

VERMONT PROPERTY TRANSFER TAX RETURN

Jun-02

3602 JOANNE BUCK & PHILIP OXNAM TO JILL WHYSEL DWL 290 DUMP RD	19350 BEACON LIGHT RD   \$245,000	MONUMENT CO 80132
3622 GLENN CATANIA JR. TO ROBERT AND MARY GRACE MANZ CASTLEROCK #38	16 ROSEWOOD DR  525 CRESCENT AVE \$150,000	SIMSBURY CT 06070  SARATOGA SPRINGS NY 12
3614 W. JEFFREY & PATRICIA CONNELL TO GUNN FAMILY 1996 REALTY TRUST 2.6 AC OFF CIDER HILL	8 STANDISH AVE   \$65,000	FALMOUTH MA 02540
3613 GILBERT GEIGER JR. TO ROBERTA BENNETT 7.3 AC VICKERY HILL RD	1719 COMMON RD  PO BOX 528 \$80,000	WAITSFIELD VT 05673  WARREN VT 05674
3629 ASHTON L. HART TO JOSEPH CAMPISE DWL & 5.8 ACRES BREADAWAY FARM RD	BITTERSWEET LANE  155 WEST 65 TH \$347,000	TURLAND TOWN, VT 05701  NY, NY 10023
3628 JASON E. HEROUX TO BARRIE FISHER DWL & LOT #3 ELS REALTY PRD	PO BOX 425  83 RIVERWATCH LANE \$260,000	WAITSFIELD, VT 05673  WARREN, VT 05674
3612 HEWITT FAMILY TRUST TO BRUCE AND JANE BOWER SUNDOWN #10	347 BLUSH HILL ESTATES  166 DOW RD \$120,500	WATERBURY VT 05676  HOLLIS NH 03099

TO STEVEN & IIONA BRANDEIS CASTLEROCK #14	5601 PALISADE AVE \$136,500	RIVERDALE NY 10471
3603 CHRISTOPHER SHIVO TO GARRETT AND JOAN SHIVO PLAT G BLOCK 43	6232 DURHAM RD 82 BEAVER LANE \$0	PIPERSVILLE PA 18947 WARREN VT 05674
3604 ROBERT W. SWAN TO JEFFREY SWAN DWL & 143 RETRIEVER RUN	146 ROXBURY RD 143 RETRIEVER RUN \$0	ROXBURY VT 05669 WARREN VT 05674
3601 JAMES AND DIANE THAL TO PHILIP AND CAREY SCHWARTZ MOUNTAINSIDE #27	71 STONEHENGE DR 25 BRANCH LANE \$82,500	LINCROFT NJ 07738 STAMFORD C 07738
3607 NANCY TREMMEL TO NANCY TREMMEL, TRUSTEE	PO BOX 52 PO BOX 52 \$0	WAITSFIELD VT 05673 WAITSFIELD VT 05673
3620 UNIVERSITY OF TORONTO TO JEFFREY RESNICK DWL AT 211 CIDER HILL RD	21 SUSSEX AVE RM #224 46 FIDDLERS GREEN DR \$850,000	TONTONTO M35 1J6 ONT LLOYD HARBOR NY 11763
3621 KEITH VAN BUSKIRK TO MONTGOMERY TIMBER CO 93 ACRES PARCEL 42A	543 QUEENSBURY AVE SEC PO BOX 127 \$55,000	QUENNSBURY NY 12804 ENFIELD CTR NH 03740
3605 ARTHUR WADSWORTH TO	70 JANE ST	NYC,NY 10014

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3605 ARTHUR WADSWORTH TO	70 JANE ST	NYC,NY 10014

3617 SETH JOSLIN  
TO  
SETH AND MELISSA JOSLIN  
DWL AT 104 MIDDLE PINES RD

104 MIDDLE PINED RD WARREN VT 05674

104 MIDDLE PINED RD WARREN VT 05674  
\$0

3615 RONALD AND NORMA KING  
TO  
DAVID GOULD AND SANDRA CARDOSI  
186 MAPLE STREET

260 KENDALL HILL RD ASHBY MA 01431

73 CENTER ST ANDOVER MA 01510  
\$110,000

3630 NORMAND R. MAROIS  
TO  
AUDREY B. WITSCHI  
SOUTHFACE #25

PO BOX 563 SUTTON MA 01590

PO BOX 1404 WAITSFIELD, VT 05673  
\$210,000

3616 NEAL W. MCGRATH  
TO  
JILL & LOIS MCGRATH

200 RED HILL RD MIDDLETOWN NJ 07748

200 RED HILL RD MIDDLETOWN NJ 07748  
\$11,000

3609 ROBERT AND LOUISE MESSNER  
TO  
ROBERT AND LOUISE MESSNER  
DWL & VIP LOTS

488 WOODS RD S WARREN VT 05674

488 WOODS RD S WARREN VT 05674  
\$0

3606 FLORENCE MILLS  
TO  
RICHARD AND SUZANNE MACSISAK  
B 3B LOT 30

20 NAOMI DR LEDYARD CT 06339

215 PINE ST WARREN VT 05674  
\$500

3600 RICHARD MORIN  
TO  
TERRE LYNN BENJAMIN  
TIMBERLINE 14

PO BOX 820 WAITSFIELD VT 05673

\$62,500

3623 BARBARA & THOMAS MURPHY TO BARBARA & THOMAS MURPHY ALPINE VILLAGE	PO BOX 216  PO BOX 216	WARREN VT 05674  WARREN VT 05674 \$0
3631 RAYMOND AND ERIKA PETERSON TO RAYMOND AND ERIKA PETERSON SOUTHFACE # 26	17 OYSTER POINT  17 OYSTER POINT \$-0-	WARREN, RI 02885  WARREN, RI 02885
3606 CHARLES POLLOCK TO SHERYL FRATELL 11 ACRES BEAVER LANE	411 EAST 53RD ST  411 EAST 53RD ST	NY NY 10022  NY NY 10022 \$0
3619 HELEN PRACHUP TO CRAIG SOOTER LOT 15 PLEASANT RD	32 ORANGE ST  PO BOX 645	FAIRFIELD CT 06430  WAITSFIELD VT 05673 \$200
3625 ESTATE OF HELEN RYAN TO VILLAGE RUN ASSOCIATION VILLAGE RUN #9	2 HEWING FARM RD  PO BOX 478	WELLESLEY MA 02481  MORETOWN VT 05660 \$23,412.50
3626 KEVIN RYAN TO VILLAGE RUN ASSOCIATION VILLAGE RUN #9	234 VERMONT ST  PO BOX 478	WEST ROXBURY MA 02132  MORETOWN VT 05660 \$23,412.50
3624 RICHARD SALTZMAN TO RICHARD SALTZMAN TRUSTEE ROUTE 100	BOX 365  BOX 365	WARREN VT 05674  WARREN VT 05674 \$0
3608 J. DALE SHERRATT TRUSTEE	167 WORCESTER ST.	WELLESLEY MA 02481

PATRICIA MCCARY 317 LOOP RD	143 LAKEWOOD CIR S. \$110,000	MANCHESTER CT 06040
3610 RONALD WEBSTER TO RONALD WEBSTER LOT 8 & E VIP	448 WOODS RD S	WARREN VT 05674
	448 WOODS RD S	WARREN VT 05674
		\$0
3611 RONALD WEBSTER TO RONALD WEBSTER LOT 7 & F VIP	448 WOODS RD S	WARREN VT 05674
	448 WOODS RD S	WARREN VT 05674
		\$0
3618 DEBRA WERNER STRAITON TO ALAN W. WERNER SR ALPINE C 23 35 & 36	PO BOX 364	BRIDGEWATER CT 06752
	78 CANDLEWOOD LAKE RD	NEW MILFORD CT 06776
		\$0

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Richard G. Morin	P. O. Box 820, Waitsfield, Vt. 05673	
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Terre Lynn Benjamin		

<b>C</b> PROPERTY LOCATION (Address in full) Unit #14, Timberline Condo, Warren	<b>D</b> DATE OF CLOSING 5-31-2002
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**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

<b>F</b> LAND SIZE (Acres or fraction thereof) n/a	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
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**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <u>1</u> (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>62,500.00</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>62,500.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 212.50

**Q** DATE SELLER ACQUIRED 5-23-1990

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1

(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>5-31-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>145</u>	PAGE NO. <u>671-672</u>	SIGNED <u>[Signature]</u> CLERK	3600
LISTED VALUE \$ <u>80000</u>	GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-3-02</u>	
PARCEL ID NO. <u>308014</u>	GRAND LIST CATEGORY <u>0</u>		

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
<del>Rate</del> .....		e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ _____

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

- This property is the subject of Subdivision Permit No. EC-1211-5 and is in compliance with said permit, ~~to the best of the~~ to the best of the seller's knowledge, except as disclosed in Resale Certificate
- This property and any retained parcel is exempt from the subdivision regulations because (see Instructions for exemptions):
  - Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
  - Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:

- This property is the subject of Act 250 Permit No. 5W0117 and 5W0251, as amended and is in compliance with said permit, except as above noted.
- This property is exempt from Act 250 because: (list exemption number from Instructions)

E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See Instructions for Form RW-171).

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.			
SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	5/31/01		5/31/02
Richard G. Morin			
Preparer's Signature		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>P. O. Box 515</u> <u>Waitsfield, Vermont 05673</u>		Buyer's Representative (Print or Type) _____ Tel. _____	

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James W. Thal	71 Stonehenge Drive, Lincroft, NJ 07738	
Diane M. Thal	same	
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Philip A. Schwartz	25 Branch Lane, Stamford, CT 07738	
Carey S. Schwartz	same	

<b>C</b> PROPERTY LOCATION (Address in full) Unit #27, Mountainside Condominium, Warren	<b>D</b> DATE OF CLOSING 5-31-2002
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**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/TROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

<b>F</b> LAND SIZE (Acres or fraction thereof) n/a	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ <input checked="" type="checkbox"/> NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ <input checked="" type="checkbox"/> NO _____ YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
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**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <u>1</u> (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>82,500.00</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>82,500.00</u>
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STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

<b>PROPERTY TRANSFER TAX</b> MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	1,031.25
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**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$

**Q** DATE SELLER ACQUIRED 1-22-1993

**R** IF A VERMONT LAND GAIN TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1

(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>4-26-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>145</u> PAGE NO. <u>685-686</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>81000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-3-02</u>	<u>3601</u>
PARCEL ID NO. <u>316027</u>		
GRAND LIST CATEGORY <u>0</u>		

## RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return .....		2. a. \$ 82,500.00
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ 1,031.25
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ 1,031.25

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 

a. Parcel to be sold:	Exemption Number _____	Number of acres _____
b. Parcel retained:	Exemption Number _____	Number of acres _____

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. 25773 from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>James W. Thal</i> James W. Thal	4/25/02	<i>Carol P. Schumacher</i> Carol P. Schumacher	5/31/02
<i>Diane M. Thal</i> Diane M. Thal	4/25/02		

Preparer's Signature: *Sheila K. Getzinger* Prepared by: Sheila K. Getzinger, Esq.  
 Preparer's Address: P. O. Box 515, Waitsfield, Vermont 05673  
 Buyer's Representative: \_\_\_\_\_ Tel. \_\_\_\_\_

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) Philip L. Oxnam JoAnne Buck	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 19350 Beacon Light Road Monument, Colorado 80132	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Jill C. Whysel <i>called Shelia for address -</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>C</b> PROPERTY LOCATION (Address in full) 290 Dump Road, Warren		<b>D</b> DATE OF CLOSING 5-31-02

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____% INTEREST	6. <input type="checkbox"/> LEASE	9. <input type="checkbox"/> OTHER _____

**F** LAND SIZE (Acres or fraction thereof) 4.9 acres ±

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO  YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK  OWNER FINANCING  OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

**M** TOTAL PRICE PAID \$ 245,000.00

**N** PRICE PAID FOR PERSONAL PROPERTY \$ 0

**O** PRICE PAID FOR REAL PROPERTY \$ 245,000.00

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

\$ 2,312.50

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS

**Q** DATE SELLER ACQUIRED 06-05-1991

**R** IF A VERMONT LAND GAIN TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1

(CONTINUED ON REVERSE SIDE)

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>5-10-02</u> BOOK NUMBER <u>145</u> PAGE NO. <u>713-714</u> LISTED VALUE \$ <u>179300</u> GRAND LIST YEAR OF <u>2002</u> PARCEL ID NO. <u>022001</u> GRAND LIST CATEGORY <u>R1</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-3-02</u>	TOWN NUMBER <u>3602</u>
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### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a. \$ <u>100,000.00</u>
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ _____
e. Tax rate .....	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ <u>500.00</u>
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line O on front of return .....	2. a. \$ <u>245,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ <u>100,000.00</u>
c. Subtract Line 2b from Line 2a .....	c. \$ <u>145,000.00</u>
d. Tax Rate .....	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ <u>1,812.50</u>
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on line P on front of return .....	3. \$ <u>2,312.50</u>

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR, that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. 25838 from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
 JoAnne Buck	✓ 5-10-02	 Jill C. Whysel	5/31/02
 Philip L. Oxnam	✓ 5-10-02		

Preparer's Signature  Prepared by Sheila K. Getzinger, Esq.

