vendor has agreed to carry out the changes listed in paragraph 1 below;

NOW THEREFORE in consideration of the mutual covenants hereinafter set forth, the parties hereto agree with each other as follows:

1. The undersigned, the Purchaser of the above-noted Unit, requests that the Vendor carry out the following change to the Unit (the "**Upgrade**"):

Soundproofing upgrade comprising the installation two additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.

2. The Purchaser agrees with the Vendor that the cost of the Upgrade shall be Seven thousand, nine hundred and ten dollars (\$ 7,910.00) Dollars, inclusive of HST.

3. The cost of the Upgrade shall be added to the Purchase Price of the Unit (the "**Supplemental Purchase Price**") as set forth in the Purchase Agreement.

4. The term "Unit" as used in the Purchase Agreement shall, as the context may require, be amended to include in its definition the Upgrade shown herein as being purchased by the Purchaser and the terms "**Purchase Price**" used in the Purchase Agreement shall be hereby amended to include in its definition, the Supplemental Purchase Price shown being paid herein for the soundproofing upgrade and all the terms and conditions of the Purchase Agreement shall be amended to give effect to the foregoing, mutatis mutandis.

In all other respects, the provisions of the Purchase Agreement shall apply to the purchase of the sound proofing upgrade and remain unamended by the execution of this Agreement.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July 2014

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Amanda Giannone
Witness
Amanda Giannone

[REDACTED]
Purchaser ()

[REDACTED]
Purchaser ()

Accepted at Toronto this 14 day of July 2014

**URBANCORP (LESLIEVILLE)
DEVELOPMENTS INC.**

Per: *[Signature]*
Authorized Signing Officer
I have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Confirmation of Finishing Amendments
PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS
SUITES 315
UNIT 30
LEVEL 1

BETWEEN

PURCHASER

AND

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 29 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

- (1.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.
- (2.) The Vendor warrants the rain nose shower is ceiling mounted.
- (3.) The Vendor warrants a double square stainless steel undermount sink in the kitchen, as per sketch A 111.
- (4.) The Vendor warrants the fireplace in the master ensuite will have a marble inlay throughout as per marketing materials.
- (5.) The Vendor acknowledges this property will have BOSCH kitchen appliances package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

A fax or a photocopy of this agreement shall be deemed to be an original hereto.

DATED this day of June 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Purchaser (

Associated for the firm

day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per

Authorised Signatory
Having full power to bind the Corporation

Jul 11, 2011 1:26PM Durham Truck & Equipment

No. 7976 P. 2

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Confirmation of Finishing Amendments

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC SUITE: 315

BETWEEN

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

UNIT: 30

PURCHASER:

LEVEL: 1

AND

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC,

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 28 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

(1.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.

(2.) The Vendor warrants the rain head shower is ceiling mounted

(3.) The Vendor warrants a double square stainless steel undermount sink in the kitchen, as per Sched. A. *RF*

(4.) The Vendor warrants the tile surround in the master ensuite will have a marble *RF* as per marketing materials

(5.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

*time to follow
in selection*

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this day of June 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

RF

Purchaser

Accepted at Toronto this

7 day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per:

Authorized Signatory

I have authority to bind the Corporation

RECEIVED JUL 23 2011

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40050 Casual - 1742 Wool / Laine - 12" (166cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout	Standard - white	\$ -
Backdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Backdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Cream	\$ -
Laundry Floor Tile Grout	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Shower Floor Grout Colour	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Tub wall Tiles surround	Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	New Caledonia	\$ -
Vanity Cabinets	Milutown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NU71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 317

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Crema Risotto	\$ -
Vanity Cabinets	Milutown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NU71C + P881C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NU71C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Nuvoleto Beige	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Ambassador Oak	\$ -
Hardware	HK - 17	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - SINK X55-505	\$ -
Kitchen Backsplash	Ceramic Tiles - Glass Stone Linear Blend Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry	different than Upper	\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/option	Standard	\$ -

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink	Powder Room Sink - Standard - CANTRAC CAPRICE PEDESTAL S/HOLE	\$ -
Pedestal/Wall mount	4344DMX LEG + 4313DMX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ -
HST	\$ -
	\$ -

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 6, 2014
Client Names PRINT:	
Client's Signatures:	
Client's Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the floors, there is no guarantee it will be an exact match to the hardwood. As well, if the stain is selected, the actual material provided may differ from the sample shown at the time of selection.
The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 317

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ -
Total from: Additional Upgrades	\$ -
HST	\$ -
Grand Total:	\$ -

Please make Cheque Payable to:

Urbancorp (Leslieville) Developments Inc

Date: August 6, 2014

Client Names PRINT:

Clients Signatures:

Clients Signatures:

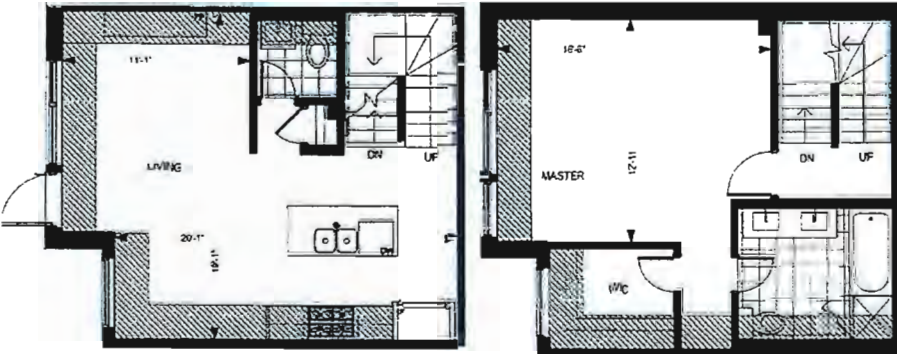
D cor Consultant:

Head Office Approval:

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the D cor Center

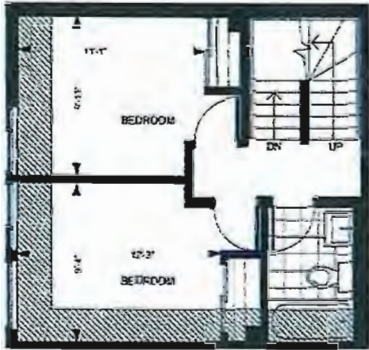
The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan

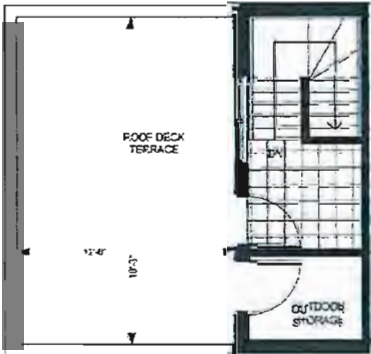


GROUND FLOOR

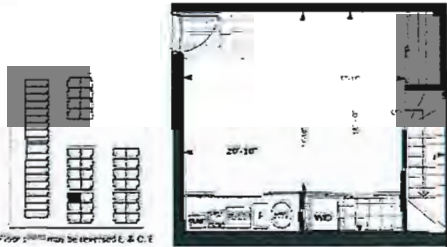
SECOND FLOOR



THIRD FLOOR



ROOF DECK



BASEMENT

Purchaser Name(s): _____
Proposed Municipal Address: 317
Date: _____
Purchaser(s) Signature: _____

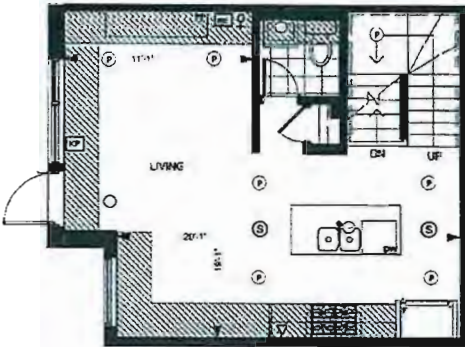
Decor Consultant's Signature: _____
Urbancore (Leslieville) Developments Inc. _____

* All dimensions, window sizes and wall thickness shown on this floor plan are approximate and not to scale. This floor plan is subject to change without notice. Ceiling heights, in some areas may be lower due to existing conditions. The location and size of the ductwork is at the discretion of the contractor.

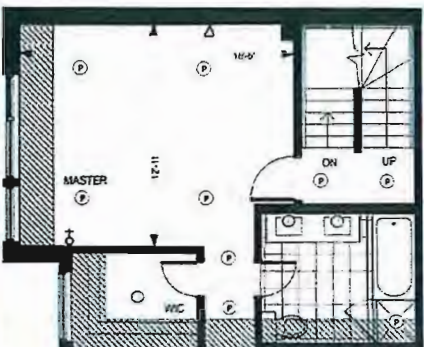
* All materials, finishes and products may vary in color, pattern, texture and quality. If the plan specifies a material, there is no guarantee of the actual material provided. As well, if marble is selected, the actual marble provided may differ from the sample.



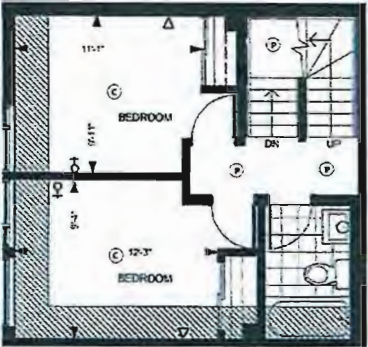
STANDARD ELECTRICAL PLAN



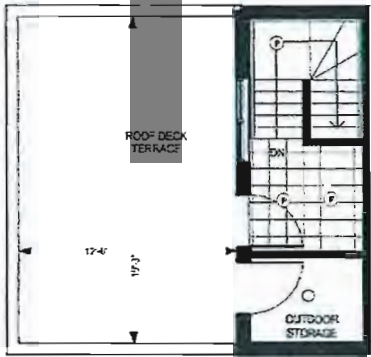
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

⊙ (P) Inlet/Outlet	⊙ (S) Cable Outlet
⊙ (S) Standard Light Fixture	⊙ (S) Speaker
⊙ (P) Phone Outlet	⊙ (P) Security/Keyplate
⊙ (S) Bulkhead	⊙ (S) 1/2" Stud Station/Silver/Stone Security
	⊙ (C) Capped Ceiling Outlet

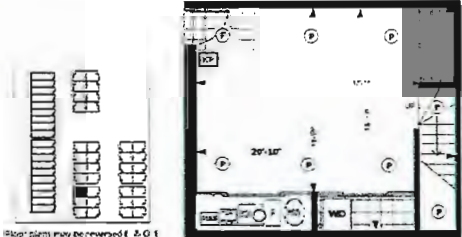
Purchaser Name(s):
[REDACTED]

Proposed Municipal Address: 317

Date: Aug 6, 2014

Purchaser(s) Signature:
[REDACTED]

Decor Consultant Signature:
[REDACTED]
 UrbanCorp (Leslieville) Developments Inc.
[REDACTED]



BASMENT

Basement plan may be reviewed E.S.G.T.

"All dimensions, wall thicknesses, wall sizes, lighting/electrical locations shown on this floor plan are an approximation of actual construction. This floor plan is contingent upon the condition and is subject to change without notice. Ceiling heights in some areas may be lower due to existing conditions, supply of materials. The location and size of the ductwork is also contingent upon the condition of the building." "The purchaser(s) acknowledges and accepts all material products may vary in color, pattern, texture and/or grain. Specifically, the floor plan is provided for the client's review and is not to be used as a guide for the actual construction. As well, if a material is selected, the actual material provided may differ from the material shown on the floor plan." "Initials(s):



Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 casual - 1978 Parfati - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Play - Chocolate	\$ 5,300.00
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais Taupe	\$ 300.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ontario White	\$ 280.00
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE - NJ71C + 35BC + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 318

2nd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Charcoal - G85 585	\$ 200.00
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Blizzard	\$ 1,200.00
Vanity Cabinets	Ontario White	\$ 350.00
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE - NJ71C + P881C COMPLETE	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE NJ71C + P506 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Blanca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Ontario White - S-7000 Flat Square Edge	\$ 1,600.00
Hardware	H - 502	\$ -
Countertop	Raven	\$ 3,500.00
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345H	\$ -
Sink	Kitchen Sink - Standard - CAMTINO D/DOWL U/M SINK W/DRAIN - KSS-508	\$ -
Kitchen Backsplash	ceramic tile 3x6 Colour & Dimension Arctic White Bright	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Brick style Installation	\$ 400.00
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	\$ Price
Kitchen Base Cabinetry different than Upper	Cabinetry Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	No - Standard	\$ -

Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall Mount	Powder Room Sink - Standard - CANTRAC CAPRICE PEDESTAL S/HOLE 4344DMX LEG + 4313DMX S/HOLE SLAB	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen P.e.

Total Charges:	\$ 13,130.00
HST	\$ 1,706.90
Outstanding	\$ 14,836.90

Please Make Cheque Payable to:
UrbanCorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 318

Stair, Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Upgrade	\$ 1,500.00

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -

Sound Proofing	Selection	Price
Upgrade Sound Proofing	Upgrade #2 - Two additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.	\$ 11,300.00



Total from: Colour Selection	\$ 13,130.00
Total from: Additional Upgrades	\$ 6,000.00
HST	\$ 2,486.90
Grand Total:	\$ 21,616.90

Please make Cheque Payable to:

Urbancorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Colour Appointment Floor Plan



Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 318

Date: _____

Purchaser(s) Signature:
[Redacted]

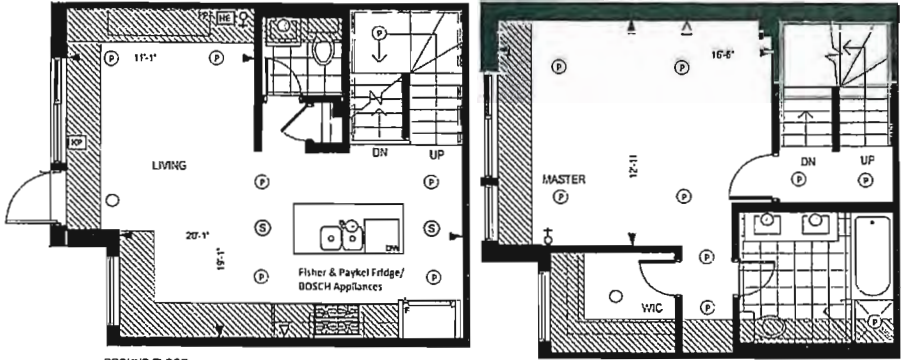
Decor Consultant Signature:
[Signature]
Urbancorp (Westville) Developments Inc.
[Signature]

"All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

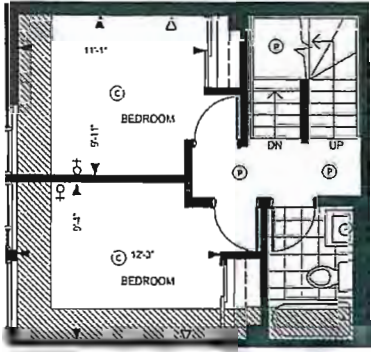
Initials(s):
[Initials]

STANDARD ELECTRICAL PLAN

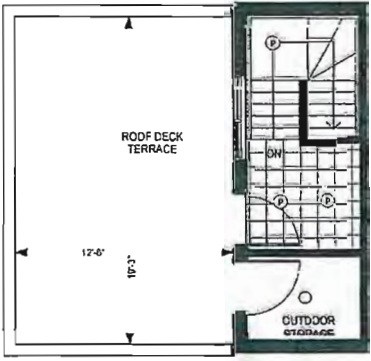


GROUND FLOOR

SECOND FLOOR



THIRD FLOOR



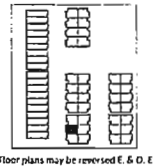
ROOF DECK

Pottlight	Cable Outlet
Standard Light Fixture	Speaker
Phone Outlet	Security Keyplate
Bulkhead	iPad Station/SmartHome Security
	Capped Ceiling Outlet

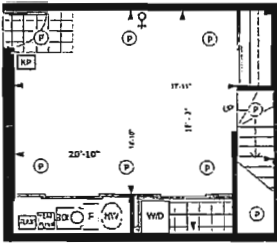
Purchaser Name(s):
[Redacted]
Proposed Municipal Address: 318
Date:

Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
Urbancorp (Leesterville) Developments Inc.
[Signature]



Floor plans may be reversed E. & D. E.



BASMENT

All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to heating ventilation pushy ductwork. The location and size of the ductwork is also contingent upon site condition.
The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the office.

Initials(s):
[Initials]



Description of Purchaser and Sale Structural changes Amendment

Project: Urbancorp (LESLIEVILLE) Developments Inc
Legal Unit Number: 318

Purchaser Name: [REDACTED]
Proposed Municipal Address: 318
Date: Friday, May 09, 2014

ITEM #	SUMMARY OF AMENDMENT	COSTS	CONFIRMED	NO	TOTAL
	BASEMENT				
1	Extra cable television connections in the basement to be installed at the purchasers cost, with location to be determined at electrical details confirmation. \$	300.00	X X VT		\$ 300.00
	MAIN FLOOR				
2	Purchaser request and vendor agrees to move fireplace to centre of the wall without the extra stone sidings at vendors cost. (without interlocking stone sidings) \$		X X VT		\$
	SECOND FLOOR				
	THIRD FLOOR				
	ROOF DECK				
	GENERAL				
	Purchaser has the option to request for wiring for audio speakers mounted in the wall or ceiling in the basement, living room and all bedrooms at the time of confirming electrical details at purchasers cost which is to be determined at the time of confirmation			X X VT	
	ADDITIONAL STRUCTURAL CHANGES MADE DURING APPOINTMENT	\$1,500.00/pack			

Total: \$300.00
HST: \$39.00

Subtotal: \$339.00
Grand Total: \$339.00

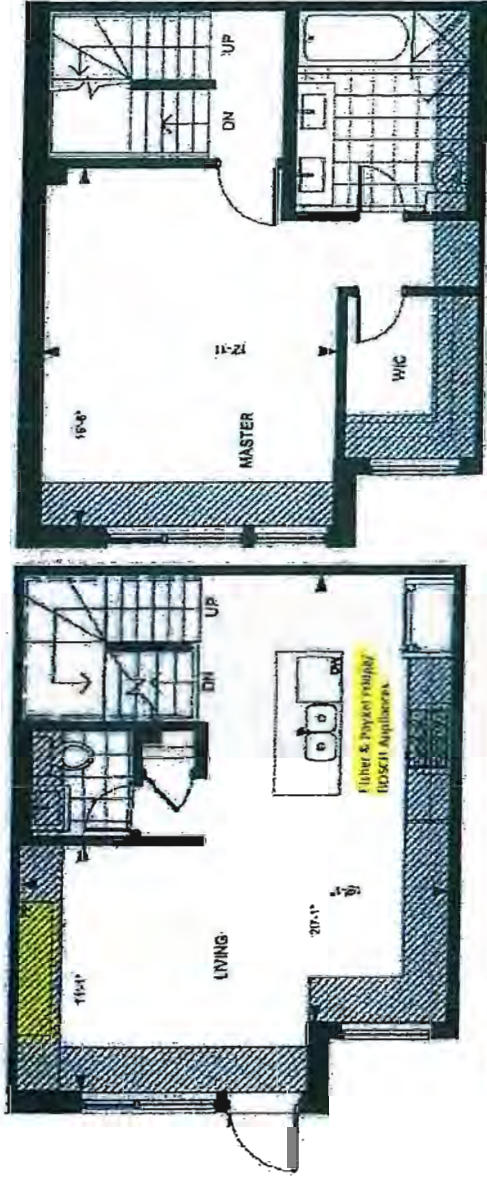
*Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

Please make the cheque payable to "Urbancorp (LESLIEVILLE) Developments INC."

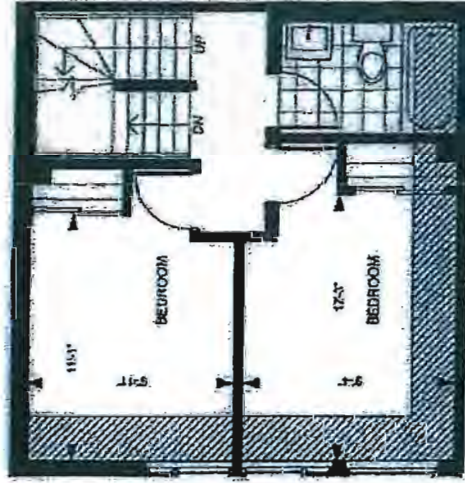
Date: Friday, May 09, 2014
Purchaser Signature: X
Decor Consultant Signature: [REDACTED]
Head Office Approval: [REDACTED]

Sketch

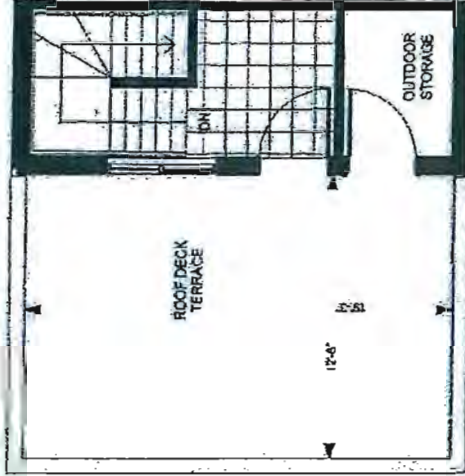
Appointment Floor Plan



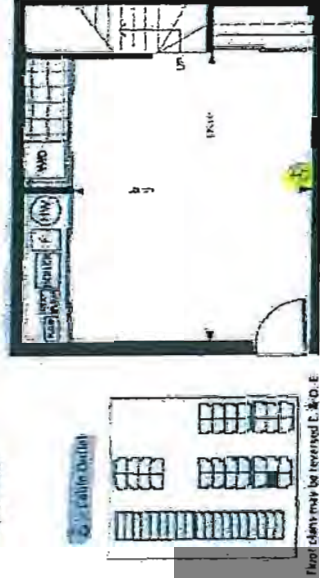
GROUND FLOOR



THIRD FLOOR



ROOF DECK



BASMENT

Purchaser Name(s):

Proposed Municipal Address: 318

Date: May 2, 2011

Purchaser(s) Signature:

Decor Occupant Signature:

Unigrowth (Leslieville) Developments Inc.

* All dimensions, window sizes and wall areas shown on the floor plan are an approximation of actual size. This floor plan is for informational purposes only and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is at the contractor's discretion.

* The purchaser(s) acknowledge and accept that all natural products may vary in color, pattern, texture and/or finish. Specifically, if the material is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the dealer's office.

Initials:

VT

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 318
BETWEEN PURCHASER: [REDACTED] UNIT: 33
AND VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. LEVEL: 1

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 16 day of June, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

(1.) Purchaser has the option to request for wiring for audio speakers mounted in the wall or ceiling in the in-the-basement, living room and all bedrooms at time of confirming electrical details at purchaser's cost which is to be determined at time of confirmation. *Did not proceed*

(2.) Extra cable television connections in the basement to be installed at purchaser's cost, with location to be determined at electrical detail confirmation. *ON FLOOR PLAN*

(3.) Purchaser request and vendor agrees to move fireplace to center of the wall without the extra stone sidings at vendor's cost. *ON FLOOR PLAN*

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 27 day of June, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Purchaser (

Accepted at Toronto this

day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 318
BETWEEN PURCHASER: [REDACTED] UNIT: 33
AND [REDACTED] LEVEL: 1
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 16 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality. *NOTED ON FLOORPLAN*
- (2.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this day of June 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness
[Signature]

Purchaser
[REDACTED]

Accepted at Toronto this

day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC
Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

THE NEIGHBOURHOODS OF QUEEN ST. EAST - LESLIEVILLE
ADDENDUM TO THE AGREEMENT OF PURCHASE AND SALE

BETWEEN URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. (the "Vendor")

and

PURCHASER: _____

UNIT: 33 LEVEL: 1 SUITE: 318 (the "Unit")

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 16 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above-referenced Unit:

AND WHEREAS the Purchaser has requested and the Vendor has agreed to carry out the changes listed in paragraph 1 below;

NOW THEREFORE in consideration of the mutual covenants hereinafter set forth, the parties hereto agree with each other as follows:

1. The undersigned, the Purchaser of the above-noted Unit, requests that the Vendor carry out the following change to the Unit (the "Upgrade"):

Soundproofing upgrade comprising the installation two additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.

2. The Purchaser agrees with the Vendor that the cost of the Upgrade shall be _____
Eleven thousand and three hundred dollars
(\$ 11,300.00) Dollars, inclusive of HST.

3. The cost of the Upgrade shall be added to the Purchase Price of the Unit (the "Supplemental Purchase Price") as set forth in the Purchase Agreement.

4. The term "Unit" as used in the Purchase Agreement shall, as the context may require, be amended to include in its definition the Upgrade shown herein as being purchased by the Purchaser and the terms "Purchase Price" used in the Purchase Agreement shall be hereby amended to include in its definition, the Supplemental Purchase Price shown being paid herein for the soundproofing upgrade and all the terms and conditions of the Purchase Agreement shall be amended to give effect to the foregoing, mutatis mutandis.

In all other respects, the provisions of the Purchase Agreement shall apply to the purchase of the sound proofing upgrade and remain unamended by the execution of this Agreement.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July 2014

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Armando Garcia
Witness

Purchaser

Purchaser

Accepted at Toronto this 14 day of July 2014

URBANCORP (LESLIEVILLE)
DEVELOPMENTS INC.

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 319

Stair, Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Oak Handrail	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -

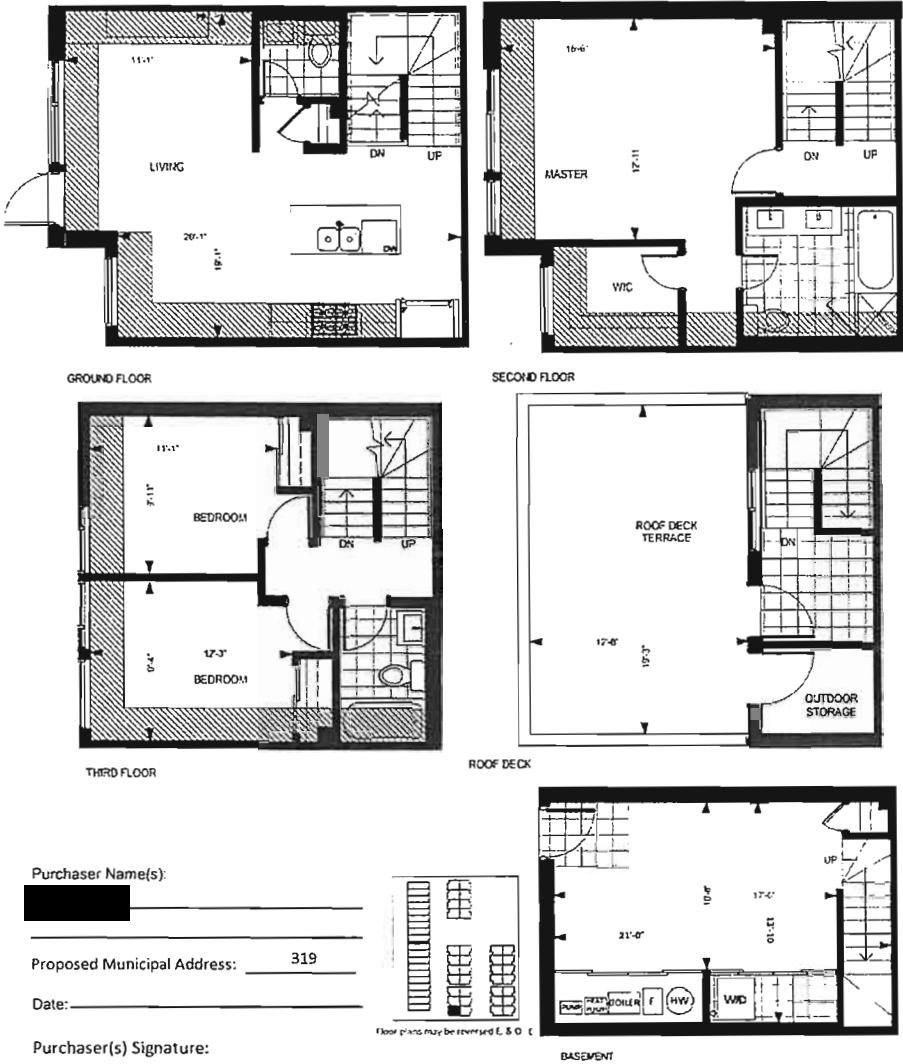


Total from: Colour Selection	\$ 600.00
Total from: Additional Upgrades	\$ 4,500.00
HST	\$ 663.00
Grand Total:	\$ 5,763.00

Please make Cheque Payable to:
UrbanCorp (Leslieville) Developments Inc.

Date:	August 11, 2014
Client Name's PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]
Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center. The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.	

Colour Appointment Floor Plan



Purchaser Name(s):
[Redacted]
Proposed Municipal Address: 319
Date:
Purchaser(s) Signature: [Signature]

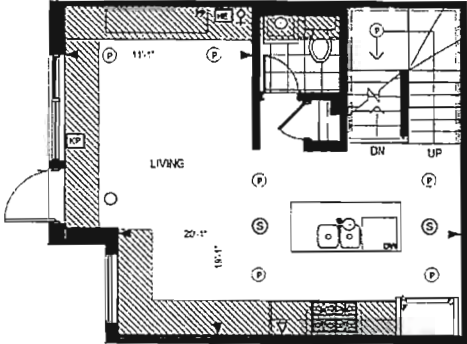
Decor Consultant Signature: [Signature]
Urbancorp (Leslieville) Developments Inc.
[Signature]

"All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions."

