

VERMONT PROPERTY TRANSFER TAX RETURN

Jun-03

4499 DAVID AND LISA AUER TO FREDERICK H. ECKER II BROOK RD	163 NAHSUA RD BROOK ROAD	BEDFORD, NJ 03110 WARREN VT 05674 \$162,000
4486 BBCB REALTY CORPORATION TO SAM & LIZZIE WHITWORTH FARM, LLC WEST HILL RD	21 SCARFF ST 21 SCARFF ST	BURLINGTON VT 04505 BURLINGTON VT 04505 \$0
4488 KATHLEEN POWERS BARR TO DAVID SELLERS 230 AC	481 PRICKLY MTN RD PO BOX 288	WARREN VT 05674 WARREN VT 05674 \$0
4489 KATHLEEN POWERS BARR TO DAVID SELLERS 3.03 AC ALPINE H 2 LOTS 11,12, & 13	481 PRICKLY MTN RD PO BOX 288	WARREN VT 05674 WARREN VT 05674 \$0
4490 KATHLEEN POWERS BARR TO DAVID SELLERS BATTURA LOT	481 PRICKLY MTN RD PO BOX 288	WARREN VT 05674 WARREN VT 05674 \$0
4484 PATRICIA BEMISS TO SAM & LIZZIE WHITWORTH FARM, LLC WEST HILL RD	3 FAIRVIEW ST 21 SCARFF ST	N. READING, MA BURLINGTON, VT 05405 \$0
4531 ROBERT AND ANN CHAVENSON TO BRIAN CHISHOLM TRUSTEE CLUB NOMINEE TRUST	126 RUSTIC RD C/O KANE & KANE 260 N. MAIN ST	SOMERSET MA 02726 FALL RIVER MA 02722

BRIDGES 96D		\$0
4500 HISUCK CHUNG TO VIVIAN KIM SOUTH VILLAGE 74	4 BRIERWOD DRIVE 1548 EAST DESERT ISLAND \$130,000	WOODBIDGE, CT 06525 FRESNO CA 93720
4495 COMPUSERVE A.V.V. TO COLLEEN F. MAHON BRIDGES #37	PO BOX 157 20 REID AVENUE \$121,000	ORAGJESTAND ARUBA PORT WASHINGTON, NY 110
4496 ANNE COCKE DWL AND 3 AC SUGARBUSH ACCESS RD	87 POUND RIDGE RD \$292,500	BEDFORD, NY 10506
4477 CLAYTON P. CORMIER TO GREGG AND ELIZABETH BELDOCK MOUNTAINSIDE 61	PO BOX 627 900 PLOUFFE FARM LANE \$156,000	WARREN VT 05674 CHARLOTTE VT 05445
4494 ADOLPH AND BEATTY CRAMER TO HARLEY FREEDMAN & ENA SANDLER 607 TRI VIEW RD	55 EAST 72ND ST 31 BLUEBERRY HILL LANE \$220,000	NY NY 10021 SUDBURY MA 01776
4491 ROSA MARIE CURRIER TO PAUL AND SHARON CONTI 2.7 AC RETRIEVER RUN RD	4L DECCA CIRCLE 14794 FRIPP ISLAND COURT \$60,000	DERRY NH 03038 NAPLES FL 34119
4479 JOHN DALE TO LESLIE BELL & HARRIETTE MELLEN BRIDGES 23	390 STONY HILL RD 81 LINCOLN CITY RD \$68,500	WARREN VT 05674 SALISBURY CT 06068
4503 HUTCHINSON DUBOSQUE TO	85 RIVER ROAD	ESSEX CT 06426

GREEN MOUNTAIN POWER CHAMPLAIN VALLEY TELECOM EASEMENT SUGARLEDGE RD		COLCHESTER VT WAITSFIELD VT \$0
4502 LOIS, ALFRED AND ELEANOR ENGEL TO GERALD & AMY HYMANSON PARADISE UNIT #7	3 WATEREDGE COURT 3 DRAKE HILL COURT \$112,500	LATTINGTOWN, NY 11560 MORGANVILLE NJ 07751
4521 TODD AND PATRICIA FORD TO BARRY AND LOUISA COOK CASTLEROCK 17	1717 MT PHILO 15 SPENCER RD \$154,500	CHARLOTTE VT 05445 EAST MOSELEY SURREY EN
4497 GENASYS CONSULTING SERVICE PROFIT SHARING PLA TO CRR LEASING INC BRIDGES 77	420 HIGHLAND DR PO BOX 37 \$67,500	MAYS LANDING NH 08330 CHESTERFIELD NH 03443
4507 ROBERT AND ELIZABETH HANSEN TO TOWN OF WARREN UTILITY EASEMENT	81 HAZEL BROWN DR PO BOX 337 \$0	WARREN VT 05674 WARREN VT 05674
4517 GAIL E. HIETZKER TRUSTEE TO JAMES AND LORI ELIZABETH QUINN HOTEL SUGARBUSH UNIT B	1653 PLUNKTON RD 710 HORSENECK RD \$38,500	WARREN VT 05674 WESTPORT MA 02790
4505 LESLEY LAND CORP, LLC TO JOHN DALE AND PATRICIA MORAN DWL AND 2.25 AC STONY HILL RD	914 NORTH HOLLOW RD 202 BRIDGES CIRCLE UNIT 2 \$343,166.88	GRANVILLE VT 05747 WARREN VT 05674
4501 DORIS MASON TO RODNEY AND TERESA BOYD	110 PARKWAY AVE 2434 RIDGEMOOR DR	HAVRE DE GRACE MD 21078 OLANDO FL 32828

SPRUCE ST ALPNE		\$0
4487 DUANE PIERSON AND SARAYH MCNAMEE TO BRUCE AND DONNA BETTS SUNDOWN 5	PO BOX 102 18 ROCK RIDGE RD	WAITSFIELD VT 05673 NEWTOWN CT 06470 \$132,000
4493 FELICE NAPOLITANO TO JAMES KEANE 3 AC LOT 1 TRI VIEW RD	39 SANDRA RD 668 MIDDLE ST	PEABODY MA 01960 PORTSMOUTH NH 03801 \$79,000
4515 OCEAN MOUNTAIN CO., INC. TO MICHAEL AND TIFFANY SMOOKLER SUGARBUSH ONE UNIT 106	PO BOX 293 PO BOX 1457	MARSTON MILLS MA 02648 WAITSFIELD VT 05673 \$153,500
4514 GARRY OLSEN TO ROBERT O. STEIN SOUTH VILLAGE #36	6 DEER RUN 112 WELLINGTON DR	WILTON NY 12831 SPOFFORD NH 03462 \$160,000
4523 ROBERT RANDELL & KASSIE RANDELL-WITTE TO ROBERT RANDELL & KASSIE RANDELL-WITTE 45 SNOW CREEK	45 SNOW CREEK 45 SNOW CREEK	WARREN VT 05674 WARREN VT 05674 \$0
4516 ROBERT E. RANDELL & KASSIE WITTE TO SNOW CREEK REALTY, LLC SNOW CREEK 45	2 LORDS HIGHWAY 2 LORDS HIGHWAY	WESTON CT 06883 WESTON CT 06883 \$0
4518 ANDREW AND MARILYN RAPCHUCK TO DAVID BAKOFEN VILLAGE GATE #207	187 BARTLETT RD PO BOX 1505	WINTHROP MA 02152 WAITSFIELD VT 05673 \$40,000