Preparer's Address P. O. Box 515 Buyer's Representative (Print or Type) \_\_\_\_\_ Tel. \_\_\_\_\_  
Waitsfield, Vermont 05673

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Christopher B. Shivo	6232 Durham Road Pipersville, PA 18947	[REDACTED]
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Garrett J. Shivo Joan Shivo	82 Beaver Lane Warren, VT 05674	
<b>C</b> PROPERTY LOCATION (Address in full)	<b>D</b> DATE OF CLOSING	
Block 43 of Plat G/Alpine Village, Warren	6/ /02	

**E** INTEREST IN PROPERTY

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

**F** LAND SIZE (Acres or fraction thereof)

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO \_\_\_\_\_ YES \_\_\_\_\_  
 WAS SALE BETWEEN FAMILY MEMBERS \_\_\_\_\_ NO \_\_\_\_\_ YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK     OWNER FINANCING     OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1.  NONE      5.  FARM BUILDINGS      9.  STORE

2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO \_\_\_\_\_ YES \_\_\_\_\_

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.

Exemption #16:

**M** TOTAL PRICE PAID \$ \_\_\_\_\_    **N** PRICE PAID FOR PERSONAL PROPERTY \$ \_\_\_\_\_    **O** PRICE PAID FOR REAL PROPERTY \$ \_\_\_\_\_

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS    \$ 0.00

**Q** DATE SELLER ACQUIRED 1995, 1998, 1999 \_\_\_\_\_

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #5 \_\_\_\_\_

(CONTINUED ON REVERSE SIDE)

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>5-29-02</u> BOOK NUMBER <u>145</u> PAGE NO. <u>731-732</u> LISTED VALUE \$ <u>5000</u> GRAND LIST OF 20 <u>02</u> PARCEL 10 OR MAP NO. <u>418 212</u> GRAND LIST CATEGORY <u>m</u>	ACKNOWLEDGEMENT RETURN RECEIVED INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-5-02</u>	TOWN NUMBER <u>3603</u>
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### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ _____ 0.00
e. Tax rate .....	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ _____ 0.00
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line O on front of return .....	2. a. \$ _____ 0.00
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a .....	c. \$ _____ 0.00
d. Tax rate .....	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ _____ 0.00
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$ _____ 0.00

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,  
OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
- 4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
		<i>Daneth Shio</i>	6/5/02
		<i>JoAnn Shio</i>	6/5/02

Preparer's Signature \_\_\_\_\_ Prepared by King & King

Preparer's Address P.O. Box 879 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert W. Swan	<i>146 ROXBURY RD. ROXBURY, VT. 05669</i>	
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Jeffrey C. Swan	143 Retriever Run Warren, VT 05674	

<b>C</b> PROPERTY LOCATION (Address in full) 143 Retriever Run, Warren	<b>D</b> DATE OF CLOSING 5/ /02
---	------------------------------------

**E** INTEREST IN PROPERTY

1. <input type="checkbox"/> FEE SIMPLE	3. <input checked="" type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

**F** LAND SIZE (Acres or fraction thereof)

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO \_\_\_\_\_ YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO \_\_\_\_\_ YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK  OWNER FINANCING  OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.  
 Exemption #5 - transfer between father and son

<b>M</b> TOTAL PRICE PAID \$ 0.00	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ 0.00	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ 0.00
-----------------------------------	---	---

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 0.00
---	---------

**Q** DATE SELLER ACQUIRED 1/5/96

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET # 2  
 (CONTINUED ON REVERSE SIDE)

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Warren

DATE OF RECORD 5-23-02

BOOK NUMBER 146 PAGE NO. 2-3

LISTED VALUE \$ 134700 GRAND LIST OF 2002

PARCEL 10 OR MAP NO. 016005-201

GRAND LIST CATEGORY R1

ACKNOWLEDGEMENT  
 RETURN RECEIVED INCLUDING CERTIFICATES  
 AND, ACT 250 DISCLOSURE STATEMENT) AND TAX  
 PAID.

SIGNED [Signature] CLERK

DATE 6-5-02

TOWN NUMBER  
3604

### RATE SCHEDULE

**1. Tax on Special Rate Property:**

a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ _____
e. Tax rate .....	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ _____ 0.00

**2. Tax on General Rate Property:**

a. Enter amount from Line O on front of return .....	2. a. \$ _____ 0.00
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a .....	c. \$ _____ 0.00
d. Tax rate .....	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ _____ 0.00

**3. Total Tax Due:**

Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$ _____ 0.00
---	------------------

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b

E. That this transfer ~~does~~ / does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
- 4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Robert W. Swann</i>	5/23/02	<i>Jeff E. Swann</i>	5/23/02

Preparer's Signature \_\_\_\_\_ Prepared by King & King

Preparer's Address P.O. Box 879 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES

**MONTPELIER, VERMONT 05609-1401**

(PLEASE TYPE OR PRINT CLEARLY)

<b>[A] SELLER'S (TRANSFEROR'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
Arthur W. Wadsworth	70 Jane Street New York City, NY 10014	██████████
<b>[B] BUYER'S (TRANSFeree'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
Patricia M. McCary	143 Lakewood Circle South Manchester, CT 06040	██████████

<b>[C] PROPERTY LOCATION (Address in Full)</b> 317 Loop Road, Warren, Vermont	<b>[D] DATE OF CLOSING</b> May 3, 2002
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**[E] INTEREST IN PROPERTY**

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER

<b>[F] LAND SIZE (Acres or fraction thereof)</b> 1.5+/- acres	<b>[G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES <b>WAS SALE BETWEEN FAMILY MEMBERS</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES <b>STATE RELATIONSHIP FINANCING:</b> <input checked="" type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
--	---

**[H] BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):**

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH ____ DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ Describe
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR ____ MAKE _____	SERIAL NO. _____
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH ____ UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**[I] PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ Describe

**[J] PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ Describe

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**[K] CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO**

**[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.**

<b>[M] TOTAL PRICE PAID \$ 110,000.00</b>	<b>[N] PRICE PAID FOR PERSONAL PROPERTY \$</b>	<b>[O] PRICE PAID FOR REAL PROPERTY \$ 110,000.00</b>
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STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX: MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES**

<b>[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS</b>	<b>\$ 1375.00</b>
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**[Q] DATE SELLER ACQUIRED** 10/6/79

**[R] IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTIONS FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET** 1  
 (CONTINUED ON REVERSE SIDE)

<p style="text-align: center;"><b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b></p> <p>TOWN/CITY <u>Warren</u></p> <p>DATE OF RECORD <u>6-3-02</u></p> <p>BOOK NUMBER <u>146</u> PAGE NO. <u>7-8</u></p> <p>LISTED VALUE \$ <u>77600</u> GRAND LIST YEAR <u>2002</u></p> <p>PARCEL ID NO. <u>038003</u></p> <p>GRAND LIST CATEGORY <u>VI</u></p> <p style="text-align: center;"><b>ACKNOWLEDGMENT</b></p> <p>RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.</p> <p>SIGNED <u>[Signature]</u> CLERK</p> <p>DATE <u>6-5-02</u></p>	<p>TOWN NUMBER</p> <p style="font-size: 2em;"><u>3605</u></p>
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**RATE SCHEDULE**

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a.	\$
b. Value of property enrolled in current use program .....	b.	\$
c. Value of qualified working farm .....	c.	\$
d. Add Lines 1(a), (b) and (c) .....	d.	\$
e. Tax Rate .....	e.	\$.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e) .....	f.	\$
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return .....	2. a.	\$ 110,000.00
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.	\$
c. Subtract Line 2(b) from Line 2(a) .....	c.	\$
d. Tax rate .....	d.	\$.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.	\$ 1,375.00
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3.	\$ 1,375.00

**FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES**

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel to be retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on Page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

**WITHHOLDING CERTIFICATION**

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
  - 1. Under penalties of perjury, Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Arthur W. Woodcock</i>	6/3/02	<i>Patricia M. McCarty</i>	6/3/02
<i>Shush M. Woodcock</i>			
<i>Arthur W. Woodcock</i>			

Preparer's Signature *Arthur W. Woodcock* Prepared By Darby Laundon Stearns Thorndike & Kolter, LLP  
 Preparer's Address 89 South Main Street, Waterbury, Vermont 05676 Buyer's Representative Tele

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Charles R. Pollock	411 East 53rd Street New York, NY 10022	[REDACTED]
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sheryl Fratell	411 East 53rd Street New York, NY 10022	[REDACTED]
<b>C</b> PROPERTY LOCATION (Address in full) Beaver Lane Warren, Vermont		<b>D</b> DATE OF CLOSING

**E** INTEREST IN PROPERTY

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

**F** LAND SIZE (Acres or fraction thereof) 11+/-

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO  YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK     OWNER FINANCING     OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1.  NONE      5.  FARM BUILDINGS      9.  STORE

2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER     OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES    DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.  
#4

**M** TOTAL PRICE PAID \$ \_\_\_\_\_    **N** PRICE PAID FOR PERSONAL PROPERTY \$ \_\_\_\_\_    **O** PRICE PAID FOR REAL PROPERTY \$ 0

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX**      MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS      \$ 0

**Q** DATE SELLER ACQUIRED 10/14/66

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1  
(CONTINUED ON REVERSE SIDE)

**THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK**

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>6-4-02</u> BOOK NUMBER <u>146</u> PAGE NO. <u>32-33</u> LISTED VALUE \$ <u>41000</u> GRAND LIST YEAR OF <u>2002</u> PARCEL ID NO. <u>028003-7</u> GRAND LIST CATEGORY <u>m</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-5-02</u>	TOWN NUMBER <u>3606</u>
---	--	----------------------------

### RATE SCHEDULE

**1. Tax on Special Rate Property:**

- |  |                |
|--|----------------|
| a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) ..... | 1. a. \$ _____ |
| b. Value of property enrolled in current use program .....                                     | b. \$ _____    |
| c. Value of qualified working farm .....   | c. \$ _____    |
| d. Add Lines 1a, b and c .....   | d. \$ _____    |
| e. Tax rate .....  | e. _____ 0.005 |
| f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....                         | f. \$ _____    |

**2. Tax on General Rate Property:**

- |  |                  |
|--|------------------|
| a. Enter amount from Line 0 on front of return .....                   | 2. a. \$ _____ 0 |
| b. Enter amount from top of Rate Schedule above .....                  | b. \$ _____      |
| c. Subtract Line 2b from Line 2a .....                                 | c. \$ _____      |
| d. Tax Rate .....  | d. _____ 0.0125  |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d ..... | e. \$ _____ 0    |

**3. Total Tax Due:**

Add Lines 1f and 2e and enter here and on line P on front of return ..... 3. \$ \_\_\_\_\_

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.			
SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Charles R. Pollock</i>	6/4/02	<i>Sheryl Fratell</i>	6/4/02
Charles R. Pollock		Sheryl Fratell	

Preparer's Signature \_\_\_\_\_ Prepared by Neal D. Ferenc, Esq.