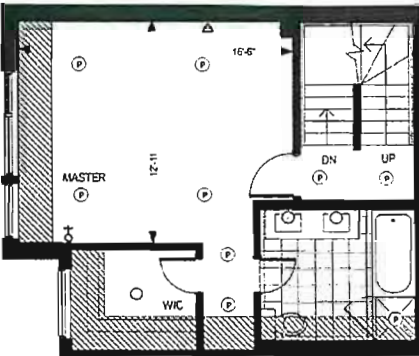
"The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initials: [Initials]

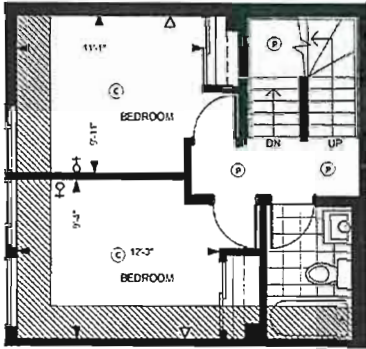
STANDARD ELECTRICAL PLAN



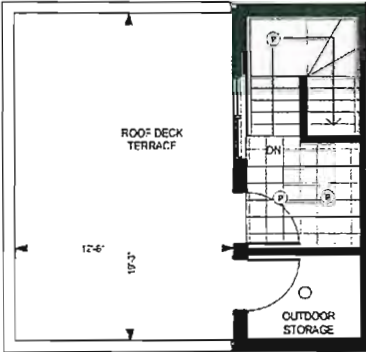
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



ROOF DECK

⊙ P	Port Light	⊕	Cable Outlet
○	Standard Light Fixture	⊙ S	Speaker
▷	Phone Outlet	Ⓚ KP	Security Keypads
⊙	Bulkhead	Ⓚ PS	Pad Station/SmartHome Security
⊙ C	Capped Ceiling Outlet		

Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 319

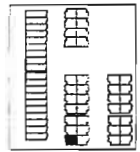
Date: _____

Purchaser(s) Signature:

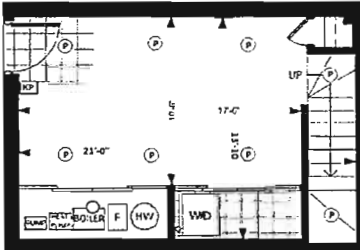
[Signature]

Decor Consultant Signature:

[Signature]
Urbancorp (Leslieville) Developments Inc.



Floor plans may be reversed I. & O. I.



BASEMENT

All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

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Initials: *[Initials]*

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual- 1742 Wool / Laine - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Ivory, matte	\$ 400.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - S02	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Upgrade 1 - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + P881+ P508+P428 COMPLETE	\$ 200.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 501

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais Taupe	\$ 750.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub& Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE TxD PACKAGE FAUCET - US93C +P4004+P724+P518+P458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milltown Oak	\$ -
Hardware	HK - 17	\$ -
Countertop	Bianco Sardo	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Upgrade - CANTRID D/BOWL U/M SINK W/DRAIN - KSS-004	\$ 700.00
Kitchen Backsplash	ceramic tile 2x8 Colour & Dimension Arctic White Matte	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper		
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RTO4608L	\$ 400.00
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 3,125.00
HST	\$ 406.25
Outstanding	\$ 3,531.25

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 16, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 501

Stair Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	3,125.00
Total from: Additional Upgrades	\$	4,500.00
HST	\$	991.25
Grand Total:	\$	8,616.25

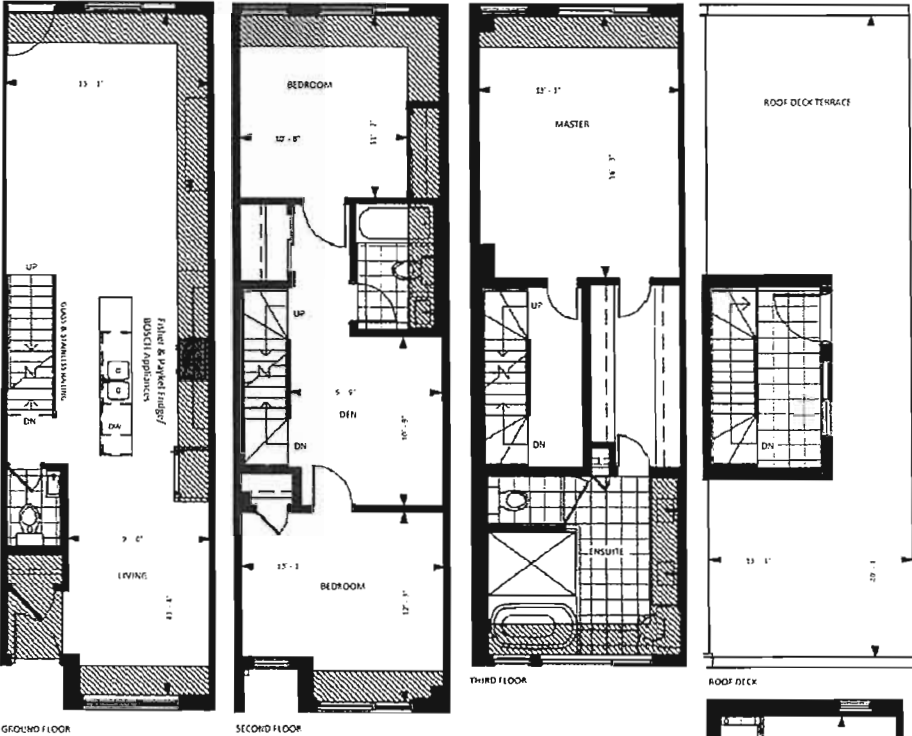
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 16, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

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Colour Appointment Floor Plan



Purchaser Name(s):

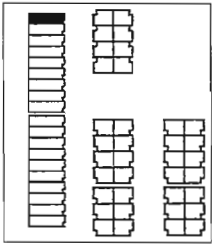
Proposed Municipal Address: 501

Date: July 16, 2014

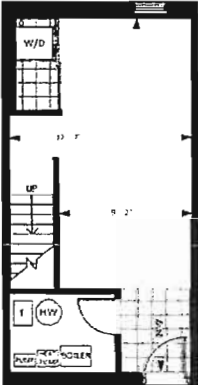
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed E. & O. E.



BASEMENT

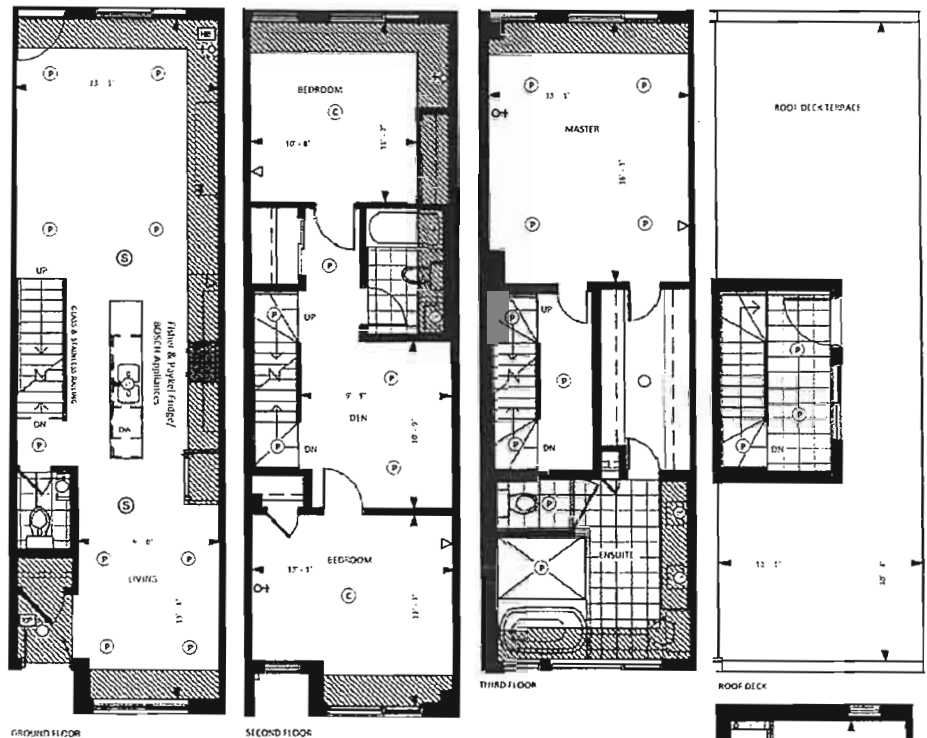
"All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initial(s):

Handwritten initials: JO

STANDARD ELECTRICAL PLAN



(P) Portlight	(C) Cable Outlet
(S) Standard Light Fixture	(S) Speaker
(P) Phone Outlet	(K) Security Keyplate
(B) Buried	(H) Head Station/SmartHome Security
	(C) Ceilings Ceiling Outlet

Purchaser Name(s):
[Redacted]

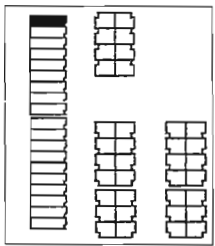
Proposed Municipal Address: 501

Date: July 16 2014

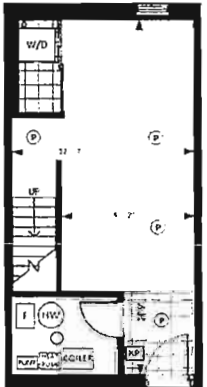
Purchaser(s) Signature:
[Signature]

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed L & O. E



BASMENT

*All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon the location and is subject to change without notice. Ceiling heights in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon the location.

*The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stain, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s):
[Initials]

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.
 BETWEEN [REDACTED]
 PURCHASER: [REDACTED] SUITE: 501
 UNIT: 1
 LEVEL: 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 18 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence:

INSERT:

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

Blackline to Follow to Color

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Vitaéss

Purchases

Purchaser ()

Accepted at Toronto this

day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per:

Authorized Signing Officer

I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 12" (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais Taupe	\$ 300.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Crema Risotto	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Upgrade 1 - RIOBEL PRO T x S COMPLETE PACKAGE - NJ72C + P881+ P508+P428 COMPLETE	\$ 200.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 502

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	CENTRAL porcelain 24x24 Unicolour Dark Grey	\$ 2,000.00
Shower Floor Tiles	Polished	\$ -
Floor Tiles Grout Colour	Mosaics - White - 2 x 2	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Organic White	\$ 1,600.00
Vanity Cabinets	Concrete Grooze	\$ 300.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET - US93C + P4004 + P724 + P518 + P458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milltown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Upgrade - CANTRIO D/BOWL U/M SINK W/DRAIN - KSS-004	\$ 700.00
Kitchen Backsplash	stone mosaic 2x4 Stone mosaic Milky Way	\$ -
Backsplash Tile Installation	Polished	\$ -
Kitchen Backsplash Grout Colour	Kitchen Backsplash - Stacked Style Installation	\$ -
Appliances	Standard - white	\$ -
Additional Upgrade Selection	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper	Standard - Base & Upper The Same Finish	\$ -
Cabinetry Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	Not Applicable	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RTO460BL	\$ 400.00
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$	6,175.00
HST	\$	802.75
Outstanding	\$	6,977.75

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 21, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 502

Stair Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -

Sound Proofing	Selection	Price
Upgrade Sound Proofing	Upgrade #1 - One additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.	\$ 11,300.00



Total from: Colour Selection	\$ 6,175.00
Total from: Additional Upgrades	\$ 4,500.00
HST	\$ 1,387.75
Grand Total:	\$ 12,062.75

Please make Cheque Payable to:

Urbancorp (Leslieville) Developments Inc

Date:	July 21, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Colour Appointment Floor Plan



Purchaser Name(s):

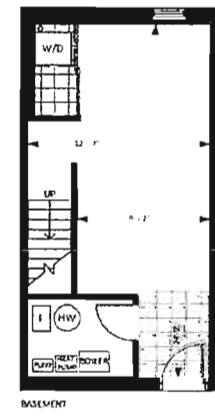
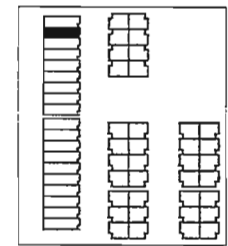
Proposed Municipal Address: 502

Date: July 21, 2014

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.

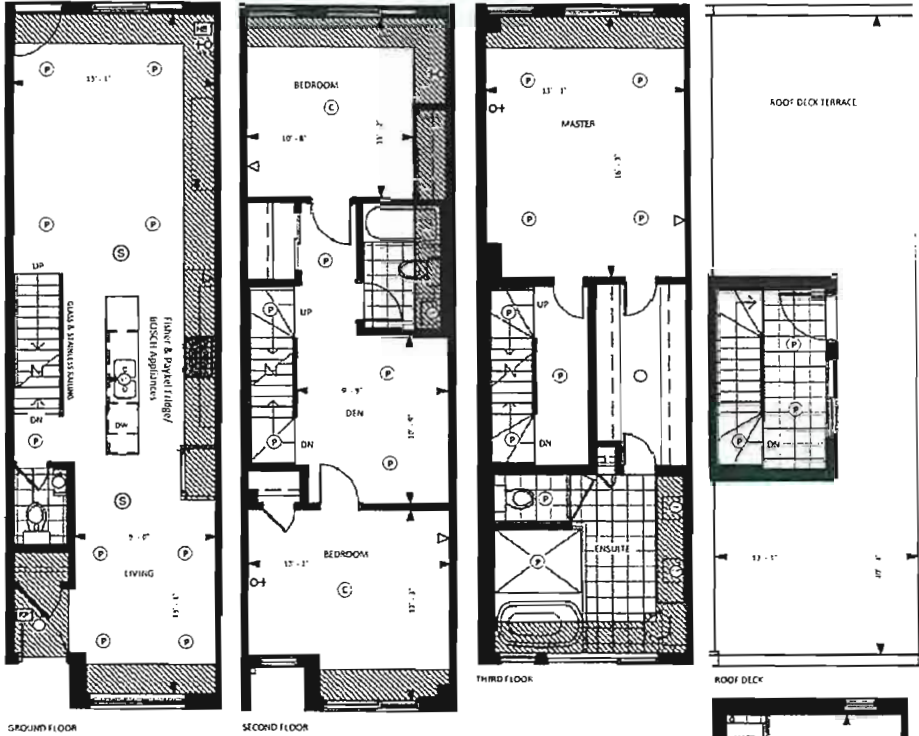


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Initials (s):

STANDARD ELECTRICAL PLAN



⊗	Portlight	⊕	Cable Outlet
○	Standard Light Fixture	⊙	Speaker
⊡	Phone Outlet	⊞	Security Keypad
⊞	Bulkhead	⊞	IPad Station/Smartphone Security
		⊞	Cepped Ceiling Outlet

Purchaser Name(s):

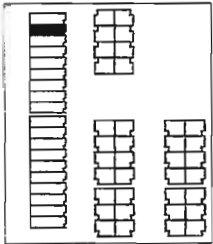
Proposed Municipal Address: 502

Date: July 21

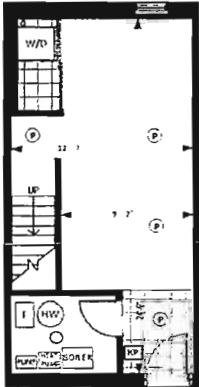
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed L. & O. I.



BASMENT

All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is consistent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to existing vegetation or supply ductwork. The location and size of the ductwork is also consistent upon site condition.

The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the décor centre.

Initial(s):

2 2

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

SUITE: 502
UNIT: 2
LEVEL: 1

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.
BETWEEN
PURCHASER: [REDACTED]
AND
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 18 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

15 JUL 2014

INSERT:

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

09/06/2017
08/06/2017

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of June, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Purchases

Purchaser ()

Accepted at Toronto this

day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per:

Authorized Signing Officer

I have authority to bind the Corporation

THE NEIGHBOURHOODS OF QUEEN ST. EAST - LESLIEVILLE

ADDENDUM TO THE AGREEMENT OF PURCHASE AND SALE

BETWEEN URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. (the "Vendor")

and

PURCHASER: [REDACTED]

UNIT: 18 LEVEL: 1, SUITE: 502 (the "Unit")

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 18 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit;

AND WHEREAS the Purchaser has requested and the Vendor has agreed to carry out the changes listed in paragraph 1 below;

NOW THEREFORE in consideration of the mutual covenants hereinafter set forth, the parties hereto agree with each other as follows:

1. The undersigned, the Purchaser of the above-noted Unit, requests that the Vendor carry out the following change to the Unit (the "Upgrade"):

Soundproofing upgrade comprising the installation One additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.

2. The Purchaser agrees with the Vendor that the cost of the Upgrade shall be Seven thousand, nine hundred and ten dollars (\$ 7,910.00) Dollars, inclusive of HST.

3. The cost of the Upgrade shall be added to the Purchase Price of the Unit (the "Supplemental Purchase Price") as set forth in the Purchase Agreement.

4. The term "Unit" as used in the Purchase Agreement shall, as the context may require, be amended to include in its definition the Upgrade shown herein as being purchased by the Purchaser and the terms "Purchase Price" used in the Purchase Agreement shall be hereby amended to include in its definition, the Supplemental Purchase Price shown being paid herein for the sound proofing upgrade and all the terms and conditions of the Purchase Agreement shall be amended to give effect to the foregoing, mutatis mutandis.

In all other respects, the provisions of the Purchase Agreement shall apply to the purchase of the sound proofing upgrade and remain unamended by the execution of this Agreement.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July 2014

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

[Signature]
Witness Megan O'Neil

[REDACTED]
Purchaser ()

[REDACTED]
Purchaser ()

Accepted at Toronto this 15 day of July 2014

URBANCORP (LESLIEVILLE)
DEVELOPMENTS INC.

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity CounterTop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 casual - 1978 Parfait - 12" (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Cream	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Walnut 609 509	\$ 200.00
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Antique White	\$ 225.00
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 503

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles	Mosaics - Gray - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Silver Grey Matte	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Ontario White	\$ 450.00
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE NJ71C+ P508+P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Miltown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Blizzard	\$ 3,500.00
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - K55-508	\$ -
Kitchen Backsplash	stone mosaic 1x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper		
Cabinetry Upper	Standard - Base & Upper The Same Finish	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	Not Applicable	\$ -
	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Walnut 609 509	\$ 200.00
Pedestal/Wall mount	Powder Room Sink - Standard - CERALUX MINI PEDESTAL S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 4,575.00
HST	\$ 594.75
Outstanding	\$ 5,169.75

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 14, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 503

Stair Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	4,575.00
Total from: Additional Upgrades	\$	4,500.00
HST	\$	1,179.75
Grand Total:	\$	10,254.75

Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 14, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

STANDARD ELECTRICAL PLAN



(P) Potlight	(C) Cable Outlet
(S) Standard Light Fixture	(SP) Speaker
(PO) Phone Outlet	(SK) Security Keyplate
(B) Bulkhead	(HS) iPad Station/Smartphone Security
	(C) Chopped Ceiling Outlet

Purchaser Name(s):

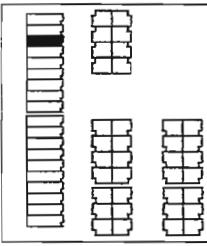
Proposed Municipal Address: 503

Date: July 14, 2014

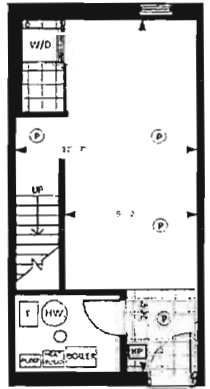
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed I & O L



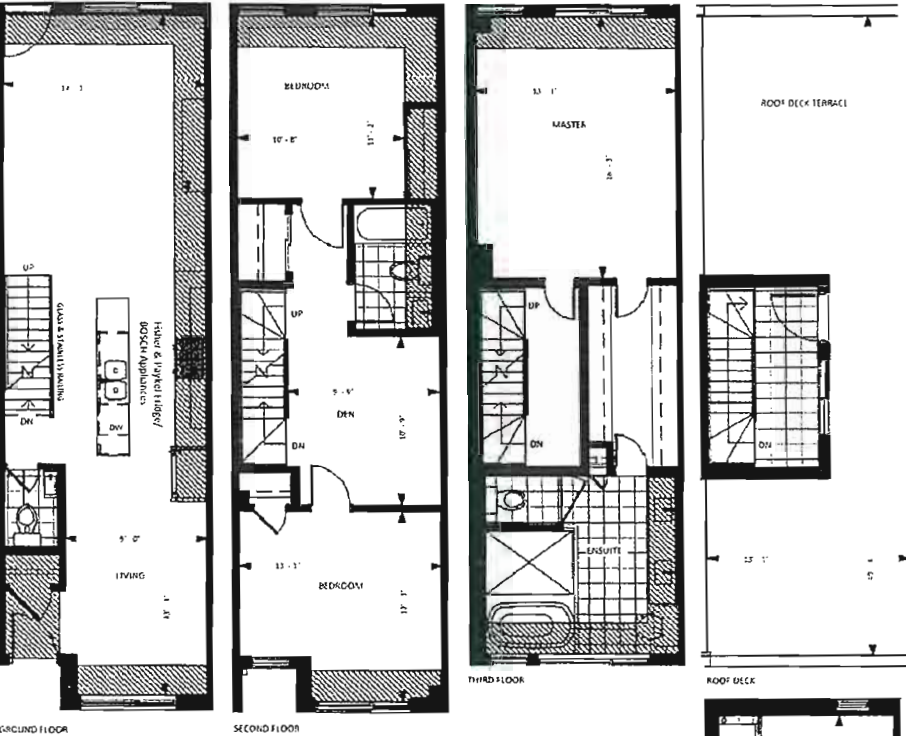
BASMENT

All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specificity of the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the clear centre.

Initial(s): UK

Colour Appointment Floor Plan



Purchaser Name(s):

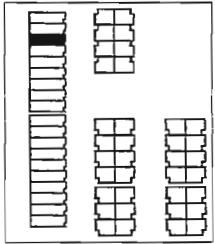
Proposed Municipal Address: 503

Date: July 14, 2014

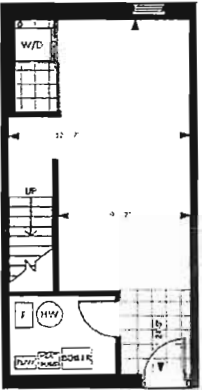
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed (R.O.I.)



BASMENT

* All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

*The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s):

UK

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 503
BETWEEN PURCHASER: [REDACTED] UNIT: 3
AND LEVEL: 1
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 3 day of July, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

6122 7 3 2014

(1.) The Vendor acknowledges this property will have BOSCH Kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

*Blackline to Follow at
door selection*

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness:

Purchaser:

Purchaser ()

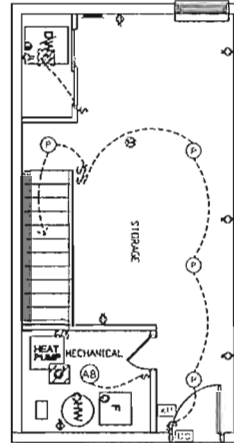
Accepted at Toronto this

day of

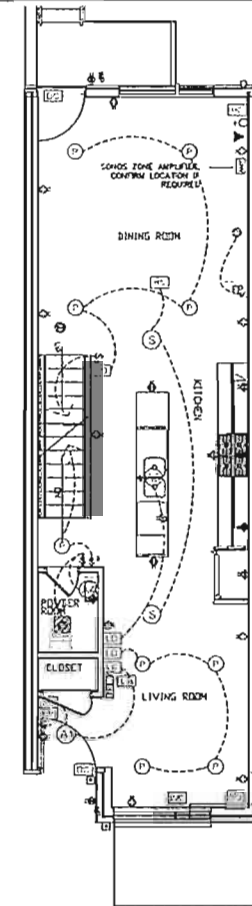
2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

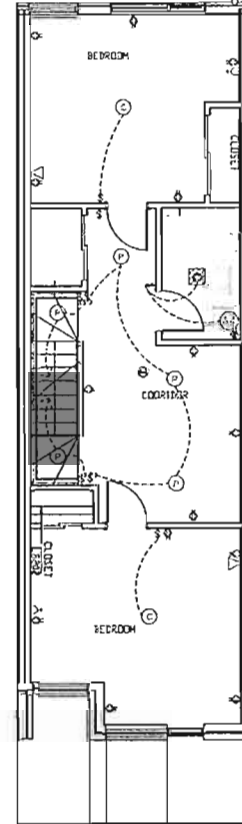
Per: [Signature]
Authorized/Signing Officer
I have authority to bind the Corporation



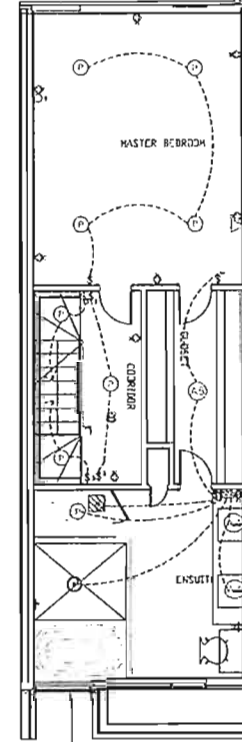
BASEMENT PLAN



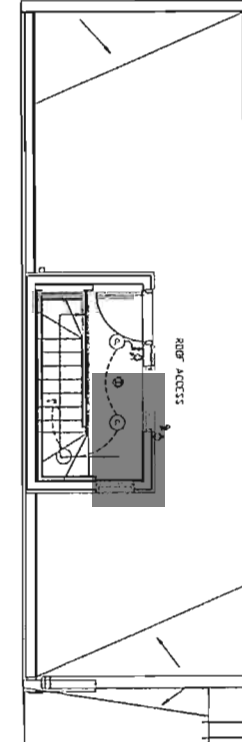
MAIN FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



ROOF DECK

LESLIEVILLE B 503

Rev	Description	Date
1	Issue	05/13/2014
2	Revised	05/13/2014
3	Revised	05/13/2014
4	Revised	05/13/2014
5	Revised	05/13/2014
6	Revised	05/13/2014
7	Revised	05/13/2014
8	Revised	05/13/2014
9	Revised	05/13/2014
10	Revised	05/13/2014

Notes:

1. All work shall be in accordance with the Ontario Electrical Code and the National Electrical Code.

2. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

3. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

4. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

5. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

6. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

7. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

8. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

9. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

10. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

Zed Electric Inc.

Project Name:

**503-CURZON
LESLIEVILLE-B**

TORONTO, ONTARIO

Sheet Title:	POWER/LIGHTING LAYOUT
Revision No.	1/15
Revision By	HR
Revision Date	05/13/2014
Drawing No:	A-0

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout	Colour Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Play - Oyster	\$ 7,180.00
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout	Colour Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Walnut 609 509	\$ 200.00
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	New Caledonia	\$ -
Vanity Cabinets	Milfrown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N171C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 505

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	CENTRAL porcelain 24x24 Unicolour Extra White Polished	\$ 2,000.00
Shower Floor Tiles	Quebec Mosaics Unglazed - Mottled Grey - 1 x 1	\$ 425.00
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	METRO porcelain 12x24 Unicolour Ivory, matte	\$ 1,750.00
Wall Tiles Grout colour	Pearl 683 583	\$ 200.00
Vanity Countertop	Blizzard	\$ 1,200.00
Vanity Cabinets	Queentown Oak	\$ 450.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - N110C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE N171C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	See Additional Upgrade Section	\$ -
Hardware	NONE - No refund given	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Upgrade - CANTRIO D/BOWL U/M SINK W/DRAIN - K55-004	\$ 700.00
Kitchen Backsplash	Cristallo glass mosaic 1/2 x 2 Glass mosaic Taupe	\$ 1,000.00
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Pearl 683 583	\$ 200.00
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper		
Cabinetry	Mix and Match - Standard and Upgrade 1	\$ 500.00
Upper	Antique White	\$ 500.00
Base/Island Cabinetry	Ambassador Oak	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 12x12 Banff Dark Brown	\$ -
Floor Tile Grout Colour	Walnut 609 509	\$ 200.00
Pedestal/Wall mount	Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RTO460BL	\$ 400.00
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen P.e.

