

5. SEWER/SEPTIC/WASTEWATER SYSTEM

Special Notice: Sewer septic and wastewater systems that are not public or municipal systems are not designed to perform indefinitely and are affected by many conditions about which Seller may have no knowledge or have any ability to control. In addition, the useful life of these systems is affected by the amount and type of use, soil conditions, maintenance, the inherent design of these systems and many other factors. Seller makes no warranty or representation whatsoever that these systems will operate or continue to function for any period of time. Inspection of these systems by a qualified inspector is recommended. State and local permits may be required for sewer, septic and wastewater systems.

TYPE OF SYSTEM The Property is connected to and serviced by (check appropriate boxes):

☐ Public or Municipal Sewer System ☒ Shared ☒ On-site septic/wastewater system ☐ Off-site septic/wastewater system

☒ Septic Tank ☒ New or Alternate Technology (explain technology) *see addendum + attached*

☐ Holding Tanks ☐ Cesspool ☐ Sewage Pump ☐ Dry Well ☐ Conventional disposal area ☐ Mound System disposal area

☒ At Grade ☐ Other ☐ Don't know If other, please explain: _____

What is the annual cost of municipal sewer? \$ 0 Date Range: _____

CONDITION OF SYSTEM If other than public or municipal sewer/wastewater system, answer the following:

Date system installed: multiple dates Is the system entirely on your Property? ☒ YES ☐ NO ☐ DON'T KNOW If "No," where is it? _____

Has the system been repaired since you have owned the Property? ☐ YES ☒ NO If "Yes," when? _____ By whom? _____

What was done? _____

Type of septic tank: ☐ Concrete ☐ Metal ☐ Fiberglass ☐ Other (describe) _____ ☐ Don't know

Septic tank capacity (in gallons) 1500 ☐ Don't know

Date Septic Tank Last Inspected? _____ ☐ Don't know Reports of last inspection/pumping attached ☐ YES ☐ NO

Date Septic Tank Last Pumped? 5/14/24 ☐ Don't know By whom? *Wind River Environmental*

If required by a State of Vermont wastewater permit, have required periodic maintenance/inspections been completed? ☐ Yes ☐ No

If so, date of most recent service _____ Cost: \$ _____ By whom: _____

To your knowledge, is any portion of the system in need of repair or replacement? ☐ YES ☒ NO If "Yes," describe in detail: _____

Has the property been occupied as a primary residence for at least 181 days during any one calendar year between December 31, 1986 and December 31, 2006? ☒ YES ☐ NO ☐ DON'T KNOW

6. ADDITIONAL INFORMATION CONCERNING THE PROPERTY

(a)	Is Seller currently occupying the Property? If "No," how long has it been since Seller occupied?	☒ YES	☐ NO	
(b)	Are any property or development rights (e.g. conservation easements to Land Trusts, etc.) owned by others? If "Yes," by whom: _____	☐ YES	☒ NO	
(c)	Is property enrolled in Vermont's Current Use program?	☐ YES	☒ NO	
(d)	Has Seller received written notice of any violations of local, state or federal laws, building codes and/or zoning ordinances affecting the Property?	☐ YES	☒ NO	
(e)	Are there any property tax abatements, land use value appraisal, land use tax stabilization agreements or other special property tax arrangements applicable to the Property? If yes, explain: _____	☐ YES	☒ NO	☐ DON'T KNOW
(f)	If the house was built after December 31, 1997, is a Residential Building Energy Standard (RBES) certification available?	☐ YES	☐ NO	☒ DON'T KNOW
(g)	Has Seller received notice that the Property will be reassessed by any taxing authority during the next 12 months?	☒ YES	☐ NO	
(h)	Does the property have Urea-Formaldehyde Foam Insulation?	☐ YES	☒ NO	☐ DON'T KNOW
(i)	Does the Property have Asbestos and/or Asbestos Materials in the siding, walls, plaster, flooring, insulation, heating system?	☐ YES	☒ NO	☐ DON'T KNOW

Seller's Initials CW

Purchaser's Initials _____