4513 PAUL RUTHERFORD
TO
GARY H. OLSEN
SOUTH VILLAGE #36

4533 HUMBERTO SANCHEZ
TO
CHARLES AND SUSAN PENTA
SOUTHFACE 16

4522 DONALD E. SOMERS
TO
RIVERDALE MANAGEMENT ASSOCIATES
SNOW CREEK 114

4512 THE ELEANOR KAY STACK TRUST
TO
TODD AND JO ANN BELLISTRI
SNOW CREEK 29

4498 EDWARD AND ELIZABETH STEVENSON
TO
JOSEPH AND JANE STEVENSON
UNIHAB 25

4504 THOMAS STUDLEY
TO
DAVID MISITANO
1 AC SUGARLEDGE

4532 BRIAN SUMNER
SHARON SUMNER
TO
SHARON SUMNER
ALPINE VILLAGE

U.S. RESORTS TRUST, LLC

54 BROOKLINE DR CLIPROM PARK NY 12065
6 DEER RUN GANSEVOORT NY 12831
\$41,374

APD 6800 LOS CARMELITOS CARACAS VENEZUELA
171 ORCHARD ST BELMONT MA 02178
\$260,000

PO BOX 2208 REDBANK NJ 07701
PO BOX 2208 REDBANK NJ 07701
\$0

22260 BANYAN HIDAWAY DR BONITA SPRINGS FL 34135
153 MAPLE HILL RD HUNTINGTON NY 11743
\$162,000

167 TATCHER RD ROCKPORT MA 01966
1001 SALT SPRINGS RD SYRACUSE NY 13224
\$55,000

PO BOX 681 WAITSFIELD VT 05673
4 CLEAR ST ENFIELD CT 06082
\$42,000

COVERED BRIDGE RD WARREN VT 05674
PO BOX 542 WARREN VT 05674
PO BOX 542 WARREN VT 05674
\$0

PO BOX 401 WARREN VT 05674

TO		
4509 PETER AND CATHRYN AYLWARD SEASONS UNIT 200 INTERVAL 34	PO BOX 235	WATERBURY VT 05676 \$6,500
4480 RONALD AND BENITA BENSON SEASONS UNIT 308 INTERVAL 43	89 SEVERENS DR	NEWPORT VT 05855 \$2,000
4482 JACK AND DENISE FEHR SEASONS UNIT 300 INTERVAL 9	245 MARTINDALE RD	SHELBURN VT 05482 \$6,500
4520 ROGER AND HEIDI HARWOOD SEASONS UNIT 205 INTERVAL 40	116 PLEASANT AVE	BURLINGTON VT 05401 \$5,000
4511 RICHARD AND DEBORAH KETCHAM SEASONS UNITS 202/204 INTERVAL 29	83 DEER RUNLANE	WESFORD VT 05494 \$8,000
4481 DAVID AND MARGARET MOON SEASONS UNIT 201 INTERVAL 27	544 EAST RD	BERLIN VT 05641 \$6,500
4508 RODNEY AND KATHIE PINGREE SEASONS UNIT 311 INTERVAL 29	PO BOX 267	JONESVILLE VT 05466 \$6,000
4510 CLESSON AND DIANNE ROUNDS SEASONS UNIT 302 INTERVAL 16	3 JACKSON HEIGHT	ESSEX JCT VT 05452 \$3,500
4519 CATHERINE SIMPSON SEASONS UNIT 309 INTERVAL 30	18 CLIFF ST	MONTPELIER VT 05602 \$5,800
4483 JOHN WHITWORTH TO SAM & LIZZIE WHITWORTH FARM, LLC WEST HILL RD	PO BOX 111 21 SCARFF ST	HOLLIS, NH 03049 BURLINGTON, VT 05405 \$0
4485 RICHARD WHITWORTH TO SAM & LIZZIE WHITWORTH FARM, LLC WEST HILL RD	40 GARLAND ST 21 SCARFF ST	MELROSE MA 02176 BURLINGTON VT 05402 \$0

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Clayton P. Cormier	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P. O. Box 627, Warren, Vermont 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) Gregg Beldock Elizabeth Beldock	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 900 Plouffe Farm Lane Charlotte, Vermont 05445 <i>251 Mountainside Dr. Unit 61</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
C PROPERTY LOCATION (Address in full) Unit #61, Mountainside Condominium, Warren		D DATE OF CLOSING 5-30-2003

E INTEREST IN PROPERTY 1. <input checked="" type="checkbox"/> FEE SIMPLE 2. <input type="checkbox"/> LIFE ESTATE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 4. <input type="checkbox"/> UNDIVIDED _____% INTEREST 5. <input type="checkbox"/> TIME-SHARE 6. <input type="checkbox"/> LEASE 7. <input type="checkbox"/> EASEMENT/ROW 8. <input type="checkbox"/> OTHER _____	F LAND SIZE (Acres or fraction thereof) n/a	G 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 <input type="checkbox"/> OCCUPIED <input checked="" type="checkbox"/> RENTED <input type="checkbox"/> 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>Rental</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 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 <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY <input checked="" type="checkbox"/> NO <input type="checkbox"/> 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. <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.
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M TOTAL PRICE PAID \$ <u>156,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>36,000.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>120,000.00</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	\$ <u>2,500.00</u>
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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 <u>1-28-1994</u>
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R IF A VERMONT LAND GAIN TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET <u>#1</u>

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Elaine E. Fuller</u> <i>assistant</i> CLERK DATE <u>June 2/03</u>	TOWN NUMBER <u>4477</u>
TOWN/CITY <u>Warren</u>			
DATE OF RECORD <u>5/27/03</u>			
BOOK NUMBER <u>156</u> PAGE NO. <u>180-181</u>			
LISTED VALUE \$ <u>99,000</u> GRAND LIST YEAR OF <u>2003</u>			
PARCEL ID NO. <u>316 061</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)	1. a. \$ <u>100,000</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. \$ _____
2. Tax on General Rate Property:	
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. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ _____

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

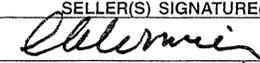
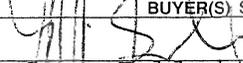
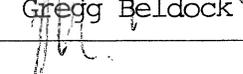
Seller(s) further certifies as follows:

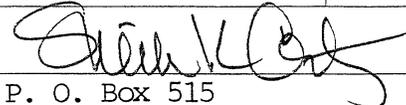
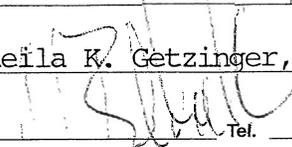
- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit,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

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
 Clayton P. Cormier	5/27/03	 Gregg Beldock	
		 Elizabeth Beldock	

Preparer's Signature  Prepared by Sheila K. Getzinger, Esc.
 Preparer's Address P. O. Box 515
Waitsfield, Vermont 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John Dale	390 Stony Hill Rd, Warren VT 05674	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Leslie I. Bell Harriette A. Mellen	81 Lincoln City Road, Salisbury CT 06068	[REDACTED]

C PROPERTY LOCATION (Address in full) #23 Bridges Condominium, Warren, VT 05674	42 Lower Phase Rd Unit 33	D DATE OF CLOSING 6/2/03
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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)

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 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.

M TOTAL PRICE PAID \$ <u>68,500.00</u>	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 **\$ 856.25**

Q DATE SELLER ACQUIRED 3-14-97

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 & #3
 (CONTINUED 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>6/2/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>184-185</u>	<u>assistant</u>	
LISTED VALUE \$ <u>3540</u> GRAND LIST YEAR OF <u>2003</u>	SIGNED <u>Eraine F. Jullien</u> CLERK	<u>4479</u>
PARCEL ID NO. <u>325 023</u>	DATE <u>6/2/03</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. \$	0.00
e. Tax rate	e.	.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. \$	68,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	68,500.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	856.25
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	856.25

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

- 1. This property is the subject of Permit No. EC 618 and is in compliance with said permit, or
- 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. 5W0155 and is in compliance with said permit, or
- 2. This property is exempt from Act 250 because: (list exemption number from Line D in 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 (see Line E instructions).

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
			6/2/03
			6/2/03

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

Preparer's Address P. O. Box 25, Waitsfield, VT 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 Warren, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFEREE'S) NAME(S) <u>Ronald Benson Benita Benson</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>89 SEVERENS DRIVE NEWPORT, VT 05855</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) <u>Route 100 South, Warren 308 43</u>	D 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) <u>0</u>	G 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 <u>Cash</u>
--	---

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 Timeshare 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 Timeshare 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 \$ <u>2000</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>2,000</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 \$25.00

Q DATE SELLER ACQUIRED 3/24/03

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		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>6/6/03</u>	SIGNED <u>Marie P. Fuller</u> CLERK	<u>4450</u>
BOOK NUMBER <u>1510</u> PAGE NO. <u>231-232</u>	DATE <u>June 6/03</u>	
LISTED VALUE \$ <u>18550</u> GRAND LIST YEAR OF _____		
PARCEL ID NO. <u>334308</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. \$ _____ 0.00
e. Tax rate		e. _____ .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. \$ <u>2,000</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>25.00</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Permit No. PB-501221 and is in compliance with said permit, or
 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

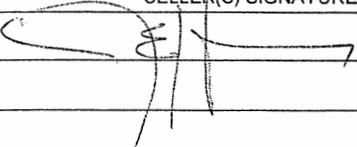
Seller(s) further certifies as follows:

- 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 Line D in instructions) a
- 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 (see Line E Instructions).

