PAYABLE TO: MAIL TO:

TOWN OF WATERBURY

28 North Main Street, Suite Waterbury, VT 05676

TAX BILL

802-244-5858

| PARCEL ID | BILL DATE | TAX | YEAR |
|-----------|------------|------|------|
| 514-0531. | 07/16/2021 | 2021 | |

Description: 3.29 AC & DWL Location: 531 TWIN PEAKS RD

OWNER

MACLEAN ANDREW W & CHRIS L

531 TWIN PEAKS RD

WATERBURY CTR VT 05677

HOUSESITE TAX INFORMATION

SPAN #696-221-11153 SCL CODE: 221

TOTAL PARCEL ACRES

3.29

HOUSESITE VALUE

293,800

HOUSESITE EDUCATION TAX HOUSESITE MUNICIPAL TAX

5,284.29

HOUSESITE TOTAL TAX

1,538.34 6,822.63

| | | FOR INCO | ME TAX PURPOSES |
|---------------------|----------|-----------|-----------------|
| ASSESSED V | ALUE | HOMESTEAD | |
| REAL | 299,000 | 299,000 | |
| | | | |
| | | | |
| | | | |
| TOTAL TAXABLE VALUE | 299,000 | 299,000 | |
| GRAND LIST VALUES | 2,990.00 | 2,990.00 | |
| MINIGIPAL | ****** | | MYANY MYNHA |

| | MUNICIPAL TAXES EDUCATION TAXES | | | | | | |
|----------------------|---------------------------------|------------------|--------------------------|--------------|-----------|------------------|--|
| TAX RATE NA | AME | TAX RATE | x GRAND LIST = | TAXES | TAX RATE | E NAME | |
| Fown | | 0.5200 | x2,990.00= | 1,554.79 | HOMESTEAL | EDUCAT | TION 1.7986 x2,990.00= 5,377.81 |
| Local Agr Ve HMCC | t | 0.0018 0.0018 | x2,990.00= x2,990.00= | 5.38 5.38 | | | verse side for education e calculation information. |
| | | | | | | nents /13/202 | TOTAL EDUCATION TAX 5,377.81 EDUCATION STATE PAYMENT EDUCATION NET TAX DUE |
| | | | | | 2 11 | /05/202 | TAX SUMMARY Municipal + Education |
| | MUI | TOTAL MUNI | CIPAL TAX FE PAYMENT | 1,565.55 | | | TOTAL TAX 6,943.36 TOTAL STATE PAYMENT |
| | N | MUNICIPAL NE | T TAX DUE | | | | TOTAL NET TAX DUE |

DETACH THE STUBS BELOW AND RETURN WITH YOUR PAYMENT

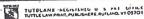
TOWN OF WATERBURY **TAX YEAR** 2021

| | 1ST | PAY | MENT | DUE |
|------------|-------|------|-------|-----|
| | 08/1 | L3/2 | 021 | |
| | C | WNE | R NAN | Æ |
| MACLEAN AN | NDREW | W & | CHRIS | 5 L |
| |] | PARC | EL II | D |
| 514-05 | 31. | | | |
| AMOUNT | | | | |
| DUE | | | | |
| AMOUNT | | | | |
| PAID | | | | |

TOWN OF WATERBURY **TAX YEAR** 2021

| | 2ND PAYMENT DUE |
|------------|-------------------|
| | 11/05/2021 |
| | OWNER NAME |
| MACLEAN AN | IDREW W & CHRIS L |
| | PARCEL ID |
| 514-05 | 531. |
| AMOUNT | |
| DUE | |
| AMOUNT | |
| PAID | , |

FORM 901 VERMONT - WARRANTY DEED 96V. 9/80



227

Know all Persons by These Presents

That we, Charles J. Eddy and Johanna N. Eddy,

of Waterbury in the County of Washington and State of Vermont Grantees, by these presents, do freely Give, Grant, Sell, Canvey and Confirm unto the said Grantees, Andrew W. MacLean and Chris L. MacLean, husband and wife, as tenants by the entirety,

certain piece of land in the Town of Waterbury in the County of Washington and State of Vermont, described as follows, viz:

Being all and the same land and premises conveyed to the grantors herein, Charles J. Eddy and Johanna N. Eddy by warranty deed of Ellen M. Hoyecki dated June 11, 1987 and recorded in Book 106, page 69 of the land records of the Town of Waterbury, Vermont, and further described therein as follows:

"Being all and the same land and premises conveyed to Ellen M. Hoyecki by warranty deed of Homestead Design, Inc. dated March 28, 1980 and recorded in Book 87, on Pages 569-571 of the land records of the Town of Waterbury. Reference is further made to a Quitclaim Deed from Homestead Design, Inc. to Ellen M. Hoyecki dated September 26, 1986 and recorded in Book 103 on Page(s) 128 of said land records. Said lands and premises may be more particularly described as follows:

Beginning at a point on the centerline of Twin Peaks View subdivision access road; said point being S 67°19'47" E 270.01 +/- feet from the iron rod set in the center of the 100 foot radius turn around located at the terminus at said access road; thence running on a bearing of S 17°10'13" W a distance of 30.04 +/- feet to an iron rod set on the southerly edge of the Twin Peaks View subdivision access road right of way; thence continuing on the same bearing of S 17°10'13" W a distance of 221.87 +/- feet to an iron rod set at the top of a bank at the edge of the woods; thence continuing on a bearing of S 17°09'5" W along a newly orange blazed line a distance of 369.18 +/- feet to an iron rod set; thence turning and running on a bearing of S 61°30'00" E along a newly orange blazed line a distance of 268.83 +/- feet to an iron rod set; thence turning and running on a bearing of N 10°41'15" E along a newly orange blazed line a distance of 472.54 +/- feet to an iron rod set at the edge of the woods at the top of the bank; thence continuing on a bearing of N 10°40'13" E a distance of 157.57 +/- feet to an iron rod set on the southwesterly edge of the Twin Peaks View subdivision access road; thence continuing on the same bearing of N 10°40'13" E a distance of 30.00 +/- feet to the centerline of said access road; thence turning and running on a bearing of N 67°19'47" W a distance of 190.02 +/- feet to said point of beginning.