Preparer's Address P.O. Box 656  
Moretown, VT 05660

Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Florence Mills	20 Naomi Dr., Ledyard, CT 06339	[REDACTED]
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Richard Macsisak	215 Pine St., Warren, VT 05674	[REDACTED]
Suzanne T. Macsisak	same	[REDACTED]
<b>C</b> PROPERTY LOCATION (Address in full) Lot 30, Block 3B, Plat B, Alpine Village, Warren. VT 05674		<b>D</b> DATE OF CLOSING
<b>E</b> INTEREST IN PROPERTY		
1. <input checked="" type="checkbox"/> FEE SIMPLE    3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST    5. <input type="checkbox"/> TIME-SHARE    7. <input type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE    4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST    6. <input type="checkbox"/> LEASE    8. <input type="checkbox"/> OTHER _____		
<b>F</b> LAND SIZE (Acres or fraction thereof)	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____	
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).		
1. <input checked="" type="checkbox"/> NONE    5. <input type="checkbox"/> FARM BUILDINGS    9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY    6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS    10. <input type="checkbox"/> OTHER _____ DESCRIBE 3. <input type="checkbox"/> SINGLE FAMILY DWELLING    7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 4. <input type="checkbox"/> CAMP/VACATION HOME    8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED		
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE		
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):		
1. <input type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE 2. <input checked="" type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input type="checkbox"/> OTHER _____ DESCRIBE		
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):		
1. <input type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE 2. <input checked="" type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input type="checkbox"/> OTHER _____ DESCRIBE		
WAS PROPERTY PURCHASED BY TENANT _____ NO _____ YES    DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY _____ NO _____ YES		
<b>K</b> CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.		
<b>M</b> TOTAL PRICE PAID \$ 500.00	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ _____
STATE TYPE OF PERSONAL PROPERTY _____ IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		
<b>PROPERTY TRANSFER TAX</b> MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES		\$ 6.25
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		
<b>Q</b> DATE SELLER ACQUIRED 7-7-61		
<b>R</b> IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 _____ (CONTINUE ON REVERSE SIDE)		

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>5-30-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3606
BOOK NUMBER <u>146</u> PAGE NO. <u>44-85</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>400</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6/7/02</u>	
PARCEL ID NO. <u>417373-1</u>		
GRAND LIST CATEGORY <u>m</u>		

## RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$	
b. Value of property enrolled in current use program .....	b. \$	
c. Value of qualified working farm .....	c. \$	
<del>Value of property on Line 1(a), (b) and (c)</del> .....	d. \$	
e. Tax rate .....	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f. \$	
2. Tax on General Rate Property:		500.00
a. Enter amount from Line O on front of return .....	2. a. \$	
b. Enter amount from Line 1(d) of Rate Schedule above .....	b. \$	500.00
c. Subtract Line 2(b) from Line 2(a) .....	c. \$	0.0125
d. Tax rate .....	d.	6.25
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e. \$	
3. Total Tax Due:		6.25
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....		3. \$

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. 1 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):

a. Parcel to be sold:	Exemption Number	Number of acres	
b. Parcel retained:	Exemption Number	Number of acres	

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. B and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions)

E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,  
OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Susan A. Olenick POA</i>	<i>May 30, 2017</i>		

Preparer's Signature \_\_\_\_\_ Prepared by Olenick & Olenick, P.C.

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_

(Print or Type)

**VERMONT PROPERTY TRANSFER TAX RETURN**  
**VERMONT DEPARTMENT OF TAXES**  
**MONTPELIER, VERMONT 05609-1401**

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) <i>Nancy Tremmel</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>P.O. Box 52 Waitsfield VT 05673</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <del>XXXXXXXXXX</del>
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S) <i>Nancy Tremmel, Trustee</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>P.O. Box 52 Waitsfield VT 05673</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <del>XXXXXXXXXX</del>

**C** PROPERTY LOCATION (Address in full) *Sterling Ridge 25*      **D** DATE OF CLOSING *6-6-02*

**E** INTEREST IN PROPERTY  
 1.  FEE SIMPLE      2.  LIFE ESTATE      3.  UNDIVIDED 1/2 INTEREST      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      5.  TIME-SHARE      6.  LEASE      7.  EASEMENT/ROW      8.  OTHER \_\_\_\_\_

**F** LAND SIZE (Acres or fraction thereof) *N/A*      **G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO  YES      STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK       OWNER FINANCING       OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):  
 1.  NONE      2.  FACTORY      3.  SINGLE FAMILY DWELLING      4.  CAMP/VACATION HOME  
 5.  FARM BUILDINGS      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_ DESCRIBE \_\_\_\_\_  
 8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED      9.  STORE      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_  
 CHECK WHETHER THE BUILDINGS WERE EVER:  OCCUPIED       RENTED       WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):  
 1.  PRIMARY RESIDENCE      2.  OPEN LAND      3.  CAMP/VACATION      4.  TIMBERLAND      5.  OPERATING FARM      6.  GOVERNMENT USE      7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_      8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):  
 1.  PRIMARY RESIDENCE      2.  OPEN LAND      3.  CAMP/VACATION      4.  TIMBERLAND      5.  OPERATING FARM      6.  GOVERNMENT USE      7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_      8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT  NO  YES      DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.       YES       NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.  
*5 Transfer to Revocable Trust*

**M** TOTAL PRICE PAID \$ \_\_\_\_\_      **N** PRICE PAID FOR PERSONAL PROPERTY \$ \_\_\_\_\_      **O** PRICE PAID FOR REAL PROPERTY \$ \_\_\_\_\_  
 STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX**      MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES  
**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS      \$ *-0-*

**Q** DATE SELLER ACQUIRED *6-30-93*

**R** IF A VERMONT LAND GAIN TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET *1*

**THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK**

TOWN/CITY <i>Warren</i>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <i>6-6-02</i>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<i>3607</i>
BOOK NUMBER <i>146</i> PAGE NO. <i>46</i>	SIGNED <i>[Signature]</i> CLERK	
LISTED VALUE \$ <i>130500</i> GRAND LIST YEAR OF <i>2002</i>	DATE <i>6-7-02</i>	
PARCEL ID NO. <i>318025</i>		
GRAND LIST CATEGORY <i>0</i>		

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line O on front of return .....		2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ <u>    0    </u>

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see Instructions for exemptions):
    - a. Parcel to be sold: Exemption Number     1     Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number     2/17     Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from Instructions)     2
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Wendy F. Greenwell</i>	<i>6/6/02</i>	<i>Wendy F. Greenwell</i>	<i>6/6/02</i>

Preparer's Signature

Prepared by

Preparer's Address

Buyer's Representative  
(Print or Type)

Tel. \_\_\_\_\_

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
J. Dalé Sherratt, Trustee of Castlerock Village Houses Unit 14 Realty Trust	c/o Insight Resources, Inc., 167 Worcester St., Suite 209, Wellesley, MA 02481	[REDACTED]
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Steven Z. Brandeis Ilona V. Brandeis	5601 Palisade Ave., Riverdale, NY 10471 same	
<b>C</b> PROPERTY LOCATION (Address in full)	<b>D</b> DATE OF CLOSING	
#14 Castlerock Condominium, Warren, VT 05674	5/7/02	

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

**F** LAND SIZE (Acres or fraction thereof) \_\_\_\_\_

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO  YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK  OWNER FINANCING  OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  Yes  No

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.

**M** TOTAL PRICE PAID \$ 136,500.00

**N** PRICE PAID FOR PERSONAL PROPERTY \$ \_\_\_\_\_

**O** PRICE PAID FOR REAL PROPERTY \$ \_\_\_\_\_

STATE TYPE OF PERONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 1,706.25

**Q** DATE SELLER ACQUIRED 9-30-94

**R** IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 (CONTINUE ON REVERSE SIDE)

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>6-5-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>146</u> PAGE NO. <u>71-72</u>	SIGNED <u>[Signature]</u> CLERK	3608
LISTED VALUE \$ <u>110000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-7-02</u>	
PARCEL ID NO. <u>312014</u>		
GRAND LIST CATEGORY <u>0</u>		

## RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a.\$	_____
b. Value of property enrolled in current use program .....	b.\$	_____
c. Value of qualified working farm .....	c.\$	_____
d. Add Lines 1(a), (b) and(c) .....	d.\$	_____
e. Tax rate .....	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f.\$	136,500.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return .....	2. a.\$	136,500.00
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.\$	0.0125
c. Subtract Line 2(b) from Line 2(a) .....	c.\$	1,706.25
d. Tax rate .....	d.	1,706.25
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.\$	1,706.25
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	1,706.25

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. EC 5-3105 and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. 5W0411 and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filling with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Dale Shurtz</i> <i>Trustee</i>		<i>Steven Brandeis &amp; Lona Brandeis by SKC &amp; POA</i>	<i>6/7/02</i>

Preparer's Signature *[Signature]* Prepared by Olenick & Olenick, P.C.

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert M. Messner		488 Woods Rd. S, Warren, VT 05674	[REDACTED]
Louise C. Messner		same	
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert M. Messner		488 Woods Rd. S, Warren, VT 05674	[REDACTED]
Louise C. Messner		same	
<b>C</b> PROPERTY LOCATION (Address in full) Lot 9, 10, 11 & D, VIP Subdivision, Warren, VT 05674			<b>D</b> DATE OF CLOSING
<b>E</b> INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE    3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST    5. <input type="checkbox"/> TIME-SHARE    7. <input type="checkbox"/> EASEMENT/ROW			
2. <input type="checkbox"/> LIFE ESTATE    4. <input type="checkbox"/> UNDIVIDED _____% INTEREST    6. <input type="checkbox"/> LEASE    8. <input type="checkbox"/> OTHER _____			
<b>F</b> LAND SIZE (Acres or fraction)		<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES	
		WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____	
		FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____	
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).			
1. <input type="checkbox"/> NONE    5. <input type="checkbox"/> FARM BUILDINGS    9. <input type="checkbox"/> STORE			
2. <input type="checkbox"/> FACTORY    6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED    10. <input type="checkbox"/> OTHER _____ DESCRIBE _____			
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING    7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____			
4. <input type="checkbox"/> CAMP/VACATION HOME    8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED			
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE			
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):			
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____			
2. <input type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input type="checkbox"/> OTHER _____ DESCRIBE _____			
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):			
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____			
2. <input type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input type="checkbox"/> OTHER _____ DESCRIBE _____			
WAS PROPERTY PURCHASED BY TENANT _____ NO _____ YES    DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY _____ NO _____ YES			
<b>K</b> CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW. transfer without consideration			
<b>M</b> TOTAL PRICE PAID \$ 0.00		<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	
		<b>O</b> PRICE PAID FOR REAL PROPERTY _____	
STATE TYPE OF PERSONAL PROPERTY _____			
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____			
<b>PROPERTY TRANSFER TAX</b> MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES			
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS			\$ _____
<b>Q</b> DATE SELLER ACQUIRED 7-7-88			
<b>R</b> IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #2 _____			

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>1-23-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3609
BOOK NUMBER <u>146</u> PAGE NO. <u>79-80</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>320,200</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-12-02</u>	
PARCEL ID NO. <u>009005-8</u>		
GRAND LIST CATEGORY <u>R2</u>		

## RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$	_____
b. Value of property enrolled in current use program .....	b. \$	_____
c. Value of qualified working farm .....	c. \$	_____
d. Add Lines 1(a), (b) and(c) .....	d. \$	_____
e. Tax rate .....	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f. \$	_____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return .....	2. a. \$	_____
b. Enter amount from Line 1(d) of Rate Schedule above .....	b. \$	_____
c. Subtract Line 2(b) from Line 2(a) .....	c. \$	0.0125
d. Tax rate .....	d.	_____
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e. \$	_____
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	_____

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. DE-5-3631 and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. 5W1372 and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~ does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filling with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Robert H. Olenick</i>	1/23/02	<i>Robert H. Olenick</i>	1/23/02
<i>James C. Olenick</i>	1/23/02	<i>James C. Olenick</i>	1/23/02

Preparer's Signature \_\_\_\_\_ Prepared by Olenick & Olenick, P.C.