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
	6/6/03	REA [unclear] and M Benson and Benita M. Benson	5-30-03 5-30-03

Preparer's Signature  Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401, Warren, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>US Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 WARREN, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFEEE'S) NAME(S) <u>David S. Moon MARGARET MOON</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>544 East Rd. - Berlin Berlin, VT. 05641-5396 Barre</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) <u>Unit 201 natural 27</u>	D 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) 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 _____

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 Timeshare _____ 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 Timeshare _____ 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 \$ 6,500 **N** PRICE PAID FOR PERSONAL PROPERTY \$ — **O** PRICE PAID FOR REAL PROPERTY \$ 6,500

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 81.25

Q DATE SELLER ACQUIRED _____

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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>4481</u>
DATE OF RECORD <u>6-6-03</u>	SIGNED <u>June E. Fuller</u> <i>assistant</i> CLERK DATE <u>6-6-03</u>	
BOOK NUMBER <u>156</u> PAGE NO. <u>233-234</u>		
LISTED VALUE \$ <u>30,350</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>334201</u>		
GRAND LIST CATEGORY <u>01</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. \$	0.00
e. Tax rate	e.	.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. \$	4,500
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	_____
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	81.25
3. Total Tax Due		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB-5-0022-1 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E Instructions).

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):

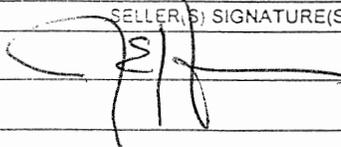
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

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
	6/6/03	Margaret J. Mason David B. Mason	5/30/03 5/30/03

Preparer's Signature Eric L. Folsom Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401 Warren, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 Warren, Vt. 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFEREE'S) NAME(S) <u>JACK FEHR DENISE FEHR</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>245 Martindale Rd. Shelburn, VT 05482</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. 

C PROPERTY LOCATION (Address in full) <u>Unit 300 Interval #0</u>	D 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) <u>0</u>	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input 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 _____ (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 Timeshare 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 Timeshare 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 \$ <u>6,500</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>6,500</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 81.25

Q DATE SELLER ACQUIRED _____

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 NUMBER 4482
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	
DATE OF RECORD <u>6/6/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX-PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>235-236</u>	SIGNED <u>Elaine E. Fuller</u> <i>assistant</i> CLERK	
LISTED VALUE \$ <u>19,900</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/6/03</u>	
PARCEL ID NO. <u>334300</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. \$ _____ 0.00
e. Tax rate		e. _____ .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. \$ <u>4500</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>81.25</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. PB-5-0122-1 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

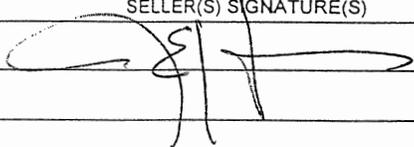
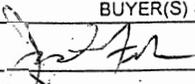
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E Instructions).

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
	5/20/03		
	5/20/03	Denise L Fehr	

Preparer's Signature  Prepared by Erica-Lea Folsom

Preparer's Address P.O. Box 401 WARREN, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John Whitworth	P.O. Box 111 Hollis, NH 03049	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sam & Lizzie Whitworth Farm, LLC	c/o Barry L. Whitworth 21 Scarff Street, Burlington, VT 05405	

C PROPERTY LOCATION (Address in full) West Hill Road and Ellen Lane, Warren	D DATE OF CLOSING
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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 16.6667 % INTEREST 6. LEASE 8. OTHER _____

F LAND SIZE (Acres or fraction thereof) 94.7 acres, +/-	G 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 _____
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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.
#13

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 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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>4/24/03</u>	SIGNED <u>Elaine E. Fuller</u> CLERK DATE <u>6/3/03</u>	4483
BOOK NUMBER <u>156</u> PAGE NO. <u>237-238</u>		
LISTED VALUE \$ <u>233,600</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>016000-6</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 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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

- 1. This property is the subject of Permit No. N/A and is in compliance with said permit, or
- 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

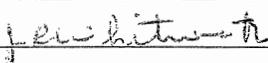
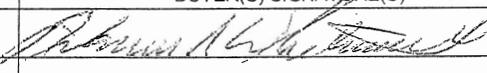
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E instructions).

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
	4/24/03		4/30/03

Preparer's Signature _____ Prepared by Catherine W. Scott, Esq.

Preparer's Address P.O. Box 909, Norwich, VT 05055-0909 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Patricia Bemiss	3 Fairview Street North Reading, MA	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sam & Lizzie Whitworth Farm, LLC	c/o Barry L. Whitworth 21 Scarff Street, Burlington, VT 05405	[REDACTED]
C PROPERTY LOCATION (Address in full) West Hill Road and Ellen Lane, Warren		D DATE OF CLOSING

E INTEREST IN PROPERTY

1. <input 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 checked="" type="checkbox"/> UNDIVIDED 16.6667 % 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

94.7 acres, +/-

WAS SALE BETWEEN FAMILY MEMBERS _____ NO YES STATE RELATIONSHIP into family trust

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 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.

#13

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 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 NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	4484
DATE OF RECORD <u>4/30/03</u>		
BOOK NUMBER <u>156</u> PAGE NO. <u>239-240</u>		
LISTED VALUE \$ <u>358,600</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>016000-4</u>	SIGNED <u>Glaine E. Fuller</u> CLERK <i>Assistant</i>	
GRAND LIST CATEGORY <u>R2</u>	DATE <u>6/3/03</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.	.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
---	-------	------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. N/A and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>Patricia Demers</i>	5/1/03	<i>Robert W. Stinson</i>	5/1/03

Preparer's Signature _____ Prepared by Catherine W. Scott, Esq.

Preparer's Address P.O. Box 909, Norwich, VT 05055-0909 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Richard Whitworth	40 Garland Street Melrose, MA 02176	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sam & Lizzie Whitworth Farm, LLC	c/o Barry L. Whitworth 21 Scarff Street Burlington, VT 05402	[REDACTED]

C PROPERTY LOCATION (Address in full) West Hill Road and Ellen Lane, Warren	D 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 16.667 % INTEREST 6. LEASE 8. OTHER _____

F LAND SIZE (Acres or fraction thereof) 94.7 acres, +/-	G 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.
#13

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 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>4/30/03</u> BOOK NUMBER <u>156</u> PAGE NO. <u>241-242</u> LISTED VALUE \$ <u>359,600</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>016-000-00</u> GRAND LIST CATEGORY <u>RZ</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Clairne E. Fuller</u> CLERK DATE <u>6/3/03</u>	TOWN NUMBER <u>4485</u>
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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 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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

- 1. This property is the subject of Permit No. N/A and is in compliance with said permit, or
- 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

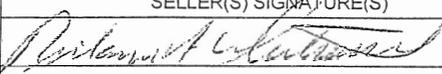
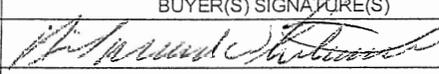
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E instructions).

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
	4/30/03		4/30/03

Preparer's Signature _____ Prepared by Catherine W. Scott, Esq.

Preparer's Address P.O. Box 909, Norwich, VT 05055-0909 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
BBCB Realty Corporation	c/o Barry L. Whitworth 21 Scarff Street, Burlington, VT 05405	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sam & Lizzie Whitworth Farm, LLC	c/o Barry L. Whitworth 21 Scarff Street, Burlington, VT 05405	[REDACTED]

C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING
West Hill Road and Ellen Lane, Warren	

E INTEREST IN PROPERTY

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

2. LIFE ESTATE 4. UNDIVIDED 50 % INTEREST 6. LEASE 8. OTHER _____

F LAND SIZE (Acres or fraction thereof)	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES
94.7 acres, +/-	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.