228

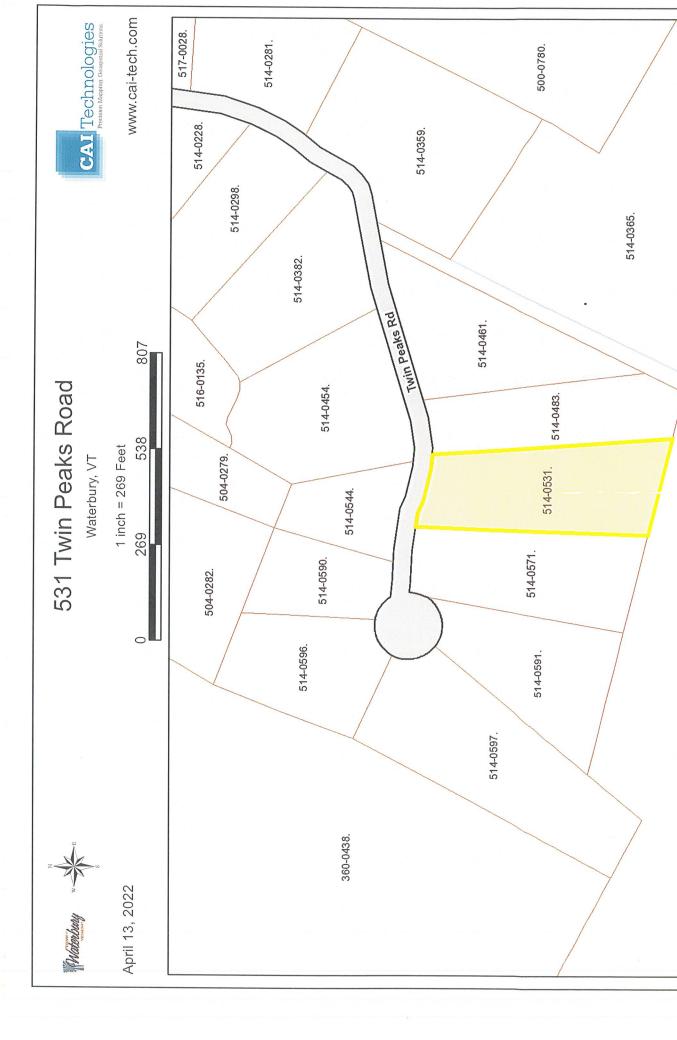
The above described land and premises may be further referenced as being Lot #21 consisting of 3.29 +/- acres, shown on a map prepared by Valley Surveyors, Inc., Johnson, Vermont, entitled "Twin Peaks View Subdivision, Phase 4," recorded in Map Book 2, Page 144 of said land records.

Said lands and premises have the benefit of and are subject to easements, rights of way, water rights and restrictions of record.

To said deed and the records thereof, and to all deeds and records therein referred to, reference is hereby made in aid of this description."

Reference is hereby made to the above-mentioned deeds and the records thereof and to all prior deeds and their records for a more particular description of the land and premises herein conveyed.

To have and to hold said granted premises, with all the privileges and appurtenances thereof, to the said Grantee s, Andrew W. MacLean and Chris L. MacLean, and their heirs and assigns, to their own use and behoof forever; the said Grantor s, Charles J. Eddy and Johanna N. Eddy, And we heirs, and ourselves covenant with the said Grantees, Andrew W. executors and administrators, do MacLean and Chris L. MacLean, and their heirs and assigns, that until the ensealing of these presents we are the sole owners of the premises, and have good right and title to convey the same in manner aforesaid, that they are Free from every encumbrance; except as aforesaid; and we hereby engage to Murrunt und Pefend the same against all lawful claims whatever, except as aforesaid. In Mitness Mhereof, hands and seals hereunto set we our A. D. 1991 day of November In Presence of witness to Johanna N. Eddy 2fd witness to both State of Permont, MURTHFIELD day of Naewson A. D. 1991 WASH County Charles J. Eddy and Johanna N. Eddy acknowledged this instrument, by personally appeared, and free act and deed. sealed and subscribed, to be their them Before me. HIdar Notary Public WATERBURY TOWN CLERK'S OFFICE (Title) RECEIVED FOR RECORD. Rosember 25 AD. 19 AT 10 O'CLOCK 13 MINUTES A M. AND RECORDED IN BOOK 123 PAGE 227-RECORDS OF Docas KNOWLEDGMENT



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

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AGENCY OF NATURAL RESOURCES Department of Environmental Conservation



If you need help, please call 802-585-4893

Links To Any Scanned Documents:

No Records Found

If you need help, please call 802-585-4893

Date Well Was Completed: 03-16-1993 Date Report Received: 07-01-1993

Well Driller License Number: 165 = A. Richard Purchase , Johnson Artesian Well Drilling Co.