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel \_\_\_\_\_

(Print or Type)



## RATE SCHEDULE

1. Tax on Special Rate Property:			
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a.\$	_____	_____
b. Value of property enrolled in current use program .....	b.\$	_____	_____
c. Value of qualified working farm .....	c.\$	_____	_____
d. Add Lines 1(a), (b) and (c) .....	d.\$	_____	_____
e. Tax rate .....	e.	_____	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f.\$	_____	_____
2. Tax on General Rate Property:			
a. Enter amount from Line O on front of return .....	2. a.\$	_____	_____
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.\$	_____	_____
c. Subtract Line 2(b) from Line 2(a) .....	c.\$	_____	0.0125
d. Tax rate .....	d.	_____	_____
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.\$	_____	_____
3. Total Tax Due:			
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	_____	_____

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. DE-5-3631 and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
- Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. 5W1372 and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~ does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filling with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Ronald B. Webster</i>	<i>1/29/02</i>		<i>1/29/02</i>

Preparer's Signature \_\_\_\_\_ Prepared by Olenick & Olenick, P.C.

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel \_\_\_\_\_

(Print or Type)



## RATE SCHEDULE

1. Tax on Special Rate Property:			
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a.\$	_____	
b. Value of property enrolled in current use program .....	b.\$	_____	
c. Value of qualified working farm .....	c.\$	_____	
d. Add Lines 1(a), (b) and (c) .....	d.\$	_____	
e. Tax rate .....	e.	_____	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f.\$	_____	
2. Tax on General Rate Property:			
a. Enter amount from Line O on front of return .....	2. a.\$	_____	
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.\$	_____	
c. Subtract Line 2(a) from Line 2(a) .....	c.\$	_____	0.0125
d. Tax rate .....	d.	_____	
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.\$	_____	
3. Total Tax Due:			
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	_____	

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. DE-5-3631 and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 

a. Parcel to be sold:	Exemption Number _____	Number of acres _____
b. Parcel retained:	Exemption Number _____	Number of acres _____
- Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. 5W1372 and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Ronald B. Webster</i>	1/29/02	<i>Ronald B. Webster</i>	1/29/02

Preparer's Signature \_\_\_\_\_ Prepared by Olenick & Olenick, P.C.

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel \_\_\_\_\_

(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Geoffrey F. Hewitt	347 Blush Hill Estates	
Janet R. Jobbins-Hewitt as Trustees of the Hewitt Family Trust	Waterbury, Vermont 05676	
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Bruce Bower	<i>160 POW ROAD ROLLIS NH 03047</i>	
Jane Bower		

<b>C</b> PROPERTY LOCATION (Address in full) Unit #10, Sundown Country Homes, Warren	<b>D</b> DATE OF CLOSING <i>6/11/02</i>
---	--

**E** INTEREST IN PROPERTY

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_% INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

<b>F</b> LAND SIZE (Acres or fraction thereof) <i>n/a</i>	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES
	WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____
	FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1.  NONE      5.  FARM BUILDINGS      9.  STORE

2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT  NO  YES    DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>120,500.00</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>120,500.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS *\$ 1506.25*

**Q** DATE SELLER ACQUIRED 06-04-1992

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1

(CONTINUED ON REVERSE SIDE)

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>6-11-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT), AND TAX PAID.	
BOOK NUMBER <u>146</u> PAGE NO. <u>85-86</u>	SIGNED <i>[Signature]</i> CLERK	<i>3612</i>
LISTED VALUE \$ <u>100,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-12-02</u>	
PARCEL ID NO. <u>322010</u>		
GRAND LIST CATEGORY <u>0</u>		

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ <u>1502.29</u>

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
  - B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
  - C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
    - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
    - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
      - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
      - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
- Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
 Janet R. Jobbins-Hewitt, as Trustee	6/11/02		
 Geoffrey F. Hewitt, as Trustee	6/11/02		
Preparer's Signature		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>P. O. Box 515 Waitsfield, Vermont 05673</u>		Buyer's Representative (Print or Type) _____ Tot. _____	

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401**

(PLEASE TYPE OR PRINT CLEARLY)

<b>[A] SELLER'S (TRANSFEROR'S) NAME(S)</b>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Gilbert S. Geiger, Jr.	1719 Common Road, Waitsfield, VT 05673	<span style="background-color: black; color: black;">XXXXXXXXXX</span>
<b>[B] BUYER'S (TRANSFeree'S) NAME(S)</b>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Roberta L. Bennett	PO Box 528, Warren, VT 05674	<span style="background-color: black; color: black;">XXXXXXXXXX</span>

<b>[C] PROPERTY LOCATION (Address in Full)</b> Vickery Hill Road, Warren, VT 05674	<b>[D] DATE OF CLOSING</b> 6/10/02
--	---------------------------------------

**[E] INTEREST IN PROPERTY**

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER

<b>[F] LAND SIZE (Acres or fraction thereof)</b> 7.3 acres ±	<b>[G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES <b>WAS SALE BETWEEN FAMILY MEMBERS</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP <b>FINANCING:</b> <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
---	--

**[H] BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):**

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH ____ DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ Describe
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR ____ MAKE _____	SERIAL NO. _____
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH ____ UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**[I] PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ Describe

**[J] PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ Describe

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**[K] CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.**  YES  NO

**[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.**

<b>[M] TOTAL</b> PRICE PAID \$ <u>80,000.00</u>	<b>[N] PRICE PAID FOR</b> PERSONAL PROPERTY \$	<b>[O] PRICE PAID FOR</b> REAL PROPERTY \$ <u>80,000.00</u>
--	---	--

STATE TYPE OF PERSONAL PROPERTY: N/A  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: N/A

**PROPERTY TRANSFER TAX: MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES**

**[P] TAX DUE:** Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$

**[Q] DATE SELLER ACQUIRED:** 7/11/97

**[R] IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTIONS FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET** \_\_\_\_\_  
(CONTINUED ON REVERSE SIDE)

<p style="text-align: center;"><b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b></p> <p>TOWN/CITY <u>Warren</u> ACKNOWLEDGMENT                  DATE OF RECORD <u>6-2-02</u> RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.                  BOOK NUMBER <u>146</u> PAGE NO. <u>139-140</u>                  LISTED VALUE \$ <u>59,900</u> GRAND LIST YEAR <u>2002</u>                  PARCEL ID NO. <u>003003-801</u>                  GRAND LIST CATEGORY <u>R2</u></p> <p>SIGNED <u>[Signature]</u>, CLERK                  DATE <u>6-12-02</u></p>	<p>TOWN NUMBER</p> <p style="font-size: 2em;"><u>3613</u></p>
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# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
W. Jeffrey Connell	8 Standish Avenue, Falmouth, MA 02540	
Patricia M. Connell	same	
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Trustee of Gunn Family 1996 Realty Trust No.2		

<b>C</b> PROPERTY LOCATION (Address in full) Off Cider Hill Road, Warren	<b>D</b> DATE OF CLOSING 6-14-02
---	-------------------------------------

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

<b>F</b> LAND SIZE (Acres or fraction thereof) 2.6 acres	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER None
---	---

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ 65,000.00	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ 0	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ 65,000.00
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STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 812.50
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**D** DATE SELLER ACQUIRED 3-14-1997

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET \_\_\_\_\_

(CONTINUED ON REVERSE SIDE)

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>6-5-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3664
BOOK NUMBER <u>146</u> PAGE NO. <u>151-152</u>	SIGNED _____ CLERK	
LISTED VALUE \$ <u>31,200</u> GRAND LIST YEAR OF <u>2002</u>	DATE _____	
PARCEL ID NO. <u>012003-5</u>		
GRAND LIST CATEGORY <u>m</u>		

## RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ _____
e. Tax rate .....	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ _____
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line 0 on front of return .....	2. a. \$ <u>65,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ _____
c. Subtract Line 2b from Line 2a .....	c. \$ _____
d. Tax Rate .....	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ <u>812.50</u>
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on line P on front of return .....	3. \$ <u>812.50</u>

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>W. Jeffrey Connell</i> W. Jeffrey Connell	6.7.02	<i>See attached sheet for other signature</i> Gunn Family 1996 Realty Trust No. 2	
<i>Patricia M. Connell</i> Patricia M. Connell	6.7.02	Trustee	

Preparer's Signature *Sheila K. Getzinger* Prepared by Sheila K. Getzinger, Esq.  
 P. O. Box 515  
 Preparer's Address Waitsfield, Vermont 05673 Buyer's Representative (Print or Type) \_\_\_\_\_ Tel. \_\_\_\_\_

## RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ 65,000.00
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ 812.50
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ 812.50

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 

a. Parcel to be sold:	Exemption Number <u>  1  </u>	Number of acres _____
b. Parcel retained:	Exemption Number _____	Number of acres _____

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions)   b

E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See Instructions for Form RW-171).

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
W. Jeffrey Connell		<i>Sheila K. Getzinger</i>	5/29/02
Patricia M. Connell		Gunn Family 1996 Realty Trust No. 2 Trustee	

Preparer's Signature *Sheila K. Getzinger* Prepared by Sheila K. Getzinger, Esq.  
 Preparer's Address P. O. Box 515  
Waitsfield, Vermont 05673 Buyer's Representative (Print or Type) \_\_\_\_\_ Tel. \_\_\_\_\_

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Ronald L. King Norma L. King		210 Kendall Hill Rd Ashby MA 01431	[REDACTED]
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David H. Gould Sandra Cardasi		73 Center St Andover MA 01810	
<b>C</b> PROPERTY LOCATION (Address in full)			<b>D</b> DATE OF CLOSING
186 Maple St. Warren, VT.			6/14/02
<b>E</b> INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE      3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST      5. <input type="checkbox"/> TIME-SHARE ESTATE      7. <input type="checkbox"/> EASEMENT 2. <input type="checkbox"/> LIFE ESTATE      4. <input type="checkbox"/> UNDIVIDED ___% INTEREST      6. <input type="checkbox"/> LEASE      8. <input type="checkbox"/> OTHER _____			
<b>F</b> FRONTAGE AND DEPTH		<b>G</b> TOTAL ACREAGE	
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).			
1. <input type="checkbox"/> NONE      5. <input type="checkbox"/> BARN      9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY      6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10. <input type="checkbox"/> OTHER _____ DESCRIBE 3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING      7. <input type="checkbox"/> MOBILE HOME 4. <input type="checkbox"/> CAMP/VACATION HOME      8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED			
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE			
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):			
1. <input type="checkbox"/> PRIMARY RESIDENCE      3. <input checked="" type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE			
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):			
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE      3. <input type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE			
<b>K</b> IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CHAPTER 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.			
<b>M</b> TOTAL PRICE PAID \$ <u>110,000</u>		<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>110,000</u>
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE ENTER FAIR MARKET VALUE ON LINE O AND DESCRIBE THE CIRCUMSTANCES: _____			
<b>PROPERTY TRANSFER TAX</b>			
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS			\$ <u>625.00</u>
<b>Q</b> DATE SELLER ACQUIRED <u>1979 to 1992</u>			
<b>R</b> IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET			<u>Exempt #1</u>