Total Charges:	\$ 16,905.00
HST	\$ 2,197.65
Outstanding	\$ 19,102.65

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 17, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stain, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 505

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	16,905.00
Total from: Additional Upgrades	\$	-
HST	\$	2,197.65
Grand Total:	\$	19,102.65

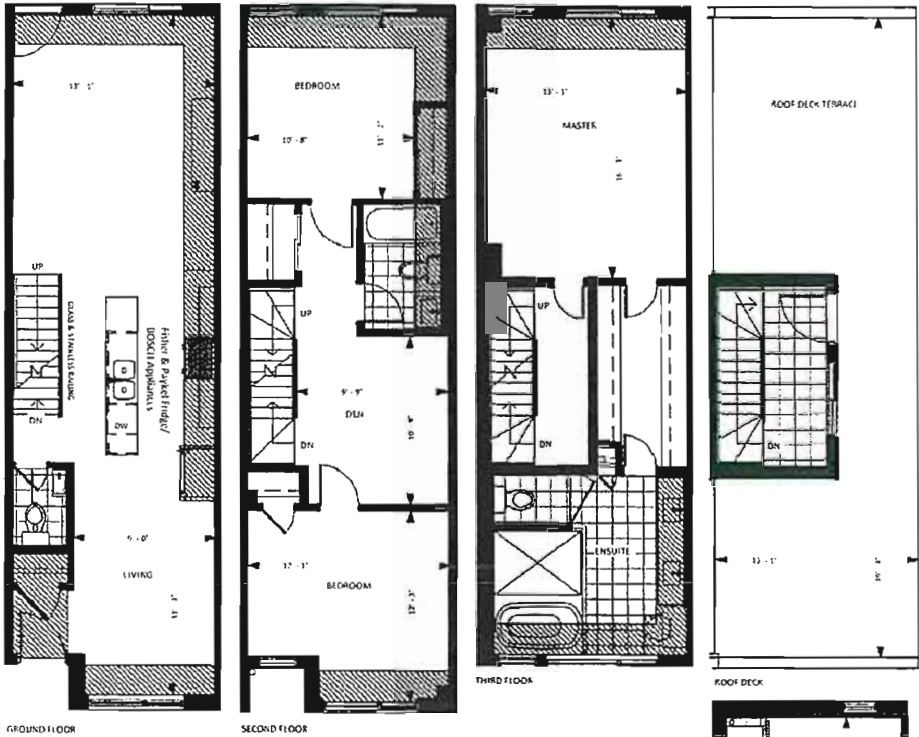
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 17, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 505

Date: July 17 2014

Purchaser(s) Signature:

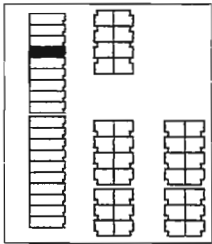
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Decor Consultant Signature:

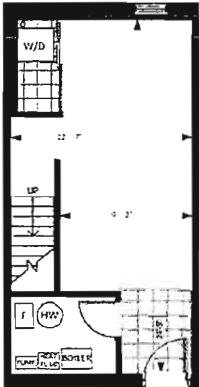
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UrbanCorp (Leslieville) Developments Inc.

[Signature]



Floor plans may be reversed L. & O. I.



BASEMENT

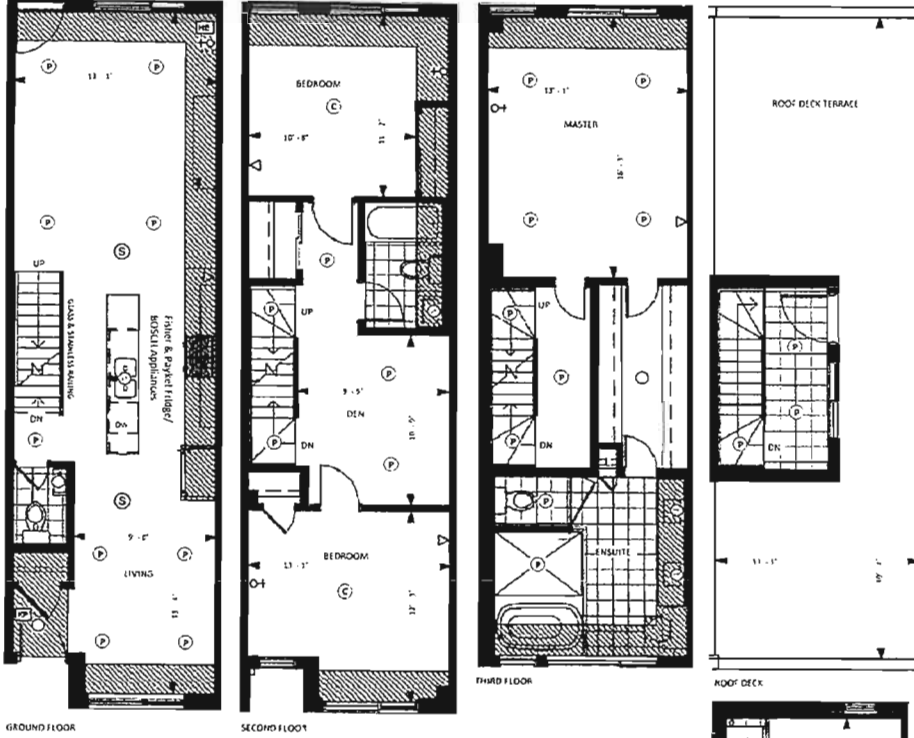
* All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

*The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the main upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s):

[Initials]

STANDARD ELECTRICAL PLAN



(P)	Potlight	(C)	Cable Outlet
(S)	Standard Light Fixture	(S)	Speaker
(PO)	Phone Outlet	(SK)	Security Keyplate
(BH)	Bulkhead	(IS)	IPad Station/Smartphone Security
		(CO)	Capped Ceiling Outlet

Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 505

Date: July 17, 2014

Purchaser(s) Signature:

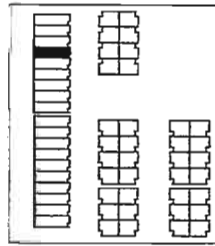
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Decor Consultant Signature:

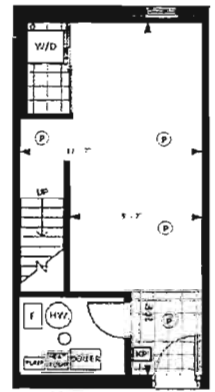
[Signature]

Urbancorp (Leslieville) Developments Inc.

[Signature]



Floor plans may be reversed L. & O. E.



BASEMENT

*All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to existing mechanical supply/drainage. The location and size of the ductwork is also contingent upon site condition *

*The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the office centre *

Initials(s): [Initials]

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 505
BETWEEN [REDACTED] UNIT: 4
PURCHASER: [REDACTED] LEVEL: 1
AND
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 24 day of July, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

ENCLOSURE 23 2014

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.
- (2.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

Blackline to follow of
color selection

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 24 day of July, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

[Signature]
Witness

Purchaser (

Purchaser

Accepted at Toronto this

24

day of

July

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

מחירון עבודות חשמל

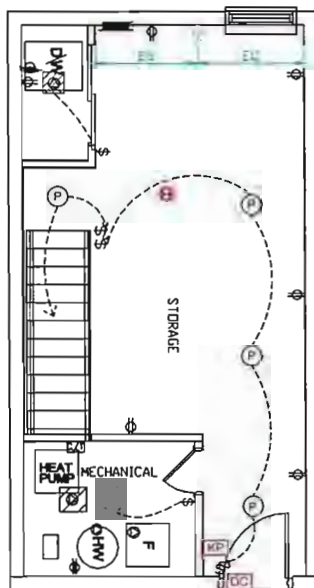
2901 Steeles Ave. W. Unit # 6, Toronto, ON. M3J 3A5 T: 416-736-8600 F: 416-736-8601

Unit 505B Curzon

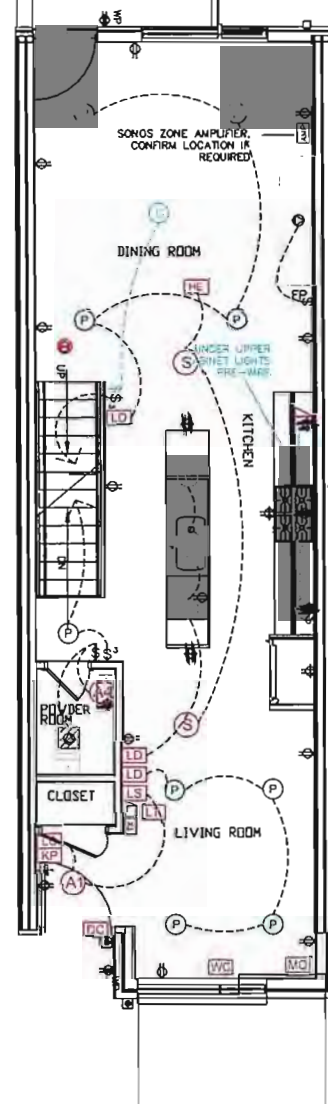
Date: July 24, 2014
Revision 0

Prepared by: Mimmot Magor, mmagor@taggroup.ca

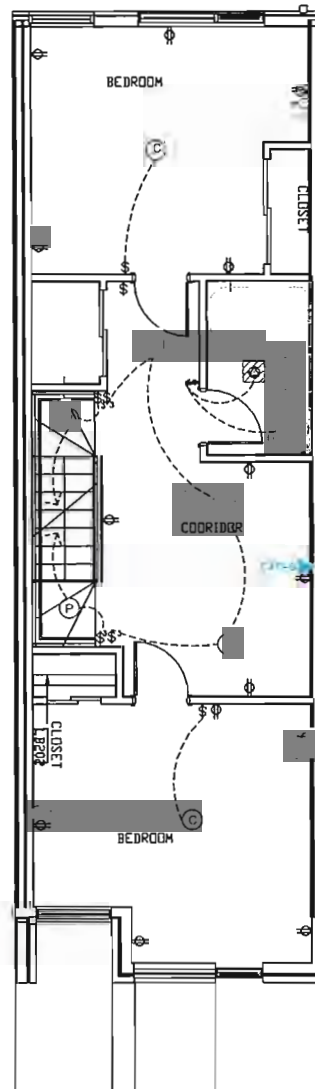
FLOOR	ROOM	ITEM	Price
Basement	Rec area	TV Pre-wire	\$ 121.00
Main Floor	Dining Room	Add Capped Ceiling fixture	\$ 145.00
MAIN FLOOR	Dining Room	Switch for capped Light	\$ 145.00
Main floor	Kitchen	under cabinet lights	\$ 495.00
MAIN FLOOR	Kitchen	Add 2 capped ceiling fixtures above island	\$ 290.00
SECOND FLOOR	Den	Pre-Wire CAT 6 back to DEMARC	\$ 143.00
Roof Top	Patio	Add 2 Capped Wall Sconces	\$ 290.00
Roof Top	Patio	Add switch for capped wall sconces	\$ 145.00
SUBTOTAL			\$ 1,774.00
HST			\$ 230.62
GRAND TOTAL			\$ 2,004.62



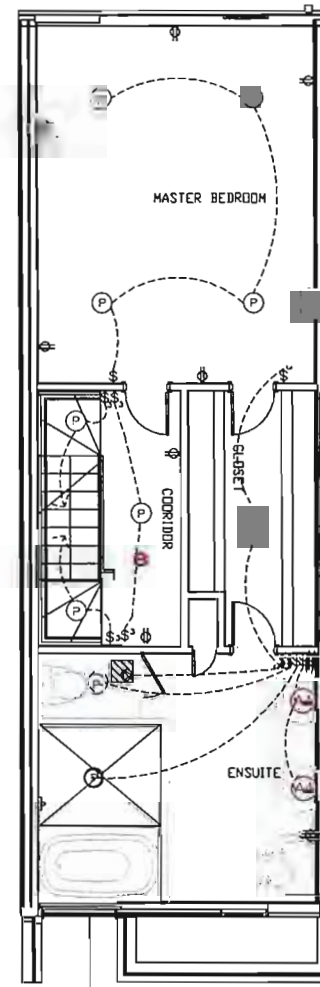
BASEMENT PLAN



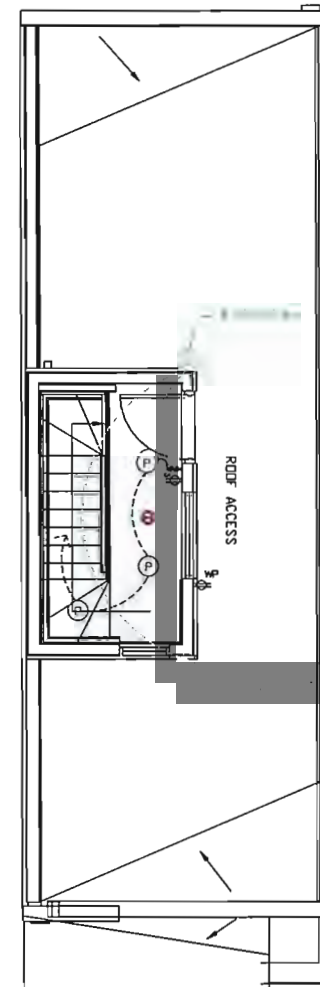
MAIN FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



ROOF DECK

LESLIEVILLE B 505

NO.	DATE	REVISION	BY
3	07/28/2014	REVISION	RS
2	07/24/2014	REVISION	RS
1	05/13/2014	ISSUE	RS
NO.	MM/DD/YY	Issue/Revis on	By:

Drawing Issues/Revisions:

Notes:

1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S ELECTRICAL CODE (ETC) AND THE CANADIAN ELECTRICAL CODE (CEC).
2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S PLUMBING CODE (PC) AND THE CANADIAN PLUMBING CODE (CPC).
3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S MECHANICAL CODE (MC) AND THE CANADIAN MECHANICAL CODE (CMC).
4. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S FIRE CODE (FC) AND THE CANADIAN FIRE CODE (CFC).
5. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S BUILDING CODE (BC) AND THE CANADIAN BUILDING CODE (CBC).
6. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S ZONING BY-LAW (ZBL) AND THE CANADIAN ZONING BY-LAW (CZBL).
7. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S LAND-USE BY-LAW (LUBL) AND THE CANADIAN LAND-USE BY-LAW (CLUBL).
8. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S ENVIRONMENTAL PROTECTION ACT (EPA) AND THE CANADIAN ENVIRONMENTAL PROTECTION ACT (CEPA).
9. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S ACCESSIBILITY BY-LAW (ABL) AND THE CANADIAN ACCESSIBILITY BY-LAW (CABL).
10. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF TORONTO'S HISTORIC PRESERVATION ACT (HPA) AND THE CANADIAN HISTORIC PRESERVATION ACT (CHPA).



Project Name:

**505-CURZON
LESLIEVILLE-B**

TORONTO, ONTARIO

Sheet Title:

**POWER/LIGHTING
LAYOUT**

Design By:	Drawn By:	Approved By:
NTS	RS	JL
Date:	05/13/2014	Project No.:

Drawing No:

A-0

Consultant

Colour Selection

Project: Leslieville

Room	Selection	Price
Basement Bath		
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout Colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
W / Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Room	Selection	Price
Basement Flooring	Carpet - 40260 casual - 12' x 12' (3500)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12, Base: Grey	\$ -
Basement Foyer Tile Grout Colour	Silver Grey 613 513	\$ 200.00
Roof Deck Tile	LOCAL ceramic tile 12x12 New Bricks Tropic	\$ -
Roof Deck Tile Grout Colour	Putty 605 505	\$ 200.00
Ground Floor / 2nd Floor / 3rd Floor	Signature - Maple	\$ -
Landscaping Floor Tile	LOCAL ceramic tile 12x12 Buff Silver Grey	\$ -
Landscaping Floor Tile Grout Colour	Silver Grey 613 513	\$ 200.00

Room	Selection	Price
2nd Floor Bathroom		
Floor Tiles	METRO porcelain 12x24 Unicolour Extra white, matte	\$ 400.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN porcelain tile 4x16 Colour & Dimension Warm White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blizzard	\$ 800.00
Vanity Cabinets	Architectural Oak	\$ -
Vanity Hardware	M - 502	\$ -
Main/Basement Shower Equipment - Standard	ROBEL PRO T = 5 COMPLETE PACKAGE - NUTIC + 355C + P81C COMPLETE	\$ -
Tub/Shower Equipment	ROBEL PRO T = 5 COMPLETE PACKAGE - NUTIC + 355C + P81C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - ROBEL 5/4 HOLE - G501C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 504

Room	Selection	Price
3rd Floor Master Ensuite		
Floor Tiles	METRO porcelain 12x24 Unicolour Extra white, matte	\$ 1,500.00
Shower Floor Tiles	Unicolour Mosaic - Dark Grey Matte - 0.9" x 2.85"	\$ 675.00
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Silver Grey 613 513	\$ 200.00
Tub/Shower wall Tiles surround	METRO porcelain 12x24 Unicolour grey, matte	\$ 1,750.00
Wall Tiles Grout Colour	Silver Grey 613 513	\$ 200.00
Vanity Countertop	Blizzard	\$ 1,200.00
Vanity Cabinets	Architectural Groove	\$ 300.00
Vanity Hardware	M - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - ROBEL PRO DECK 3/4 HOLE FAUCET - N110C	\$ -
Shower Equipment	Master Shower Equipment - Upgrade - ROBEL PRO P/BALANCE TDS PACKAGE FAUCET - U552C + M8004 + P734 + P518 + A458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - ROBEL 5/4 HOLE - G501C	\$ -
Shower Threshold	Blanca C.G.	\$ -
Wall Tile Installation	Ensuite Bath - Stacked Style Installation	\$ -

Room	Selection	Price
Kitchen		
Cabinetry	See Additional Upgrade Section	\$ -
Hardware	M - 502	\$ -
Countertop	Slab: Kitchen Faucet - Standard - AQUA BRASS STUDIO 5/4 HOLE FAUCET - 3145H	\$ 4,500.00
Kitchen Faucet	3145H	\$ -
Sink	Kitchen Sink - Standard - CANORO D/BOWL 1 1/4" SINK W/DRAW - 135-588	\$ -
Kitchen Backsplash	ceramic tile 2x4 Colour & Dimension Arctic White	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen Sink/Cabinetry	different than Upper	
Cabinetry	Mix in Match - Upgrade 1 and Upgrade 2	\$ 300.00
Upper	Oakland White	\$ 300.00
Lower/Land Cabinetry	Oregonian Oak	\$ -
Soft Close - CANNOT BE COMBINED WITH PUSH/PULL TOP - Soft Close - Cannot be combined with Push/Pull		\$ 1,000.00

Room	Selection	Price
Main Floor Powder Room		
Floor Tile	URBAN glazed porcelain 12x24 Pearly White	\$ 300.00
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink - Upgrade	ROBEL WALL MOUNT SINK - R10400L	\$ 400.00
Faucet	Bath Faucet - Standard - ROBEL 5/4 HOLE - G501C	\$ -

REVISION #1

QUEENSLAND NOVEMBER 20, 2014

Total Charges	\$ 16,700.00
HST	\$ 2,371.00
Outstanding	\$ 14,329.00

Please Make Cheques Payable to:
UrbanCorp (Leslieville) Developments Inc.

Date	July 3, 2014
Client Name	PRIMO
Client Signature	
Client Signature	
Price Consultant	
Head Office Approval	

The Purchaser acknowledges and accepts that all material products vary in color, pattern, texture and/or grain. Specifically, if the stone upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardware. As such, if possible is selected, the actual results provided may differ from the sample shown at the Design Center.

The Vendor shall have the right to substitute other products and materials for those listed in this color chart or provided for in the plans and specifications provided that the substituted materials are of quality/grade equal to, or better than, the products and materials as listed herein provided. All specifications, dimensions and materials are subject to the condition and are subject to change without notice.

Bosch gas range to be replaced with Bosch gas cook top + Bosch Convection wall oven.

\$349.00
\$45.37 - HST
\$394.37

Purchaser upgraded to one (1) additional layer of 5/8" thick Type 'X' gypsum board at one finished side of demising party wall (Upgrade Soundproofing amendment)

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 506

Stair, Stair and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Barbedwire (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Soft Close (All Baths) - Cannot be combined with Push/Pull	\$ 520.00

REVISION #1
NOVEMBER 20, 2014

SB AB 3D

Queen St. e.

NEW U/S Total:
\$394.37

Total from: Colour Selection	\$ 16,700.00
Total from: Additional Upgrades	\$ 520.00
HST	\$ 2,728.60
Grand Total	\$19,948.60

PAID

Please make Cheque / to:

Urbancorp (Leslieville) Dev. Inc.

Date: July 3, 2014

Client Names PRINTS: [REDACTED]

Clients Signatures: [REDACTED]

Clients Signatures: [REDACTED]

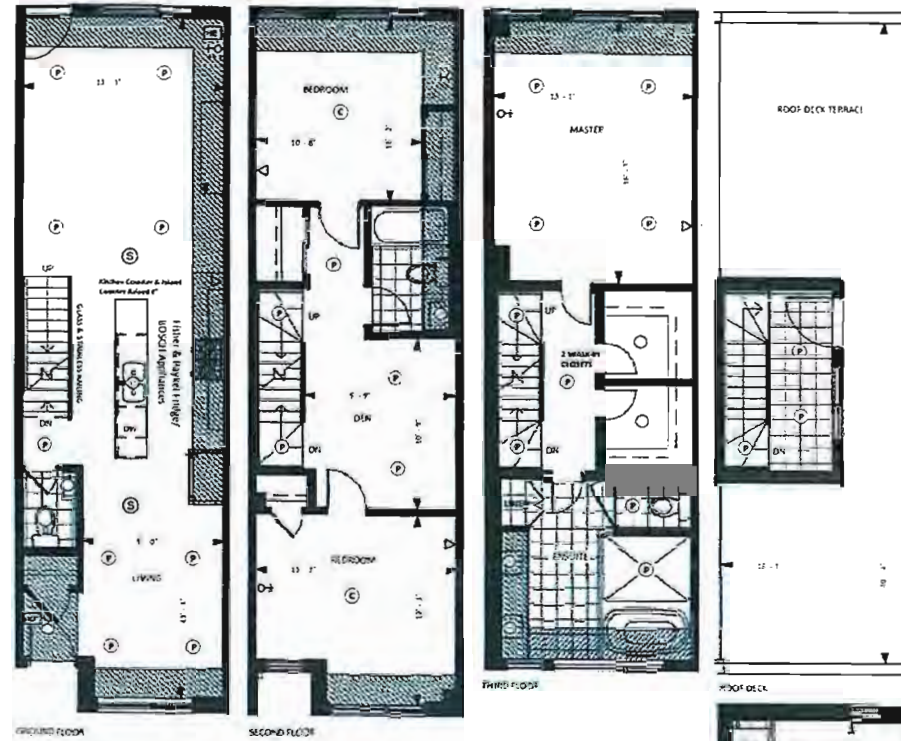
Décor Consultant: [Signature]

Head Office Approval: [Signature]

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stairs upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

STANDARD ELECTRICAL PLAN



(P) Pluglight	(C) Cable Outlet
(S) Standard Light Fixture	(S) Speaker
(D) Phone Outlet	(K) Security Keypoint
(B) Bulkhead	(M) Pad Section/Security
	(C) Capped Ceiling Outlet

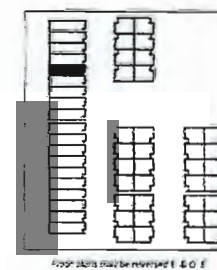
Purchaser Name(s):
 [Redacted]

Proposed Municipal Address: 506

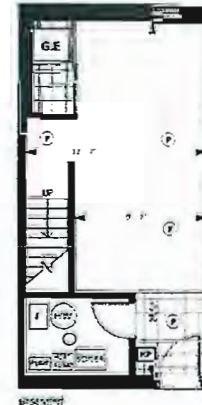
Date: July 3, 2014

Purchaser(s) Signature:
 [Redacted]

Decor Consultant Signature:
 [Signature]
 Urbancorp (Leslieville) Developments Inc.
 [Signature]



Floor plans shall be reviewed E. & O. E.

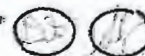


10/24/2014

*All windows, window sizes, and doors are shown on the floor plan as an approximation of actual dimensions. This floor plan is contingent upon the condition and is subject to change without notice. Getting the floor plan is contingent upon the condition and is subject to change without notice. The location and size of the doorwork is also contingent upon the condition.

*The purchaser acknowledges and agrees that all natural products may vary in colour, pattern, texture, and grain. Specifically, if the purchaser is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if multiple selected, the actual material provided may differ from the sample shown at the decor centre.

Initials:





Description of Purchaser and Sale Structural changes Amendment

Project: Urbancorp (LESLIEVILLE) Developments Inc
Legal Unit Number: 506

Purchaser Names: [REDACTED]
Proposed Municipal Address: 506
Date: Wednesday, May 21, 2014

ITEM #	SUMMARY OF AMENDMENT	COSTS	CONFIRMED	NO	TOTAL
	BASEMENT				
	Vendor to move laundry room to new position in basement at a cost not to exceed \$1,000.00 HST to be confirmed at electrical / mechanical appointment and to be paid by the purchaser.	\$ 1,000.00			
	Vendor to change existing laundry room to a storage locker with ceramic flooring and sliding doors facing the basement entrance at no extra cost to the purchaser	\$			
	MAIN FLOOR				
3	Vendor to raise the kitchen counter and kitchen island counter by 6 inches to be priced and confirmed at electrical / mechanical appointment and to be paid by the purchaser	\$ 2,000.00			\$ 2,000.00
	SECOND FLOOR				
	THIRD FLOOR				
	ROOF DECK				
	GENERAL				
	ADDITIONAL STRUCTURAL CHANGES MADE DURING APPOINTMENT				

Total: \$2,000.00
HST: \$260.00

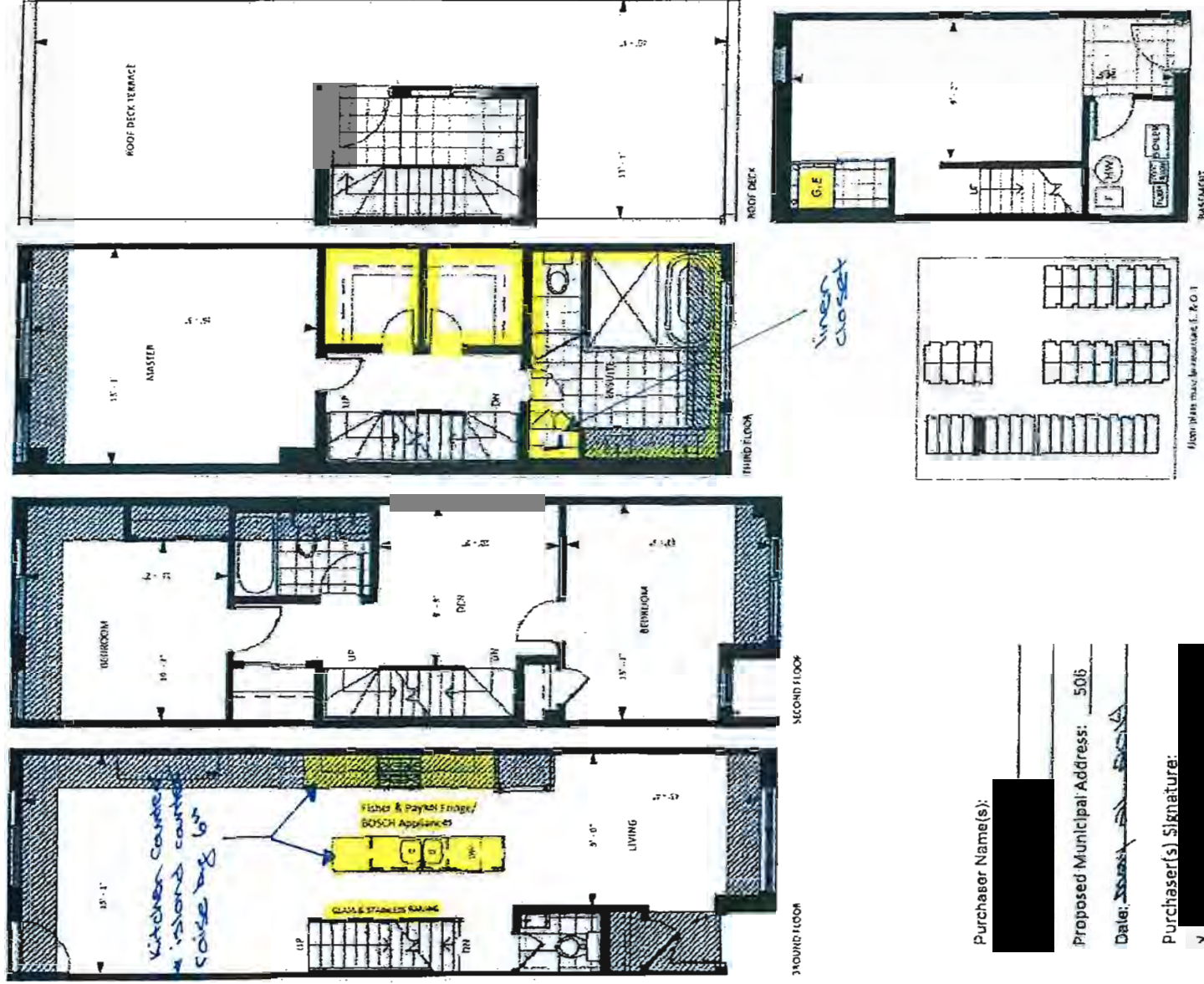
Subtotal: \$2,260.00
Grand Total: \$2,260.00

Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

Please make the cheque payable to "Urbancorp (LESLIEVILLE) Developments INC."

Date: Wednesday, May 21, 2014
Purchaser Signature: [REDACTED]
Décor Consultant Signature: [REDACTED]
Head Office Approval: [REDACTED]

Appointment Floor Plan



* All dimensions shown on this and all other drawings are in feet and inches. The floor plan is an approximation of actual space. The floor plan is subject to change without notice. Ceiling heights in some areas may be lower due to existing conditions. The location and size of the structure is also subject to change.

* The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Similarly, the materials selected for the floor, there is no guarantee it will be an exact match to the hardware. As well, the materials selected, the actual materials provided may differ from the sample shown at the time of purchase.