Drilled By:

Well Report Number: 565 Well Number/Tag Number: 1373

Comments:

Town: Waterhury Map Cell: 33B1 Tax Map: E-911 Address: Sub Division

Lot Number: Owner's First Name: steve Owner's Last Name: SIMOES

Purchaser's First Name: Purchaser's Last Name:

Well Use Code: 01 = Domestic

Reason for Well Code: 2 = Replace existing supply

Drilling Equipment Code: 2 = Rotary (AP)

Total Depth of Well (in feet): 345.00

Yield (in GPM): 15.00

Yield Test Tested For (in hours): 0.00

Static Water Level (in feet): 12.00

Well Is Overflowing: N

Date Measured

Depth To Bedrock (in feet): 78.00 Total Casing Length (in feet): 140,00 Casing Diameter (in inches): 6.00

Casing Length Below Land Surface (in feet): 0.00

Casing Length Exposed (in feet): 0.00

Casing Material:

Casing Weight (in lbs/foot): 0.00

Casing Finish Code: 1 = Ahove ground finished

Length of Liner used (in feet): 0.00

Liner Diameter (in inches) = 0.00

Liner Material

Liner Weight (in lbs/foot): 0.0d

Liner Type

Grout Type:

Seat Type

Diameter Drilled In Bedrock (in inches). 0.00

Depth Dolled in Bedrock (in feet):

Screen Make and Type

Screen Length (in feet): 0.00

Screen Diameter (in Inches): 0.00

Screen Slot Size (in inches): 0.000

Depth to top of Screen below land surface (in feet): 0.00

Gravel Size or Type:

Method of Sealing Casing Code: 1 = Drive shoe only

Yield Test Method Code: 3 = Compressed air

Well Development Code:

Not Steel Casing: N

Has Water Been Analyzed N

Well Has Screen: N

AW Partial: N

Unique GIS Name: WJ565

Latitude: 44.35439

Longitude: -72.72051

Well Not Visible At Latitude/Longitude: N

Location Determination Method: 13 = E911 Address

Well Type: Bedrock

Depth To Liner Top (in feet): 0.00

HydroFractured: N

Hydro Fractured Resulting Flow (GPM): 0.00

Well Location Submitted As A Dot On A Map: N

Abandoned Per Water Supply Rule: N

Date Of Abandonment:

Reason For Abandonment:

Well Driller Supervising Abandonment:

Date Of Deepening or Hydrofracture:

Well Driller Deepened/Fractured:

Provided VDH Info To Owner: N

Signed Form:

RecordStatus: A

UOE: DOE:

UOC: Tim Phillips

DOC: 1/8/2019 9:46:33 AM

WellReportID: 64603

Lithology

If you need help, please call 802-585-4893

| ********* | Starting Depth | Ending Depth | <u>Water</u> Bearing | Lithology Code | Code Description | <u>Lithology</u> Description |
|------------------|-------------------|-----------------|-------------------------|-------------------|----------------------------|---------------------------------|
| View. | 0.00 | 78.00 | | Н | Hardpan | HARDPAN |
| <u>View</u> | 78.00 | 140.00 | | Ŕ | Rock, bedrock, ledge | FRACTURED BLACK SLATE |
| View | 140.00 | 345.00 | | R | Rock, bedrock, ledge | GREY SLATE |

If you need help, please call 802-585-4893

Deepened/HydroFractured

No Records Found

If you need help, please call 802-585-4893

Closure Log

No Records Found

If you need help, please call 802-585-4893

Change Log

| g | Date Of Change | User Who Changed | Field Name | New Value | Old Value |
|---|----------------------------|------------------------|-----------------------------|-------------------|-------------------|
| | 1/8/2019 9:46:33 AM | Tim Phillips | WellType | Bedrock | |
| | 4/5/2018 11:04:26 AM | Tim Phillips | l.ongitude | -72.7205100000000 | -72.7169700000000 |
| | 4/5/2018 | Tim | LocationDeterminationMethod | 13 | 4 |

WellReport Record

11:04:26 Phillips
AM

4/5/2018 Tim Phillips
AM

Latitude 44.354390000000 44.3539400000000

A tremain Coverage With No. 2 or 2.5 Miles 1.5 Construction with the second of the sec