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u> DATE OF RECORD <u>6-14-02</u> BOOK NUMBER <u>146</u> PAGE NO. <u>153-155</u> LISTED VALUE \$ <u>57,800</u> GRAND LIST OF <u>2002</u> PARCEL ID OR MAP NO. <u>417 425</u> GRAND LIST CATEGORY <u>V1</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, AGT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-14-02</u>	TOWN NUMBER <u>3615</u>

### RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ <u>100,000.00</u>
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1(a), (b) and (c) .....	d. \$ _____
e. Tax rate .....	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f. \$ <u>500.00</u>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return .....	2. a. \$ <u>110,000.00</u>
b. Enter amount from Line 1(d) of Rate Schedule above .....	b. \$ <u>100,000.00</u>
c. Subtract Line 2(b) from Line 2(a) .....	c. \$ <u>10,000.00</u>
d. Tax rate .....	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e. \$ <u>125.00</u>
3. Total Tax Due:	
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$ <u>625.00</u>

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

- This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
- This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
  - Parcel to be sold: Exemption Number #1 Number of acres \_\_\_\_\_
  - Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 26.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:

- This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
- This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_

E. That this transfer ~~does~~/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form REW-1.)

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Norma L King</i>	<i>6/5/02</i>	<i>Barbara Curran</i>	<i>6/14/02</i>
<i>Norma L King</i>	<i>6/5/02</i>	<i>Barbara Curran</i>	<i>6/14/02</i>

Preparer's Signature \_\_\_\_\_ Prepared by \_\_\_\_\_

Preparer's Address \_\_\_\_\_ Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

<b>A. SELLER'S (TRANSFEROR'S) NAME</b> Neal W. McGrath	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b> 200 Red Hill Road Middletown NJ 07748	<b>SSN OR TAXPAYER ID</b> [REDACTED]
---	---	---

<b>B. (TRANSFEREE'S) NAME</b> Jill N. McGrath	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b> 200 Red Hill Road Middletown NJ 07748	<b>SSN OR TAXPAYER ID</b> [REDACTED]
Lois R. McGrath	3415 57th Ter W #31 Bradenton FL 3410-351	[REDACTED]

<b>C. PROPERTY LOCATION</b> TH #35 Warren VT	<b>D. DATE OF CLOSING</b> 05674
---	------------------------------------

**E. INTEREST IN PROPERTY**

FEE SIMPLE   
  UNDIVIDED 1/2 INTEREST   
  TIME SHARE ESTATE   
  EASEMENT  
 LIFE ESTATE   
  UNDIVIDED 0% INTEREST   
  LEASE   
  OTHER

<b>F. FRONTAGE AND DEPTH</b>	<b>G. TOTAL ACREAGE</b> 0.00
------------------------------	---------------------------------

**H. BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER**

NONE   
  BARN   
  STORE  
 FACTORY   
  MULT-FAMILY WITH dwelling units transferred   
  OTHER  
 SINGLE FAMILY DWELLING   
  MOBILE HOME  
 CAMP/VACATION HOME   
  CONDOMINIUM WITH 0 units transferred

CHECK HERE IF BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I. PRIMARY USE OF PROPERTY BEFORE TRANSFER**

PRIMARY RESIDENCE   
  CAMP/VACATION   
  OPERATING FARM   
  COMMERCIAL   
  OTHER  
 OPEN LAND   
  TIMBERLAND   
  GOVERNMENT USE   
  INDUSTRIAL

**J. PRIMARY USE OF PROPERTY AFTER TRANSFER**

PRIMARY RESIDENCE   
  CAMP/VACATION   
  OPERATING FARM   
  COMMERCIAL   
  OTHER  
 OPEN LAND   
  TIMBERLAND   
  GOVERNMENT USE   
  INDUSTRIAL

**K. IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CH. 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs?)**  YES  NO

**L. IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS.**

<b>M. TOTAL PRICE PAID</b> 11,000.00	<b>N. PRICE PAID FOR PERSONAL PROPERTY</b> 0.00	<b>O. PRICE PAID FOR REAL PROPERTY</b> 11,000.00
---	--	---

PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE: \_\_\_\_\_

<b>PROPERTY TRANSFER TAX</b>	<b>P. TAX DUE</b> \$137.50
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**Q. DATE SELLER ACQUIRED:** 09/13/1977

**R. IF LAND GAINS TAX RETURN NOT FILED CITE EXEMPTION FROM INSTRUCTION** Exemption #1 - held longer than 6 years

<b>THIS SECTION TO BE FILLED OUT BY TOWN OR CITY CLERK</b>		<b>TOWN NUMBER</b>  3616
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	
DATE OF RECORD <u>6-10-02</u>	RETURN RECEIVED (INCLUDING	
BOOK NUMBER <u>146</u> PAGE NO. <u>170-171</u>	CERTIFICATES AND, IF REQUIRED, ACT 250	
LISTED VALUE \$ <u>29,500</u> GRAND LIST OF <u>2002</u>	DISCLOSURE STATEMENT) AND TAX PAID.	
PARCEL ID OR MAP NO. <u>023002-7</u>	Signed <u>[Signature]</u> Clerk	
GRAND LIST CATEGORY <u>m</u>	Date <u>6-17-02</u>	

### RATE SCHEDULE

1. Tax on Special Rate Property	
a. Value of purchaser's principal residence (not to exceed \$100,000) .....	0.00
b. Value of property enrolled in current use program .....	0.00
c. Value of property enrolled in working farm .....	0.00
d. Add (lines 1(a), (b), and (c)) .....	0.00
e. Tax Rate .....	0.005
f. Tax due on Special Rate Property: Line (d) X (e) .....	0.00
2. Tax on General Rate Property:	
a. Amount from Line 0 .....	11,000.00
b. Amount from line 1(d) of Rate Schedule above .....	0.00
c. Line 2(a) minus line 2(b) .....	11,000.00
d. Tax rate .....	0.0125
e. Tax due on General Rate Property: Line 2(c) X line 2(d) .....	137.50
3. Total Tax Due:	
Line 1(f) and line 2(e) .....	137.50

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyers and seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property
- C. That the transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because
 

a. Parcel to be sold	Exemption Number <u>1</u>	Number of Acres: <u>0</u>
b. Parcel retained:	Exemption Number _____	Number of Acres: <u>0</u>

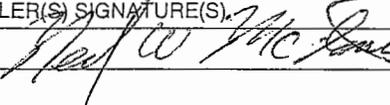
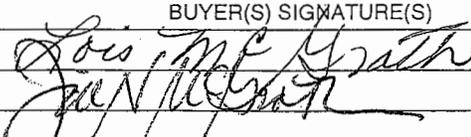
Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250) for the following reason:
  - 1. The property is the subject of Act 250 Permit No. b and is in compliance with said permit, or
  - 2. The property is exempt from Act 250 because:
- E. That this transfer does not result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont Income Tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following
- 1. Seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate
- 2. Buyer(s) certifies that the parties obtained withholding certificate \_\_\_\_\_ from the Commissioner of Tax in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
			

Preparer's Signature \_\_\_\_\_ Prepared By King & King

Address P. O. Box 879 Waitsfield VT 05673 (802) 496-4371

Single-part, two-sided, white paper

Forms—Vermont

VERMONT PROPERTY TRANSFER TAX RETURN		
VERMONT DEPARTMENT OF TAXES MONTPELIER, VERMONT 05609-1401		
(PLEASE TYPE OR PRINT CLEARLY)		
<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Seth W. Jolsin	104 Middle Pines Road, Warren, VT 05674	[REDACTED]
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Seth W. Jolsin Melissa Jolsin	104 Middle Pines Road Warren, VT 05674	[REDACTED]
<b>C</b> PROPERTY LOCATION (Address in full)		<b>D</b> DATE OF CLOSING
104 Middle Pines Road,		6/20/2002
<b>E</b> INTEREST IN PROPERTY		
1. <input checked="" type="checkbox"/> FEE SIMPLE      3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST      5. <input type="checkbox"/> TIME-SHARE ESTATE      7. <input type="checkbox"/> EASEMENT 2. <input type="checkbox"/> LIFE ESTATE      4. <input type="checkbox"/> UNDIVIDED ___% INTEREST      6. <input type="checkbox"/> LEASE      8. <input type="checkbox"/> OTHER _____		
<b>F</b> FRONTAGE AND DEPTH		<b>G</b> TOTAL ACREAGE
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).		
1. <input type="checkbox"/> NONE      5. <input type="checkbox"/> BARN      9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY      6. <input type="checkbox"/> MULTI-FAMILY WITH _____ ( INSERT NUMBER ) DWELLING UNITS TRANSFERRED      10. <input type="checkbox"/> OTHER _____ DESCRIBE 3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING      7. <input type="checkbox"/> MOBILE HOME 4. <input type="checkbox"/> CAMP/VACATION HOME      8. <input type="checkbox"/> CONDOMINIUM WITH _____ ( INSERT NUMBER ) UNITS TRANSFERRED		
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE		
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):		
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE      3. <input type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE		
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):		
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE      3. <input type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE		
<b>K</b> IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CHAPTER 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.		
<b>M</b> TOTAL PRICE PAID \$ <u>-0-</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>-0-</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>-0-</u>
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE ENTER FAIR MARKET VALUE ON LINE O AND DESCRIBE THE CIRCUMSTANCES:		
<b>PROPERTY TRANSFER TAX</b>		
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		\$ <u>-0-</u>
<b>Q</b> DATE SELLER ACQUIRED <u>12/25/92</u>		
<b>R</b> IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET (CONTINUE ON REVERSE SIDE)		
<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>6-10-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT)	3617
BOOK NUMBER <u>146</u> PAGE NO. <u>177-179</u>	AND TAX PAID	
LISTED VALUE \$ <u>88900</u> GRAND LIST OF 19 <u>2002</u>	SIGNED <u>[Signature]</u> CLERK	
PARCEL ID OR MAP NO. <u>005002-1</u>	DATE <u>6-19-02</u>	
GRAND LIST CATEGORY <u>R1</u>		

Form PT-1 (12/92)

Forms—Vermont

Part two of previous form

**RATE SCHEDULE**

1. Tax on Special Rate Property:

a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) ..... 1. a. \$ Exempt

b. Value of property enrolled in current use program ..... b. \$

c. Value of qualified working farm ..... c. \$

d. Add Lines 1(a), (b) and (c) ..... d. \$

e. Tax rate ..... e. 0.006

f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) ..... f. \$

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return ..... 2. a. \$

b. Enter amount from Line 1(d) of Rate Schedule above ..... b. \$

c. Subtract Line 2(b) from Line 2(a) ..... c. \$

d. Tax rate ..... d. 0.0126

e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) ..... e. \$

3. Total Tax Due: ..... 3. c. Exempt

Add Lines 1(f) and 2(e) and enter here and on Line P on front of return.

**FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES**

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or

2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):

z. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 26.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 161, Vermont's Land Use and Development Law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or

2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_

E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

**WITHHOLDING CERTIFICATION**

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer.

OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form REW-1.)

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>John W. Oyster by CAE</i>	<i>6/20/02</i>	<i>John W. Oyster by CAE</i>	<i>6/20/02</i>
		<i>Melissa Oyster by CAE</i>	<i>6/20/02</i>

Preparer's Signature: *Christopher Evans* Prepared by: *Christopher Evans*

Preparer's Address: *1300 Preced Dr. #L-105* Buyer's Representative: *Chris Evans* Tel. *301*

*Rockville, MD 20850* (Print or Type) *672-6000*

Keep a copy of this return for your records. *X2779*

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) <i>Debra J. Straiten</i> <i>(Formerly Debra S. Werner)</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>P.O. Box 344</i> <i>Bridgewater CT 06752</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>[REDACTED]</i>
<b>B</b> BUYER'S (TRANSFEREE'S) NAME(S) <i>AIAN W. WERNER SR.</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>78 Candlewood Lake Rd. N.</i> <i>New Milford Ct.</i> <i>06776</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>[REDACTED]</i>

**C** PROPERTY LOCATION (Address in full) *Alpine C-23-35+36* **D** DATE OF CLOSING

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ___% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER

**F** LAND SIZE (Acres or fraction thereof) *1/8* **G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES

WAS SALE BETWEEN FAMILY MEMBERS  NO  YES STATE RELATIONSHIP \_\_\_\_\_

FINANCING:  CONVENTIONAL/BANK  OWNER FINANCING  OTHER *Transfer*

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MODULAR HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  Yes  No

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.