#13

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 1993/1994

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 NUMBER <u>1486</u>
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	
DATE OF RECORD <u>5/22/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>243-244</u>		
LISTED VALUE \$ <u>338,600</u> GRAND LIST YEAR OF <u>2003</u>	SIGNED <u>Clare E Fuller</u> <u>assistant</u> CLERK	
PARCEL ID NO. <u>011000-6</u>	DATE <u>6/3/03</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 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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Permit No. N/A and is in compliance with said permit, or
 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>By [Signature]</i>	<i>5/20/03</i>	<i>[Signature]</i>	<i>5/27/03</i>

Preparer's Signature _____ Prepared by Catherine W. Scott, Esq.

Preparer's Address P.O. Box 909, Norwich, VT 05055-0909 Buyer's Representative _____ Tel. _____
(Print or Type)

14486

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Duane M. Pierson	P. O. Box 102, Waitsfield, VT 05673	[REDACTED]
Sarayh T. McNamee	same	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Bruce Betts	18 Rock Ridge Rd., Newtown. CT 06470	
Donna Betts	same	

C PROPERTY LOCATION (Address in full) #5 Sundown Condominium, Warren, VT 05674	DATE OF CLOSING
--	-----------------

74 Christmas Tree Rd Unit 5

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 <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 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 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 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 \$ <u>132,000.00</u>	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	\$ 1,650.00
--	--------------------

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

Q DATE SELLER ACQUIRED 4-1-02

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 NUMBER 4487
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
DATE OF RECORD <u>5/29/03</u>	SIGNED <u>Elaine E. Fuller</u> <i>assistant</i> CLERK	
BOOK NUMBER <u>156</u> PAGE NO. <u>245-246</u>	DATE <u>6/3/03</u>	
LISTED VALUE \$ <u>98,000</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>322005</u>		
GRAND LIST CATEGORY _____		

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. \$	0.00
e. Tax rate	e.	.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. \$	132,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	132,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,650.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	1,650.00
---	-------	----------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. 5W0595/0601 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

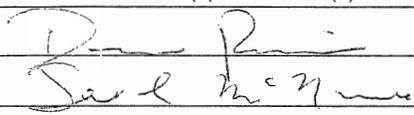
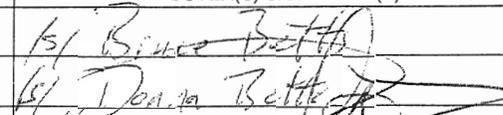
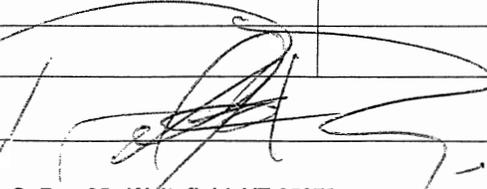
Seller(s) further certifies as follows:

- 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. 5W0595/0601 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in 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 (see Line E instructions).

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
	5/29/03	 with buy as attorney in fact	5/29/03
Preparer's Signature 		Prepared by <u>Olenick & 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Kathleen Powers Barr	481 Prickly Mountain Road, Warren, VT 05674	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David Sellers	P.O. Box 288, Warren, VT 05674	

C PROPERTY LOCATION (Address in full) Land and premises known as the Rene Becotte Farm located in East Warren	D 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) **G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED NO _____ YES _____

230 Acres ± WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ X YES STATE RELATIONSHIP Former Spouses

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER None pursuant to divorce order

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 Forest Land _____ 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 Forest Land _____ 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 pursuant to divorce decree

M TOTAL PRICE PAID \$ 0 **N** PRICE PAID FOR PERSONAL PROPERTY \$ 0 **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 12/6/75

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>4/17/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>249-251</u>	SIGNED <u>Clair E. Fuller</u> CLERK <u>4488</u>	
LISTED VALUE \$ <u>038,000.2</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/9/03</u>	
PARCEL ID NO. <u>105,100</u>		
GRAND LIST CATEGORY <u>W</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. <u>0.005</u>
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. \$ _____
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. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>0</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

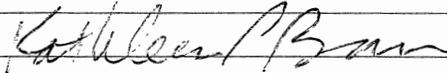
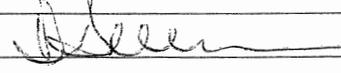
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E instructions).

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
Kathleen Powers Barr		David Sellers	
			

Kathleen Powers Barr

David Sellers

Preparer's Signature _____

Prepared by Kerry B. DeWolfe, Esq.

Preparer's Address 237 No. Main St., Barre, VT 05641

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Kathleen Powers Barr	491 Prickly Mountain Road, Warren, VT 05674	
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David Sellers	P.O. Box 288, Warren, VT 05674	

C PROPERTY LOCATION (Address in full) Lots 11, 12 and 13 in Block 2, Plat H, Warren Alpine Village	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) 3.03 acres ±	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO <input checked="" type="checkbox"/> YES STATE RELATIONSHIP <u>Former spouses</u> FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input checked="" type="checkbox"/> OTHER <u>None pursuant to divorce order</u>
--	---

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.
#5 - Transfer pursuant to divorce decree

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

Q DATE SELLER ACQUIRED 12/9/76

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>4.17.03</u> BOOK NUMBER <u>156</u> PAGE NO. <u>252-253</u> LISTED VALUE \$ <u>7,300</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>480 211</u> GRAND LIST CATEGORY <u>m</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Clair E. Fuller</u> <u>assistant</u> CLERK DATE <u>6/9/03</u>	TOWN NUMBER <u>4489</u>
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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 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. \$ _____
2. Tax on General Rate Property:	
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. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>0</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
KATHLEEN POWERS BARR		DAVID SELLERS	
			

Preparer's Signature  Prepared by Kerry B. DeWolfe, Esq.

Preparer's Address 237 No. Main St., Barre, VT 05641 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
KATHLEEN POWERS BARR	43; Prickly Mountain Road, Warren, VT 05674	
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
DAVID SELLERS	P.O. BOX 288, Warren, VT 05674	

C PROPERTY LOCATION (Address in full) Battura Lot	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) _____

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES
 WAS SALE BETWEEN FAMILY MEMBERS _____ NO YES STATE RELATIONSHIP Former Spouses
 FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER None pursuant to divorce order

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.
 #5 - Transfer pursuant to divorce decree

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

Q DATE SELLER ACQUIRED 2/6/80

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>4.30.03</u> BOOK NUMBER <u>156</u> PAGE NO. <u>254-255</u> LISTED VALUE \$ <u>11,700</u> GRAND LIST YEAR OF _____ PARCEL ID NO. <u>038-003-200</u> GRAND LIST CATEGORY _____	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Clair E. Fultz</u> CLERK DATE <u>6/9/03</u>	TOWN NUMBER <u>4940</u>
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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 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. \$ _____
2. Tax on General Rate Property:	
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. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>0</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
David Sellers <i>Kathleen P Barr</i>		David Sellers <i>[Signature]</i>	
Kathleen Powers Barr			

Preparer's Signature *[Signature]* Prepared by Kerry B. DeWolfe, Esq.