If you need help, please call 802-585-4893





SELLER'S PROPERTY INFORMATION REPORT

TO BE COMPLETED BY SELLER

| | TO BE COMPLETED BY SELLER | | | |
|--|--|-------------|------------|---|
| | April 15, 2022 | | | |
| ate Prepared: | s): Angerw ; Chers MACLEAN | | | |
| eller's Name(| SI ANDERW - Cheis PIACLEME | | | |
| eller s ivalie | | | | |
| | | | | |
| | | | | |
| | | | | , 1 |
| | 531 Twin PEAKS ROAD WAPPLOO | 14 (20 | 173C, | UZEMONT |
| Property Add | ress: 531 IWIN PSARS KOPUS City/Town | | | |
| Troporty 11 | Street | c) | | |
| cD CDwart | erty: Single Family Residence Multi-Family Residence (duplex, triplex, et | c.) | | |
| Type of Prop | | | | |
| | rty: Condominium/Townhouse Land City Primary Residence Vacation Property Rental Property Other: | | | |
| Use of Prope | TION: This Report provides information from the Seller based on Seller's personal knowing disclosed. Seller does not have any expertise in construction, architecture, engine | owledge co | ncerning | the above Property. |
| INTRODUC | CTION: This Report provides information from the Seller based on Seller's personal knowise disclosed, Seller does not have any expertise in construction, architecture, engine with special knowledge concerning the condition of the Property. Other than he seller with special knowledge concerning the condition of the Property. | ering, surv | eying or a | ny other skills that |
| Tiplece other | Wise disclosed, Series and the condition of the Plopetty. Other men | | | abolf of a noteniial |
| would provi | de Sellet with special hisperial he obtained by a calcium hisperial r | | | Decementy Intess |
| www.ctos (/I)() | VIERDE ADOUT THE FEET OF THE PROPERTY OF THE P | | *1 1 | - WALLE DE DE DE L |
| otherwise d | ISCIOSED, SCHOOL HIS HOLDERY OF ANY KIND BY THE SELECTION | | TITE EO | P A PROPERTY |
| DOES NO | real estate agents involved with the sale of this Property do not obtain real estate agents involved with the sale of this Property do not obtain that are isclosed, Seller has not inspected or examined those portions of the Property that are isclosed, Seller has not inspected or examined those portions of the Property THE SELLER OR THE CONSTITUTE A WARRANTY OF ANY KIND BY THE SELLER OR WING THE CONDITION OF THE PROPERTY. THIS REPORT IS NOT A SINGLE HAS THE OPPORTUNITY TO REQUEST THAT SELLER AGRICULTURE HAS THE OPPORTUNITY TO REQUEST THAT SELLER AGRICULTURE. | EE TO A | PROPER | TY INSPECTION |
| CONCICK | THE CONTRACTOR TO RECIES! THAT SELBER ! | | | |
| ACDART | OF ANY CONTRACT TOTAL | | | tions that you know |
| AGTILL | TIONS TO SELLER: (1) Complete this form yourself. (2) Answer ALL questions. affect the Property. (4) Attach additional pages to this Report if additional information of the Property. (4) Attach additional pages to the Report of ANY QUESTACTS WRITE "DON'T KNOW." DO NOT GUESS THE ANSWER TO ANY QUESTACTS WRITE "DON'T KNOW." | (3) Disci | ded. (5) | IF YOU DO NOT |
| INSTRUC | TIONS TO SELLER: (1) Complete this pages to this Report if additional information and the Property (4) Attach additional pages to this Report if additional information and the Property (4) Attach additional pages to this Report if additional information and the Property (4) Attach additional pages to this Report if additional information and the Property (4) Attach additional pages to this Report if additional information and the Property (4) Attach additional pages to the Report if additional information and the Property (4) Attach additional pages to the Report if additional information and the Property (4) Attach additional pages are the Property (5) Attach additional pages to the Report if additional information and the Property (5) Attach additional pages are the Property (6) Attach additional pages are the Property (6) Attach additional pages are the Property (6) Attach additional pages are the Property (7) Attach additional pages are the Property (7) Attach additional pages are the Property (7) Attach additional pages are the Property (8) Attach additional pages are the Propert | ESTION. | (-) | |
| about that | affect the Property. (4) Attach additional pages to this Report it additional information affect the Property. (4) Attach additional pages to this Report it additional information affect the Property. (4) Attach additional pages to this Report it additional information affect the Property of the Prope | | | |
| KNOW | THE STATEMENTS IN THIS REPORT ARE MADE BY THE | SELLER. | ATE AG | ENT(S). |
| | THEY ARE NOT STATEMENTS OR REPRESENTATIONS | | | |
| | - 1. LAND (SOILS, DRAINAGE, BOUNDARIES AND EA | ASEMEN | NTS) - | 10 00 000000000000000000000000000000000 |
| Figure 18 September 19 Septembe | – 1. LAND (SOILS, DRAINAGE, BOUNDARTES AND | CVES | MNO | □ DON'T KNOW |
| | 1 de Duanarty' | YES | NO | □ DON'T KNOW |
| (b) D | to you know of any sliding, setting, subsidence, | | F4-10 | □ DON'T KNOW |
| 1 6 | ability problems that have affected the 110pt of the public waters of | ☐ YES | MNO | LI DON'I KNOW |
| (c) I | the Property located in a federal flood mazara za legal statute, regulation or ordinance? | YES | NO | □ DON'T KNOW |
| C | onservation zones designated by federal, state of local statute, regulation problems of you know of any past or present drainage, high water table, or flood problems | | | TOTAL TOTAL STATE OF THE STATE |
| | effecting the Property? | YES | □NO | □ DON'T KNOW |
| | a the Property served by a road manuality by the Manual Transfer maintained? | | | |
| (f) | If the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to (e) above is "No," how is the road serving the property manualicular of the answer to th | er) | | |
| | | | | |
| | Annual Cost(s): | YES | MNO | □ DON'T KNOW |
| | Other (explain): Are there public or private landfills or dumps (compacted or otherwise) on the Property | | | |
| (g) | or on any abutting property? | | | |
| | Purchaser's Initials | | | |