**M** TOTAL PRICE PAID \$ *1.00* **N** PRICE PAID FOR PERSONAL PROPERTY \$ *N/A* **O** PRICE PAID FOR REAL PROPERTY \$ *1.00*

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: *Transfer of title*

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE. Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS

**Q** DATE SELLER ACQUIRED \_\_\_\_\_

**R** IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET \_\_\_\_\_ (CONTINUE ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <i>Warre</i>	DATE OF RECORD <i>6-7-02</i>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<i>3618</i>
BOOK NUMBER <i>146</i> PAGE NO. <i>206</i>	LISTED VALUE \$ <i>1000</i> GRAND LIST YEAR OF <i>2002</i>	SIGNED <i>[Signature]</i> CLERK	
PARCEL ID NO. <i>417231</i>	GRAND LIST CATEGORY <i>m</i>	DATE <i>6/7/02</i>	

## RATE SCHEDULE

1. Tax on Special Rate Property:			
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a. \$	_____	
b. Value of property enrolled in current use program .....	b. \$	_____	
c. Value of qualified working farm .....	c. \$	_____	
d. Add Lines 1(a), (b) and(c) .....	d. \$	_____	
e. Tax rate .....	e.	_____	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....		f. \$	_____
2. Tax on General Rate Property:			
a. Enter amount from Line O on front of return .....	2. a. \$	_____	
b. Enter amount from Line 1(d) of Rate Schedule above .....	b. \$	_____	
c. Subtract Line 2(b) from Line 2(a) .....	c. \$	_____	0.0125
d. Tax rate .....	d.	_____	
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e. \$	_____	
3. Total Tax Due:			
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....		3. \$	_____

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A., Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,
- OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Edward J. Stanton</i>	6-19-02		

Preparer's Signature _____	Prepared by _____
Preparer's Address _____	Buyer's Representative _____ Tel. _____ (Print or Type)

Keep a copy of this return for your records.

Tax Dept 828-2777  
REW-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) Helen Prachup	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 32 Orange St Fairfield, Ct. 06430	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Craig L. Sooter	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P.O. Box 645 Waitfield VT 05673	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]

<b>C</b> PROPERTY LOCATION (Address in full) Lot 15 Pleasant Rd Alpine Village Warren, VT 05674	<b>D</b> DATE OF CLOSING March 12th 2002
--	---

**E** INTEREST IN PROPERTY

1. <input type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE ESTATE	7. <input type="checkbox"/> EASEMENT
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ___% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

**F** FRONTAGE AND DEPTH \_\_\_\_\_ **G** TOTAL ACREAGE .10

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> BARN	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ ( INSERT NUMBER ) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ ( INSERT NUMBER ) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE _____	9. <input type="checkbox"/> OTHER _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE _____	

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE _____	9. <input type="checkbox"/> OTHER _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE _____	

**K** IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CHAPTER 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs)?  Yes  No

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>200,000</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ _____
---	--	--

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE ENTER FAIR MARKET VALUE ON LINE O AND DESCRIBE THE CIRCUMSTANCES: \_\_\_\_\_

**PROPERTY TRANSFER TAX**

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ \_\_\_\_\_

**Q** DATE SELLER ACQUIRED DECEMBER 8th 1967

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1  
(CONTINUE ON REVERSE SIDE)

**THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK**

TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>3-12-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT)	<u>3619</u>
BOOK NUMBER <u>146</u> PAGE NO. <u>207</u>	AND TAX PAID	
LISTED VALUE \$ <u>200</u> GRAND LIST OF 19 <u>2002</u>	SIGNED <u>[Signature]</u> CLERK	
PARCEL ID OR MAP NO. <u>412011</u>	DATE <u>6-19-02</u>	
GRAND LIST CATEGORY <u>m</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:

a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) ..... 1. a. \$ \_\_\_\_\_

b. Value of property enrolled in current use program ..... b. \$ \_\_\_\_\_

c. Value of qualified working farm ..... c. \$ \_\_\_\_\_

d. Add Lines 1(a), (b) and (c) ..... d. \$ \_\_\_\_\_

e. Tax rate ..... e. 0.005

f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) ..... f. \$ \_\_\_\_\_

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return ..... 2. a. \$ \_\_\_\_\_

b. Enter amount from Line 1(d) of Rate Schedule above ..... b. \$ \_\_\_\_\_

c. Subtract Line 2(b) from Line 2(a) ..... c. \$ \_\_\_\_\_

d. Tax rate ..... d. 0.0125

e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) ..... e. \$ \_\_\_\_\_

3. Total Tax Due:

Add Lines 1(f) and 2(e) and enter here and on Line P on front of return ..... 3. \$ 7 2.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or

2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):

a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 26.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or

2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_

E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form REW-1.)

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Helen Prachup	3/20/02	Craig Lister	March 20th 2002

Preparer's Signature \_\_\_\_\_ Prepared by \_\_\_\_\_

Preparer's Address \_\_\_\_\_ Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401**

(PLEASE TYPE OR PRINT CLEARLY)

<b>[A] SELLER'S (TRANSFEROR'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
The Governing Council of the UNIVERSITY OF TORONTO	c/o Don Beaton 21 Sussex Ave., Rm #224, Toronto, M35 1J6, Ontario Canada	[REDACTED]
<b>[B] BUYER'S (TRANSFeree'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
Jeffrey M. Resnick	46 Fiddlers Green Drive Lloyd Harbor, NY 11763	[REDACTED]
<b>[C] PROPERTY LOCATION (Address in Full)</b>	99 Cider Hill Road, Warren, VT 05674 211	<b>[D] DATE OF CLOSING</b> July 18, 2002

**[E] INTEREST IN PROPERTY**

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER

<b>[F] LAND SIZE (Acres or fraction thereof)</b> 53+/- Acres	<b>[G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES <b>WAS SALE BETWEEN FAMILY MEMBERS</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES <b>STATE RELATIONSHIP FINANCING:</b> <input type="checkbox"/> CONVENTIONAL/BANK <input checked="" type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
---	--

**[H] BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):**

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input checked="" type="checkbox"/> MULTI-FAMILY WITH <u>2</u> DWELLING UNITSTRANSFERRED	10. <input checked="" type="checkbox"/> OTHER _____ Describe
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____	SERIAL NO. _____
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH ____ UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**[I] PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input checked="" type="checkbox"/> OTHER Gift Held for Sale Describe

**[J] PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ Describe

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**[K] CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.**  YES  NO

**[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.**

<b>[M] TOTAL PRICE PAID \$850,000.00</b>	<b>[N] PRICE PAID FOR PERSONAL PROPERTY \$</b>	<b>[O] PRICE PAID FOR REAL PROPERTY \$850,000.00</b>
--	--	--

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX: MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES**

<b>[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS</b>	<b>\$ 10,625.00</b>
---	---------------------

**[Q] DATE SELLER ACQUIRED** 6/28/00

**[R] IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTIONS FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET** 1 (Tacking)  
(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>	<b>TOWN NUMBER</b>
TOWN/CITY <u>Warren</u>	3620
DATE OF RECORD <u>6-19-02</u>	
BOOK NUMBER <u>146</u> PAGE NO. <u>226-228</u>	
LISTED VALUE \$ <u>1,011,900</u> GRAND LIST YEAR <u>2002</u>	
PARCEL ID NO. <u>01200-3</u>	
GRAND LIST CATEGORY <u>V2</u>	
<b>ACKNOWLEDGMENT</b>	
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
SIGNED <u>[Signature]</u> , CLERK	
DATE <u>6-21-02</u>	

**RATE SCHEDULE**

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a.	\$
b. Value of property enrolled in current use program .....	b.	\$
c. Value of qualified working farm .....	c.	\$
d. Add Lines 1(a), (b) and (c) .....	d.	\$
e. Tax Rate .....	e.	\$.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e) .....	f.	\$
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return .....	2. a.	\$850,000.00
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.	\$
c. Subtract Line 2(b) from Line 2(a) .....	c.	\$
d. Tax rate .....	d.	\$.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.	\$ 10,625.00
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3.	\$ 10,625.00

**FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES**

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel to be retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on Page 34.)

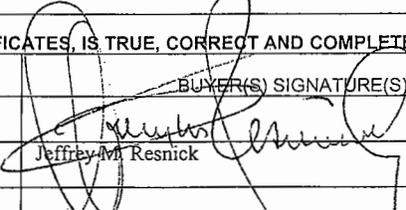
Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_ b
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

**WITHHOLDING CERTIFICATION**

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
  - 1. Under penalties of perjury, Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
University of Toronto 	19/JUNE/02	 Jeffrey M. Resnick	21 June 2002

Preparer's Signature \_\_\_\_\_ Prepared By Darby Stearns Thorndike Kolter & Ware, LLP  
 Preparer's Address 89 South Main Street, Waterbury, Vermont 05676 Buyer's Representative \_\_\_\_\_ Tele \_\_\_\_\_

Keep a copy of this return for your records

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Keith L. Van Buskirk	543 Queensbury Ave., Section 2A Queensbury, NY 12804	██████████
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Montgomery Timber Company, LLC	P.O. Box 127 Enfield Ctr, NH 03740	██████████
<b>C</b> PROPERTY LOCATION (Address in full) Parcel 42A, Warren, Vermont		<b>D</b> DATE OF CLOSING

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

**F** LAND SIZE (Acres or fraction thereof) 93 ±

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED \_\_\_\_\_ NO \_\_\_\_\_ YES  
 WAS SALE BETWEEN FAMILY MEMBERS \_\_\_\_\_ NO \_\_\_\_\_ YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK  OWNER FINANCING  OTHER \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.  
held for more than 6 years

<b>M</b> TOTAL PRICE PAID \$ <u>55,000.00</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ _____
---	--	--

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ \_\_\_\_\_

**Q** DATE SELLER ACQUIRED 10/12/94

**R** IF A VERMONT LAND GAINSTAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 1  
 (CONTINUED ON REVERSE SIDE) held for more than 6 years

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>6-19-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>146</u> PAGE NO. <u>233-235</u>	LISTED VALUE \$ <u>54,000</u> GRAND LIST YEAR OF <u>2002</u>	SIGNED <u>[Signature]</u> CLERK	362,
PARCEL ID NO. <u>003001-701</u>	GRAND LIST CATEGORY <u>W</u>	DATE <u>6-29-02</u>	

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add lines 1a, b and c .....	d. \$ _____
e. Tax rate .....	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ _____
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line O on front of return .....	2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ _____
c. Subtract Line 2b from Line 2a .....	c. \$ _____
d. Tax Rate .....	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ _____
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on line P on front of return .....	3. \$ _____

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer does/does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See Instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.			
SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Keith L. Van Buskirk, by his Attorney-in-Fact Christopher Corsones	6/14/02	MONTGOMERY TRUSSER CO BY: [Signature] ITS ATT'Y	6/21/02
Preparer's Signature _____		Prepared by _____	
Preparer's Address _____		Buyer's Representative (Print or Type) _____ Tel. _____	

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES**

**MONTPELIER, VERMONT 05609-1409**

(PLEASE TYPE OR PRINT CLEARLY)