Initials: ☒ ☒ ☒ ☒

Purchaser Name(s):

Proposed Municipal Address: 506

Date: 2024-11-14

Purchaser(s) Signature:

Decor Consultant Signature

Urban Corp (Keshville) Developments Inc.



Description of Purchaser and Sale Structural changes Amendment

Project: Urbancorp (LESLIEVILLE) Developments Inc
Legal Unit Number: 506

Purchaser Names: [REDACTED]
Proposed Municipal Address: 506
Date: Wednesday, May 21, 2014

ITEM #	SUMMARY OF AMENDMENT	COSTS	CONFIRMED	NO	TOTAL
	BASEMENT				
	Vendor to move laundry room to new position in basement at a cost not to exceed \$1000.00+HST to be confirmed at electrical / mechanical appointment and to be paid by the purchaser.	\$ 1,000.00		2500	
	Vendor to change existing laundry room to a storage locker with ceramic flooring and sliding doors facing the basement entrance at no extra cost to the purchaser	\$		2500	
	MAIN FLOOR				
3	Vendor to raise the kitchen counter and kitchen island counter by 6 inches to be priced and confirmed at electrical / mechanical appointment and to be paid by the purchaser	\$ 2,000.00	2500 145		\$ 2,000.00
	SECOND FLOOR				
	THIRD FLOOR				
	ROOF DECK				
	GENERAL				
	ADDITIONAL STRUCTURAL CHANGES MADE DURING APPOINTMENT				

Total: \$2,000.00
HST: \$260.00

Subtotal: \$2,260.00
Grand Total: \$2,260.00

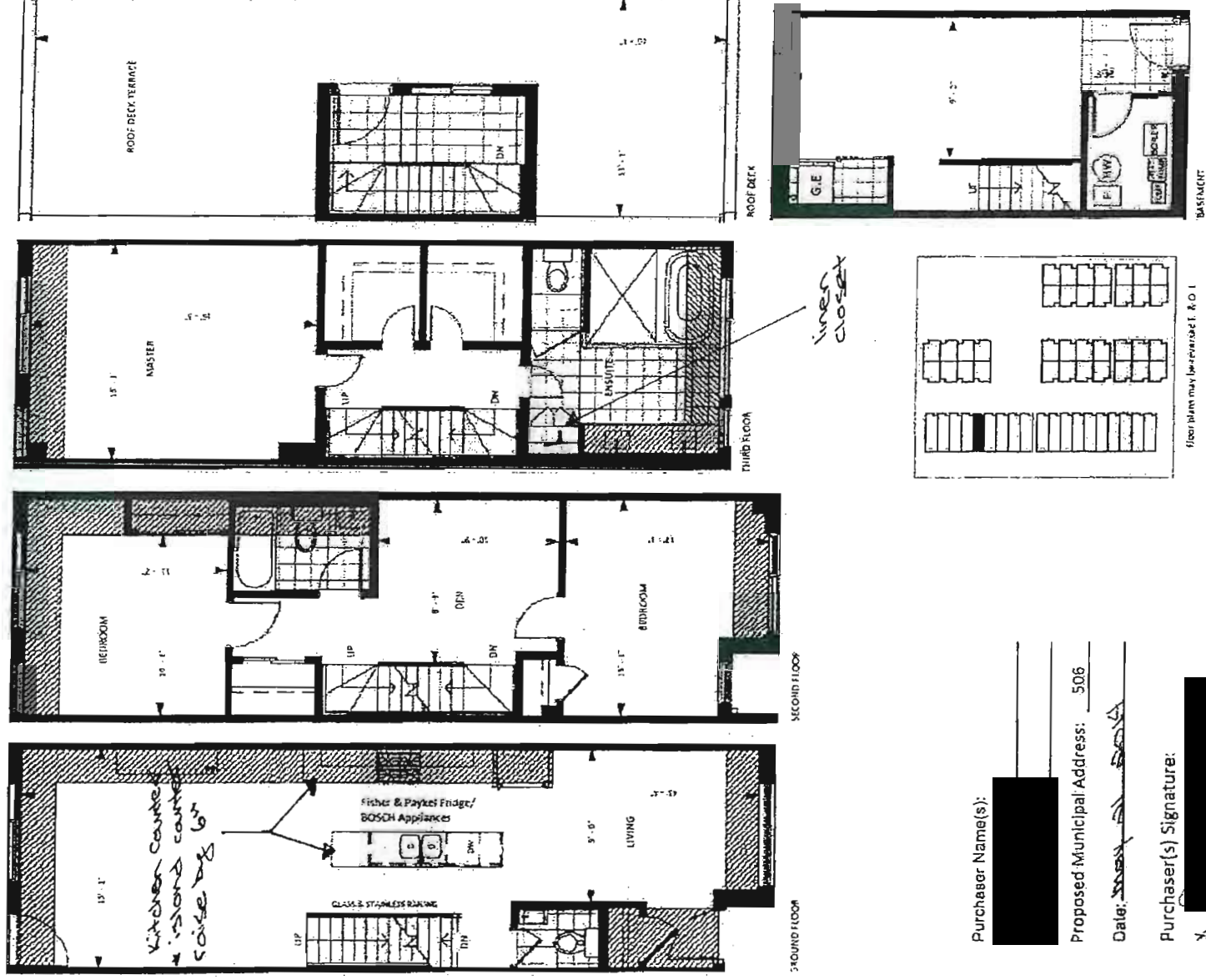
*Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

Please make the cheque payable to "Urbancorp (LESLIEVILLE) Developments INC."

Date: Wednesday, May 21, 2014
Purchaser Signature: X
Décor Consultant Signature: [REDACTED]
Head Office Approval: [Signature]

Sketch

Appointment Floor Plan



Purchaser Name(s):

Proposed Municipal Address: 506

Date: ~~2004~~ 2004

Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.

* All dimensions, window sizes and wall areas shown on the floor plan are an approximation of actual size. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights, if any, in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

**The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or finish specifically if the patio upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

INITIALS

[Handwritten initials]

floor plan may be reversed, A.O.I

ADDENDUM TO THE AGREEMENT OF PURCHASE AND SALE

BETWEEN URBANCORP (LESLIEVILLE) DEVELOPMENTS INC., (the "Vendor")

and

PURCHASER: _____

UNIT: 5 LEVEL: 1, SUITE: 506 (the "Unit")

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit;

AND WHEREAS the Purchaser has requested and the Vendor has agreed to carry out the changes listed in paragraph 1 below;

NOW THEREFORE in consideration of the mutual covenants hereinafter set forth, the parties hereto agree with each other as follows:

1. The undersigned, the Purchaser of the above-noted Unit, requests that the Vendor carry out the following change to the Unit (the "Upgrade");:

Soundproofing upgrade comprising the installation One additional layers of 5/8 inch thick Type X gypsum board at one finished side of the demising party wall in the Unit.

2. The Purchaser agrees with the Vendor that the cost of the Upgrade shall be seven thousand, nine hundred and ten dollars (\$ 7,910.00) Dollars, inclusive of HST.

3. The cost of the Upgrade shall be added to the Purchase Price of the Unit (the "Supplemental Purchase Price") as set forth in the Purchase Agreement.

4. The term "Unit" as used in the Purchase Agreement shall, as the context may require, be amended to include in its definition the Upgrade shown herein as being purchased by the Purchaser and the terms "Purchase Price" used in the Purchase Agreement shall be hereby amended to include in its definition, the Supplemental Purchase Price shown being paid herein for the sound proofing upgrade and all the terms and conditions of the Purchase Agreement shall be amended to give effect to the foregoing, mutatis mutandis.

In all other respects, the provisions of the Purchase Agreement shall apply to the purchase of the sound proofing upgrade and remain unamended by the execution of this Agreement.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10 day of July 2014

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Amanda Gikvin
Witness
Amanda Gikvin

Purchaser (

Purchaser (

Accepted at Toronto this 14th day of July 2014

URBANCORP (LESLIEVILLE)
DEVELOPMENTS INC.

Per: _____
Authorized Signing Officer
(have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 506

BETWEEN PURCHASER: [REDACTED] UNIT: 5

AND [REDACTED] LEVEL: 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

Basement

(1.) Vendor to move laundry room to new position in basement at a cost not to exceed \$1000 + H.S.T. to be confirmed at electrical/mechanical appointment and to be paid by the purchaser. *Did not proceed*

(2.) Vendor to change existing laundry room to a storage locker with ceramic flooring and sliding doors facing the basement entrance door at no extra cost to the purchaser. *Did not proceed*

3rd Floor

(3.) Vendor to change walkthrough closet to 2 walk-in closets with individual ceiling light fixtures and door openings from the corridor at no extra cost to the purchaser. *NOTED ON FLOOR PLAN*

(4.) Vendor to change configuration of master bedroom as per plan at no extra cost to the purchaser. *NOTED ON FLOOR PLAN*

Floor Plan Attached

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 4th

day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Witness

Accepted at Toronto this 11

day of

September

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]

Authorized Signatory Officer

I have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Kitchen Appliance, Laundry, Glass Rail and Taron Amendment
PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 506
BETWEEN PURCHASER: [REDACTED] UNIT: 5
AND LEVEL: 1
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality. *NOTED ON FLOOR PLAN*
- (2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading. *NOTED ON FLOOR PLAN*
- (3.) The Vendor acknowledges this property will have glass railings on the main floor staircase. *NOTED ON FLOOR PLAN*
- (4.) The Vendor and purchaser acknowledge that the marketing material indicating square footage is under the guidelines of **TARION**, as per Builder Bulletin 22.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 11 day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

[Signature]

[REDACTED]

Accepted at Toronto this 12

day of

Sept 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: *[Signature]*
Authorized/Signing Officer
I have authority to bind the Corporation

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 506
BETWEEN PURCHASER: [REDACTED] UNIT: 5
AND [REDACTED] LEVEL: 1
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

Main Floor

(1.) Vendor to raise the kitchen counter and kitchen island counter by 6 inches to be priced and confirmed at electrical / mechanical appointment and to be paid by the purchasers. *NOTED ON FLOOR PLAN, CONFIRMED*

** AS per Charles Uppers will be raised
0.5 well to meet code, purchaser is aware
JC- [Signature]*

Floor Plan Attached

A fax or a photocopy of this agreement shall be deemed to be an original hereof.
DATED this 12 day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness [Signature]

Witness [Signature]

[REDACTED]

Accepted at Toronto this

16

day of

Sept

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation



2901 Steeles Ave. W. Unit # 6. Toronto, ON. M3J 3A5 T: 416-736-8600 F: 416-736-8601

Unit 506B Curzon

Date: July 21, 2014

Revision 1

Prepared by: Mimmo Macri mmacri@taggroup.ca

FLOOR	ROOM	ITEM	Price
ROOF TOP	Patio	Add 3 Capped Wall fixtures	\$ 435.00
ROOF TOP	Patio	Switch for capped Light	\$ 145.00
ROOF TOP	Patio	Supply and Install 2 Additional GFI Receptacles with outdoor covers	\$ 350.00
		SUBTOTAL	\$ 930.00
		HST	\$ 120.90
		GRAND TOTAL	\$ 1,050.90

Accepted:

Date:

Colour Selection

Project: Leslieville

Selection	Price
Floor Tiles None	\$ -
Shower Floor Tiles None	\$ -
Floor Tiles Grout colour None	\$ -
Shower Floor Grout Colour None	\$ -
Tub wall Tiles surround None	\$ -
Shower Wall Tiles Surround None	\$ -
Wall Tiles Grout Colour None	\$ -
Shower Threshold None	\$ -
Vanity Countertop None	\$ -
Vanity Cabinets None	\$ -
Vanity Hardware None	\$ -
Tub/Shower Equipment None	\$ -
Vanity Faucet None	\$ -
Wall Tile Installation None	\$ -

Selection	Price
Basement Flooring Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 12' (366cm)	\$ -
Basement Foyer Tile LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Basement Foyer Tile Grout Colour Standard - white	\$ -
Roofdeck Tile LOCAL ceramic tile 12x12 Sanff Silver Grey	\$ -
Roofdeck Tile Grout Colour Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor Play - Oyster	\$ 7,180.00
Laundry Floor Tile LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Laundry Floor Tile Grout Colour Standard - white	\$ -

Selection	Price
Floor Tiles LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles None	\$ -
Floor Tiles Grout colour Pewter Grey E88 588	\$ 200.00
Tub wall Tiles surround URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround None	\$ -
Wall Tiles Grout Colour Standard - white	\$ -
Shower Threshold None	\$ -
Vanity Countertop Bianca Carrera	\$ -
Vanity Cabinets Miltown Oak	\$ -
Vanity Hardware H - 502	\$ -
Tub/Shower Equipment Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 358C + P681C COMPLETE	\$ -
Vanity Faucet Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 507

Selection	Price
Floor Tiles LOCAL ceramic tile 13x13 New Reeds Cream	\$ -
Shower Floor Tiles Mosaic - White - 2 x 2	\$ -
Floor Tiles Grout Colour Standard - white	\$ -
Shower Floor Grout Colour Standard - white	\$ -
Tub & Shower wall Tiles URBAN ceramic tile 4x16 Colour & Dimension surround Arctic White Bright	\$ -
Wall Tiles Grout colour Standard - white	\$ -
Vanity Countertop Blizzard	\$ 1,200.00
Vanity Cabinets Honey Apple	\$ 450.00
Vanity Hardware H - 502	\$ -
Tub Equipment Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET - US93C + P4004 + P724 + PS18 + P458	\$ 675.00
Vanity Faucet Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold Navoieto Beige	\$ -
Wall Tile Installation Ensuite bath - Stacked Style Installation	\$ -

Selection	Price
Cabinetry See Additional Upgrade Section	\$ -
Hardware H - 502	\$ -
Countertop Blizzard	\$ 3,500.00
Kitchen Faucet Kitchen Faucet - Upgrade - AQUA GRASS WIZARD S/HOLE FAUCET - 145	\$ 550.00
Kitchen Sink Kitchen Sink - Standard - CANTRIO D/90WLU/M SINK W/DRAIN - KSS 508	\$ -
Kitchen Backsplash Stone mosaic 1x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Tile Installation Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour Standard - white	\$ -
Appliances With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper Cabinetry Mix n Match - Standard and Upgrade - 2	\$ 500.00
Upper Cabinetry Ontario White	\$ 900.00
Base/Island Cabinetry Ambassador Oak	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option No - Standard	\$ -

Selection	Price
Floor Tiles LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour Standard - white	\$ -
Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RTO46081	\$ 400.00
Faucet Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 15,555.00
HST:	\$ 2,022.15
On g:	\$ 17,577.15

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 14, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The purchaser acknowledges and accepts that all material products vary in colour, pattern, texture and/or grain. Specifically, if the stone or tile is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituting materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site conditions and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 507

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	15,555.00
Total from: Additional Upgrades	\$	-
HST	\$	2,022.15
Grand Total:	\$	17,577.15

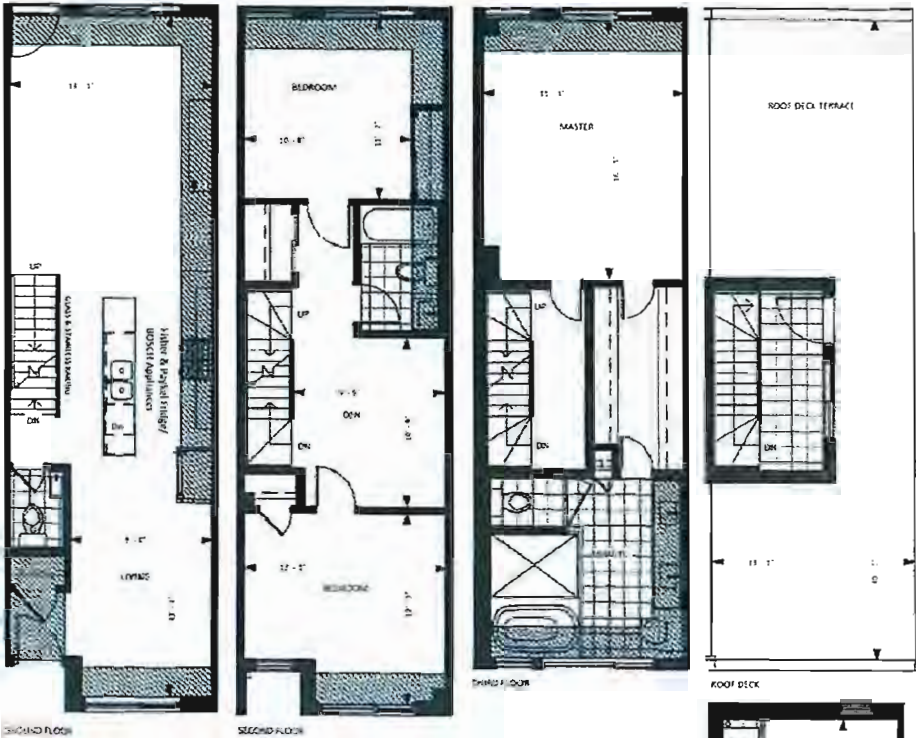
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 14, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

I, _____, as the Purchaser, hereby accept and agrees that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, _____ is selected, the actual marble provided may differ from the sample shown at the Décor Center.

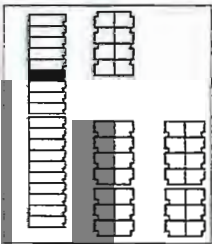
The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that: the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s)
[Redacted]
Proposed Municipal Address: 507
Date: July 14, 2014
Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
UrbanCorp (Leslieville) Developments Inc.
[Signature]



Floor plan may be revised E. & O. I.



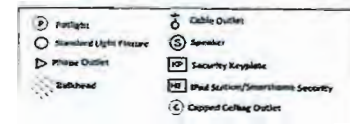
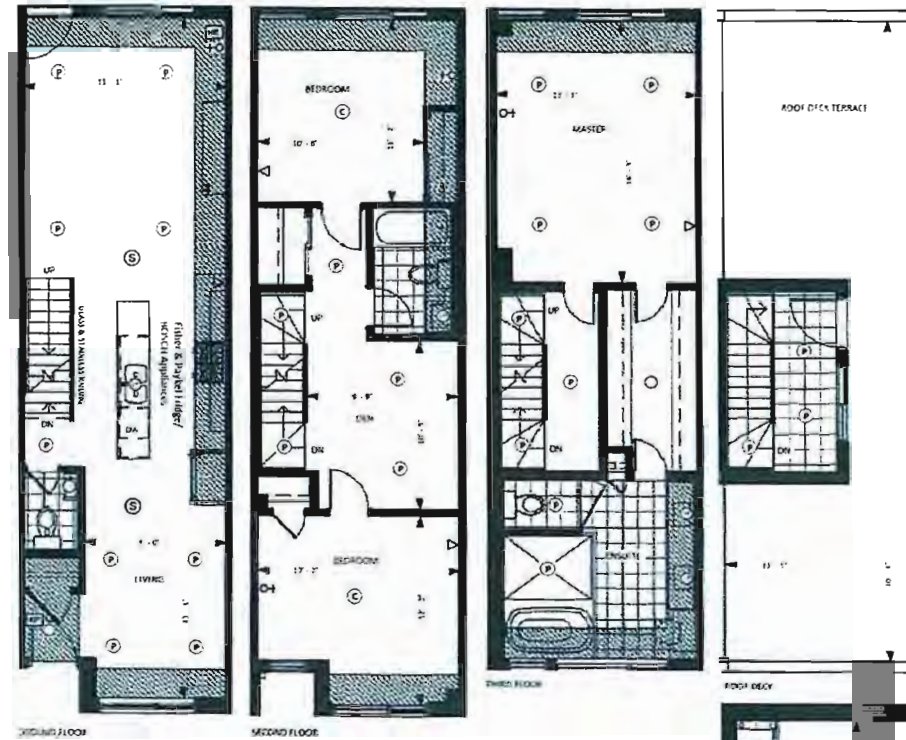
BASEMENT

* All dimensions, window and wall openings shown on the floor plan are an approximation of actual size. This floor plan is subject to change without notice. Ceiling heights in some areas may be lower due to housing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

*The purchaser acknowledges and understands that natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain approved for the stairs, there is no guarantee it will be an exact match to the approved stain. As well, if the actual marble provided is not the same as the sample provided, the actual marble provided will be the one at the dealer's store.



STANDARD ELECTRICAL PLAN



Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 507

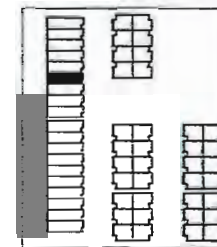
Date: July 14, 2014

Purchaser(s) Signature:

[Redacted]

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



*All dimensions, window sizes, wall sizes, lighting, electrical locations shown on the floor plan are an approximation of actual specification. This floor plan is contingent upon all conditions and is subject to change without notice. Ceiling heights, window areas may be limited due to building ventilation supply ductwork. The location and size of the ductwork is also contingent upon the use of the plan.

*The purchaser(s) acknowledges and accepts that electrical equipment may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if materials are selected, the actual materials provided may differ from the sample shown at the decor center.



URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Kitchen Appliance, Washer Dryer, Glass Railing, And Geothermal Amendment
PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 507

BETWEEN PURCHASER: [REDACTED] UNIT: 6
AND LEVEL: 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated [REDACTED] 5 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

Backline to follow
Color selection

INSERT:

EMERGED JUL 2 1 2011

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.
- (2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading or equal quality.
- (3.) The Vendor acknowledges this property will have glass railings on the main floor staircase.
- (4.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 5th day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness [Signature] Purchaser [REDACTED]
Purchaser [REDACTED]

Accepted at Toronto this 12 day of Sept 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

IMPORTANT - RETAIN THIS
COPY FOR YOUR RECORDS



LESLIEVILLE B 507

[illegible]

Printer ID # / NI d'imprimeur 1014

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 12' 1365cm	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 8-9 Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Mahogany	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x12 Banff Dark Brown	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Mahogany Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N171C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 508

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles	Mosaics - Bone 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Black Matte	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Natural Maple	\$ -
Vanity Hardware	HK - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - N130C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N171C + P508 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Inca C.G.	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Natural	\$ -
Hardware	HK - 17	\$ -
Countertop	Crema	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Standard - CAN. D/BOWL L, SINK - RAIN - KSS-505	\$ -
Kitchen Backsplash	Crème Brûlée Glass Stone Linear Blend Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper		\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Grey	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink	Standard - CERLUX MINI	\$ -
Pedestal/Wall mount	PEDESTAL S/HOLE - 577D	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen P.e.

Total Charges:	\$ -
HST	\$ -
Outstanding	\$ -

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 9, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 508

Stair Stain and Handrail	Selection		
All Floors	Standard - Natural Oak with Urethane Finish	\$	-
Handrail	Atlantic Square - Oak	\$	-

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	-
Total from: Additional Upgrades	\$	-
HST	\$	-
Grand Total:	\$	-

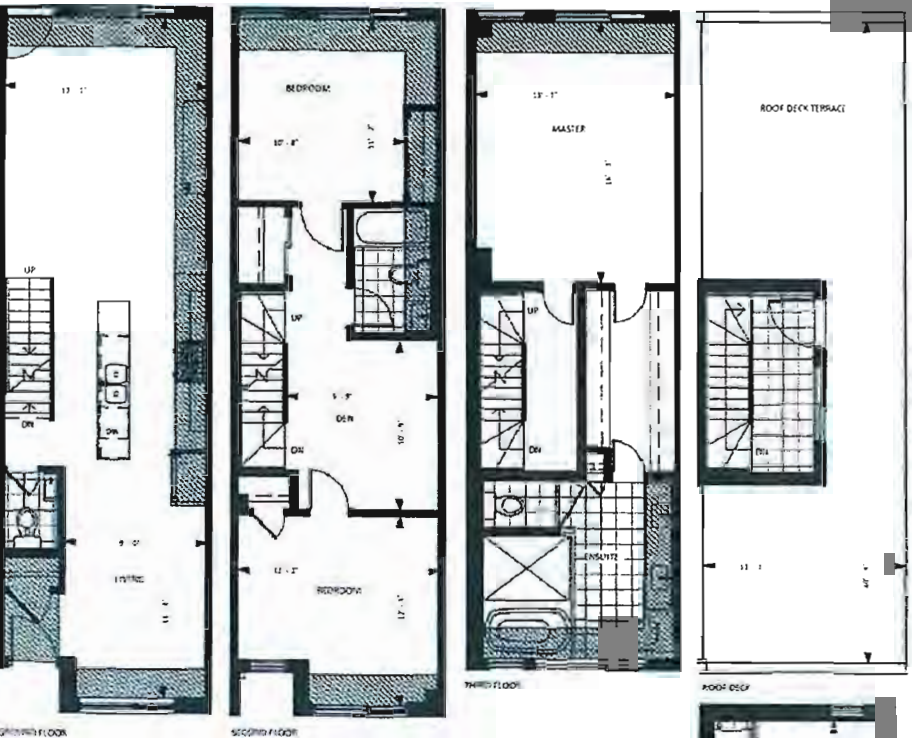
Please make Cheque Payable to:
UrbanCorp (Leslieville) Developments Inc

Date:	July 9, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

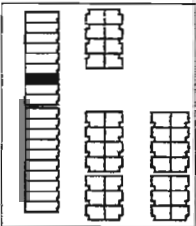
Proposed Municipal Address: 508

Date: July 9

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.



Floor plans may be revised E. & D. I.



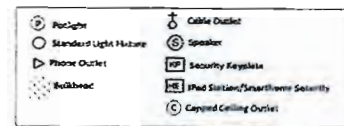
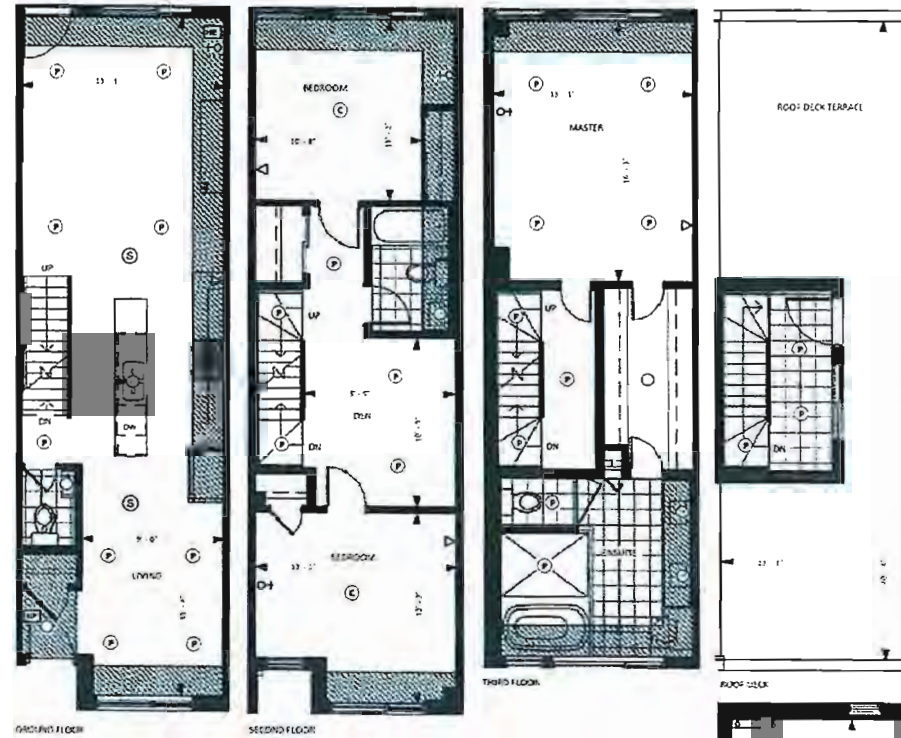
Basement

"All dimensions, whether of wall areas shown on the floor plan are all approximations of actual size. This floor plan is to be used as a guide only and is subject to change without notice. Ceiling heights, in some areas may be lower due to existing ventilation ductwork. The location and size of the ductwork is also subject to change without notice."

"The purchaser(s) acknowledge and accept that all natural products may vary in colour, pattern, texture and/or grain. Specifically if the plan upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."

Initials: xf

STANDARD ELECTRICAL PLAN



Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 508

Date: [Redacted]

Purchaser(s) Signature:

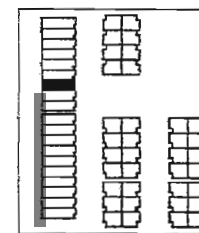
[Signature]

Decor Consultant Signature:

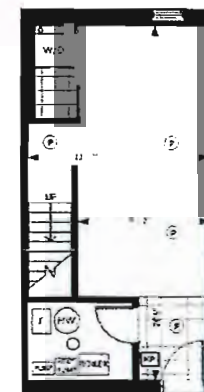
[Signature]

UrbanCorp (Leslieville) Developments Inc.

[Signature]



Floor plans may be re: [Redacted] & O.T.



BASMENT

"All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are an approximation of actual specifications. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon the condition."