Preparer's Address 237 No. Main St., Barre, VT 05641 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Rosa Marie Currier	4L Decca Circle Derry, NH 03038	
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Paul J. Conti Sharon M. Conti	14794 Fripp Island Court Naples, FL 34119	
C PROPERTY LOCATION (Address in full) Retriever Run	219 Retriever Run	D DATE OF CLOSING 6/6/2003

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) 2.7 +/-

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 \$ 60,000.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 60,000.00

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 \$ 750.00

Q DATE SELLER ACQUIRED May 20, 1996

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>6/6/03</u> BOOK NUMBER <u>156</u> PAGE NO. <u>259-260</u> LISTED VALUE \$ <u>25,800</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>016005202</u> GRAND LIST CATEGORY <u>m</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID SIGNED <u>Clair F. Fuller</u> CLERK <u>4491</u> DATE <u>6/10/03</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. \$ <u>60,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>750.00</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC-5-2232 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>Deed of Trust attorney in fact for Rose Marie Currier</i>	<i>6/6/2003</i>	<i>[Signature]</i>	
		<i>Shawn M. Costi</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

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Felice Napolitano	78 School Street, Saugas, MA 01906 39 SANDRA ROAD PEABODY MA 01960	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James Keane	668 Middle Street, Portsmouth, NH 03801	

C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING
Lot 1, Tri View Road in Warren, Vermont	6/6/03

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

3.0 +/- WAS SALE BETWEEN FAMILY MEMBERS NO _____ YES STATE RELATIONSHIP _____

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER n/a

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 \$ _____ **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ **79,000.00**

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 \$ 987.50

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

Q DATE SELLER ACQUIRED 11-26-86, partition in 10-98

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 NUMBER 4493
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	
DATE OF RECORD <u>6/6/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>270 - 272</u>	SIGNED <u>Claire E. Fuller</u> CLERK	
LISTED VALUE \$ <u>661,200</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/10/03</u>	
PARCEL ID NO. <u>048 001-201</u>		
GRAND LIST CATEGORY <u>R1</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. \$	0.00
e. Tax rate	e.	.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. \$	79,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	79,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	987.50
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	987.50

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC51348/WW 5 2194 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
			6/6/03

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

Preparer's Address P. O. Box 25, Waitsfield, VT 05673

Buyer's Representative Lisman & Webster Tel. _____
(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Adolph B. Cramer	55 East 72nd Street	
Beatty Page Cramer	New York, NY 10021	
B BUYER'S (TRANSFereeE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Harley Freedman	31 Blueberry Hill Lane	
Ena Sandler	Sudbury, MA 01776	

C PROPERTY LOCATION (Address in full) 607 Tri View Road, Warren	D DATE OF CLOSING June 10, 2003
---	---

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 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 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 \$ <u>220,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>220,000.00</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	\$ 2,750.00
---	--------------------

Q DATE SELLER ACQUIRED 6/26/86

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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>6/10/03</u>	SIGNED <u>Blaine F. Fuller</u> <i>assistant</i> CLERK	4494
BOOK NUMBER <u>1512</u> PAGE NO. <u>275-276</u>		
LISTED VALUE \$ <u>162,800</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/10/03</u>	
PARCEL ID NO. <u>048 001-1</u>		
GRAND LIST CATEGORY <u>V1</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.	.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. \$	220,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	220,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	2,750.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	2,750.00
---	-------	----------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
	6/10/03		6-10-03
			6/10/03

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)

A SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Compuserve A.V.V.		c/o Victor Hugostraat 10	
		P.O. Box 157	
		Oragjestad, Aruba	
B BUYER'S (TRANSFeree'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Colleen F. Mahon		20 Reid Avenue	
		Port Washington, NY 11050	
C PROPERTY LOCATION (Address in full)			D DATE OF CLOSING
Bridges Unit #37, Warren <i>102 Upper Phase Rd Unit 37</i>			6/ 10/03
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 <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 _____	
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 <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> 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 <input checked="" type="checkbox"/> NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY <input checked="" type="checkbox"/> 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. <input type="checkbox"/> YES <input checked="" type="checkbox"/> 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 \$ <u>121,000.00</u>		N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	
		O PRICE PAID FOR REAL PROPERTY \$ <u>121,000.00</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	
		\$ 1,512.50	
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS			
Q DATE SELLER ACQUIRED <u>5/20/94</u>			
R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET <u>#1</u>			

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Warren
 DATE OF RECORD 6/6/03
 BOOK NUMBER 156 PAGE NO. 306-367
 LISTED VALUE \$ 82,800 GRAND LIST YEAR OF 2003
 PARCEL ID NO. 305037
 GRAND LIST CATEGORY C

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

SIGNED Clairne E. Tuller CLERK
 DATE 6/13/03

TOWN NUMBER
4495

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. \$	121,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	121,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,512.50
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	1,512.50

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

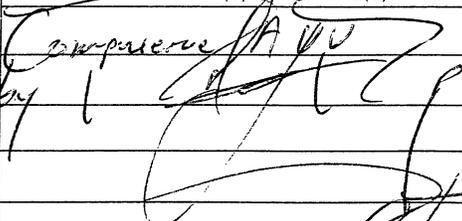
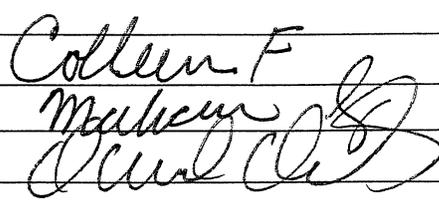
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E instructions).

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
	6/6/03		
Preparer's Signature _____		Prepared by <u>King & King</u>	
Preparer's Address <u>P.O. Box 879 Waitsfield, VT 05673</u>		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)

A SELLER'S (TRANSFEROR'S) NAME(S) Anne Cocke	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 87 Pound Ridge Road Bedford, New York 10506	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFeree'S) NAME(S) Diane H. Ludlam	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 105 Sugarbush Access Rd Warren, VT 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) Sugarbush Access Road, Warren 105 Sugarbush Access Rd	D DATE OF CLOSING 6-10-2003
---	---------------------------------------

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) 3 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 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 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 \$ 292,500.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0	O PRICE PAID FOR REAL PROPERTY \$ 292,500.00
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 \$ 2,906.25

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

Q DATE SELLER ACQUIRED 7-23-93

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 Warren	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD 5/30/03	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER 156 PAGE NO. 310-311	SIGNED Elaine P. Fuller assistant CLERK	4496
LISTED VALUE \$ 135,300 GRAND LIST YEAR OF 2003	DATE 6/12/03	
PARCEL ID NO. 605000-3		
GRAND LIST CATEGORY v1		

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 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>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>292,500.00</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>192,500.00</u>
d. Tax Rate	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>2,406.25</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>2,906.25</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number pre-existing
 - b. Parcel retained: Exemption Number _____

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 Line D in instructions) _____
- E. That this transfer ~~does~~ ^{XXX} 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 (see Line E instructions).

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. 28383 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>Anne Cocke</i> Anne Cocke	6/10/03	<i>Diane H. Ludlam</i> Diane H. Ludlam	

Preparer's Signature *Sheila K. Getzinger* Prepared by Sheila K. Getzinger, Escr.
 P. O. Box 515
 Preparer's Address Waitsfield, Vermont 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Edmond Koens and Mary Scherer	420 Highland Dr.	
Koenke, Trustees for Genasys	Mays Landing, NH 08330	
Consulting Services, Profit Sharing Plan & Trust		

B BUYER'S (TRANSFEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
CRR Leasing, Inc.	PO Box 37	
	Chesterfield, NH 03443	

C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING
The Bridge, #77, Warren, VT	6-13-03

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
	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 type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input checked="" type="checkbox"/> RENTED <input checked="" type="checkbox"/> WILL BE RENTED AFTER SALE		

I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):			
1. <input type="checkbox"/> PRIMARY RESIDENCE	2. <input checked="" type="checkbox"/> CAMP/VACATION	3. <input type="checkbox"/> OPERATING FARM	4. <input checked="" type="checkbox"/> COMMERCIAL/INDUSTRIAL <u>rental</u> DESCRIBE
5. <input type="checkbox"/> OPEN LAND	6. <input type="checkbox"/> TIMBERLAND	7. <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	2. <input type="checkbox"/> CAMP/VACATION	3. <input type="checkbox"/> OPERATING FARM	4. <input checked="" type="checkbox"/> COMMERCIAL/INDUSTRIAL <u>rental</u> DESCRIBE
5. <input type="checkbox"/> OPEN LAND	6. <input type="checkbox"/> TIMBERLAND	7. <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 \$ <u>67,500</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>67,500</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 \$ 843.75

Q DATE SELLER ACQUIRED 6/3/94

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>6/10/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>316-317</u>	SIGNED <u>Eileen E. Fuller</u> <i>assistant</i> CLERK	<u>4497</u>
LISTED VALUE \$ <u>48,600</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/13/03</u>	
PARCEL ID NO. <u>305077</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 0 on front of return 2. a. \$ 67,500

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

c. Subtract Line 1b from Line 2a c. \$ 67,500

d. Tax Rate d. _____ 0.0125

e. Tax due on General Rate Property: Multiply Line 2c by Line 2d e. \$ 843.75

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on line P on front of return 3. \$ 843.75

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

2. This property is any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):

a. Parcel to be sold: Exemption Number 1-403

b. Parcel retained: Exemption Number _____

Seller(s) further certify 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 Line D in 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 (see Line E instructions).