<b>A SELLER'S (TRANSFEROR'S) NAME(S)</b>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO.
Glenn C. Catania, Jr.	16 Rosewood Drive	
	Simsbury, CT 06070	
<b>B BUYER'S (TRANSFeree'S) NAME(S)</b>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO.
Robert D. Manz	525 Crescent Avenue	
Mary Grace Manz	Saratoga Springs, NY 12866	
<b>C PROPERTY LOCATION (Address in full)</b> Castlerock Unit #38, Warren, VT 05674		<b>D DATE OF CLOSING</b> 6/24/02

**E INTEREST IN PROPERTY**

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ___% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

<b>F LAND SIZE (Acres or fraction thereof)</b>	<b>G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED</b> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES
	WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____
	FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER/FINANCING <input type="checkbox"/> OTHER _____

**H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):**

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input checked="" type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. OTHER _____ DESCRIBE _____

**J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):**

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input checked="" type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.**  YES  NO

**L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.**

<b>M TOTAL PRICE PAID \$</b> <u>150,000.00</u>	<b>N PRICE PAID FOR PERSONAL PROPERTY \$</b> _____	<b>O PRICE PAID FOR REAL PROPERTY \$</b> <u>150,000.00</u>
--	--	--

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P TAX DUE:** Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 1,875.00

**Q DATE SELLER ACQUIRED** June 9, 1998

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET \_\_\_\_\_  
(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>	<b>TOWN/NUMBER</b>
TOWN/CITY <u>Warren</u>	3622
DATE OF RECORD <u>6-24-02</u>	
BOOK NUMBER <u>146</u> PAGE NO. <u>240-241</u>	
LIST VALUE \$ <u>120,000</u> GRAND LIST YEAR OF <u>2002</u>	
PARCEL ID NO. <u>312 038</u>	
GRAND LIST CATEGORY <u>0</u>	
ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
SIGNED <u>[Signature]</u> CLERK	
DATE <u>6-24-02</u>	

**RATE SCHEDULE**

1. Tax on Special Rate Property:

a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1a, b and c	d. \$	_____
e. Tax rate	e. \$	0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$	_____

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return	2. a. \$	150,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	_____
c. Subtract Line 2b from Line 2a	c. \$	150,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,875.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on line P on front of return 3. \$ 1,875.00

**FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES**

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
- This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 

a. Parcel to be sold:	Exemption Number	1	Number of acres	_____
b. Parcel retained:	Exemption Number	_____	Number of acres	_____

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
- This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_ b
- E. That this transfer does/does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

**WITHHOLDING CERTIFICATION**

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from Income tax withholding for the following reason (check one):
- Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
  - Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
  - Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
GCC <i>Gloria K. Rice</i>	6-24-02	RDM <i>Robert D. Mary</i>	6/24/02
		MGM <i>Mary G. Mary</i>	6-24-02

Preparer's Signature *Gloria K. Rice*  
 Preparer's Address 94 Main Street, P.O. Box 1455, Montpelier, VT 05601

Prepared by McKee, Giuliani & Cleveland, P.C.  
 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
 (Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES

### MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Barbara J. Murphy	P.O. Box 216	
Thomas R. Murphy	Warren, VT 05674	
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)		
COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Barbara J. Murphy		P.O. Box 216
Thomas R. Murphy		Warren, VT 05674

<b>C</b> PROPERTY LOCATION (Address in full) Alpine Village, Warren	<b>D</b> DATE OF CLOSING 6/18/02
--	-------------------------------------

**E** INTEREST IN PROPERTY

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

<b>F</b> LAND SIZE (Acres or fraction thereof)	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
--	--

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1.  NONE      5.  FARM BUILDINGS      9.  STORE

2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER     OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT  NO \_\_\_\_\_ YES    DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.

**Exemption #5 - transfer between husband and wife**

<b>M</b> TOTAL PRICE PAID \$ 0.00	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ 0.00	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ 0.00
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STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

<b>PROPERTY TRANSFER TAX</b> MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	<b>\$ 0.00</b>
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**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS

**Q** DATE SELLER ACQUIRED 1995 & 1992 \_\_\_\_\_

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 \_\_\_\_\_

(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		TOWN NUMBER  3623
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	
DATE OF RECORD <u>6-18-02</u>	RETURN RECEIVED INCLUDING CERTIFICATES AND, ACT 280 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>146</u> PAGE NO. <u>243-284</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>85600</u> GRAND LIST OF 2002	DATE <u>6-25-02</u>	
PARCEL 10 OR MAP NO. <u>028004-5</u>		
GRAND LIST CATEGORY <u>R1</u>		

**RATE SCHEDULE**

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$	_____
b. Value of property enrolled in current use program .....	b. \$	_____
c. Value of qualified working farm .....	c. \$	_____
d. Add Lines 1a, b and c .....	d. \$	_____
e. Tax rate .....	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$	0.00
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line O on front of return .....	2. a. \$	0.00
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$	0.00
c. Subtract Line 2b from Line 2a .....	c. \$	0.00
d. Tax rate .....	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$	0.00
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$	0.00

**FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES**

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
  - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
  - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions) b

E. That this transfer ~~does~~ / does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

**WITHHOLDING CERTIFICATION**

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)

4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Barbara J. Murphy</i>	<i>6/18/02</i>	<i>Barbara J. Murphy</i>	<i>6/18/02</i>
<i>Thomas R. Murphy</i>		<i>Thomas R. Murphy</i>	

Preparer's Signature *[Signature]* Prepared by King & King

Preparer's Address P.O. Box 879 Waitsfield, VT 05673 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) <u>RICHARD SARTZMAN</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>Box 365 Warren, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <u>[REDACTED]</u>
<b>E</b> BUYER'S (TRANSFeree'S) NAME(S) <u>RICHARD SARTZMAN TRUSTEE</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>Box 365 Warren, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <u>[REDACTED]</u>

<b>C</b> PROPERTY LOCATION (Address in full) <u>ROUTE #100 - Sugarbush Cross Rd Warren</u>	<b>D</b> DATE OF CLOSING <u>6/25/02</u>
---	--

**E** INTEREST IN PROPERTY

1. <input type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE ESTATE	7. <input type="checkbox"/> EASEMENT
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ___% INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

**F** FRONTAGE AND DEPTH \_\_\_\_\_ **G** TOTAL ACREAGE \_\_\_\_\_

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY).

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> BARN	9. <input checked="" type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input checked="" type="checkbox"/> COMMERCIAL _____ DESCRIBE _____	9. <input type="checkbox"/> OTHER _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE _____	

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input checked="" type="checkbox"/> COMMERCIAL _____ DESCRIBE _____	9. <input type="checkbox"/> OTHER _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE _____	

**K** IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CHAPTER 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs)?  Yes  No

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>0-</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0-</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>0-</u>
--	--	--

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE ENTER FAIR MARKET VALUE ON LINE O AND DESCRIBE THE CIRCUMSTANCES: Assigned to Trust

**PROPERTY TRANSFER TAX**

**F** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 0-

**G** DATE SELLER ACQUIRED 1973

**H** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET (CONTINUE ON REVERSE SIDE) \_\_\_\_\_

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>6-26-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<u>3624</u>
BOOK NUMBER <u>146</u> PAGE NO. <u>300-302</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>215,200</u> GRAND LIST OF 19 <u>2002</u>	DATE <u>6-27-02</u>	
PARCEL ID OR MAP NO. <u>005000-1</u>		
GRAND LIST CATEGORY <u>C</u>		

### RATE SCHEDULE

**1. Tax on Special Rate Property:**

- a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions).....
- b. Value of property enrolled in current use program.....
- c. Value of qualified working farm.....
- d. Add Lines 1(a), (b) and (c).....
- e. Tax rate.....
- f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e).....

1. a. \$ NA  
 b. \$  
 c. \$  
 d. \$  
 e. 0.005  
 f. \$

**2. Tax on General Rate Property:**

- a. Enter amount from Line O on front of return.....
- b. Enter amount from Line 1(d) of Rate Schedule above.....
- c. Subtract Line 2(b) from Line 2(a).....
- d. Tax rate.....
- e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d).....

2. a. \$  
 b. \$  
 c. \$  
 d. 0.0125  
 e. \$

**3. Total Tax Due:**

Add Lines 1(f) and 2(e) and enter here and on Line P on front of return.....

3. \$

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 26.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form REW-1.)
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Richard Saltzman</i>	<i>6/25/02</i>	<i>Richard Saltzman</i>	<i>6/25/02</i>

Preparer's Signature *Richard Saltzman*

Prepared by \_\_\_\_\_

Preparer's Address *Box 365 Waterbury*

Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert J. Ryan Administrator, Estate of Helen E. Ryan	2 Hewing Farm Rd., Wellesley, MA 02481	

<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Village Run Association	P.O. Box 478 Moretown, VT 05660	

<b>C</b> PROPERTY LOCATION (Address in full) Unit #9 - Village Run Condominium, Warren	<b>D</b> DATE OF CLOSING 6-27-02
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**E** INTEREST IN PROPERTY

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_% INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

**F** LAND SIZE (Acres or fraction thereof) n/a

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED  NO  YES  
 WAS SALE BETWEEN FAMILY MEMBERS  NO  YES STATE RELATIONSHIP \_\_\_\_\_  
 FINANCING:  CONVENTIONAL/BANK     OWNER FINANCING     OTHER None

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1.  NONE (destroyed by fire)    5.  FARM BUILDINGS    9.  STORE

2.  FACTORY    6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED    10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING    7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME    8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER     OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ 23,412.50	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ 0	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ 23,412.50
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS    \$ 262.66

**Q** DATE SELLER ACQUIRED 10-3-1994

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1

(CONTINUED ON REVERSE SIDE)

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>6/17/02</u> BOOK NUMBER <u>147</u> PAGE NO. <u>305-306</u> LISTED VALUE \$ <u>4,212</u> GRAND LIST YEAR OF <u>2000</u> PARCEL ID NO. <u>304045</u> GRAND LIST CATEGORY <u>0</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-27-02</u>	TOWN NUMBER <u>3625</u>
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## RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ _____
e. Tax rate .....	e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ _____
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line O on front of return .....	2. a. \$ 262.66
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ _____
c. Subtract Line 2b from Line 2a .....	c. \$ _____
d. Tax Rate .....	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ _____
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on line P on front of return .....	3. \$ 262.66

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 

a. Parcel to be sold:	Exemption Number _____	Number of acres _____
b. Parcel retained:	Exemption Number _____	Number of acres _____

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_

E. That this transfer does/does not (strike one) result in a partition or subdivision of land. Note: if it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Sheila K. Getzinger, Esq.</i>	6/27/02	<i>Village Republic</i>	6/27/02
<i>Estate of Helen Ryan</i>		<i>by 1</i>	
Preparer's Signature _____		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>P. O. Box 515</u>		Buyer's Representative _____	
<u>Waitsfield, Vermont 05673</u>		(Print or Type) _____	

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) Kevin C. Ryan	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 234 Vermont St., West Roxbury, MA 02132	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Village Run Association	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P.O. Box 478 Moretown, VT 05660	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>C</b> PROPERTY LOCATION (Address in full) Unit #9, Village Run Condominium		<b>D</b> DATE OF CLOSING 6-27-02

<b>E</b> INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input checked="" type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____
<b>F</b> LAND SIZE (Acres or fraction thereof) n/a	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input checked="" type="checkbox"/> OTHER None		

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input checked="" type="checkbox"/> NONE (destroyed by fire)	<input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE _____

WAS PROPERTY PURCHASED BY TENANT  NO  YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO  YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FORESTLAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>23,412.50</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>23,412.50</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ <u>292.65</u>
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**Q** DATE SELLER ACQUIRED 10-8-1994

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1  
(CONTINUED ON REVERSE SIDE)

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Worcester</u> DATE OF RECORD <u>6-17-02</u> BOOK NUMBER <u>146</u> PAGE NO. <u>307-308</u> LISTED VALUE \$ <u>4,212</u> GRAND LIST YEAR OF <u>2002</u> PARCEL ID NO. <u>304045</u> GRAND LIST CATEGORY <u>0</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>6-27-02</u>	TOWN NUMBER <u>3626</u>
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### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ 262.65
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ 262.65

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer does/does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,  
 OR that the transfer is exempt from income tax withholding for the following reason (check one):

- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Kevin C. Ryan Esq. Sheila K. Getzinger Attorney	6/27/02	Orange Park Association [Signature]	6/27/02

Preparer's Signature: [Signature] Prepared by: Sheila K. Getzinger, Esq.  
 Preparer's Address: P. O. Box 515  
Waitsfield, Vermont 05673 Buyer's Representative: \_\_\_\_\_ Tol. \_\_\_\_\_  
(Print or Type)

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) Jason E. Heroux	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P. O. Box 425, Waitsfield, Vermont 05673	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <del>613-32-3444</del>
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Barrie Fisher	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 83 Riverwatch Lane, Warren, Vt. 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

<b>C</b> PROPERTY LOCATION (Address in full) Lot #3, ELS Realty PRD at The Seasons, 83 Riverwatch Lane, Warren	<b>D</b> DATE OF CLOSING 6-14-02
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**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

<b>F</b> LAND SIZE (Acres or fraction thereof)	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input checked="" type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
--	---

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input checked="" type="checkbox"/> COMMERCIAL/INDUSTRIAL <u>Resale</u> DESCRIBE
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY  NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.