Seller's Initials

| | | YES | NO | □ DON'T KNOW |
|--------------|---|---|---------------------------------------|-----------------------|
| (h) | Are there currently any underground fuel storage tanks on the Property? | TEO | | |
| (') | If "Yes," Fuel Type: | ☐ YES | NO NO | □ DON'T KNOW |
| (i) | If "Yes," have they been removed? | ☐ YES ☐ YES | □ NO | DON'T KNOW |
| | When? By whom? | | | |
| (i) | Do you know the location of the boundary lines of the Property? | YES | □ NO | □ DON'T KNOW |
| (j) (k) | Are the boundary lines of the Property marked in any way? | YES | NO | □ DON'T KNOW |
| (N) | If "Yes," how are they marked? | | | |
| (1) | II the December book surveyed? | YES | NO | □ DON'T KNOW |
| (1) | If "Yes," when? Not Sure By whom? Valley Survey 225, Inc | | | |
| (m) | Is a copy of the survey available? | YES | □NO | □ DON'T KNOW |
| (n) | Are there any easements or rights of way affecting the Property? | ☐ YES | ■ NO | ☐ DON'T KNOW |
| (0) | Are there any boundary line disputes, claims of adverse possession, encroachments, | □ YES | NO NO | LI DON'I KNOW |
| | shared driveways, party walls or zoning set back violations affecting the Property? | AC DI | 5 0000 | SOTU IN ALLE |
| Furt | her explanation of any of the above: There is A Sulvey description | OF THE | e usars | 26000 1200 |
| Di | of in our Direct ercognica in Book 123, Pabes 224-204 | 5 11 | Q. Vie | ONIC ILLA |
| REC | oens, Also referred to As Lot 21 in A survey exceeds | IN MAPS | DEAL | MAGETTE |
| OF | DIE WAREHUIG LIND ERACEO'S 2. MECHANICAL, ELECTRICAL, APPLIANCES & OT | HER SY | STEMS | |
| listeral san | | (m) 100 (h) 100 (U) (U) 100 (H) 100 (U) | | |
| HEAT | ING/AIR CONDITIONING/HOT WATER SYSTEMS | | | |
| (a) | Heating System (check all that apply): ⊠Base Board □Hot Air ☑Radiant □Heat F | ump LD | irect Vent | |
| ` ' | $\Lambda = -C\Gamma$ | ·····aaa/Dail | OH! MANUALINING | VEX. 1 I Don't Know I |
| | Other (explain): Age of Fig. | Coal USo | lar 14 Ya | nes |
| | Geothermal Other (explain): | | | |
| | A must First Hoose: 1600 9Allons (or other measure) Provider: Bourn's | S Ewill | Y | |
| | Property used: Full Time Seasonally Seasonally Fuel consumption may vary by user, num | ber of occu | pants and | weather conditions. |
| (b) | Air Conditioning: TYES NO If "Yes," describe (central, heat pump, window, etc.) | : | | |
| | his total hard hard hard thanks | | | |
| (0) | Hot Water System (check all that apply): Hot Water Tank Domestic/Off Boiler C | n Demand | ☐ Heat I | Pump Water Heater |
| (c) | Age of Hot Water System: Don't Know | | | |
| Allege T | Fuel Type: Oil Electric Natural Gas Meropane Coal Solar Wood P | ellet 🖽Otl | ner | |
| | Fuel Type: Doll Delectife Divatiliated as Est Topane Decision Delectife Divatiliated from whom: | Month | ly rental f | ee: \$ |
| | Hot Water Tank is: Wowned Rented If rented, from whom: Alternative Energy System(s) (check all that apply): Solar Wind Hydroelec | tric DGe | othermal | Unknown |
| (d) | Energy returned to grid: \(\text{LYES} \) \(\text{INO Owned} \) or Leased | tile had oc | Januar | |
| (0) | Electrical System: Electrical service panel has: Fuses Circuit Breakers Other | (explain) | | |
| (e) | Electrical System: Electrical service panel has. Livises les cheun Brenkers Louise | (vp) _ | | |
| | Annual electricity usage: \$ 200 Electric utility provider: 6HP | | · · · · · · · · · · · · · · · · · · · | |
| | Property used: X Full Time Seasonally Electricity consumption may vary by user, number of occupa | nts, number of a | ippliances and | weather conditions. |
| | Main Breaker Amperes:Amps Don't Know | TO FINO | IE "Was | " ovnloin in detail: |
| (f) | Are you aware of any problems or conditions that affect any of the above systems? DY Electrical system up 9/Abtal 8 years Abo. Because Box 1: We have ZI solar panels installed by Sow Council in of our electric usable | ES LINU | II Yes | , explain in detail. |
| | Electrical system up graded 8 years ALO. Beeneze BOX 1: | MODEL | wish s | 1. 905 6/ |
| | WE HAVE ZI SOLAR PARES INSMITED BY SUN COURON IN | 2012 0 | nicet ac | porq ic. ic |
| | OF OUT Elected USAGE | | | |
| TELI | PHONE / INTERNET / TELEVISION | | | |
| | | t provider | X Finis | Ч |
| (g) | Is landline telephone service present at the Property? YES NO If "Yes," currently the service present at the Property? | ilable are: | idare 164 | 1200 |
| (h) | Is cellular telephone service available at the Property? YES \(\sigma\) NO If "Yes," list available at the Property? | maore prov | ideis. V Ce | |
| (i) | Is internet service available at the Property? YES \(\sigma\) NO If "Yes", current provider | XFINIT | γ | |
| | If "Ves" service is: Dial Up MBroadband M Cable Dateline DSL | | | |
| (j) | Is television service available at the Property? XYES \(\subseteq\) NO If "Yes", current provide | er: XFIN | 14 | |
| | If "Yes," source is: ☐ Antenna 'Acable ☐ Satellite ☐ DSL | | `` | |
| | | | | |
| | | | | |
| | | | 7 | |
| Salla | 's Initials Au Cam Purchaser's Initials | | | |

Sellers Property Information Report VR-041 (Blank)

PDF - 981 KB

OTHER EQUIPMENT AND APPLIANCES INCLUDED IN SALE Check the items that will be included in the sale of the Property: ☐ Electric Garage Door Opener - Number of Transmitters ☐ Security Alarm System ☐ Owned ☐ Leased ☐ Humidifier □ Dehumidifier □ Lawn Sprinklers □ Automatic Timer Smoke Detectors - How Many?