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
EK, Trustee <i>[Signature]</i>	6/10/03	CRR Leasing, Inc.	
MSK, Trustee <i>[Signature]</i>	6/10/03	By: <i>[Signature]</i> Suzanne W Harrington	6/13/03

Preparer's Signature: *[Signature]* Prepared by: Bruce Bjornlund, Esq.

Preparer's Address: PO Box 156, Waterbury, VT 05676 Buyer's Representative: Sheila Getzinger, Esq. 496-6763 (Print or Type) Tel. _____

Keep a copy of this return for your records.

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. <u>0.005</u>
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. \$ <u>55,000.00</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>687.50</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>687.50</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC598 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. 500071 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in 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 (see Line E instructions).

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. 28361 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 D. Stevenson</i> Edward D. Stevenson	<u>5/30/03</u>	Joseph B. Stevenson	
<i>Elizabeth A. Stevenson</i> Elizabeth A. Stevenson	<u>5/30/03</u>	<i>See next sheet for these signatures</i> Jane C. Stevenson	
Preparer's Signature <i>Sheila K. Getzinger</i>		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>Waitsfield, Vermont 05673</u>		Buyer's Representative _____ Tel. _____	

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. \$ <u>55,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>667.50</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>667.50</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC598 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. 500071 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer 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 (see Line E instructions).

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. 28361 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
Edward D. Stevenson <i>See other page</i>		<i>Joseph B. Stevenson</i> Joseph B. Stevenson	4/29/03
Elizabeth A. Stevenson		<i>Jane C. Stevenson</i> Jane C. Stevenson	4/29/03
Preparer's Signature <u><i>Sheila K. Getzinger</i></u>		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>P. O. Box 515 Waitsfield, Vermont 05673</u>		Buyer's Representative _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David E. Auer	163 Nahsua Road, ^{Concord} Concord, NH 03110	[REDACTED]
Lisa B. Auer	same	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Frederick H. Ecker, II	Brook Road, Warren VT 05674	[REDACTED]

C PROPERTY LOCATION (Address in full) Brook Road, Warren, VT 05674	D DATE OF CLOSING 5/30/03
--	-------------------------------------

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 10. OTHER _____

3. SINGLE FAMILY DWELLING 7. MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ DESCRIBE _____

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 \$ 162,000.00 **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 \$ 1,275.00

Q DATE SELLER ACQUIRED 8-13-96

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 & #3

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>5.30.03</u>	TOWN NUMBER <u>4499</u>
BOOK NUMBER <u>156</u> PAGE NO. <u>334-335</u>	LISTED VALUE \$ <u>109,600</u> GRAND LIST YEAR OF <u>2003</u>	SIGNED <u>Clare E. Fuller</u> CLERK
PARCEL ID NO. <u>001003-9</u>	GRAND LIST CATEGORY <u>VI</u>	DATE <u>6/13/03</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 1a, b and c	d. \$ <u>100,000.00</u>
e. Tax rate	e. <u>.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ <u>500.00</u>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>162,000.00</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>62,000.00</u>
d. Tax rate	d. <u>.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>775.00</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ <u>1,275.00</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. 1 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>David E. Owen</i>	<i>5/30/03</i>	<i>C. Dennis Hill</i>	<i>5/30/03</i>
<i>Anna B. Owen</i>	<i>5/30/03</i>	<i>for Frederick H. Eckert</i>	
		<i>P.O.</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)

A SELLER'S (TRANSFEROR'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

Hisuck Chung **4 Brierwood Drive** [REDACTED]
Woodbridge, CT 06525

B BUYER'S (TRANSFeree'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

Vivian Kim **1548 East Desert Island**
Fresno, CA 93720

C PROPERTY LOCATION (Address in full) **D** DATE OF CLOSING

South Village #74, Warren **534 South Village Blvd Unit 74**

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 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.

M TOTAL PRICE PAID \$ **130,000.00** **N** PRICE PAID FOR PERSONAL PROPERTY \$ **0.00** **O** PRICE PAID FOR REAL PROPERTY \$ **130,000.00**

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 **\$ 1,625.00**

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS
Q DATE SELLER ACQUIRED **12/29/00**
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 Warren
 DATE OF RECORD June 10, 2003
 BOOK NUMBER 154 PAGE NO. 376-377
 LISTED VALUE \$ 130,000 GRAND LIST YEAR OF 2003
 PARCEL ID NO. 321074
 GRAND LIST CATEGORY 0

ACKNOWLEDGEMENT
 RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID:
 SIGNED Elaine E. Fuller *assistant* CLERK
 DATE 6/13/03

TOWN NUMBER
4500

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. \$	130,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	130,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,625.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	1,625.00
---	-------	----------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

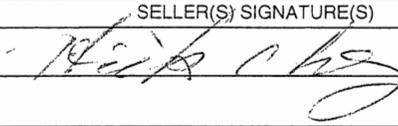
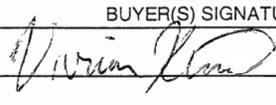
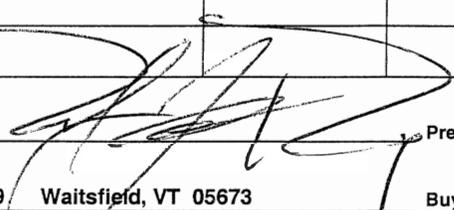
Seller(s) further certifies as follows:

- 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 Line D in 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 (see Line E instructions).

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. 28396 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
	6/10/03		6/10/03
Preparer's Signature 		Prepared by <u>King & King</u>	
Preparer's Address <u>P.O. Box 879</u> <u>Waitsfield, VT 05673</u>		Buyer's Representative _____ Tel. _____	

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)

A SELLER'S (TRANSFEROR'S) NAME(S) Doris P. Mason	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 110 Parkway Ave., Havre de grace MD 21078	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S) Rodney Boyd Teresa Mason Boyd	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 2434 Ridgemoor Dr., Orlando, FL 32828 " " " " "	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]

C PROPERTY LOCATION (Address in full) Spruce St., Alpine, Town of Warren, VT	D DATE OF CLOSING 4/28/03
--	-------------------------------------

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) 2Ac	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP parent/child 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	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.
no consideration

M TOTAL PRICE PAID \$ -0-	N PRICE PAID FOR PERSONAL PROPERTY \$ -0-	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: Transfer to children

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 _____

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		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>4/28/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u>	PAGE NO. <u>456-457</u>	SIGNED <u>Clair E. Tully</u> <i>assistant</i> CLERK	4501
LISTED VALUE \$ <u>600</u>	GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/16/03</u>	
PARCEL ID NO. <u>417406</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 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 na 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. \$ _____

3. Total Tax Due:

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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):

a. Parcel to be sold: Exemption Number _____

b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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

Preparer's Signature Joseph J. Mahoney Prepared by _____

Preparer's Address 208 East Main St, Eekton MD 21921 Buyer's Representative _____ Tel. _____

Keep a copy of this return for your records.

VERMONT PROPERTY TRANSFER TAX RETURN
VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1409

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO.
Lois E. Engel	3 Wateredge Court, Lattingtown, NY 11560	[REDACTED]
Alfred E. and Eleanor Engel	1 Soma Place, Farmingdale, NY 11735	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO.
Gerald Hymanson	3 Drakes Hill Court	[REDACTED]
Amy Hymanson	Morganville, NJ 07751	

C PROPERTY LOCATION (Address in full) Paradise Unit #7, Warren, VT	D DATE OF CLOSING June 13, 2003
--	---

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 <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 _____
---	--

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.