"The purchaser acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown in the dealer centre."

installer(s):

[Signature]

Colour Selection

Project: Leslieville

Item	Quantity	Unit Price	Total Price
Floor Tiles None		\$	
Shower Floor Tiles None		\$	
Floor Tiles Grout Colour None		\$	
Shower Floor Grout Colour None		\$	
Tub wall Tiles surround None		\$	
Shower Wall Tiles surround None		\$	
Wall Tiles Grout Colour None		\$	
Shower Threshold None		\$	
Vanity Countertop None		\$	
Vanity Cabinets None		\$	
Vanity Hardware None		\$	
Tub/Shower Equipment None		\$	
Vanity Faucet None		\$	
Wall Tile Installation None		\$	

Item	Quantity	Unit Price	Total Price
Basement Flooring Carpet - 40060 Casual - 12121 Tendon Brown / Blue		\$	
Basement Floor Tile LOCAL ceramic tile 12x12 Soft Dark Brown		\$	
Basement Floor Tile Grout Colour Standard - white		\$	
Basement Floor Tile LOCAL ceramic tile 12x12 New Beige Crystal		\$	
Bedroom Tile Grout Colour Standard - white		\$	
Ground Floor / 2nd Floor 2nd Floor Tile		\$	7,180.00
Laundry Floor Tile LOCAL ceramic tile 12x12 Soft Dark Brown		\$	
Laundry Floor Tile Grout Colour Standard - white		\$	

Item	Quantity	Unit Price	Total Price
Floor Tiles LOCAL ceramic tile 12x12 Soft Dark Grey		\$	
Shower Floor Tiles None		\$	
Floor Tiles Grout Colour Standard - white		\$	
Tub wall Tiles surround Arctic White Bright		\$	
Shower Wall Tiles surround None		\$	
Wall Tiles Grout Colour Standard - white		\$	
Shower Threshold None		\$	
Vanity Countertop Quartz Carrera		\$	
Vanity Cabinets Concrete/Green		\$	715.00
Vanity Hardware NONE - No refund given		\$	
Master/Bathroom Shower Equipment - Standard - ROSEL PRO TIX'S COMPLETE PACKAGE - NUTIC - 25BC - P882C COMPLETE		\$	
Vanity Faucet Bath Faucet - Standard - ROSEL SINGLE - GS01C		\$	
Wall Tile Installation Master/Bathroom Bath - Standard Style Installation		\$	

Proposed Menu

Item	Quantity	Unit Price	Total Price
Floor Tiles METRO porcelain 18x18 Yara New Tobacco		\$	1,500.00
Shower Floor Tiles Mosaic - White - 2 x 2		\$	
Floor Tiles Grout Colour Walnut 605 S05		\$	200.00
Shower Floor Grout Colour Standard - white		\$	
Tub/Shower wall Tiles URBAN ceramic tile 4x16 Colour & Dimension standard Arctic White Bright		\$	
Wall Tiles Grout Colour Standard - white		\$	
Vanity Countertop Mosaic		\$	2,200.00
Vanity Cabinets Mosaic Oak		\$	
Vanity Hardware NONE - no refund given		\$	
Master Bath Tub Equipment - Standard - ROSEL PRO DEX 3-HOLE FAUCET - NUTIC		\$	
Shower Equipment Master Shower Equipment - Upgrade - ROSEL PRO DEX 3-HOLE FAUCET - URBAN - 46004-9724-518-1452		\$	1,675.00
Vanity Faucet Bath Faucet - Standard - ROSEL SINGLE - GS01C		\$	
Shower Threshold Stone C&G		\$	
Wall Tile Installation Granite bath - Standard Style Installation		\$	

Item	Quantity	Unit Price	Total Price
Cabinetry High Street - White		\$	4,000.00
Countertop Composite		\$	3,500.00
Kitchen Faucet - Standard - AQUA BRASS STUDIO - SINGLE FAUCET - 2540N		\$	
Kitchen Sink - Standard - CANTERO 1/2" x 1/2" U/M SINK W/DRAIN - 255 S04		\$	
Kitchen Backsplash Island Glass Sheet Layer Blend Mosaic		\$	350.00
Backsplash Tile Installation Kitchen backplash - Standard Style Installation		\$	
Kitchen Backplash Grout Colour Standard - white		\$	
Appliances With Appliance - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range		\$	
Kitchen Sink & Cabinetry different than upper		\$	
Cabinetry Standard - Base & Upper The Same Finish		\$	
Upper Not Applicable		\$	
Base/Island Cabinetry Not Applicable		\$	
Soft Close - CARBYOT BE COMBINED WITH PULLY/PULL		\$	
Option Not Standard		\$	

Item	Quantity	Unit Price	Total Price
Floor Tiles LOCAL ceramic tile 12x12 New Beige Jade		\$	
Floor Tiles Grout Colour Polys 605 S05		\$	200.00
Powder Room Sink - Upgrade - NUTIC WALL ARCHITECT SINK - RTD4604		\$	490.00
Faucet Bath Faucet - Standard - ROSEL SINGLE - GS01C		\$	

Queen P.e

REVISION #1

JANUARY 14 2015

Total Charges	\$	19,630.00
HST	\$	

Please Make Cheque Payable to:	
Urbanway (Leslieville) Developments Inc	

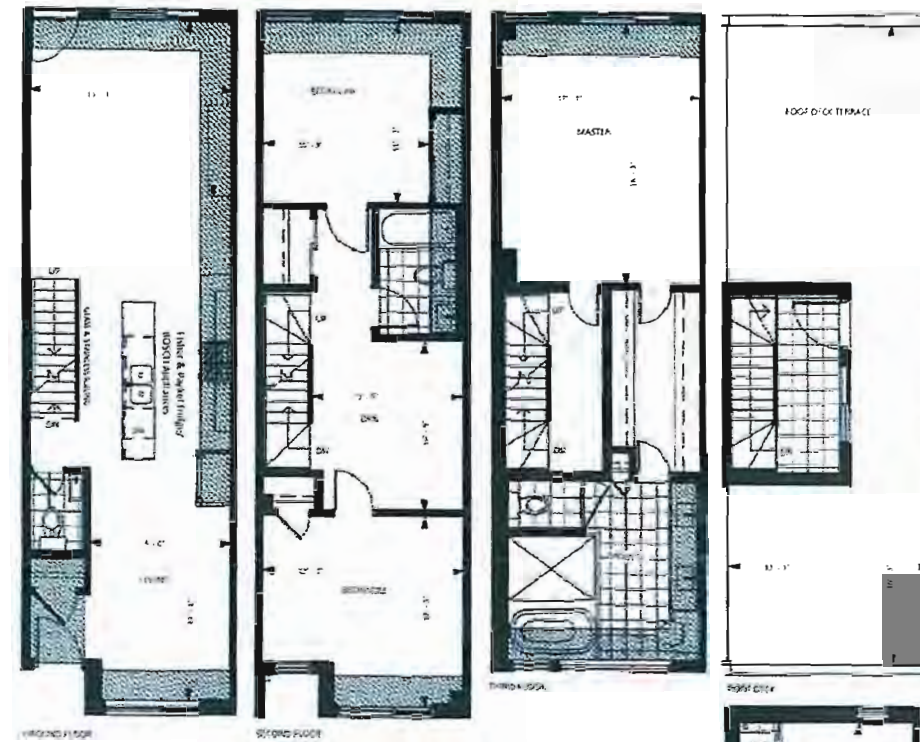
Date	July 2, 2014
Client Name/Phone	
Client Signature	
Client Signature	
Decor Condition	
Head Office Approval	

Disclaimer: The Purchaser acknowledges and accepts that all natural products may be in colour, pattern, texture and/or grain. Specifically, if the actual product is different from the sample provided, there is no guarantee it will be an exact match to the hardware. As well, if a sample is selected, the actual sample provided may differ from the sample shown at the Dealer Center.	
The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of equal or greater quality than the products and materials as listed or provided. All specifications, dimensions and materials are subject to site conditions and are subject to change without notice.	

Hard Ware: None; no hard ware or soft close (no refund given)

MP

Colour Appointment Floor Plan



Purchaser Name(s):

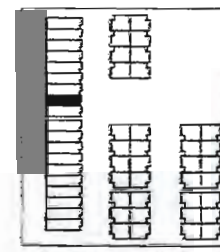
Proposed Municipal Address: 509

Date: July 7, 2014

Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



First floor plan - window & door



Ground floor

* All dimensions, window sizes and wall areas shown on the floor plan are an approximation of actual dimensions. This floor plan is contingent upon site conditions and is subject to change without notice. Changes in some areas may be required due to building ventilation supply ductwork. The location and size of ductwork is also contingent upon site conditions.

**The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee the stain will be the same as the sample shown at the decor centre.

Notes:



Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 509

All Floors	Standard - Natural Oak with Urethane Finish	\$	-
Handrail	Atlanta Square - Oak	\$	-

Fireplace	Dimplex - Wickson (BGF34)	\$	-
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$	-
Trim/Hardware	Standard	\$	-

Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$	-
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REVISION # 1

January 14 2015

Queen P.e.

PLG RP

Total from: Colour Selection	\$	19,630.00
Total from: Additional Upgrades	\$	-
HST	\$	2,551.90
Grand Total	\$	22,181.90

Please make Cheque Payable to:

UrbanCorp (Leslieville) Developments Inc

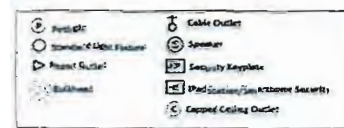
Date:	July 7, 2014
Client Name: PRINT:	
Client's Signature:	
Client's Signature:	
Decor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart as provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

The image displays three architectural floor plans for a building, labeled 'FIRST FLOOR', 'SECOND FLOOR', and 'ROOF DECK'.

- FIRST FLOOR:** This plan shows a large open area with a kitchen (KITCHEN) on the left, a living area (LIVING) in the center, and two bedrooms (BEDROOM) on the right. A central staircase (STAIRS) leads up. The plan includes various rooms, closets (CLO), and a bathroom (BATH).
- SECOND FLOOR:** This plan shows a master bedroom (MASTER) on the left, a bathroom (BATH) in the center, and a bedroom (BEDROOM) on the right. A central staircase (STAIRS) leads down. The plan includes a closet (CLO) and a bathroom (BATH).
- ROOF DECK:** This plan shows a large open area with a staircase (STAIRS) on the left. The plan includes a closet (CLO) and a bathroom (BATH).



Purchase - me(s):

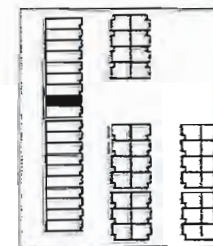
Proposed Municipal Address: 509

Date: July 7 2014

Purchaser(s) Signature:

Decor Consultant Signature: _____

Urbancorp (Leslieville) Developments Inc.



Small plant with narrow leaves.



4:20 PM

"All the openings, window sills, and doors, are in the same plane and the floor plate is of equal elevation at actual construction. The floor plan is composed upon the elevation and is subject to change with the notice. Ceiling heights in some areas may be lower due to heating vents and supply ductwork. The location of the building is in a residential neighborhood and is not a commercial condition."

"The suspension, resumption and ending of the suspension may vary in order, subject, time and/or form between, and if the suspension order for the case there is no particular order of resumption." "As with a course, suspension of the suspension provides a way to track the suspension of the suspension."

Autism 54

② ③

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Kitchen Appliance And Glass Railing Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 509

BETWEEN PURCHASER: [REDACTED] UNIT: 8

AND PURCHASER: [REDACTED] LEVEL: 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 6 day of August, 2011 (the "**Purchase Agreement**") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

Backline to follow at colour selection

ENCLOSURE 3/20/11

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading or equal quality.

(3.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

(4.) The vendor warrants the features and finishes as per marketing material.

(5.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 6th day of August, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness *SB*

Purchaser [REDACTED]

Purchaser ()

Accepted at Toronto this 18 day of AUGUST 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: *[Signature]*
Authorized Signing Officer
I have authority to bind the Corporation



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2901 Steeles Ave. W. Unit # 6. Toronto, ON. M3J 3A5 T: 416-736-8600 F: 416-736-8601

Unit 509B Curzon

Date: July 31, 2014

Revision 0

Prepared by: Mimmo Macri mmacri@taggroup.ca

FLOOR	ROOM	ITEM	Price
Basement	Rec area	TV Pre-wire	\$ 121.00
Basement	Rec area	Pre-wire for speakers	\$ 615.00
Basement	Rec area	Add 1 pot light	\$ 145.00
Basement	Closet	Add 1 pot light	\$ 145.00
Basement	Closet	Add switch for light in closet	\$ 145.00
Main Floor	Living Room	Add Capped Ceiling fixture	\$ 145.00
MAIN FLOOR	Living	Switch for capped Light	\$ 145.00
Main floor	Kitchen	under cabinet lights	\$ 495.00
3rd Floor	Master bedroom	Add Capped Ceiling fixture	\$ 145.00
Roof Top	Patio	Add 2 Capped Wall Sconces	\$ 290.00
		SUBTOTAL	\$ 2,391.00
		HST	\$ 310.83
		GRAND TOTAL	\$ 2,701.83

Colour Selection

Project: Leslieville

	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Ivory, matte	\$ 400.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	Nuvoleto Beige	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO 7 x 5 COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

	Selection	Price
Basement Floor	Carpet - 4050 casual - 1978 Pariah - 12'1"	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Beeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Beeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Beeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Ivory, matte	\$ 400.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO 7 x 5 COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: \$10

	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Ivory, matte	\$ 1,500.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO 7 x 5 COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Shower Threshold	Nuvoleto Beige	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

	Selection	Price
Countertop	Butter Milk	\$ -
Kitchen Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Kitchen Sink	Kitchen Sink - Standard - CAMTRON 3/BOWL 13 1/2" x 16 1/2" W/DRAIN - SS-508	\$ -
Kitchen Backsplash	Crème Brûlée Glass Stone Linear Backsplash Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

	Selection	Price
Kitchen Base Cabinetry	See Additional Upgrade Section	\$ -
Cabinetry	Mix n Match - Standard and Upgrade 2	\$ 500.00
Upper Cabinetry	Antique White	\$ 500.00
Base/Island Cabinetry	Ambassador Oak	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Beeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RTO460BL	\$ 400.00
Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 3,700.00
HST	\$ 481.00
Outstanding	\$ 4,181.00

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 3, 2014
Client Name:	[REDACTED]
Client Signature:	[Signature]
Client Signature:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stain, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual material provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 510

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Glass and Stainless (Main, Second, Third and Roof)	\$ -
	Stainless Handrail (Basement)	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Ceasarstone polished Lagos Blue - Flush	\$ 1,500.00
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	P
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ 3,700.00
Total from: Additional Upgrades	\$ 1,500.00
HST	\$ 676.00
Grand Total:	\$ 5,876.00

Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 3, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]
Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.	

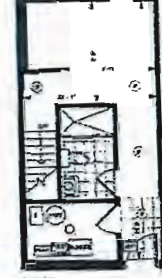
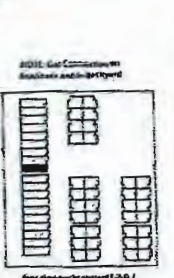
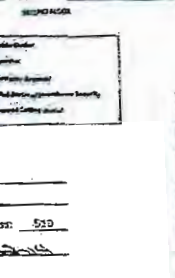
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Urban (Lafayette) Dev

☒ NE ☐

STANDARD ELECTRICAL PLAN





1. Single	2. Double
3. Switch	4. Switch
5. Switch	6. Switch
7. Switch	8. Switch
9. Switch	10. Switch
11. Switch	12. Switch
13. Switch	14. Switch
15. Switch	16. Switch
17. Switch	18. Switch
19. Switch	20. Switch
21. Switch	22. Switch
23. Switch	24. Switch
25. Switch	26. Switch
27. Switch	28. Switch
29. Switch	30. Switch
31. Switch	32. Switch
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41. Switch	42. Switch
43. Switch	44. Switch
45. Switch	46. Switch
47. Switch	48. Switch
49. Switch	50. Switch
51. Switch	52. Switch
53. Switch	54. Switch
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67. Switch	68. Switch
69. Switch	70. Switch
71. Switch	72. Switch
73. Switch	74. Switch
75. Switch	76. Switch
77. Switch	78. Switch
79. Switch	80. Switch
81. Switch	82. Switch
83. Switch	84. Switch
85. Switch	86. Switch
87. Switch	88. Switch
89. Switch	90. Switch
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93. Switch	94. Switch
95. Switch	96. Switch
97. Switch	98. Switch
99. Switch	100. Switch

Proposed address: 510

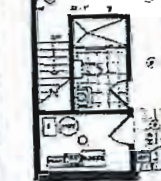
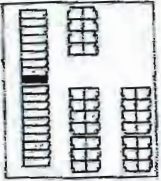
Date: 11/11/11

Purchaser's Signature: _____

Decor Consultant Signature: _____

Universal (Leslie) Development, Inc. _____

NOTE: Gas Connections
Breakdown and in-Bottom



1. Single

2. Double

3. Switch

4. Switch

5. Switch

6. Switch

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Description of Purchaser and Sale Structural Changes Amendment

Project: UNDEVELOP (LESLIEVILLE) Developments Inc
Legal Unit Number: 510

Purchaser Name: [REDACTED]
Proposed Amended Address: 510
Date: Tuesday, May 13, 2014

ITEM	DESCRIPTION	AMOUNT	TOTAL
1	Vendor to install 3 piece bathroom at no cost to the purchaser. 3 piece bathroom to be same space as 2nd floor bathroom with the exception of tub which is to be replaced with walk in shower with glass enclosure, open entry way.	\$ -	\$ -
2	Vendor to replace dry wall with railing on 2nd and 3rd floor (black) floors with glass railing (same railing as main floor) at 30% of cost to the purchaser	\$ 9,500.00	\$ 9,500.00

Total: \$9,500.00
HST: \$1,235.00

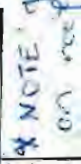
Subtotal: \$10,735.00
Grand Total: \$10,735.00

Please note, once you have signed off, your selections are final. If you require the file to be re-opened and we are able to accommodate your request, you will be charged a \$250 revision fee to re-open the file in addition to the costs related to any permitted revision(s).

Please make the cheque payable to: "UNDEVELOP (LESLIEVILLE) DEVELOPMENTS INC."

Date: Tuesday, May 13, 2014
Purchaser Signature: [Signature]
Vendor Consultant Signature: [Signature]
Head Office Approval: [Signature]

NEW 07 21.14 J.



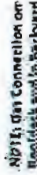
gasline connect in backyard

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[illegible]

* All *Salmonella* withdrawn first and will sit off for seven days. The River plan is an approximation of actual size. This River plan is contingent upon the outcome and is subject to change without notice. Caring budgets, including error and the future days to which would be in supply document. The location and size of the site is a key component of the plan, which is subject to change.

The purchase(s) of consumables and services at retail prices may vary in colour, pattern, texture and/or grain. Specificity (if any) shall upgrade if required for this reason. There is no warranty that it be an equivalent to the referenced. As such, it cannot be subjected, the actual results provided may differ from the results shown in the advertisement.

10

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 510
BETWEEN PURCHASER: [REDACTED] LEVEL: 1 UNIT: 9
AND
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

M-in Floor

- (1.) Vendor to move fireplace to the wall on the other side of the family room at no cost to the purchaser. **NOTED ON FLOOR PLAN**
Purchaser decided to keep fireplace in 2nd floor standard location 07.21/14
- (2.) Vendor to remove wall closet in west bedroom at no cost to the purchaser. **NOTED ON FLOOR PLAN**
- (3.) Vendor to convert linen closet in west bedroom to wall closet at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

- (4.) Vendor to move bedroom door in west bedroom to new location at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

3rd Floor

- (5.) Vendor to replace door to bathroom in the walk-through closet with a wall at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

- (6.) Vendor to change existing bathroom plan to that of the Riverdale bathroom with the bathroom entrance door from the corridor at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

Basement

- (7.) Vendor to relocate laundry room from basement to 2nd floor den and replace side/side washer/dryer with front loading stacked washer/dryer at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

General

- (8.) Vendor to ensure BBQ gas line connection in backyard and terrace at no extra cost to the purchaser. **NOTED ON FLOOR PLAN**

Floor Plan Attached

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 11 day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Witness

Purchaser ([REDACTED])

Purchaser ([REDACTED])

Accepted at Toronto this 12

day of September, 2011

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [REDACTED]

Authorized Signing Officer

I have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Upgrade Options (2)

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 510
BETWEEN PURCHASER: [REDACTED] UNIT: 9
AND VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. LEVEL: 1

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

Further to upgrade option amendments signed on September 11, 2011

INSERT:

2nd Floor

- (9.) Vendor to move wall of east bedroom out to Den to be per attached plan at no cost to the purchaser NOTED ON FLOOR PLAN
- (10.) Vendor to move newly relocated laundry room and bathroom to the Den area at no cost to the purchaser NOTED ON FLOOR PLAN
- (11.) Vendor to install flow drainage and floor tray underneath washer and dryer at no cost to purchaser NOTED ON FLOOR PLAN
- Basement
- (12.) Vendor to install 3 piece bathroom in basement at no cost to the purchaser General
- (13.) Vendor to replace dry wall railing on 2nd and 3rd floor with glass railing (same railings as main floor) at no cost to the purchaser NOTED ON FLOOR PLAN

50% of [REDACTED] re [REDACTED]

3pc bathroom to be same specs as 2nd floor bathroom with the exception of tub which is to be replaced with walk in shower with glass enclosure open entry way. re

Floor Plan Attached

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 13 day of September, 2011
IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Purchaser (

Witness

Purchaser (

Accepted at Toronto this

14

day of

Sept.

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per

Authorized Signing Officer

I have authority to bind the Corporation

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE
Kitchen Appliance, Laundry, Glass Rail and Taron Amendment
PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 510
BETWEEN PURCHASER: [REDACTED] UNIT: 9
AND [REDACTED] LEVEL: 1
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 11 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality. NOTED ON FLOOR PLAN
- (2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading. NOTED ON FLOOR PLAN
- (3.) The Vendor acknowledges this property will have glass railings on the main floor staircase. NOTED ON FLOOR PLAN
- (4.) The Vendor and purchaser acknowledge that the marketing material indicating square footage is under the guidelines of TARION, as per Builder Bulletin 22.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 11 day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness
[Signature]
[REDACTED]

Purchaser
[Signature]
[REDACTED]
Purchaser ()

Accepted at Toronto this

12 day of

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout Colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

	Selection	Price
Basement Flooring	Carpet - 40360 casual - 1978 Parfait - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Cream	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	CENTRAL porcelain 24x24 Unicolour Extra White	\$ 500.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Milktown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE - N71C + P221C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 515

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	CENTRAL porcelain 24x24 Unicolour Extra White	\$ 2,000.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Milktown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DICK 3/HOLE FAUCET - J110C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE - N71C + P221C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Antique White	\$ 500.00
Hardware	H - 502	\$ -
Countertop	Antique White	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CANTISSO D/BOWL U/M SINK W/DRAIN - Sink K55-502	\$ -
Kitchen Backsplash	Crème Marbrée (Glass Stone Linear Elong Mosaics)	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Champagne 657 557	\$ 200.00
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry	Different than Upper	\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Cream	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERALLUX MINI PEDESTAL S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -

Queen P.e.

Total Charges:	\$	3,200.00
HST	\$	416.00
Outstanding	\$	3,616.00

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 15, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

The Purchaser acknowledges and accepts that all natural products vary in color, pattern, texture and grain. Specifically, if the stone upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality, price equal to, or better than, the products and materials so listed as provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 515

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	3,200.00
Total from: Additional Upgrades	\$	-
HST	\$	416.00
Grand Total:	\$	3,616.00

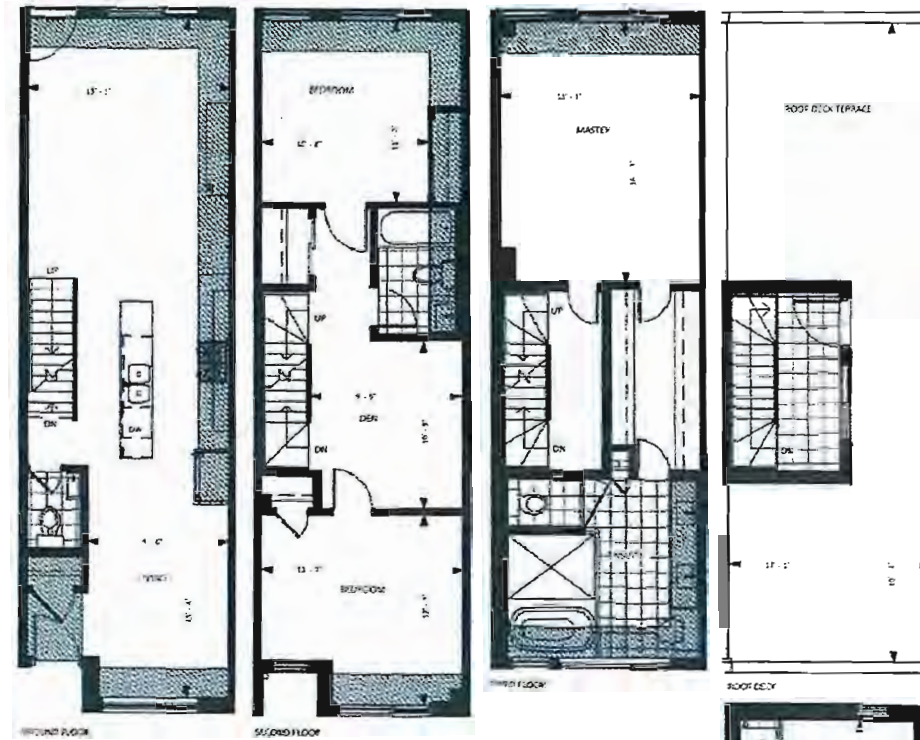
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 15, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

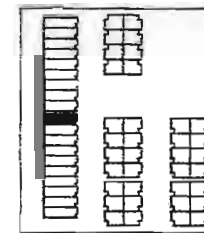
Proposed Municipal Address: S15

Date:

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.



Floor plans may be revised L. & O. I.



SALESMAN

* All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon the conditions and is subject to change without notice. Ceiling heights, in some areas may be lower due to housing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

**The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee to match the stain to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s):

26 4

The image displays four architectural floor plans for a house, arranged in a row. The first three plans are for the second, first, and roof deck terraces, while the fourth is a partial view of the roof deck terrace.

- Second Floor:** This plan shows a bedroom (11' x 11'), a bathroom (5' x 7'), and a staircase. The room dimensions are 11' x 11' and 5' x 7'. The plan is labeled "SECOND FLOOR" at the bottom.
- First Floor:** This plan shows a master bedroom (11' x 11'), a bathroom (5' x 7'), and a staircase. The room dimensions are 11' x 11' and 5' x 7'. The plan is labeled "FIRST FLOOR" at the bottom.
- Roof Deck Terrace:** This plan shows a large outdoor area with a staircase and a small structure. The plan is labeled "ROOF DECK TERRACE" at the bottom.
- Roof Deck Terrace:** This is a partial view of the roof deck terrace, showing a staircase and a small structure. The plan is labeled "ROOF DECK TERRACE" at the bottom.

- | | | | |
|---|------------|---|-----------------------------------|
|  | Postscript |  | Cable Outlet |
|  | Database |  | Speaker |
|  | Keyboard |  | Security Keypad |
|  | Modem |  | Phone Station/Smartphone Security |
|  | Network |  | Capped Ceiling Outlet |

Purchaser Name(s):

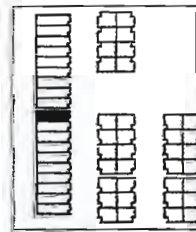
Proposed Municipal Address: 515

Date: _____

Purchaser(s) Signature:

Decor Consultant Signature: _____

Urbancorp (Leslieville) Developments Inc.



Factorial ANOVA study on preferences L. 3. 12. 6

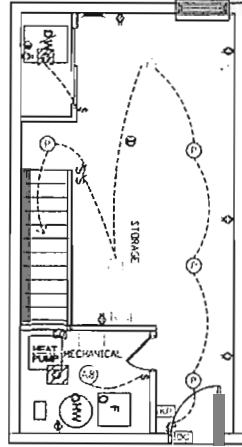


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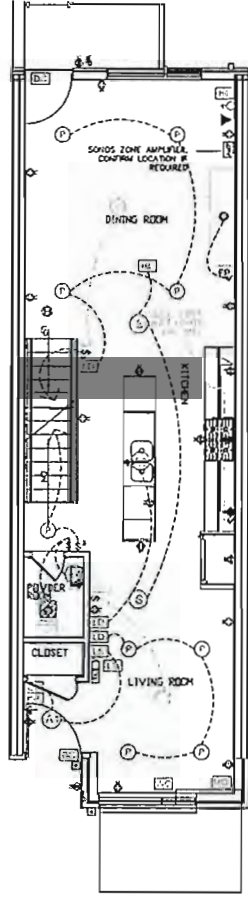
*All these factors, whether in pairs, multi-pairs or having a third variable, are all associated with the degree of error in approximation of actual size/force. In the floor step, the experimental location, the experimental position and the force to the step are all error sources. Calling degrees in volume is a key may be, not due to the degree of error, but the supply of the error. The location and size of the step work is also contained in the error side of the error.