<b>M</b> TOTAL PRICE PAID \$ <u>260,000.00</u>	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ <u>260,000.00</u>
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STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ <u>2,500.00</u>
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**Q** DATE SELLER ACQUIRED 11-12-1997

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET Primary Residence of Buyer

(CONTINUED ON REVERSE SIDE)

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

<p>TOWN/CITY <u>Warren</u></p> <p>DATE OF RECORD <u>6-25-02</u></p> <p>BOOK NUMBER <u>146</u> PAGE NO. <u>316-317</u></p> <p>LISTED VALUE \$ <u>191,700</u> GRAND LIST YEAR OF <u>2002</u></p> <p>PARCEL ID NO. <u>100002-933</u></p> <p>GRAND LIST CATEGORY <u>YRI</u></p>	<p>ACKNOWLEDGMENT</p> <p>RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.</p> <p>SIGNED <u>[Signature]</u> CLERK</p> <p>DATE <u>6-25-02</u></p>	<p>TOWN NUMBER</p> <p><u>3622</u></p>
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X

## RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ 100,000.00
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
<b>Value on Special Rate Property: Multiply Line 1d by Line 1e .....</b>		f. \$ 500.00
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ 260,000.00
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ 100,000.00
c. Subtract Line 2b from Line 2a .....		c. \$ 160,000.00
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ 2,000.00
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ 2,500.00

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. EC-5-1683 and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Jason E. Heroux		Barrie Fisher	
			6-25-02
Preparer's Signature		Prepared by Sheila K. Getzinger, Esq.	
Preparer's Address P. O. Box 515 Waitsfield, Vermont 05673		Buyer's Representative (Print or Type)	Tel.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A SELLER'S (TRANSFEROR'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
Ashton L. Hart	BiHersweet Lane Putland Town, VT 05701	[REDACTED]
<b>B BUYER'S (TRANSFeree'S) NAME(S)</b>	<b>COMPLETE MAILING ADDRESS FOLLOWING TRANSFER</b>	<b>SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.</b>
Joseph Campise	155 West 65 <sup>TH</sup> St New York, NY 10023	

<b>C PROPERTY LOCATION (Address in full)</b> 125 Breakaway Farm Rd Warren	<b>D DATE OF CLOSING</b> 6- -02
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**E INTEREST IN PROPERTY**

1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW

2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

**F LAND SIZE (Acres or fraction thereof)** 5.8 ACRES

**G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED**  NO  YES

**WAS SALE BETWEEN FAMILY MEMBERS**  NO  YES **STATE RELATIONSHIP** \_\_\_\_\_

**FINANCING:**  CONVENTIONAL/BANK  OWNER FINANCING  OTHER \_\_\_\_\_

**H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):**

1.  NONE      5.  FARM BUILDINGS      9.  STORE

2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_

4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH \_\_\_\_\_ (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):**

1.  PRIMARY RESIDENCE      3.  CAMP/VACATION      5.  OPERATING FARM      7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND      4.  TIMBERLAND      6.  GOVERNMENT USE      8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

**J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):**

1.  PRIMARY RESIDENCE      3.  CAMP/VACATION      5.  OPERATING FARM      7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE \_\_\_\_\_

2.  OPEN LAND      4.  TIMBERLAND      6.  GOVERNMENT USE      8.  OTHER \_\_\_\_\_ DESCRIBE \_\_\_\_\_

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.**  YES  NO

**L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.**

**M TOTAL PRICE PAID \$** 347,000.00      **N PRICE PAID FOR PERSONAL PROPERTY \$** -0-      **O PRICE PAID FOR REAL PROPERTY \$** 357,000.00

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P TAX DUE:** Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 4,482.50

**Q DATE SELLER ACQUIRED** 7-16-98

**R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET** 3

(CONTINUED ON REVERSE SIDE)

**THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK**

<p>TOWN/CITY <u>Warren</u></p> <p>DATE OF RECORD <u>6-28-02</u></p> <p>BOOK NUMBER <u>146</u> PAGE NO. <u>328</u></p> <p>LISTED VALUE \$ <u>260,400</u> GRAND LIST YEAR OF <u>2002</u></p> <p>PARCEL ID NO. <u>062001-2</u></p> <p>GRAND LIST CATEGORY <u>R1</u></p>	<p style="text-align: center;">ACKNOWLEDGMENT</p> <p>RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.</p> <p>SIGNED <u>[Signature]</u> CLERK</p> <p>DATE <u>6/28/02</u></p>	<p>TOWN NUMBER</p> <p>3629</p>
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### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ <u>50</u>
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ <u>357,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ <u>0</u>
c. Subtract Line 2b from Line 2a .....		c. \$ <u>357,000.00</u>
d. Tax Rate .....		d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ <u>448250</u>

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. W/P and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see Instructions for exemptions):
    - a. Parcel to be sold: Exemption Number W/P Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number W/P Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from Instructions) 2
- E. That this transfer ~~is~~/does not (strike one) result in a partition or subdivision of land. Note: if it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See Instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<u>[Signature]</u>	<u>6/28/02</u>	<u>[Signature]</u>	<u>6/28/02</u>
<u>[Signature]</u>	<u>6/28/02</u>	<u>[Signature]</u>	

Preparer's Signature [Signature] Prepared by Mark J. Crosby

Preparer's Address P.O. Box 297 Waitfield VT 05173 Buyer's Representative (Print or Type) \_\_\_\_\_ Tel. \_\_\_\_\_



## RATE SCHEDULE

1. Tax on Special Rate Property:		100,000.00
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a.\$	
b. Value of property enrolled in current use program .....	b.\$	
c. Value of qualified working farm .....	c.\$	100,000.00
d. Add Lines 1(a), (b) and(c) .....	d.\$	0.005
e. Tax rate .....	e.	500.00
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f.\$	
2. Tax on General Rate Property:		210,000.00
a. Enter amount from Line O on front of return .....	2. a.\$	100,000.00
b. Enter amount from Line 1(d) of Rate Schedule above .....	b.\$	110,000.00
c. Subtract Line 2(b) from Line 2(a) .....	c.\$	0.0125
d. Tax rate .....	d.	1,375.00
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e.\$	
3. Total Tax Due:		1,875.00
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Subdivision Permit No. 1 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
  - a. Parcel to be sold: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_
  - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. 5W0703 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_

E. That this transfer ~~is~~ does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filling with the town clerk.

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,  
OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. 25431 from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Melvin R. Maxwell &amp; Christy M. Maxwell</i>		<i>Murray Olenick</i>	06/28/02
Preparer's Signature <i>[Signature]</i>		Prepared by <u>Olenick &amp; Olenick, P.C.</u>	
Preparer's Address <u>P.O. Box 25 Waitsfield, VT 05673</u>		Buyer's Representative _____ Tel. _____	

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) Raymond S. Peterson Erika Peterson	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 17 Oyster Point, Warren, RI 02885	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Raymond S. Peterson Erika Peterson	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 17 Oyster Point, Warren, RI 02885	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

**C** PROPERTY LOCATION (Address in full) Unit #26, Southface Condominium, Warren **D** DATE OF CLOSING 6-24-02

**E** INTEREST IN PROPERTY  
 1.  FEE SIMPLE      3.  UNDIVIDED 1/2 INTEREST      5.  TIME-SHARE      7.  EASEMENT/ROW  
 2.  LIFE ESTATE      4.  UNDIVIDED \_\_\_\_\_ % INTEREST      6.  LEASE      8.  OTHER \_\_\_\_\_

**F** LAND SIZE (Acres or fraction thereof) n/a **G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO \_\_\_\_\_ YES \_\_\_\_\_  
 WAS SALE BETWEEN FAMILY MEMBERS \_\_\_\_\_ NO X YES STATE RELATIONSHIP spouses  
 FINANCING:  CONVENTIONAL/BANK     OWNER FINANCING     OTHER none

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):  
 1.  NONE      5.  FARM BUILDINGS      9.  STORE  
 2.  FACTORY      6.  MULTI-FAMILY WITH \_\_\_\_\_ (INSERT NUMBER) DWELLING UNITS TRANSFERRED      10.  OTHER \_\_\_\_\_ DESCRIBE  
 3.  SINGLE FAMILY DWELLING      7.  MOBILE HOME YEAR \_\_\_\_\_ MAKE \_\_\_\_\_ SER. NO. \_\_\_\_\_  
 4.  CAMP/VACATION HOME      8.  CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED     RENTED     WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):  
 1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE  
 2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):  
 1.  PRIMARY RESIDENCE    3.  CAMP/VACATION    5.  OPERATING FARM    7.  COMMERCIAL/INDUSTRIAL \_\_\_\_\_ DESCRIBE  
 2.  OPEN LAND    4.  TIMBERLAND    6.  GOVERNMENT USE    8.  OTHER \_\_\_\_\_ DESCRIBE

WAS PROPERTY PURCHASED BY TENANT \_\_\_\_\_ NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.     YES     NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.  
#5 - Transfer between spouses with no consideration

**M** TOTAL PRICE PAID \$ \_\_\_\_\_ **N** PRICE PAID FOR PERSONAL PROPERTY \$ \_\_\_\_\_ **O** PRICE PAID FOR REAL PROPERTY \$ 0

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES \$ 0

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ \_\_\_\_\_

**Q** DATE SELLER ACQUIRED 2-9-1996

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 1

## THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>6-24-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>146</u> PAGE NO. <u>339-340</u>	SIGNED <u>[Signature]</u> CLERK	<u>3631</u>
LISTED VALUE \$ <u>190,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6-28-02</u>	
PARCEL ID NO. <u>326026</u>		
GRAND LIST CATEGORY <u>0</u>		



## RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....		1. a. \$ _____
b. Value of property enrolled in current use program .....		b. \$ _____
c. Value of qualified working farm .....		c. \$ _____
d. Add Lines 1a, b and c .....		d. \$ _____
e. Tax rate .....		e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....		f. \$ _____
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line 0 on front of return .....		2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above .....		b. \$ _____
c. Subtract Line 2b from Line 2a .....		c. \$ _____
d. Tax Rate .....		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....		e. \$ _____
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on line P on front of return .....		3. \$ _____ 0

## FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number 1 Number of acres \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_ Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 34.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: if it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

## WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer,  
OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
  - 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
  - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171).
  - 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
 Raymond S. Peterson	6/24/02	 Raymond S. Peterson	6/24/02
 Erika Peterson	6/24/02	 Erika Peterson	6/24/02
Preparer's Signature		Prepared by Sheila K. Getzinger, Esq.	
Preparer's Address P. O. Box 515 Waitsfield, Vermont 05673		Buyer's Representative (Print or Type) _____ Tel. _____	