M TOTAL PRICE PAID \$ 112,500	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 112,500
--------------------------------------	--	--

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		\$ 1,406.25

Q DATE SELLER ACQUIRED August 2, 1996
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)

TOWN/CITY <u>Warren</u>	THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK	TOWN/NUMBER <u>4502</u>
DATE OF RECORD <u>6/6/03</u>	ACKNOWLEDGMENT	
BOOK NUMBER <u>154</u> PAGE NO. <u>464</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
LIST VALUE <u>\$70,000</u> GRAND LIST YEAR OF <u>2003</u>	SIGNED <u>Plaine E. Fuller</u> CLERK	
PARCEL ID NO. <u>330007</u>	DATE <u>6/13/03</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. \$	
b. Enter amount from Line 1d of Rate Schedule above	b. \$	
c. Subtract Line 2b from Line 2a	c. \$	
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	

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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 1-403 (a)(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. 5W0766 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 not 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 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
LEE <i>[Signature]</i>	06-06-03	GH <i>[Signature]</i>	
AEE <i>[Signature]</i>		AH <i>[Signature]</i>	
EE			

Preparer's Signature J. PAUL GIULIANI Prepared by McKee, Giuliani & Cleveland, P.C.
 Preparer's Address 94 Main Street, P.O. Box 1455, Montpelier, VT 05601 Buyer's Representative _____ Tel. _____
 (Print or Type)

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Hutchinson Dubosque	85 River Road Essex CT 06426	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Green Mountain Power	Colchester VT	
Waitsfield, Champlain Valley Telecom	Waitsfield VT	

C PROPERTY LOCATION (Address in full) Sugar Ledge Road Warren	D 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)

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 Road _____ 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.
Easement Grant Without Consideration

M TOTAL PRICE PAID \$ 0.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** 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

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

Q DATE SELLER ACQUIRED 1963

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET no money
 (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>6/16/03</u>	SIGNED <u>Flaine P. Fuller</u> CLERK <u>assistant</u>	<u>4503</u>
BOOK NUMBER <u>156</u> PAGE NO. <u>490-491</u>		
LISTED VALUE \$ _____ GRAND LIST YEAR OF _____	DATE <u>6/16/03</u>	
PARCEL ID NO. _____		
GRAND LIST CATEGORY _____		

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. \$ _____ 0.00
e. Tax rate	e. _____ .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. \$ _____ 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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>[Handwritten Signature]</i>	6/12/03		

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Thomas P. Studley	P.O. Box 681 Waitsfield, VT 05673	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David G. Misitano	4 Clear Street Enfield, CT 06082	

C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING
Sugarledge, Warren	6/16/03

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.

M TOTAL PRICE PAID \$ 42,000.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ 0.00 **O** PRICE PAID FOR REAL PROPERTY \$ 42,000.00

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 **\$ 525.00**

Q DATE SELLER ACQUIRED 12/11/78

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>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>6/16/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>1576</u> PAGE NO. <u>492-493</u>		
LISTED VALUE \$ <u>23,000</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>60605-4</u>	SIGNED <u>Elaine E. Tuller</u> <i>assistant</i> CLERK	<u>4508</u>
GRAND LIST CATEGORY <u>m</u>	DATE <u>6/16/03</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.	.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. \$	42,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	42,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	525.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	525.00
---	-------	--------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>Thomas O Stedley</i>	6/16/03		

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)

[A] SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Lesley Land Corp., LLC		c/o Steven G. Werner 914 North Hollow Road, Granville, VT 05747	[REDACTED]
[B] BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John Dale Patricia C. Moran		202 Bridges Circle, Unit 23 Warren, VT 05674	[REDACTED]
[C] PROPERTY LOCATION (Address in Full) 390 Stony Hill Road, Warren, VT 05674			[D] DATE OF CLOSING 06/02/03
[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-			
[F] LAND SIZE (Acres or fraction thereof) 2.25 Ac		[G] 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 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 <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> 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 <u>New Construction</u> 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 checked="" type="checkbox"/> OTHER Describe			
WAS PROPERTY PURCHASED BY TENANT <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY <input checked="" type="checkbox"/> NO <input type="checkbox"/> 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. <input type="checkbox"/> YES <input checked="" type="checkbox"/> 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 \$ 298,000.00 343/66 73		[N] PRICE PAID FOR PERSONAL PROPERTY \$ 0.	
		[O] PRICE PAID FOR REAL PROPERTY \$ 298,000.00 343/66, 38	
STATE TYPE OF PERSONAL PROPERTY: <u>N/A</u> 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			\$ 35,391.58 2975.00
[Q] DATE SELLER ACQUIRED: 8/23/02			
[R] IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTIONS FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 6 a (CONTINUED ON REVERSE SIDE)			

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	4505
DATE OF RECORD <u>6/16/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>498-499</u>	SIGNED <u>Elaine P. Tuller</u> <u>assistant</u> CLERK	
LISTED VALUE \$ <u>181,000</u> GRAND LIST YEAR <u>2003</u>	DATE <u>6/18/03</u>	
PARCEL ID NO. <u>016005-509</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.	\$100,000.00
b. Value of property enrolled in current use program	b.	\$ 0.00
c. Value of qualified working farm	c.	\$ 0.00
d. Add Lines 1(a), (b) and (c)	d.	\$ 0.00
e. Tax Rate	e.	\$.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e)	f.	\$ 500.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$ 298,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$ 100,000.00
c. Subtract Line 2(b) from Line 2(a)	c.	\$198,000.00 <i>243,166.35</i>
d. Tax rate	d.	\$.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.	<i>30,395.7</i> \$ 2,475.00
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return		<i>35,395.8</i> \$ 2,975.00

LOCAL AND STATE PERMITS 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, and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. 1 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel to be retained: Exemption Number _____

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 Line D instructions) b
- E. That this transfer does not (strike 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 (see Line E instructions).

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
LESLEY LAND CORP, LLC	<i>6/13/03</i>	JD <i>[Signature]</i>	<i>6/13/03</i>
BY: <i>Steven J. Warner</i>		PCM <i>[Signature]</i>	<i>6/13/03</i>
ITS DULY AUTHORIZED AGENT			

Preparer's Signature _____ Prepared By Alan M. Solomon
 Preparer's Address P.O. Box 1510, Waitsfield Vermont 05673 Buyer's Representative David T. Olenick Tele 496-2267
 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert E. Hansen	81 Hazel Brown Drive	
Elizabeth A. Hansen	Warren, VT 05674	
B BUYER'S (TRANSFeree'S) NAME(S)		
COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Town of Warren		
P.O. Box 337		
Warren, VT 05674		
C PROPERTY LOCATION (Address in full)		D DATE OF CLOSING
81 Hazel Brown Drive, Warren		

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 utility easement _____ 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 utility easement _____ 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 #15, transfer of utility easement to municipality

M TOTAL PRICE PAID \$ 0.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ 0.00 **O** 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

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

Q DATE SELLER ACQUIRED _____

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #10 _____

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>6-16-03</u>	 SIGNED _____ CLERK DATE <u>6-18-03</u>	<u>4507</u>
BOOK NUMBER <u>125</u> PAGE NO. <u>816-820</u>	LISTED VALUE \$ <u>71,500</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>003 000-6</u>	GRAND LIST CATEGORY <u>MHL</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.	.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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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 E. Hans</i>	6/16/03	<i>Wayne Nathan</i>	
<i>Elizabeth Hans</i>	6/16/03		

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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 WARREN, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFeree'S) NAME(S) <u>Rodney Pingree Kathie Pingree</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 267 Jonesville, VT 05466</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) <u>Unit 31 Interval 29</u>	D 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) &

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 Timeshare 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 Timeshare 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 \$ 6,000 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 6,000

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 75.00

Q DATE SELLER ACQUIRED _____

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>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>6/18/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<u>1508</u>
BOOK NUMBER <u>156</u> PAGE NO. <u>551-552</u>		
LISTED VALUE \$ <u>18000</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>334311</u>	SIGNED <u>Elmer F. Fuller assistant</u> CLERK	
GRAND LIST CATEGORY <u>C</u>	DATE <u>6/18/03</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. \$ _____ 0.00
e. Tax rate		e. _____ .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. \$ <u>6,000</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>75.00</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

- 1. This property is the subject of Permit No. PB-5-0000-1 and is in compliance with said permit, or
- 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E Instructions).