[illegible]

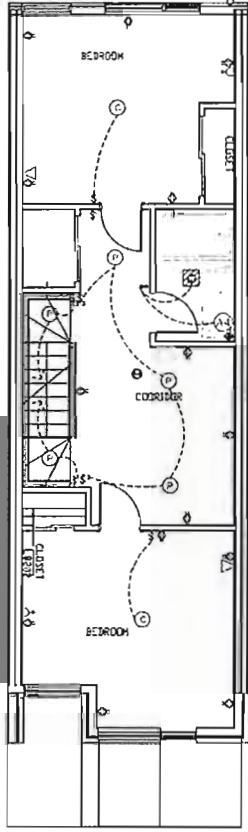
Handwritten: 7L 65



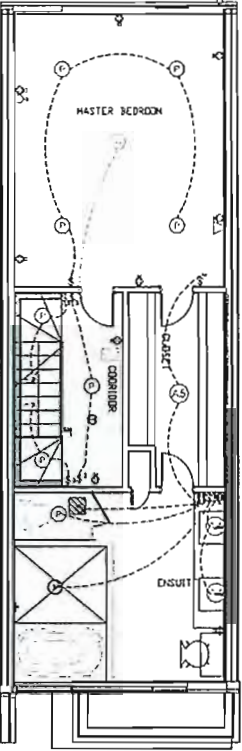
BASEMENT PLAN



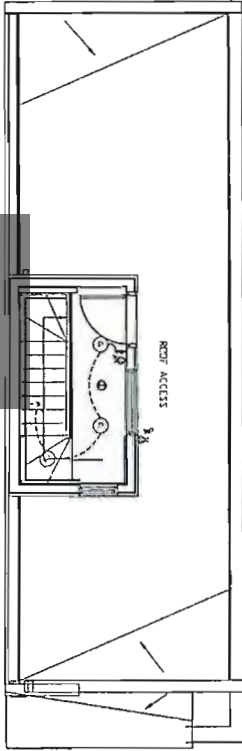
MAIN FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



ROOF DECK

LESLIEVILLE B 515

Project No.	515-2014	Revision	1
Client	515-2014	Revision	1
Drawn	MMADDY	Checked	MMADDY

Notes:

1. All work shall be in accordance with the Ontario Electrical Code and the National Electrical Code.

2. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

3. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

4. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

5. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

6. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

7. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

8. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

9. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

10. All work shall be done in accordance with the latest edition of the Ontario Electrical Code and the National Electrical Code.

Zed Electric Inc.

Project Name:

**515-CURZON
LESLIEVILLE-B**

TORONTO, ONTARIO

Sheet Title:	POWER/LIGHTING LAYOUT
Drawn By:	NTS
Checked By:	RS
Project No.:	05/19/2014
Revision:	
Drawing No.:	A-0

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendre - 32' (566cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor /	3rd floor Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Crema Risotto	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 358C + PBB1C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 516

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais White	\$ 750.00
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	M - 502	\$ -
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - N130C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL T x S COMPLETE PACKAGE - NJ71C + PS08 + P42B COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Ambassador Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Upgrade - CANTATO D/BOWL U/M SINK W/DRAIN - ceramic tile 2x8 Colour & Dimension Biscuit	\$ 700.00
Kitchen Backsplash	Matte	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry	different than Upper	\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull	Option	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERLUX MINI PEDIestal S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 1,450.00
HST	\$ 188.50
Outstanding:	\$ 1,638.50

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc.

Date:	July 15, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of equal/pure equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 516

Stair Stain and Handrail	Selection	Price
All Floors	Upgrade - Stairs, Risers, Stringers, and railing	\$ 4,500.00
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ 1,450.00
Total from: Additional Upgrades	\$ 4,500.00
HST	\$ 773.50
Grand Total:	\$ 6,723.50

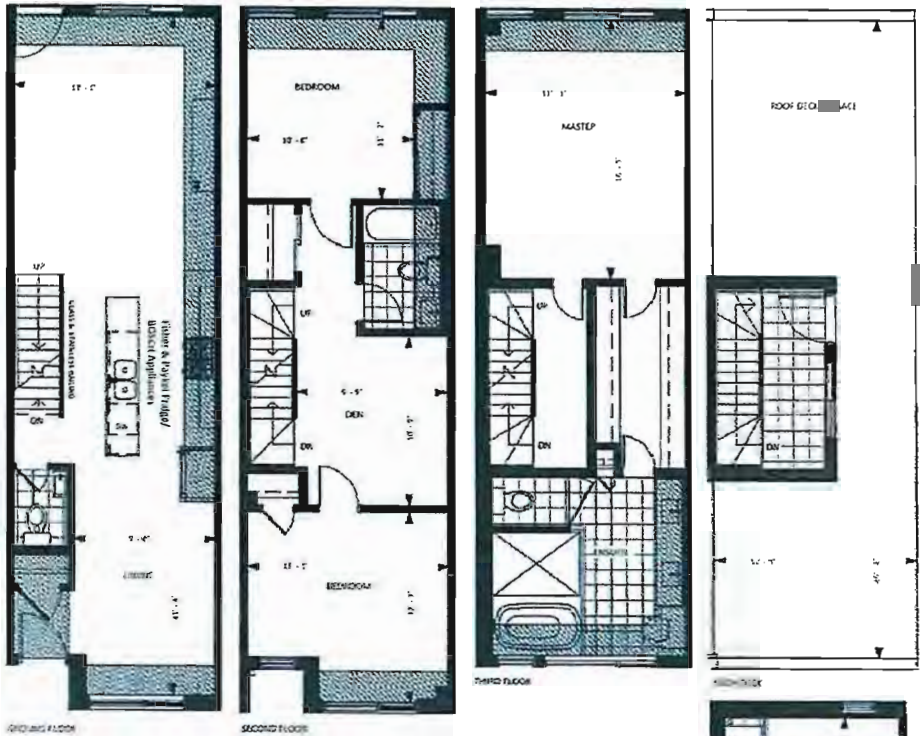
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc.

Date:	July 15, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	[Signature]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



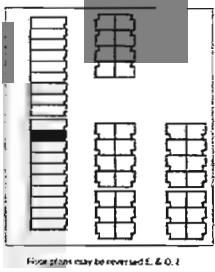
Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 516

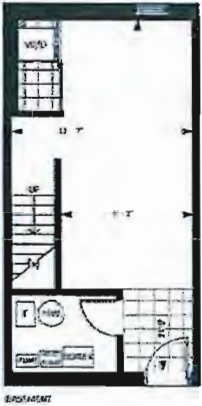
Date: July 15, 2014

Purchaser(s) Signature:
[Signature]

Decor Consultant Signature:
[Signature]
Urbancom (Leslieville) Developments Inc.



First floor may be reversed E. & O. I.



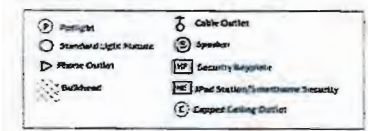
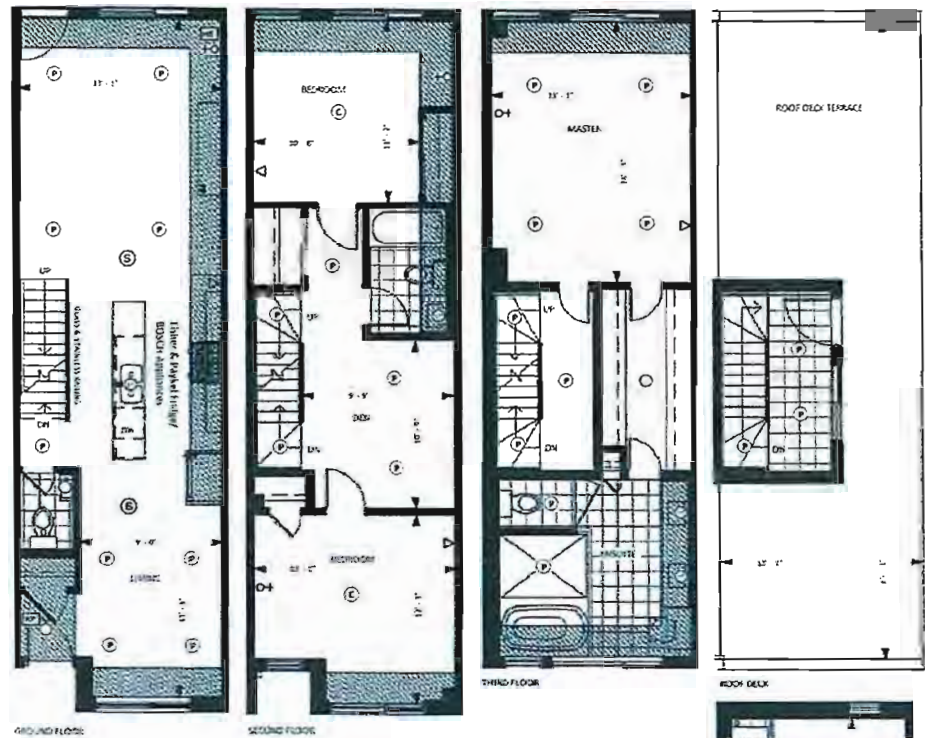
Second floor

* All dimensions, window sizes and wall areas shown on the floor plans are an approximation of actual size. This floor plan is contingent upon prior conditions and is subject to change without notice. Ceiling heights, in some areas may be lower due to building ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

*The purchaser(s) will understand and accept that all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stone or tile is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the design centre.

Notes: [Handwritten notes]

STANDARD ELECTRICAL PLAN



Purchaser's Name: _____

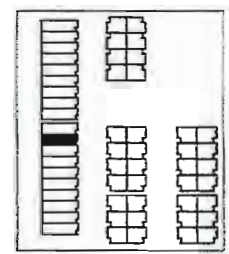
Proposed Municipal Address: 516

Date: July 15, 2014

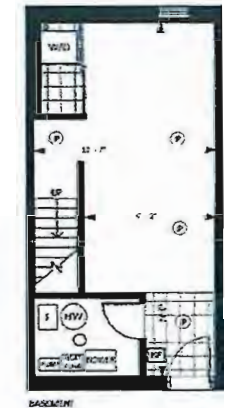
Purchaser(s) Signature: _____

Decor Consultant Signature: _____

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed L. & O. E.



BASMENT

*All dimensions, window sizes, and door types shown on the floor plan are an approximation of actual conditions. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to heating ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

*The purchaser(s) acknowledges and accepts that all products may vary in color, pattern, texture and/or grain. Specifically if the stone up-sell is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.



URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Kitchen Appliance And Glass Railing Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC SUITE 516

BETWEEN PURCHASER [REDACTED] UNIT: 13

AND [REDACTED] LEVEL 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 21 day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit, and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence

INSERT:

*add line to Fall
door selection*

EMPOWERED JUN 23 2014

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality

(2.) The Vendor acknowledges this property will have glass railings on the staircase *new glass*

A fax or a photocopy of this agreement shall be deemed to be an original hereof

DATED this 30 day of June, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals

Witness

Purchaser: Jacky [REDACTED]

Accepted at Toronto this

30

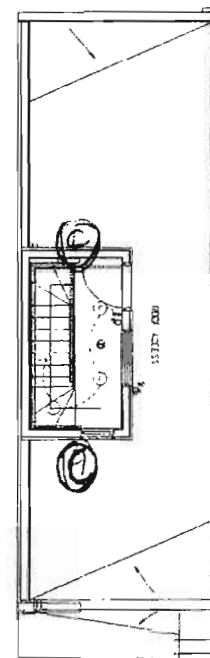
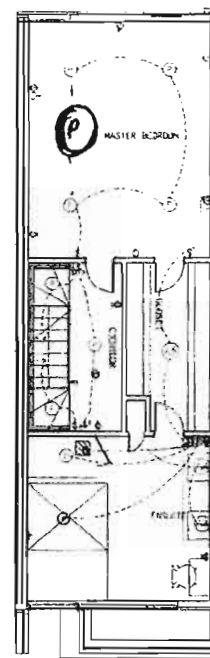
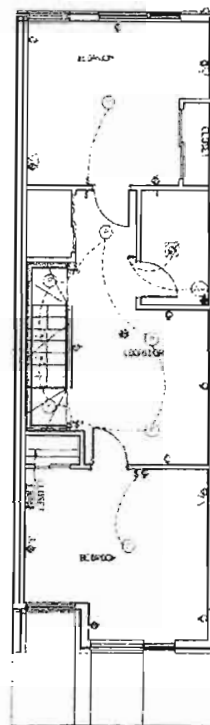
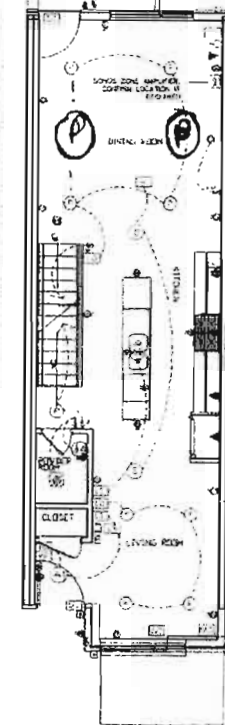
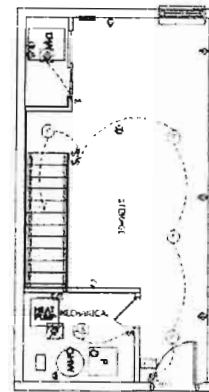
day of

June

2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per [Signature]
Authorized Signing Officer
I have authority to bind the Corporation



LESLIEVILLE B 516

PROJECT NAME 516-CURZON LESLIEVILLE-B			
SHEET TITLE POWER/LIGHTING LAYOUT			
Design By T.S.	Drawn By P.B.	Checked By A-0	Project No.
Comments			

2901 Steeles Ave. W. Unit # 6. Toronto, ON. M3J 3A5 T: 416-736-8600 F: 416-736-8601

Date: July 30, 2014

Revision 0

Prepared by: Simon Seto sseto@taggroup.ca

Accepted:

Date:

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40260 Casual - 7102 Tender Brown / Brun Tendre - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Play - Oyster	\$ 7,180.00
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout	Standard - white	\$ -

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Extra white, matte	\$ 400.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Milktown Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard RIOBEL PHD T x S COMPLETE PACKAGE - N171C + 3SSE + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 517

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Extra white, matte	\$ 1,500.00
Shower Floor Tiles	Quebec Mosaics Unglazed - Dark Grey - 1 x 1	\$ 375.00
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Pewter Grey 68851	\$ 200.00
Tub & Shower wall Tiles surround	AVENUE limestone 12x24 Bianco Wood honed	\$ 3,700.00
Wall Tiles Grout colour	Pearl 683 583	\$ 200.00
Vanity Countertop	Blizzard	\$ 1,200.00
Vanity Cabinets	Ambrosia Oak	\$ -
Vanity Hardware	H - 502	\$ -
Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET -	N12DC	\$ -
Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET -	P724-P518-P458	\$ 675.00
Shower Equipment		\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Queenstown Oak	\$ 900.00
Hardware	H - 502	\$ -
Countertop	Blizzard	\$ 3,500.00
Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET -	3305N	\$ -
Kitchen Sink - Upgrade - CANNON D/BOW/QU/M SINK W/1/2" BAIN -	KSS-004	\$ 700.00
Kitchen Backsplash	None - no refund given	\$ -
Tile Installation	None	\$ -
Kitchen Backsplash Grout	None	\$ -
Appliances	In Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Selection	Price
Kitchen Base Cabinetry different than Upper	Standard - Base & Upper The Same Finish	\$ -
Cabinetry	Upper Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK -	RTO460BL	\$ 0.00
Pedestal/Wall mount		\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e

Total Charges:	\$ 20,930.00
11ST	\$ 2,720.00
Outstanding	\$ 23,650.00

Please Make Cheque Payable to: Urbancorp (Leslieville) Level: 5th

Date:	July 16, 2014
Client:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the 2nd floor, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the floor center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site conditions and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 517

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Ceasarstone polished Concrete - Flush	\$ 1,500.00
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	20,930.00
Total from: Additional Upgrades	\$	1,500.00
HST	\$	2,915.90
Grand Total:	\$	25,345.90

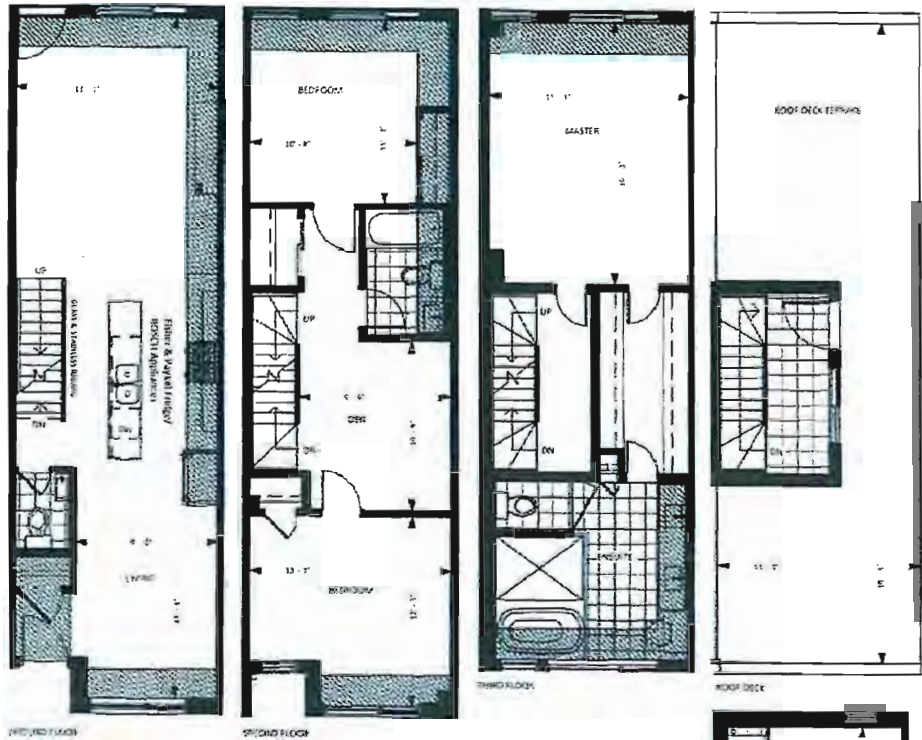
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 16, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

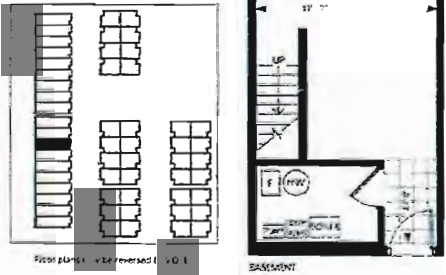
Proposed Municipal Address: 517

Date: July 15, 2014

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.

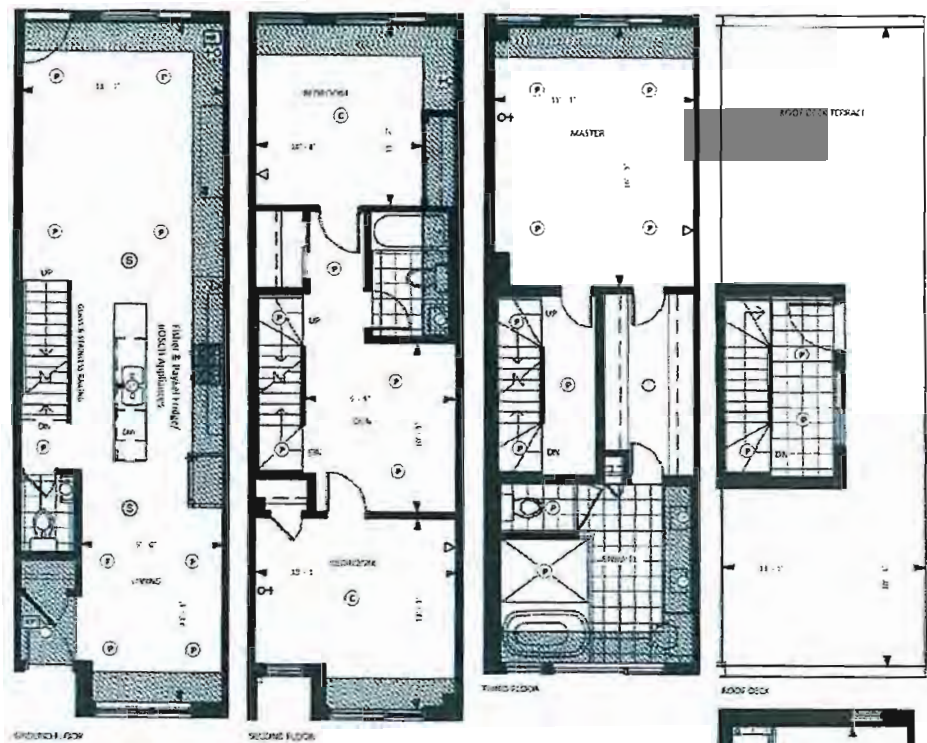


* All dimensions, window sizes and wall sizes on the floor plan are an approximation of actual size. This floor plan is for informational purposes only and is subject to change without notice. Ceiling heights in some areas may be lower due to existing mechanical supply ductwork. The location and size of the ductwork is also dependent upon site conditions.

*The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or finish. Specifically if the stain grade is selected for the floors, there is no guarantee it will be an exact match to the floor plan. As well, if marble is selected, the actual marble provided may differ from the sample shown at the dealer's store.



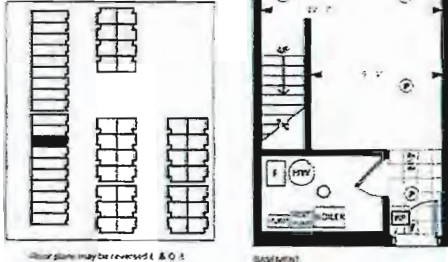
STANDARD ELECTRICAL PLAN



Ⓟ Pictlight	Ⓢ Cable Duct
Ⓞ Standard Light Fixture	Ⓢ Speaker
Ⓢ Phone Outlet	Ⓢ Security Keyplate
Ⓢ Bulkhead	Ⓢ Smart Station/Smart Home Security
	Ⓢ Ceiling Ceiling Outlet

Purchaser Name(s):
[Redacted]
Proposed Municipal Address: 517
Date: July 10, 2019
Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
Urbancore (Leslieville) Developments Inc.
[Signature]



All dimensions, wall thicknesses, wall sizes, and electrical locations shown on this floor plan are an approximation of actual conditions. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

This purchase is for the use of the unit only. All natural products may vary in color, pattern, texture, and grain. Specifically if the stain upgrade is selected for the unit, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual usable product may differ from the sample shown at the decor centre.

Noted by: [Signature] [Signature]

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Confirmation Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 311 512-
BETWEEN PURCHASER: [REDACTED] UNIT: 10-11
AND VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. LEVEL: 1

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 12 day of September, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

10/10/2011 3 2011

- (1.) Vendor acknowledges that the purchase price includes 1 underground parking to be owned by the purchaser and to be assigned by the builder
- (2.) Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher Paykel or package or equal quality.
- (3.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

Reference to Fridge to be Fisher Paykel or equal quality.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 26 day of September, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and sea s.

Witness
[Signature]

[REDACTED]

Accepted at Toronto this 28 day of September, 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC
Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - Casual - 1970's - 12' (L x 6'00m)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout	Colour: Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Walnut 609 509	\$ 200.00
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout	Colour: Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Kelly Grey	\$ 300.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Putty 605 505	\$ 200.00
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Queenstown Oak	\$ 325.00
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Upgrade 1 - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + P881 + P508 + P428 COMPLETE	\$ 200.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 518

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Kelly Grey	\$ 750.00
Shower Floor Tiles	Quebec Mosaics Unglazed - Dark Grey - 1 x 1	\$ 375.00
Floor Tiles Grout Colour	Putty 605 505	\$ 200.00
Shower Floor Grout Colour	Pewter Grey 688 588	\$ 200.00
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Queenstown Oak	\$ 450.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Upgrade - RIOBEL PRO DECK 2/HOLE FAUCET - US02C	\$ 500.00
Shower Equipment	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET - US93C + P4005 + P724 + P518 + P458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower T	CG	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Ambassador Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Marble	\$ 4,500.00
Kitchen Faucet	Kitchen Faucet - Upgrade - AQUA BRASS WIZARD S/HOLE FAUCET - 30045	\$ 550.00
Kitchen Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - KSS-S08	\$ -
Kitchen Backsplash	Cristallo glass mosaic 1/2 x 2 Glass mosaic Taupe	\$ 1,000.00
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout	Colour: Pearl 683 583	\$ 200.00
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper	Cabinetry: Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	Yes - Soft Close - Cannot be combined with Push/Pull	\$ 1,800.00

Main Floor Powder Room	Selection	Price
Floor Tile	URBAN glazed porcelain 12x24 Kelly Grey	\$ 300.00
Floor Tile Grout Colour	Putty 605 505	\$ 200.00
Pedestal/Wall mount	Powder Room Sink - Upgrade - RUBI WALL MOUNT SINK - RT0460BL	\$ 400.00
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 13,425.00
HST	\$ 1,745.25
Outstanding:	\$ 15,170.25

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 5, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 518

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Ceasarstone polished Lagos Blue - Flush	\$ 1,500.00
Trim/Hardware	Upgrade	\$ 1,500.00

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	13,425.00
Total from: Additional Upgrades	\$	3,000.00
HST	\$	2,135.25
Grand Total:	\$	18,560.25

Please make Cheque Payable to:

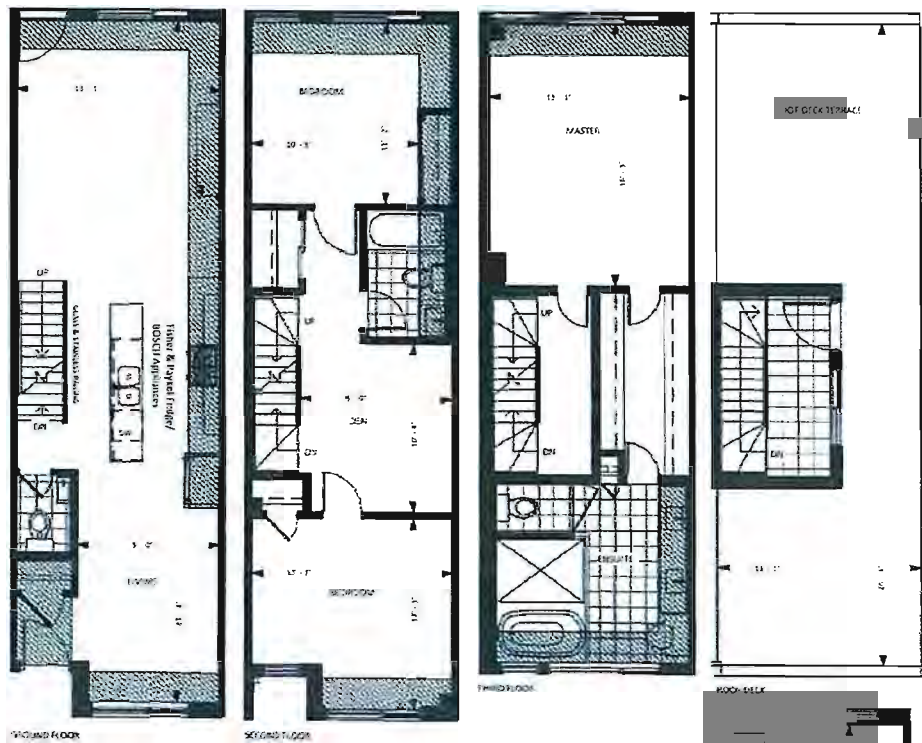
Urban Corp () Developments Inc

Date:	August 5, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

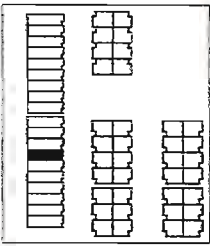
Proposed Municipal Address: 518

Date: 10/10/2018

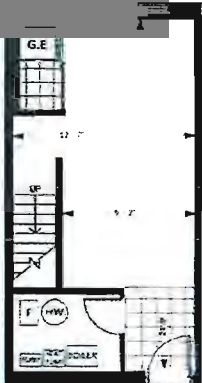
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



First plan may be reversed L. & D. I.



BASMENT

* All dimensions, window sizes and wall thicknesses are an approximation of actual size. This floor plan is contingent upon the final design and its details. Ceiling heights in some areas may be lower due to heating vents. The location and size of the stairwell is also contingent upon the final design.

*The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual material provided may differ from the sample shown at the decor centre.

Initials:  

STANDARD ELECTRICAL PLAN



Ⓟ Portlight	Ⓜ Cable Outlet
Ⓛ Standard Light Fixture	Ⓢ Speaker
Ⓜ Phone Outlet	Ⓚ Security Keyplate
Ⓢ Built-in	Ⓜ iPad Station/Smartphone Security
	Ⓢ Capped Ceiling Outlet

Purchaser(s): _____

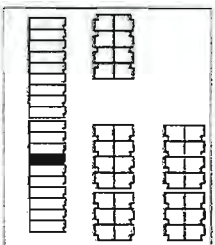
Proposed Municipal Address: 518

Date: 10-10-2020

Purchaser(s) Signature: _____

Decor Consultant Signature: _____

UrbanCorp (Kesterville) Developments Inc. _____



Floor plans may be mirrored (A & O, I)

"All dimensions, window sizes, wall sizes, lightings/ventilator locations shown on the floor plan are an approximation of actual specification. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to heating ventilation ductwork. The location and size of the ductwork is also contingent upon site condition."

"The purchaser(s) acknowledges and accepts all material products may vary in color, pattern, texture and/or grain. Specifically if the stain is applied to the floor, there is no guarantee it will be an exact match to the hardwood. As well, if materials selected, the actual material provided may differ from the sample shown in the decor book."



URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Kitchen Appliance And Glass Railing Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC SUITE: 518
BETWEEN PURCHASER: [REDACTED] UNIT: 15
AND LEVEL: 1

VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 13 day of July, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading or equal quality.

(3.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

(4.) The vendor warrants the features and finishes as per marketing material.

Blockade to follow of
selection

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 18 day of July, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness

Purchaser ()

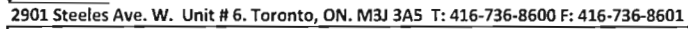
Accepted at Toronto this

2011

day of

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [REDACTED]
Authorized Signing Officer
I have authority to bind the Corporation



██████████

Prepared by: Simon Seto sset0@taggroup.ca

Accepted: _____ Date: _____

Date:

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Floor	Carpet - 40060 Casual - 7102 Tender Brown / Brun Tendré - 2.2" (566cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Basement Foyer Tile Grout	Colour Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 12x12 New Treeds Brown	\$ -
Roofdeck Tile Grout Colour	Walrus 609 506	\$ 200.00
Ground Floor / 2nd Floor	3rd floor Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Laundry Floor Tile Grout	Colour Standard - white	\$ -

Good Floor Bathroom	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais White	\$ 300.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Cabinets	Antique White	\$ 225.00
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO 7 x 5 COMPLETE PACKAGE - N171C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 519

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	METRO porcelain 12x24 Unicolour Extra white, matte	\$ 1,500.00
Shower Floor Tiles	Mosaics - Gray - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Silver Grey 613 513	\$ 200.00
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Crema Risotto	\$ -
Vanity Cabinets	Antique White	\$ 300.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL 10 DECK 3/HOLE FAUCET - N120C	\$ -
Shower Equipment	Shower Equipment - Standard - RIOBEL 10 T x 5 COMPLETE PACKAGE N171C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -
Shower Threshold	Novoleto Beige	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Amber Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS 5/HOLE 5/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Upgrade - CANTRIO D/BOWL 1 1/4 4-HOLE W/DRAIN - 335-204	\$ 700.00
Kitchen Backsplash	Crème Brûlée Glass Stone Linear Blend Mosaics	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout	Colour Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry	different than Upper	\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull	Option No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	URBAN glazed porcelain 12x24 Palais White	\$ 300.00
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERAMUX MINI PEDESTAL 5/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL 5/HOLE - GS01C	\$ -

Queen St. E.

REVISED

Total Charges:	\$	3,725.00
HST	\$	484.25
Outstanding	\$	4,209.25

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 3, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Decor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all material products vary in colour, pattern, texture and/or grain. Specifically, if the client upgrade is selected for the stone, there is no guarantee it will be an exact match to the hardware. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Purchaser shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 519

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson {BLF34}	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	3,725.00
Total from: Additional Upgrades	\$	-
HST	\$	484.25
Gross Total:	\$	4,209.25

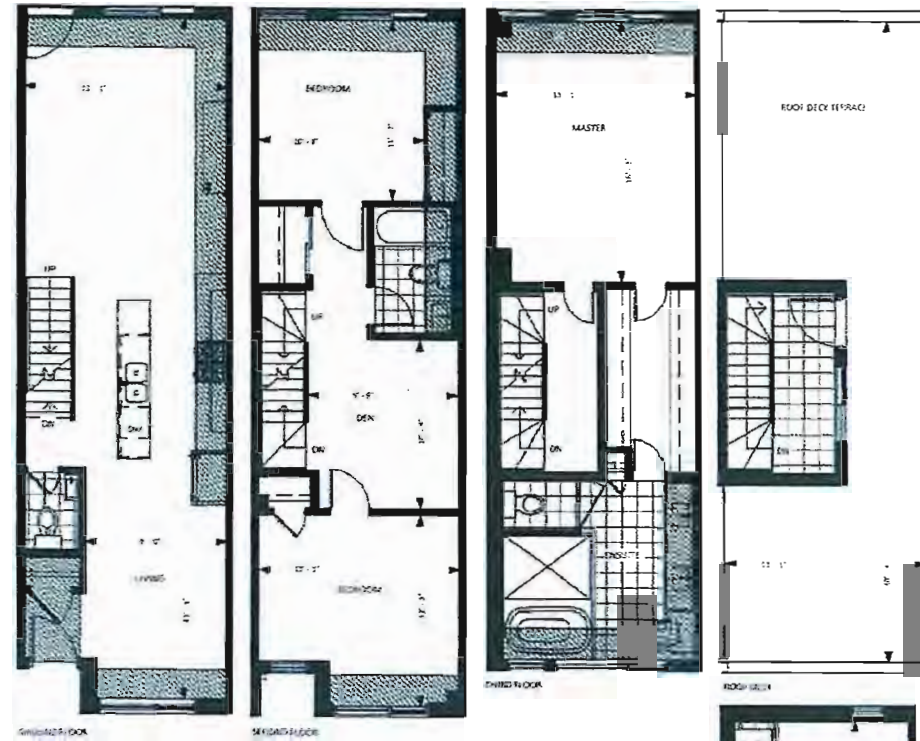
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 3, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

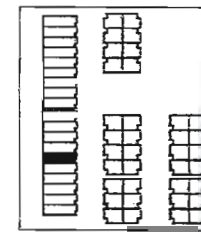
Proposed Municipal Address: 519

Date:

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.



Floor plans may be removed & 1:1:1



BASMENT

* All dimensions, window sizes and wall alterations are approximate. This floor plan is contingent upon site conditions. In some areas may be lower due to base of the building. It also contains rest areas etc.

* The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the main upgrade is selected for the stairs, there is no guarantee that the actual marble product will be the same as shown at the Decor Centre.



STANDARD ELECTRICAL PLAN



⊙ P	Passlight	⊕	Cable Outlet
○	Standard Light Fixture	⊕	Spewer
⊙	Phone Outlet	⊕	Security Keypad
⊕	Bulkhead	⊕	Third Station/Entrance Security
		⊕	Carpet Ceiling Outlet

Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 519

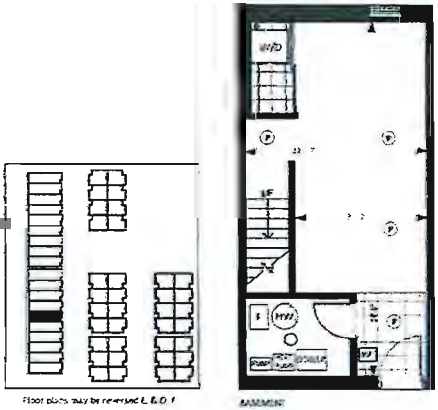
Date:

Purchaser(s) Signature:

[Signature]

Decor Consultant Signature:

[Signature]
Urbancorp (Leslieville) Developments Inc.

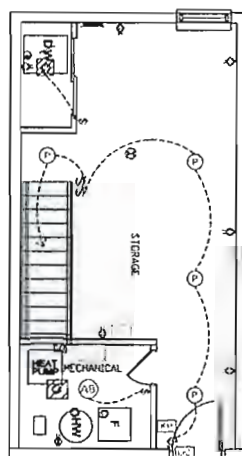


Floor plans may be reversed L & R

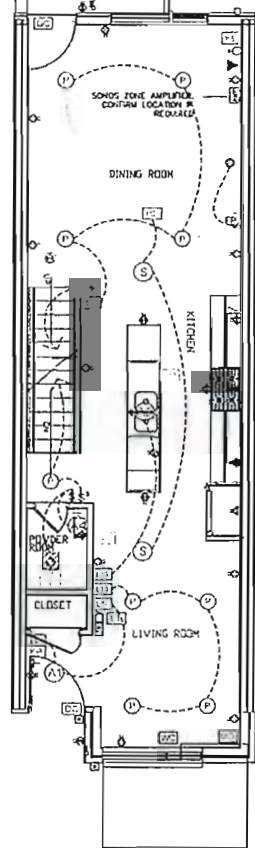
*All dimensions, window sizes, wall sizes, lighting/fixtures locations shown on the floor plans are an approximation of actual site location. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation ductwork. The location and size of the ductwork is also contingent upon site conditions.

*The purchaser's acknowledges and accepts all electrical products may vary in color, pattern, texture and/or grain. Specifically if the main upgrade is selected for the stairs, there is no guarantee it will be an exact match to the handrail. As well, if marble is selected, the actual marble provided may differ from the sample shown at the sales center.

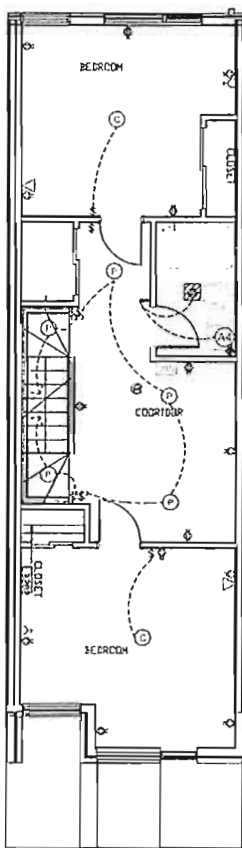
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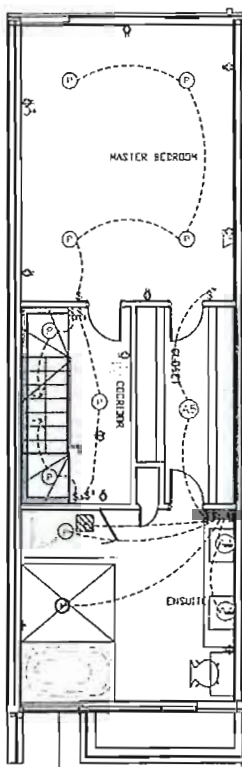
BASEMENT PLAN



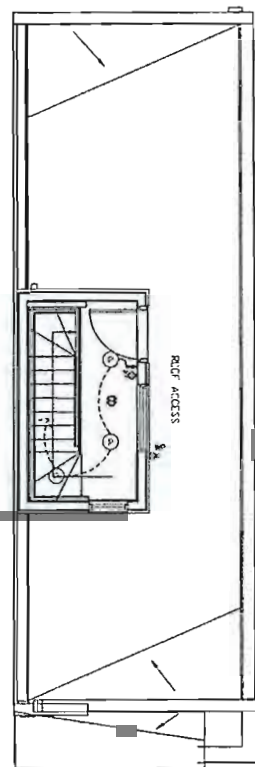
MAIN FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



ROOF DECK

LESLIEVILLE B 519

NO.	DATE	REVISION	BY
1	05/13/2014	REVISION	RS
2	05/13/2014	REVISION	RS

Notes:

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE (CEC) AND THE NATIONAL ELECTRICAL CODE (NEC).

2. ALL WORK SHALL BE IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE (CEC) AND THE NATIONAL ELECTRICAL CODE (NEC).

3. ALL WORK SHALL BE IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE (CEC) AND THE NATIONAL ELECTRICAL CODE (NEC).

4. ALL WORK SHALL BE IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE (CEC) AND THE NATIONAL ELECTRICAL CODE (NEC).

5. ALL WORK SHALL BE IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE (CEC) AND THE NATIONAL ELECTRICAL CODE (NEC).

Zed Electric Inc.

Project Name:

519-CURZON

LESLIEVILLE-B

TORONTO, ONTARIO

Sheet Title:

POWER/LIGHTING LAYOUT

Drawn By:	RS	Checked By:	JL
Date:	05/13/2014	Project No:	
Drawing No:		A-0	

Consultant:

Project: Leslieville

Proposed Municipal Address: 520

Stair Stain and Handrail	Selection	Price
All Floors	Upgrade: Stairs, Doors, Sillings and railing	1,800
Handrail	Atlanta Staircase Co.	

Other	Selection	Price
Fireplace	Butcher, Rockwood (P.F.M.)	8
Fireplace Surround	Ceasarstone Richard Concrete, Flush	1,800
Trim/Hardware	Standard	8

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Tub Case - CARRIED IN COMBINED WITH PUMPHOUSE option	Standard	\$

Queen St. e.

Telephone Subtotal	4,007.00
Subtotal	4,007.00
Grand Total	40,092.40

Urbancorp (Leslieville) Developments Inc

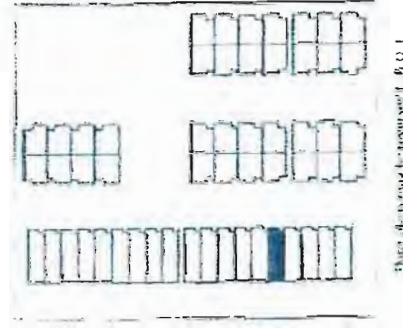
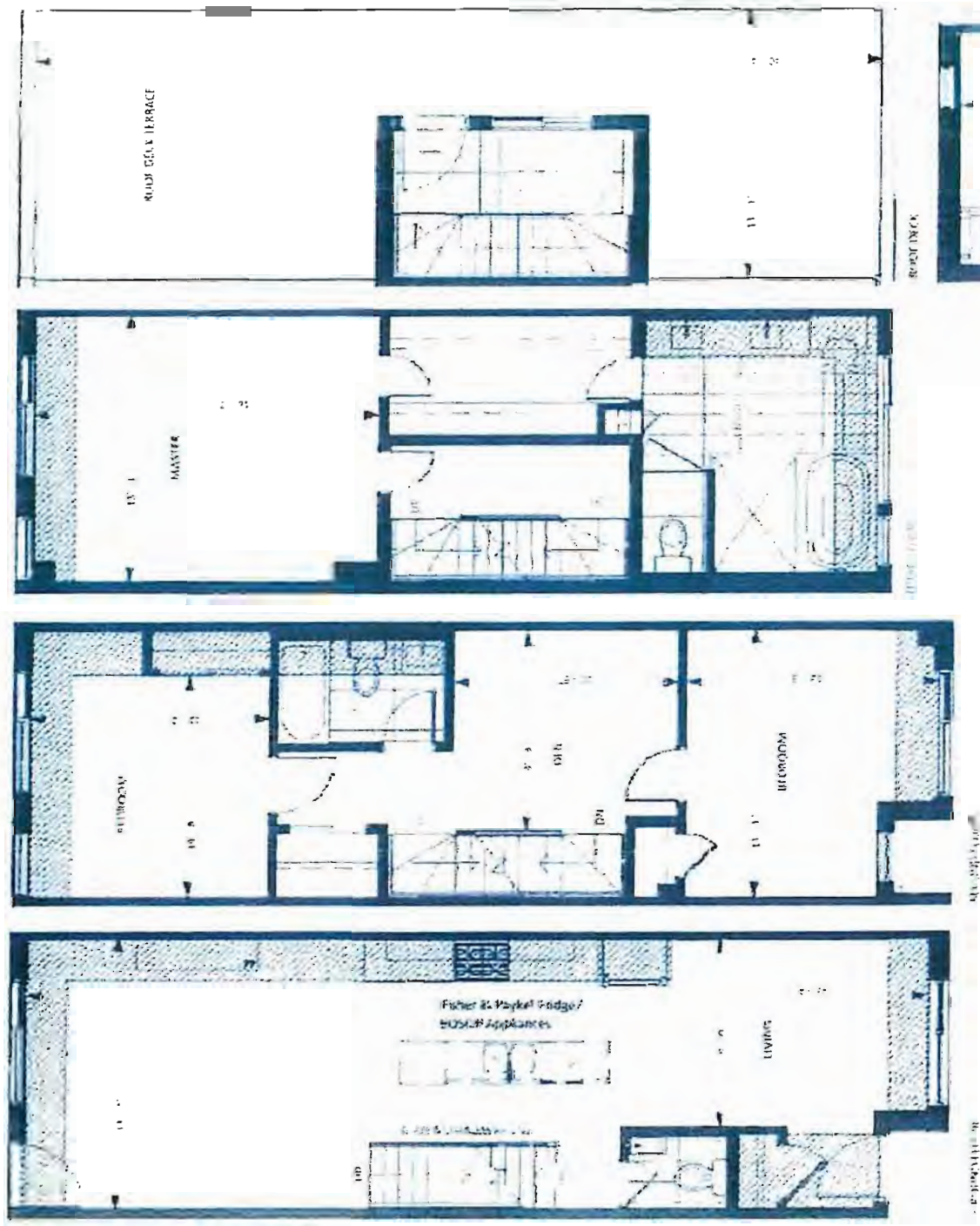
July 18, 2018

Handwritten signature: *Handwritten*

colour, pattern, texture and the grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwoods. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Client Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials specified in the provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s):

[Redacted Name]

Proposed Municipal Address: 520

Date: 12/12/2015

Purchaser(s) Signature:

[Redacted Signature]

Decor Representative Signature:

UrbanCorp (Louisville) Developments Inc.
[Signature]

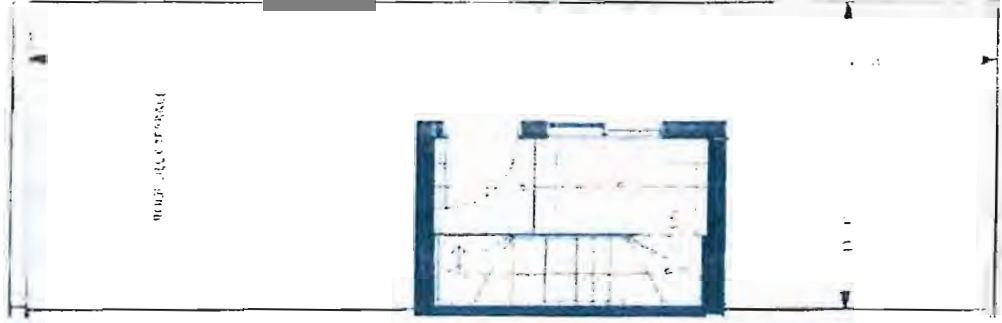
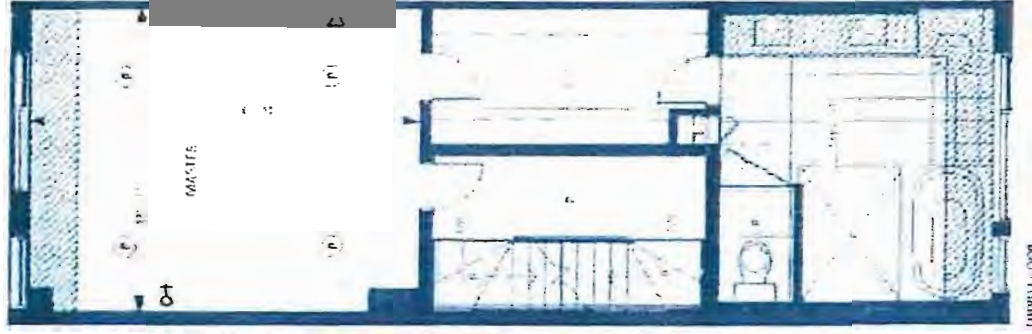
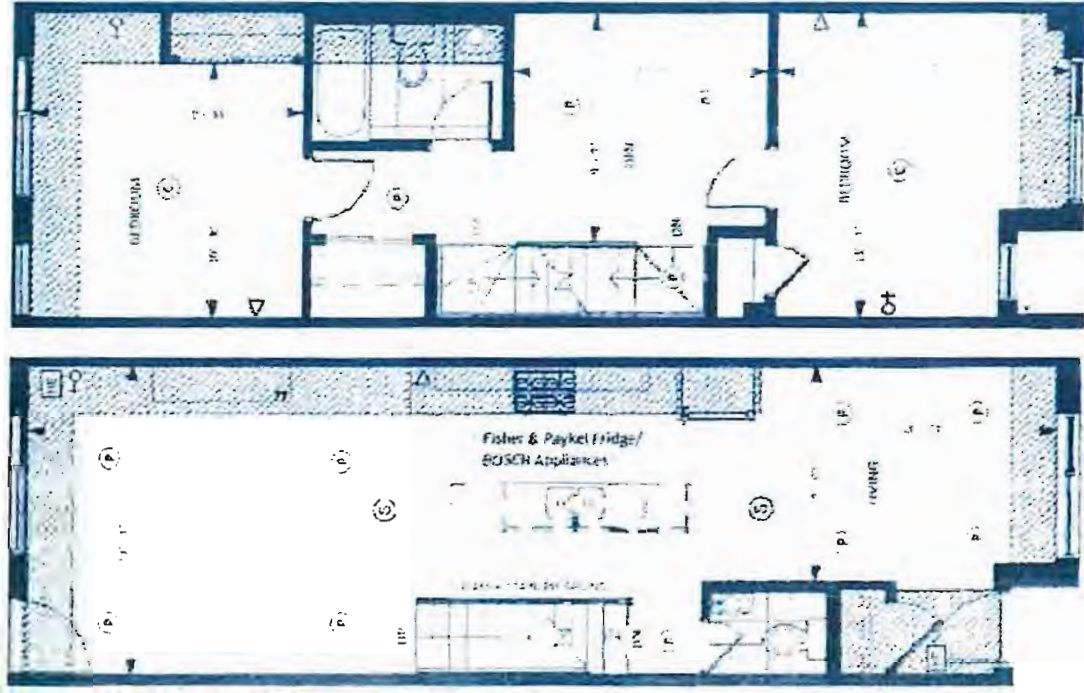
* All dimensions shown are approximate and are shown on the floor plan are an approximation of actual size. This floor plan is based on site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to existing ventilation supply ductwork. The location and size of the air ductwork is also contingent upon site condition.

* The purchase of these windows and accessories for natural products may vary in colour, pattern, texture and/or price. Specimens of the glass, applicable to selected products, there is no guarantee that the actual material will be the same as shown in the sample shown at the time of purchase.

Initials:

KA x JG

STANDARD ELECTRICAL PLAN



Purchaser Name(s):

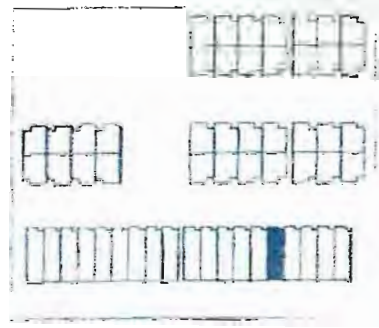
Proposed Municipal Address: 3020

Date. Feb 2 1902

Purchase Order Signature:

Decor Consultant Signature: _____

UrbanCorp (Leslieville) Development, Inc.

[illegible]

15:51:50.44

¹⁷ A. J. Auerbach, *Exploring Area Vastages*, *State of the World*, 1996, p. 106. The author argues that the most important reason for the decline in the number of people living in rural areas is the loss of employment opportunities and a resulting migration to urban areas.

cell. An understanding of the organization of these systems may help to explain why recovery is difficult following stroke. An understanding of the organization of these systems may help to explain why recovery is difficult following stroke.

www.elsevier.com/locate/jbi

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. SUITE: 520
BETWEEN PURCHASER: [REDACTED] UNIT: 17
AND VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC. LEVEL: 1

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 30th day of June, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

INSERT:

- (1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.
- (2.) The Vendor acknowledges this property will have glass railings on the main floor staircase.
- (3.) The vendor and purchaser acknowledge that the marketing material indicating square footage is under the guideline of TARIION, as per Builder Bulletin 22
- (4.) Free assignment cost if the assignment to a third party is completed at least 30 days prior to occupancy.
- (5.) The Vendor warrants the washer and dryer will be G.E. Front loading *excellent quality*
- (6.) The vendor warrants the features and finishes as per marketing material.

*Machine to follow of
door selection*

EMPOWERED JUL 23 2011

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 10th day of July 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

Witness *[Signature]*

[Signature]
Purchaser

[Signature]
Purchaser

[Signature]
Per: *[Signature]*
Authorized Signing Officer

Accepted at Toronto this 13 day of July 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40360 Casual - 7102 Tender Brown / Brun	\$ -
Basement Foyer Tile	Tendre - 12' (396cm)	\$ -
Basement Foyer Tile Grout	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Colour	Standard - white	\$ -
Roaddeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roaddeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout	Standard - white	\$ -

Main Floor Powder Room	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN - ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Bianco Serdo	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	HK - 27	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N171C + 35EC + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 521

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Pewter Grey 688 588	\$ 200.00
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN - ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Bianco Carrera	\$ -
Vanity Cabinets	Ontario White	\$ 450.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 5/HOLE FAUCET - N171C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N171C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Shower Threshold	Bianco C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Select	Price
Cabinetry	Milltown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - KSS-508	\$ -
Kitchen Backs	stone mosaic 2x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Installation	Kitchen Backsplash - Stacked Style	\$ -
Kitchen Backsplash Grout	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry	different than Upper	\$ -
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Powder Room Sink	Powder Room Sink - Standard - CERALLUX MINI	\$ -
Pedestal/Wall mount	PEDESTAL S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$	650.00
HST	\$	84.50
Outstand		734.50

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 22, 2014
Client Names Print:	
Client Signatures:	
Client Signatures:	
Décor Consultant:	
Head Office Approval:	

The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All substitutions, dimensions and materials are subject to site condition and are subject to change without notice.

Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 521

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	650.00
Total from: Additional Upgrades	\$	-
HST	\$	84.50
Grand Total	\$	734.50

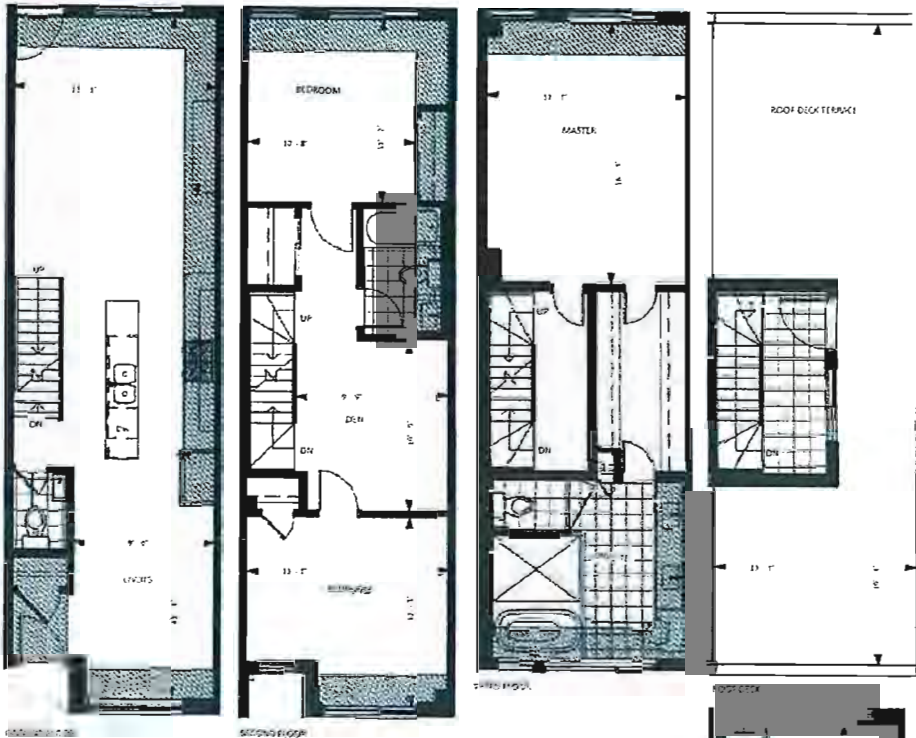
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 22, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

The Vendor shall have the right to substitute other products and materials for those listed in this colour chart or provided for in the plans and specifications provided that the substituted materials are of quality/price equal to, or better than, the products and materials so listed or so provided. All specifications, dimensions and materials are subject to site condition and are subject to change without notice.

Colour Appointment Floor Plan



Purchaser Name(s)
[Redacted]

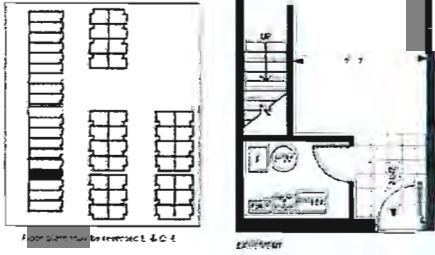
Proposed Municipal Address: 521

Date: July 22, 2024

Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Redacted]

Urban Corp (Leslieville) Developments Inc.
[Redacted]

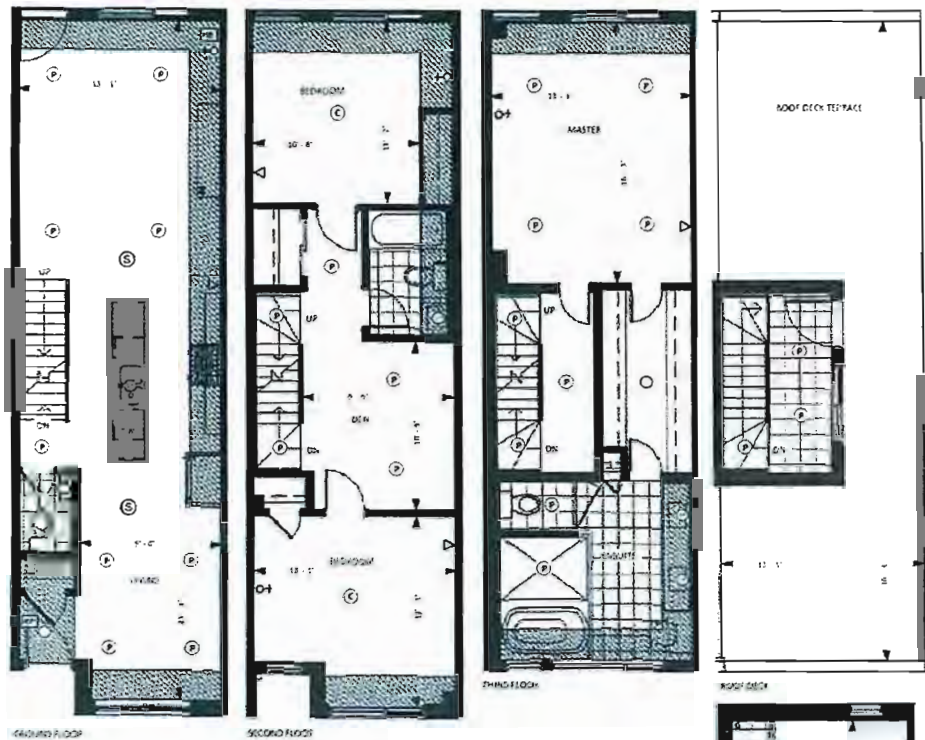


* All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of size. This floor plan is contingent upon site condition and is subject to change without notice. Heights, to some areas may be lower due to heating ventilation supply ductwork. The location of the ductwork is also contingent upon site condition.