Whirlpool Bath ☐ Swimming Pool ☐ Pool Heater ☐ Spa/Hot Tub ☐ Pool/Spa Equipment (list): Refrigerator Stove Hood/Fan Microwave Oven Dishwasher Garbage Disposal Trash Compactor ☐ Washer ☐ Dryer ☐ Central Vacuum ☐ Freezer ☐ Intercom ☐ Ceiling Fans ☐ Woodstove ☐ Sump Pump ☐ Well Pump ☐ Satellite Dish ☐ Indoor/Outdoor Grill ☐ Attic Fan(s) ☐ Window A/C ☐ Wood/Gas/Pellet/Other Stove (describe): ___ Are any of the items that will be included in the sale of the Property in need of repair or replacement? LYES LNO If "yes", explain in detail: List equipment and appliances, including any AC units, that will be excluded from the sale of the Property: 3. STRUCTURAL COMPONENTS Check any of the following items that have significant defects or malfunctions or that need significant repair: ☐ Foundation ☐ Slab Chimney Fireplace ☐ Interior Walls ☐ Ceilings **Floors** ☐ Windows ☐ Doors Storms/Screens ☐ Exterior Walls ☐ Driveway ☐ Sidewalks ☐ Pool Roof Outside Retaining Walls Other Structures/Components: If any of the above items are checked, describe the defect, malfunction or item(s) that need significant repair: Has there ever been damage to the Property or any of the structures from fire, wind, floods, earth movements or landslides? YES NO DON'T KNOW If "Yes," explain in detail, including any repairs: _ BASEMENT/CELLAR/CRAWL SPACE: Has there ever been any water leakage, accumulation of water, dampness or visible mold within the basement, cellar or any crawl space? YES NO If "Yes," explain indetail: Have there been any repairs or other attempts to control any water or dampness within the basement, cellar or crawl space? ☐ YES NO ☐ DON'T KNOW If "Yes," explain in detail, including any repairs: Are any of the above recurring problems?

YES NO If "Yes," what are the problems and how often have they recurred? Has paint containing lead been used on the Property? ☐ YES KNO ☐ DON'T KNOW ROOF: Shingle Slate Metal Tile Other (describe) Don't Know Approximate age of roof? 5 YEARS Approximate age of roof? SYEARS

Has the roof ever leaked since you have owned the Property? YES NO DON'T KNOW If "Yes," explain: No HINDE PEAKS THAT WEER EXPLIEND WHIND ARE ROOT WAS INSTALLED Has the roof been replaced or repaired since you have owned the Property? YES INO I DON'T KNOW If "Yes," when? ZOI7 Are there any current problems with the roof? ☐ YES KNO ☐ DON'T KNOW If "Yes," explain: 4. WATER SUPPLY Special Notice: Water supplies, especially those that are not public or municipal supplies, are affected by many conditions about which Seller may have no knowledge or have any ability to control. These water supply systems can change, deteriorate or fail, often with no warning signs. Seller makes no warranty or representation whatsoever that the water supply, including quality or quantity, will operate continue to function for any period of time. Inspection of these systems by a qualified inspector is strongly recommended. As requ Seller's Initials

| t ber a public water syste | em shall provide the Fulchase |
|--|---|
| aw, any seller with a potable water supply that is not served by a public water systemational brochure developed by the Vermont Department of Health regarding Testional brochure of the execution of a contract for the purchase of the Property. | ing Water from 1777 |
| aw, any seller with a potable water self- rmational brochure developed by the Vermont Department of Heath reg- rmational brochure developed by the Vermont Department of Heath reg- hin 72 hours of the execution of a contract for the purchase of the Property. | |
| rmational brochure develop of a contract for the purchase or | ble boxes): |
| aw, any seller with a potable water support of Heath Teger remational brochure developed by the Vermont Department of Heath Teger remational brochure developed by the Vermont Department of Heath Teger remainder of the Property. In 72 hours of the execution of a contract for the purchase of the Property. The Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and serviced by (check all application of the Property is connected to and se | None Don't Know |
| YPE OF WATER SYSTEM THE THE Private Shared Lake/Pond Lake Well L | Reverse Osmosis Infrared Light |
| Public or Municipal Dug Well Dug Well Spring Water Softener/Conditioner L | Don't Know |
| On-site Off-site Cistern/Reservoir/Holding Talik | Don't Know |
| Water System 1 Catalog Ultraviolet Other: Dread PVC (Plastic) Combination | Denth: 345 |
| Water Pipes are: Copper Galvanized Metal Lead PVC (Plastic) Combination Water Pipes are: Copper Galvanized Metal Lead PVC (Plastic) Combination Water Pipes are: Copper Galvanized Metal Lead PVC (Plastic) Date of driller's | 3/16/1993 |
| Water Pipes are. Drilled by: Date of driller's | s report. |
| Water System Features: Cistern/Reservoir/Holding Tank | |
| Gallons Per Minute (at time of drifter's report): CONDITION OF WATER AND WATER SYSTEM Has the water been tested for coliform bacteria? YES By whom? Lon? 1991 By whom? Lone been done? YES W NO DON' | sults: |
| We the water been tested for coliform bacteria? We The water been tested for coliform bacteria? We have the water been tested for coliform bacteria? | TKNOW |
| CONDITION OF WATER AND WATER STSTEM: CONDITION OF WATER AND WATER STSTEM: | sults: |
| Hes any other water quality or water chemistry testing of Research Program Pro | Monthly Rental Fee: \$ |
| Has any other By whom: By whom: By whom: Rent If rented, from whom: | |
| Has the water been tested for coliform bacteria. Has the water been tested for coliform bacteria. By whom? YES NO DON' Has any other water quality or water chemistry testing been done? YES NO DON' Has any other water quality or water chemistry testing been done? YES NO DON' Has any other water quality or water chemistry testing been done? YES NO DON' Water softener YES NO If "Yes," DOWN Rent If rented, from whom: Water softener DYES NO If "Yes," DYES NO If "Yes," describe: Water softener DYES NO If "Yes," DYES NO If "Yes," describe: | |
| If "Yes," when? Own □ Rent If rented, from whom: Water softener □YES ☒ NO If "Yes," □ Own □ Rent If rented, from whom: □YES ☒ NO Are you aware of low pressure in your water system? □ YES ☒ NO If "Yes," describe: □ Has your water supply ever run out or run low? □ YES ☒ NO If "Yes," describe: □ YES ☒ NO | |
| Are your water supply ever run out or run low? | evelity or quantity: |
| | |
| Describe in detail any other problems you have had with your water system. NONE Does the water have any odor, bad taste, cloudiness or discoloration? YES KNO If "YES DOES THE WATER STATES." | describe in detail: |
| Describe in detail any over the production? \(\sum \text{YES} \(\sum \text{NO If "} \) | es, describe in a |
| None any odor, bad taste, cloudiness of discolorate | |
| Does the water have any so. 5. SEWER/SEPTIC/WASTEWATER SY. that are not public of | YSTEM Ladged to |
| 5 SEWER/SEPTIC/WASTEWATER | ar municipal systems are not designed to |
| 5. Solution systems that are not public of | ler may have no knowledge of have, soil |
| | |
| Notice: Sewer septic and wastewater of conditions about which so | ed by the amount and type warranty or |
| Special Notice: Sewer septic and wastewater of conditions about which see | ed by the amount and type her factors. Seller makes no warranty or ther factors for any period of time. |
| Special Notice: Sewer septic and wastewater of conditions about which see special notice: Sewer septic and wastewater of conditions about which see special notices are affected by many conditions about which see special notices are addition, the useful life of these systems and many of ability to control. In addition, the inherent design of these systems and many of ability to control. | the ded by the amount and type warranty or ther factors. Seller makes no warranty or the to function for any period of time. |
| Special Notice: Sewer septic and wasteward of special Notice: Sewer septic and wasteward of these systems is affected by many conditions about which seems perform indefinitely and are affected by many conditions systems is affected by many conditions about which seems are affected by many conditions about which seems affected by many conditions about which seems are affected by many conditions are affected by many conditions about which seems are affected by many conditions are affected by many conditions. | ed by the amount and type the state and local permits may be required. State and local permits may be required. |
| 5. SEWER/SEPTIC/WASTEWATER S Special Notice: Sewer septic and wastewater systems that are not public of perform indefinitely and are affected by many conditions about which Selevation in the septility to control. In addition, the useful life of these systems is affected ability to control. In addition, the useful life of these systems and many of conditions, maintenance, the inherent design of these systems and many of these existence of these systems by a qualified inspector is recommended. See that these systems by a qualified inspector is recommended. | ed by the amount and type therefore, Seller makes no warranty or therefore, Seller makes no warranty or the to function for any period of time. State and local permits may be required |
| Special Notice: Sewer septic and wastewater systems about which see perform indefinitely and are affected by many conditions about which see perform indefinitely and are affected by many conditions is affected ability to control. In addition, the useful life of these systems and many of conditions, maintenance, the inherent design of these systems and many of conditions, maintenance, the inherent design of these systems will operate or continuous representation whatsoever that these systems will operate or continuous representation whatsoever that these systems will operate or continuous representation of these systems by a qualified inspector is recommended. Since one can be a system in the continuous conditions about which seems about which seems are affected by many conditions are affected by many conditions about which seems are affected by many conditions are affected by many conditions. | ed by the amount and type the section of the section of the section for any period of time. The section for any period of time. State and local permits may be required boxes: |
| Inspection of these systems water systems. for sewer, septic and wastewater systems. The Property is connected to and serviced by (check appropriate to an appropriate to a appropriate to an appropriate to a app | ooxes): septic/wastewater system Septic Tank UHolding Tanks |
| Inspection of these systems water systems. for sewer, septic and wastewater systems. The Property is connected to and serviced by (check appropriate to an appropriate to a appropriate to an appropriate to a app | ooxes): septic/wastewater system Septic Tank UHolding Tanks |
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| 100 (10) (10) 10) (10) (10) | 6. ADDITIONAL INFORMATION CONCERNING THE | TROLE | and the second of the second o | mar all second and the second 20 |
|--------------------------------|--|----------|--|----------------------------------|
| (a) | Age of Building(s): Main Bldg. 42 42445 Additions to Main Bldg. | | | |
| | Additional Building(s): (a) (b) | N/ 1 | | |
| (b) | Is Seller currently occupying the Property? If "No," how long has it been since Seller | X YES | □NO | |
| | occupied? | YES | □NO | Party of the form |
| (c) | Has Seller built or caused to be built any of the buildings on the Property, or made any additions, modifications, alterations or renovations to any building on the Property? | La ile | | |
| 3 2 2 | If "Yes," please explain: Deenze; HASTZE BEALCOH ADDZO; Peech | YES | □NO | |
| (d) | If "yes," did you obtain all necessary permits and approvals for such work? | YES | NO | |
| (e) | Are any property or development rights (e.g. conservation easements to Land Trusts, | TES | Z NO | |
| 10 | etc.) owned by others? If "Yes," by whom: Has Seller received written notice of any violations of local, state or federal laws, | LYES | NO | |
| (f) | building codes and/or zoning ordinances affecting the Property? | □YES | NO | □ DON'T KNOW |
| (g) | Are there any property tax abatements, land use tax stabilization agreements or other special property tax arrangements applicable to the Property? | | | DON'T KNOW |
| (h) | Has Seller received notice that the Property will be reassessed by any taxing authority | ☐ YES | M NO | 9 |
| (i) | during the next 12 months? Does the property have Urea-Formaldehyde Foam Insulation? | YES | NO | ☐ DON'T KNOW |
| (i) (j) | Does the Property have Asbestos and/or Asbestos Materials in the siding-walls-plaster- | YES | ≥ NO | □ DON'T KNOW |
| (1) | flooring-insulation-heating system? | [] vino | Clyo | M DON'T KNOW |
| (k) | Has the Property been tested for Radon Gas? | ☐ YES | □NO | DON I KNOW |
| (1) | If "Yes," when?Results: | | Clara | CI DON'T KNOW |
| (m) | Does the Property have evidence of mold? | YES | ⋈ NO | □ DON'T KNOW |
| (n) | If "Yes," what has been done about the mold? | | | |
| | | Clymo | ⋈ NO | |
| (0) | Are you aware of any off-site conditions in your neighborhood/community that could adversely affect the value or desirability of the Property, such as noise, proposed major new development, relocation or major construction of roads or highways, proposed zoning changes, etc.? If "Yes," explain in detail: | YES | AINO | |
| | | ☐ YES | MNO | □ DON'T KNOW |
| (p) | Is there any infestation by pests that affect the property? If "Yes," explain: | LIYES | | |
| (q) | Do you have any knowledge of any damage to the Property caused by pests? | YES | ⋈ NO | □ DON'T KNOW |
| (r) | Is the Property currently under warranty or other coverage by a licensed pest control | YES | NO | □ DON'T KNOW |
| (.) | company? | Dyrec | NO | □ DON'T KNOW |
| (s) | Do you know of any termite/pest control reports or treatments for the Property in the last five years? | YES | | |
| (t) | Does the Property have any audio and/or video surveillance or recording equipment? | YES | ⊠ NO | □ DON'T KNOW |
| | If Ves will said equipment be active during showings? Yes \(\subseteq \text{NO_} \subseteq \) | YES | NO | □ DON'T KNOW |
| (u) | Has the Property received a home energy audit/assessment/rating/profile? If yes, when?by whom? | | Ready 1 1 C | |
| (v) | Further explanation of answers to any of the above: | | | |
| | | | | |
| 7 | . CONDOMINIUMS SUBDIVISIONS/ HOMEOWNERS' ASSOCIATION AGREEMENTS/ROAD MAINTENANCE ASSOCIATIONS AGREEMENTS/ROAD A | ONS/RO | AD MAI S | INTENANCE |
| (0) | Is the Property part of a condominium or other common interest ownership regime or is it | YES | NO | |
| (a) | subject to covenants, conditions and restrictions (CC&R's)? If "Yes," Condo does or | | | |
| (b) | CC&R's attached? Is there any defect, damage, or problem with any common elements or common areas? If | ☐ YES | PNO | □ DON'T KNOW |
| (c) | "Yes," describe below. Is there any condition or claim which may result in an increase in assessment or fees? If | ☐ YES | DNO | □ DON'T KNOW |
| | "Yes," describe below. | YES | ₽NO | □ DON'T KNOW |
| (d) | Are any required storm water permits current? | 1110 | | |
| | | | | |
| Seller | 's Initials Purchaser's Initials | | | |