*The purchaser acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials: [Redacted]

STANDARD ELECTRICAL PLAN



Pendant	Ceiling Outlet
Standard Light Fixture	Speaker
Phone Outlet	Security Keypad
Bulkhead	IPad Station/Smartphone Security
	Capped Ceiling Outlet

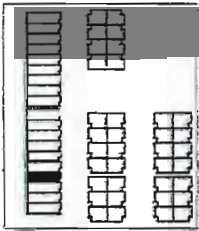
Purchaser Name(s):
[Redacted]

Proposed Municipal Address: 521

Date: 11/22/2014

Purchaser(s) Signature:
[Redacted]

Decor Consultant Signature:
[Signature]
Urban Corp (Leslieville) Developments Inc.
[Signature]



Floor plan may be reversed: B.O.S.



BASEMENT

"All dimensions, window sizes, wall sizes, lighting, electrical layout, and finishes are based on the information provided in the architectural drawings and are subject to change without notice. Existing conditions may vary from the drawings. The location and size of the structure is also subject to change without notice."

"I, the purchaser, acknowledge and accept that all materials and products may vary in color, pattern, texture, and finish. Specifically, if the materials are selected for the project, their use and installation must be approved by the architect. As well, if materials are selected, the actual materials provided may differ from those shown in the drawings."

Noted:

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40060 casual - 1978 Parfait - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Putty 605 505	\$ 200.00
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Flyt 2 - Hampton	\$ 11,288.00
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	URBAN glazed porcelain 12x24 Palais White	\$ 300.00
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Butter Milk	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	H - 502	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - NJ71C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 522

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	CENTRAL porcelain 24x24 Unicolour Extra White	\$ 2,000.00
Shower Floor Tiles	Polished	\$ -
Floor Tiles Grout Colour	Mosaics - White - 2 x 2	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	Standard - white	\$ -
Wall Tiles Grout colour	AVENUE limestone 12x24 Blanco Wood honed	\$ 3,700.00
Vanity Countertop	Pearl 683 583	\$ 200.00
Vanity Cabinets	Blizzard	\$ 1,200.00
Vanity Hardware	High Gloss - Wenge	\$ 1,200.00
Tub Equipment	H - 502	\$ -
Shower Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Vanity Faucet	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x S PACKAGE FAUCET - U593C + P4004 + P724 + P518 + P458	\$ 675.00
Shower Threshold	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -
Wall Tile Installation	Blanca C.G	\$ -
	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	See Additional Upgrade Section	\$ -
Hardware	H - 502	\$ -
Countertop	Organic White	\$ 4,000.00
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Upgrade - CANTRIO D/BOWL U/M SINK W/DRAIN - K55-004	\$ 700.00
Kitchen Backsplash	NONE - No refund given	\$ -
Backsplash Tile Installation	N/A	\$ -
Kitchen Backsplash Grout Colour	N/A	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -
Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper Cabinetry	Mix and Match - Upgrade 4 and Upgrade 2	\$ 500.00
Upper Cabinetry	Ontario White	\$ -
Base/Island Cabinetry	Majestic Walnut - Shaker Wide Rail	\$ 2,200.00
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	URBAN glazed porcelain 12x24 Palais White	\$ 300.00
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERAILUX MINI PEDESTAL S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - GS01C	\$ -

Queen St. e.

Total Charges:	\$ 28,463.00
HST:	\$ 3,700.19
Outstanding:	\$ 32,163.19

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 15, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 522

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surrond	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	28,463.00
Total from: Additional Upgrades	\$	-
HST	\$	3,700.19
Grand Total:	\$	32,163.19

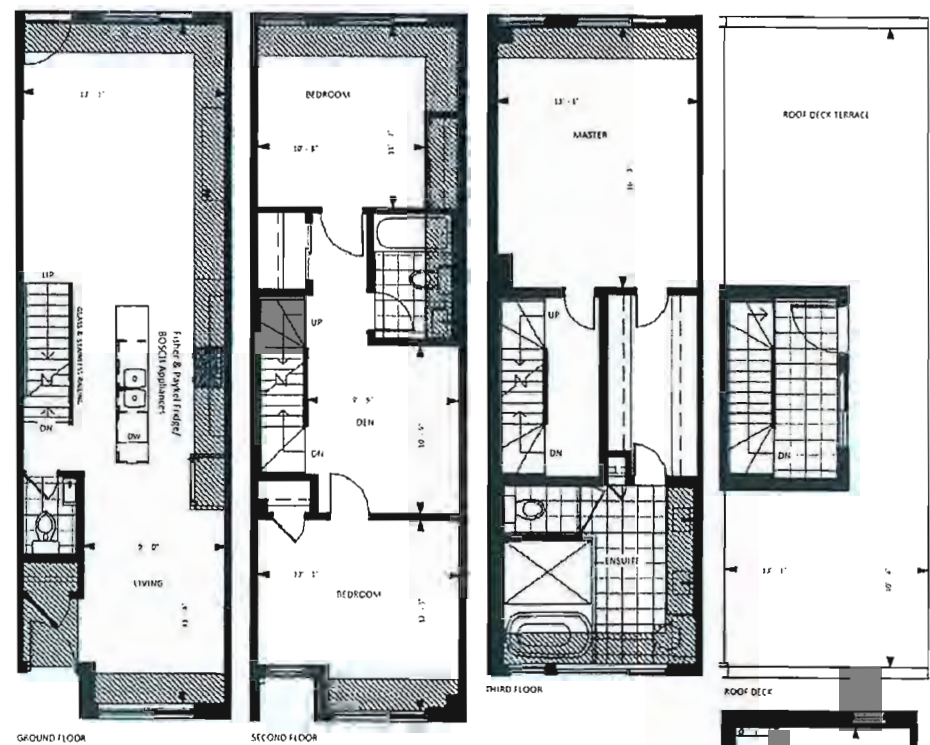
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 15, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Redacted]
Clients Signatures:	[Redacted]
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

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Colour Appointment Floor Plan



Purchaser Name(s):

Proposed Municipal Address: 522

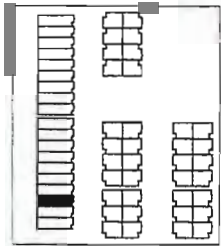
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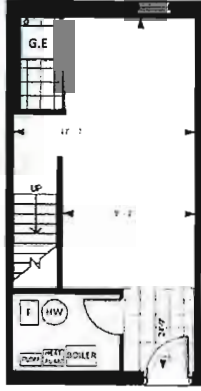
Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.

[Handwritten Signature]



Floor plans may be reversed E. & O. I.



BASEMENT

* All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual size. This floor plan is contingent upon the condition and is subject to change without notice. Ceiling heights, in some areas may be lower due to existing ventilation supply ductwork. The location and size of the ductwork is also contingent upon site condition.

*The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initials(s): *[Handwritten Initials]*

STANDARD ELECTRICAL PLAN



Potlight	Cable Outlet
Standard Light Fixture	Speaker
Phone Outlet	Security Keypad
Bulkhead	IPad Station/Smart Home Security
	Capped Ceiling Outlet

Purchaser Name(s):

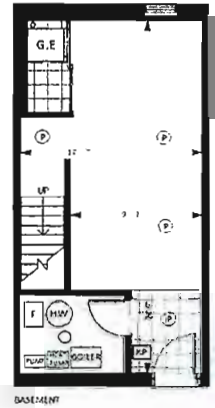
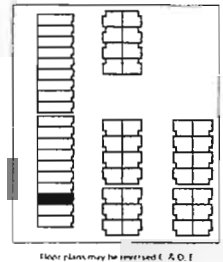
Proposed Municipal Address: 522

Date: July 15 2014

Purchaser(s) Signature:

Decor Consultant Signature:

Urban Corp (Leslieville) Developments Inc.



All dimensions, window sizes, wall sizes, ceiling/electrical locations shown on the floor plan are an approximation of actual size/location. This floor plan is contingent upon the conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to heating/ventilation supply ductwork. The location and size of the ductwork is also contingent upon site conditions.

The purchaser(s) acknowledges and accepts all natural products may vary in color, pattern, texture and/or grain. Specifically if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre.

Initial(s):

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

AMENDMENT TO THE AGREEMENT OF PURCHASE AND SALE

Kitchen Appliance And Glass Railing Amendment

PROJECT: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC SUITE: 522

BETWEEN [REDACTED] UNIT: 19

PURCHASER: [REDACTED] LEVEL: 1

AND
VENDOR: URBANCORP (LESLIEVILLE) DEVELOPMENTS INC.

WHEREAS the Vendor and Purchaser have entered into an Agreement of Purchase and Sale dated 24 day of July, 2011 (the "Purchase Agreement") for the purchase and sale of the above referenced Unit; and whereas it is hereby understood and agreed between the Vendor and the Purchaser that the following change(s) shall be made to the Purchase Agreement, and except for such change(s) noted below, all other terms and conditions of the Purchase Agreement shall remain as stated therein, and time shall continue to be of the essence.

*deadline to follow in 2008
section*

INSERT:

(1.) The Vendor acknowledges this property will have BOSCH kitchen appliance package with the exception for the fridge to be Fisher & Paykel or package of equal quality.

(2.) The Vendor acknowledges the Washer and Dryer to be G.E. Front Loading or equal quality.

(3.) The Vendor acknowledges this property will have glass railings on the main floor staircase.

(4.) The vendor warrants the features and finishes as per marketing material.

(5.) The Purchaser and Vendor Agree that the Vendor's representation that the property shall be heated and cooled by Geothermal energy is material to the Purchaser's Decision to purchase the property. Therefore should there be a change in the plans resulting in no Geothermal energy central heating and air conditioning being used on the property, the Purchaser shall have the option to rescind the Agreement of Purchase and Sale without any penalty or deduction and the Purchaser's deposit shall be returned forthwith upon demand, which option must be exercised within ten days of the purchaser being notified of the change.

A fax or a photocopy of this agreement shall be deemed to be an original hereof.

DATED this 5th day of August, 2011

IN WITNESS WHEREOF the parties hereto have affixed their hands and seals.

[Signature]
Witness

[Signature] Purchaser
[Signature] Purchaser ()

Accepted at Toronto this 9th day of August, 2011

URBANCORP (LESLIEVILLE) DEVELOPMENTS INC

Per: [Signature]
Authorized Signing Officer
I have authority to bind the Corporation

Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Basement Flooring	Carpet - 40050 Casual - 7102 Tender Brown / Sun-Tendre - 22' (266cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Bistre Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Barff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blanco Sardo	\$ -
Vanity Cabinets	Ambassador Oak	\$ -
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + 358C + P851C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 523

3rd Floor Master Ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 13x13 New Reeds Brown	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Pewter Grey 688 588	\$ 200.00
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Arctic White Bright	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Bianca Carrera	\$ -
Vanity Cabinets	Ontario White	\$ 450.00
Vanity Hardware	H - 502	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - N110C	\$ -
Shower Equipment	Master Shower Equipment - Standard - RIOBEL PRO T x S COMPLETE PACKAGE - N71C + P358 + P428 COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Shower Threshold	Bianca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milltown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 2345N	\$ -
Kitchen Sink	Kitchen Sink - Standard - CAMERON D/SOWL U/M SINK W/DRAIN - CSS-508	\$ -
Kitchen Backsplash	Stone mosaic 1x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	Standard - Fisher & Paykel Fridge, Frigidaire Microwave Hood, Frigidaire Dishwasher, and Frigidaire Gas Range	\$ -
Kitchen	Additional Upgrade Selection	\$ -
Kitchen Base Cabinetry different than Upper	Cabinetry Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERALLUX MINI PEDESTAL S/HOLE - S770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -

Queen St. e.

Total Charges:	\$ 650.00
HST	\$ 84.50
Outstanding:	\$ 734.50

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 22, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

Disclaimer: The Purchaser acknowledges and accepts that all natural products vary in colour, pattern, texture and/or grain. Specifically, if the stain upgrade is selected for the stairs, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the Décor Center.

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 523

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (8LF34)	\$ -
Fireplace Surround	Marble Blanco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except under trim)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$	650.00
Total from: Additional Upgrades	\$	-
HST	\$	84.50
Grand Total:	\$	734.50

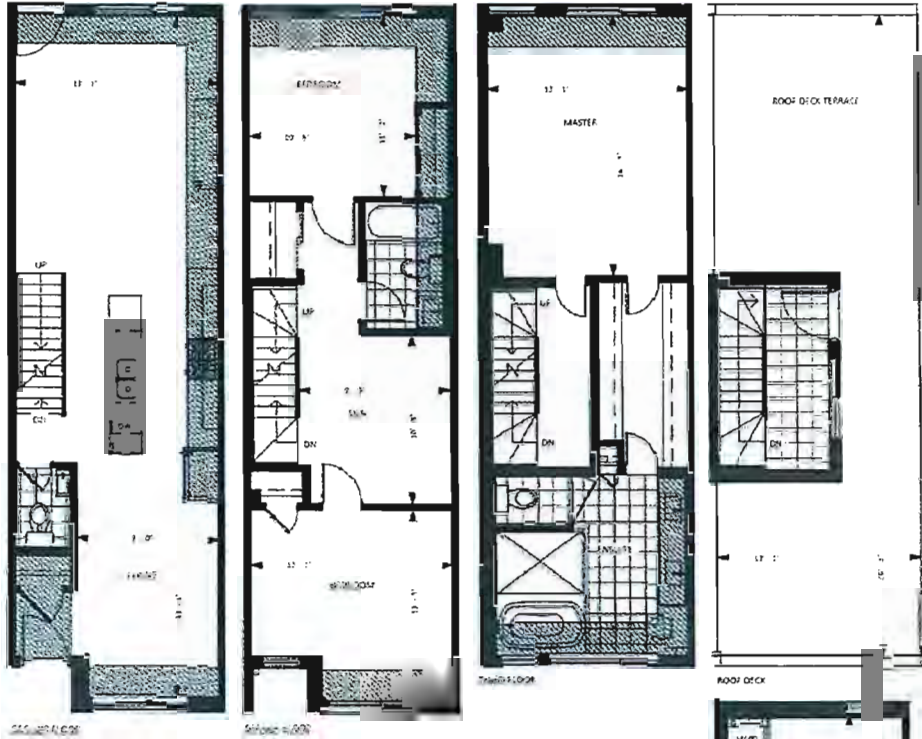
Please make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	July 22, 2014
Client Names PRINT:	
Clients Signature:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Colour Appointment Floor Plan



Purchaser Name(s):

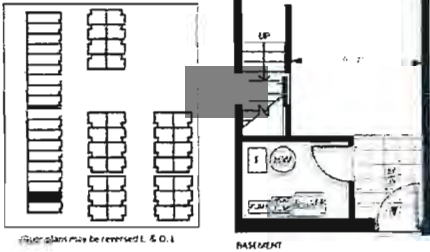
Proposed Municipal Address: 523

Date: 11/11/2024

Purchaser(s) Signature:

Decor Consultant Signature:

Urbancorp (Leslieville) Developments Inc.



"All dimensions, window sizes and wall sizes shown on the floor plan are an approximation of actual site. This floor plan is contingent upon site conditions and is subject to change without notice. Ceiling heights in some areas may be lower due to head penetration supply ductwork. The location and size of the ductwork is also contingent upon site conditions."

"The purchaser(s) acknowledges and accepts all natural products may vary in colour, pattern, texture and finish. Specifically if the stain upgrade is selected for the stone, there is no guarantee it will be an exact match to the hardwood. As well, if marble is selected, the actual marble provided may differ from the sample shown at the decor centre."



STANDARD ELECTRICAL PLAN



Purchaser Name(s):

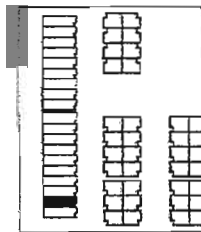
Proposed Municipal Address: 523

Date: July 22, 2014

Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be revised C, B & O I

"All dimensions, window sizes, wall sizes, lighting/electrical locations shown on the floor plan are approximations of actual site/location. This floor plan is contingent upon site condition and is subject to change without notice. Ceiling heights in some areas may be lower due to heating/ventilation/cooling ductwork. The location and size of the ductwork is also contingent upon site condition."

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Colour Selection

Project: Leslieville

Basement Bath	Selection	Price
Floor Tiles	None	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	None	\$ -
Shower Floor Grout Colour	None	\$ -
Tub wall Tiles surround	None	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	None	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	None	\$ -
Vanity Cabinets	None	\$ -
Vanity Hardware	None	\$ -
Tub/Shower Equipment	None	\$ -
Vanity Faucet	None	\$ -
Wall Tile Installation	None	\$ -

Flooring	Selection	Price
Carpet - 40060 Casual - 7102 Tender Brown / Brun		
Basement Flooring	Tendre - 12' (366cm)	\$ -
Basement Foyer Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Basement Foyer Tile Grout Colour	Standard - white	\$ -
Roofdeck Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Roofdeck Tile Grout Colour	Standard - white	\$ -
Ground Floor / 2nd floor / 3rd floor	Signature - Maple	\$ -
Laundry Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Laundry Floor Tile Grout Colour	Standard - white	\$ -

2nd Floor Bathroom	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	None	\$ -
Floor Tiles Grout colour	Standard - white	\$ -
Tub wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Shower Wall Tiles Surround	None	\$ -
Wall Tiles Grout Colour	Standard - white	\$ -
Shower Threshold	None	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Antique White	\$ 225.00
Vanity Hardware	HK - 17	\$ -
Tub/Shower Equipment	Main/Basement Shower Equipment - Standard - RIOBEL PRO T x 5 COMPLETE PACKAGE - NJ171C + 358C + P881C COMPLETE	\$ -
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Wall Tile Installation	Main/Basement Bath - Stacked Style Installation	\$ -

Proposed Municipal Address: 525

1st Floor Master ensuite	Selection	Price
Floor Tiles	LOCAL ceramic tile 12x12 Banff Silver Grey	\$ -
Shower Floor Tiles	Mosaics - White - 2 x 2	\$ -
Floor Tiles Grout Colour	Standard - white	\$ -
Shower Floor Grout Colour	Standard - white	\$ -
Tub & Shower wall Tiles surround	URBAN ceramic tile 4x16 Colour & Dimension Warm White Matte	\$ -
Wall Tiles Grout colour	Standard - white	\$ -
Vanity Countertop	Blanca Carrera	\$ -
Vanity Cabinets	Antique White	\$ 300.00
Vanity Hardware	HK - 17	\$ -
Tub Equipment	Master Bath Tub Equipment - Standard - RIOBEL PRO DECK 3/HOLE FAUCET - NJ10C	\$ -
Shower Equipment	Master Shower Equipment - Upgrade - RIOBEL PRO P/BALANCE T x 5 PACKAGE FAUCET - US53C + P4004 + P724 + P518 + P458	\$ 675.00
Vanity Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -
Shower Threshold	Blanca C.G	\$ -
Wall Tile Installation	Ensuite bath - Stacked Style Installation	\$ -

Kitchen	Selection	Price
Cabinetry	Milltown Oak	\$ -
Hardware	H - 502	\$ -
Countertop	Butter Milk	\$ -
Kitchen Faucet	Kitchen Faucet - Standard - AQUA BRASS STUDIO S/HOLE FAUCET - 3345N	\$ -
Sink	Kitchen Sink - Standard - CANTRIO D/BOWL U/M SINK W/DRAIN - K55-508	\$ -
Kitchen Backsplash	stone mosaic 1x4 Stone mosaic Milky Way Polished	\$ -
Backsplash Tile Installation	Kitchen Backsplash - Stacked Style Installation	\$ -
Kitchen Backsplash Grout Colour	Standard - white	\$ -
Appliances	With Amendment - Fisher & Paykel Fridge, Bosch Microwave Hood, Bosch Dishwasher and Bosch Gas Range	\$ -

Kitchen	Additional Upgrade Selection	Price
Kitchen Base Cabinetry different than Upper		
Cabinetry	Standard - Base & Upper The Same Finish	\$ -
Upper	Not Applicable	\$ -
Base/Island Cabinetry	Not Applicable	\$ -
Soft Close - CANNOT BE COMBINED WITH Push/Pull Option	No - Standard	\$ -

Main Floor Powder Room	Selection	Price
Floor Tile	LOCAL ceramic tile 13x13 New Reeds Taupe	\$ -
Floor Tile Grout Colour	Standard - white	\$ -
Pedestal/Wall mount	Powder Room Sink - Standard - CERLUX MINI PEDESTAL S/HOLE - 5770	\$ -
Faucet	Bath Faucet - Standard - RIOBEL S/HOLE - G501C	\$ -

Queen St. e.

Total Charges:	\$	1,200.00
HST	\$	156.00
Outstanding	\$	1,356.00

Please Make Cheque Payable to:
Urbancorp (Leslieville) Developments Inc

Date:	August 18, 2014
Client Names PRINT:	
Clients Signatures:	
Clients Signatures:	
Décor Consultant:	
Head Office Approval:	

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Leslieville COLOUR CHART: ADDITIONAL UPGRADES

Project: Leslieville

Proposed Municipal Address: 525

Stair Stain and Handrail	Selection	Price
All Floors	Standard - Natural Oak with Urethane Finish	\$ -
Handrail	Atlantic Square - Oak	\$ -

Other	Selection	Price
Fireplace	Dimplex - Wickson (BLF34)	\$ -
Fireplace Surround	Marble Bianco Carrera polished - Flush	\$ -
Trim/Hardware	Standard	\$ -

Bathrooms (all except powder room)	Additional Upgrade Selection	Price
Soft Close - CANNOT BE COMBINED WITH Push/Pull option	Standard	\$ -



Total from: Colour Selection	\$ 1,200.00
Total from: Additional Upgrades	\$ -
HST	\$ 156.00
Grand Total:	\$ 1,356.00

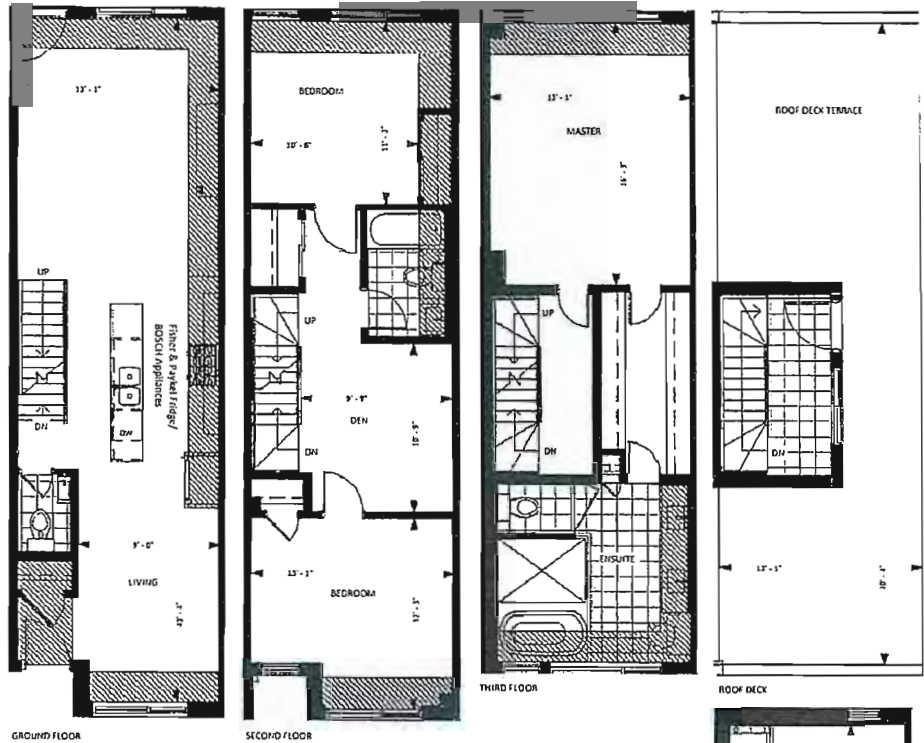
Please make Cheque Payable to:
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Date:	August 18, 2014
Client Names PRINT:	[Redacted]
Clients Signatures:	[Signature]
Clients Signatures:	
Décor Consultant:	[Signature]
Head Office Approval:	[Signature]

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Colour Appointment Floor Plan



Purchaser Name(s):

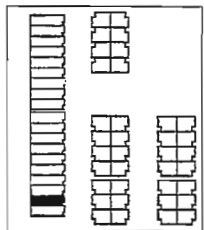
Proposed Municipal Address: 525

Date: August 18, 2014

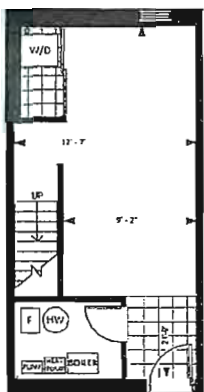
Purchaser(s) Signature:

Decor Consultant Signature:

UrbanCorp (Leslieville) Developments Inc.



Floor plans may be reversed E. & D. E.



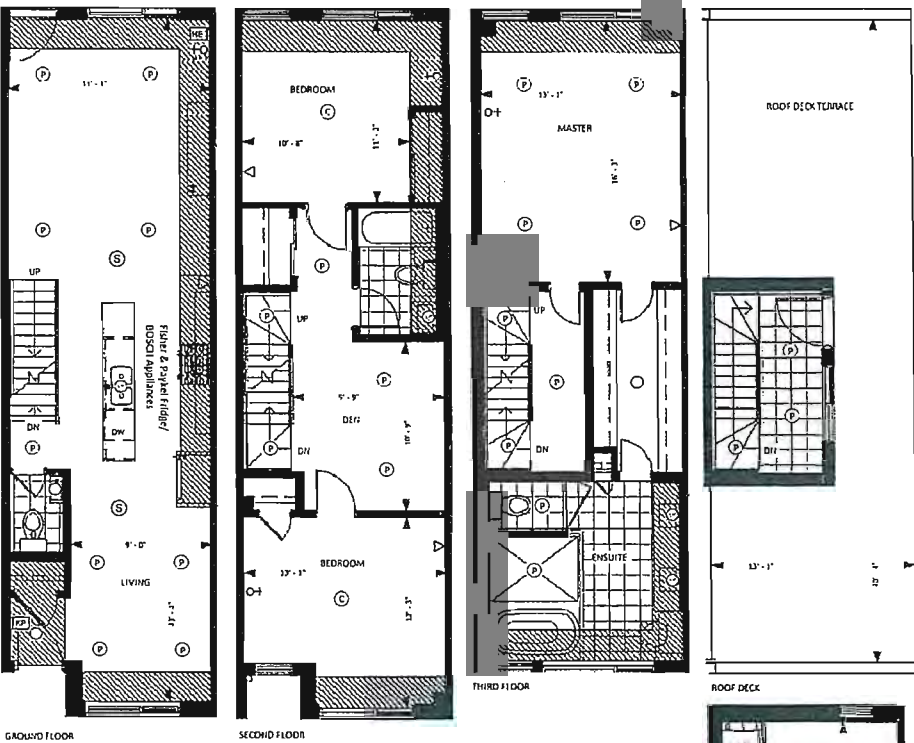
BASEMENT

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Initial(s):

STANDARD ELECTRICAL PLAN



(P)	Putlight	(C)	Cable Outlet
(S)	Standard Light Fixture	(S)	Speaker
(P)	Phone Outlets	(MP)	Security Keyplate
(B)	Bulkhead	(MS)	iPod Station/Smartphone Security
		(C)	Cropped Ceiling Outlet

Purchaser Name(s):

[Redacted]

Proposed Municipal Address: 525

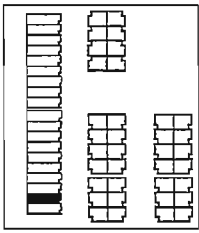
Date: August 18, 2014

Purchaser(s) Signature:

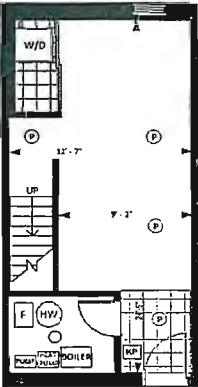
[Signature]

Decor Consultant Signature:

[Signature]
Urbancorp (Leslieville) Developments Inc.



Floor plans may be reversed L. & O. E.



BASEMENT

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Initial(s): [Initials]