| onte | 1100 | | |
|--|--|--|--|
| tican or "common area" expenses or assessments | | H'NO | |
| Are there any homeowners' association or "common area" expenses or assessments affecting the Property? Are there presently any outstanding special assessment(s) on the Property? If "Yes," | □ YES | M. NO | · · · · · · · · · · · · · · · · · · · |
| | LIYES | DENO | |
| Are there presently any outstanding special assessments on the Property? If "Yes," anticipated amount: \$ Are there any anticipated special assessments on the Property? If "Yes," anticipated Monthly Quarterly Yearly | LIYES | Park. | |
| amount: \$ anticipated special assessments on the Property? If Yes, anticipated special assessments on | | | |
| Are there any anticipated special assessment Quarterly Quarterly | - | | |
| amount: \$ | | 1700 | □ DON'T KNOW |
| Purnose of special assessments | ☐ YES | d ZNO | |
| Purpose of special assessments. Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining on any outstanding special assessments: Years or term remaining or term remaining or term remaining special assessments: Years or term remaining or term remaining or term remaining or term remaining special assessments. | | DANO | □ DON'T KNOW |
| there any chillent actions, any other parties, and | LYES | цано | |
| Are there any current actions, disputes of the parties? If "Yes," describe condominium owners' association and any other parties? If "Yes," describe below. Do you know of any violations of local, state, or federal laws or regulations, condominium rules or CC&R's relating to the Property? If "Yes," describe below. | | | |
| condominated of local, state, or reperty? If "Yes," describe below. | | | |
| Do you know of any violations of the Property? If Tes, decondominium rules or CC&R's relating to the Property? If Tes, decondo | | | |
| Condominium/nonecowner | | | |
| Phone number/e-mail: | | | |
| Phone number/e-mail: | | | and the second s |
| alonation of any or | | - | And the same of th |
| THERE ANYTHING ELSE THAT SHOULD BE DISCLOSED ABOUT THE CONE swering this question, you should be guided by what you would want to know about the construction of the property of the information in this report to reduce the concerning the sale of the Property. The information provided herein does not constitute a concerning the sale of the Property. Seller hereby authorizes any real estate agent to the Property or any feature of the Property. Seller hereby authorizes any real estate agent to the Property or any feature of the Property. Seller hereby authorizes any real estate agent to the Property or any feature of the Property. Seller hereby authorizes any real estate agent to the Property or any feature of the Property. Seller hereby authorizes any real estate agent to the Property or any feature of the Property. This REPORT TO A BUYER OR PROSPECTIVE BUYER, buyer. IN DELIVERING THIS REPORT TO A BUYER ANY INQUIRY OR INVESTIGATION PROPERTY, THAT THEY HAVE MADE ANY INQUIRY OR INVESTIGATION PROPERTY, THAT THEY INFORMATION PROVIDED IN THIS REPORT BY SETTING THE INFORMATION PROVIDED IN THIS REPORT BY SETTING THE INFORMATION PROVIDED IN THIS REPORT. | e likelihood any warrant o provide a , NO REPE KNOWLE | of DISPI y, express copy of the RESENTA | UTES or LEGAL ACTI or implied, by Seller ab his report to any prospec TION IS MADE BY A |
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