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
	<u>3/18/03</u>	<u>Rodney Pingree</u>	<u>3/2/03</u>
		<u>Kathie Pingree</u>	<u>3/2/03</u>

Preparer's Signature Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401, Warren, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 Warren, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
---	---	--

B BUYER'S (TRANSFeree'S) NAME(S) <u>Peter Aylward Cathryn Bartlett AYLWARD</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 235 Waterbury, VT 05676</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
--	--	--

C PROPERTY LOCATION (Address in full) <u>Unit 200 Interval 31</u>	D 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) <u>0</u>	G 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 _____ (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 Timeshare 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 Timeshare 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 \$ <u>6,500</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>6,500</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 \$ 81.25

Q DATE SELLER ACQUIRED _____

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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>4509</u>
DATE OF RECORD <u>June 18, 2003</u>	SIGNED <u>Ellen P. Fuller</u> CLERK	
BOOK NUMBER <u>156</u> PAGE NO. <u>553-554</u>	DATE <u>6-18-03</u>	
LISTED VALUE \$ <u>17900</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>334202</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)	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. \$	_____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	6,500
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	_____
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	81.25
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB-5-0122-1 and is in compliance with said permit, or

2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):

a. Parcel to be sold: Exemption Number _____

b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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):

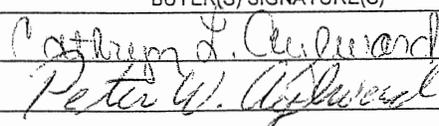
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

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
	3/24/03		3/24/03 3/24/03

Preparer's Signature  Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401, Warren, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 WARREN, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFeree'S) NAME(S) <u>Clesson Rounds Dianne Rounds</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>3 Jackson Height Essex Jct., VT 05452</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
C PROPERTY LOCATION (Address in full) <u>Unit 222 Interval 16</u>		D 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) &

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 Timeshare 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 Timeshare 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 \$ 3,500 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 3,500

STATE TYPE OF PERSONAL PROPERTY _____

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

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

Q TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS 43.75

R DATE SELLER ACQUIRED _____

S 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> DATE OF RECORD <u>6/18/03</u> BOOK NUMBER <u>156</u> PAGE NO. <u>555-556</u> LISTED VALUE <u>\$20,350</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>334302</u> GRAND LIST CATEGORY <u>0</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Ernie E. Fuller</u> CLERK DATE <u>6/18/03</u>
TOWN NUMBER <u>4510</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. \$ _____ 0.00
e. Tax rate		e. _____ .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. \$ <u>3,500</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>43.75</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

- 1. This property is the subject of Permit No. B-5-0122-1 and is in compliance with said permit, or
- 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

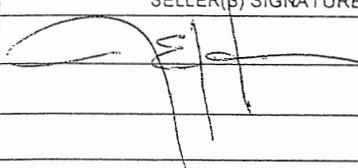
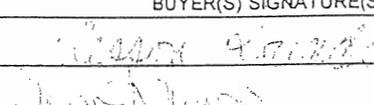
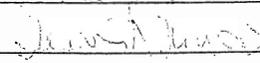
Seller(s) further certifies as follows:

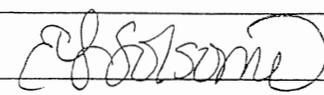
- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit,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

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
	6/18/03	 	3-8-3 3/27/03

Preparer's Signature:  Prepared by: Erica-L. Folsom

Preparer's Address: P.O. Box 401 Warren, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>U.S. Resorts Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>P.O. Box 401 WARREN, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFEEE'S) NAME(S) <u>Richard Ketcham</u> <u>Dekoran Ketcham</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>83 Deer Run Lane</u> <u>Westford, VT 05494</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) Unit 202/204 intervals 29 **D** 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) 0 **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 Timeshare _____ 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 Timeshare _____ 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 \$ 8,000 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 8,000

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

P PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES 100.

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

R DATE SELLER ACQUIRED _____

S 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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>4511</u>
DATE OF RECORD <u>6/16/03</u>	SIGNED <u>Elaine E Tuller</u> CLERK <u>assistant</u>	DATE <u>6/18/03</u>
BOOK NUMBER <u>1576</u> PAGE NO. <u>562-563</u>		
LISTED VALUE <u>\$10,650</u> GRAND LIST YEAR OF _____		
PARCEL ID NO. <u>24850</u> <u>334202/334204</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. \$ _____ 0.00
e. Tax rate		e. _____ .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. \$ <u>7,000</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>100</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB-5-0822-1 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E Instructions).

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.

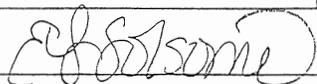
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.

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
	6/16/03	Richard H. Ketchum	6/20/03
		Richard J. Ketchum	2/20/03

Preparer's Signature  Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401 Warren, VT 05674 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)

[A] SELLER'S (TRANSFEROR'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Hans H. Estin North American Management Corp.
10 Post Office Sq., Boston, MA 02109
[B] BUYER'S (TRANSFeree'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Allan Spector PO Box 295
Eastport, NY 11941

[C] PROPERTY LOCATION (Address in Full) Lot A of the 2001 Estin Subdivision, Golf Course Rd., Warren, VT [D] DATE OF CLOSING 6/20/03

[E] INTEREST IN PROPERTY
1. [x] FEE SIMPLE 3. [] UNDIVIDED INTEREST 5. [] TIME-SHARE 7. [] EASEMENT/ROW
2. [] LIFE ESTATE 4. [] UNDIVIDED ___ % INTEREST 6. [] LEASE 8. [] OTHER

[F] LAND SIZE (Acres or fraction thereof) 1.19+/- acres [G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED [x] NO [] YES
WAS SALE BETWEEN FAMILY MEMBERS [x] NO [] YES STATE RELATIONSHIP FINANCING: [] CONVENTIONAL/BANK [] OWNER FINANCING [x] OTHER

[H] BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. [x] NONE 5. [] FARM BUILDINGS 9. [] STORE
2. [] FACTORY 6. [] MULTI-FAMILY WITH ___ DWELLING UNITS TRANSFERRED 10. [] OTHER Describe
3. [] SINGLE FAMILY DWELLING 7. [] MOBILE HOME YEAR ___ MAKE ___ SERIAL NO. ___
4. [] CAMP/VACATION HOME 8. [] 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. [] PRIMARY RESIDENCE 3. [] CAMP/VACATION 5. [] OPERATING FARM 7. [] COMMERCIAL/INDUSTRIAL Describe
2. [x] 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. [x] OPEN LAND 4. [] TIMBERLAND 6. [] GOVERNMENT USE 8. [] OTHER Describe

WAS PROPERTY PURCHASED BY TENANT [x] NO [] YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY [x] 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 [x] 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 \$46,000.00 [N] PRICE PAID FOR PERSONAL PROPERTY \$ [O] PRICE PAID FOR REAL PROPERTY \$46,000.00
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 \$ 575.00

[Q] DATE SELLER ACQUIRED 8/1/1959

[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)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Warren
DATE OF RECORD 6/20/03
BOOK NUMBER 55 PAGE NO. 63-642
LISTED VALUE \$514,000 GRAND LIST YEAR 2001
PARCEL ID NO. 053003-10
GRAND LIST CATEGORY M/W

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [Signature] CLERK
DATE 6/20/03

TOWN NUMBER

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.	\$46,000.00
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.	\$ 575.00
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$ 575.00

LOCAL AND STATE PERMITS 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, and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel to be retained: Exemption Number _____

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 Line D instructions) _____ b _____
- 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 (see Line E instructions).

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>Charles H. Estlin</i>	6/23/03	<i>Allen Stearns, TRUSTEE</i>	JUNE 19, 2003
<i>M. Ware</i>		AS <i>ALLEN STEARNS RETIREMENT TRUST</i>	

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

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. \$ <u>162,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax Rate		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>2,005.00</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ <u>2,005.00</u> 2,000.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>Eleanor Kay Stack</i> Eleanor Kay Stack, as Trustee of The Eleanor Kay Stack Trust	<u>6-4-03</u>	<i>Code Bellistri</i> <i>Jo Ann Bellistri</i> <i>by David Ch...</i>	<u>6/19/03</u>
Preparer's Signature <i>Sheila K. Getzinger</i>		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>Waitsfield, Vermont 05673</u>		Buyer's Representative _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

2 SELLER'S (TRANSFEROR'S) NAME(S) Paul Rutherford	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 57 BROOKLINE DR., CLIFTON PARK, N.Y. 12065	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
3 BUYER'S (TRANSFeree'S) NAME(S) Garry H. Olsen	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 6 Deer Run, Gansevoort, New York 12831	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]

4 PROPERTY LOCATION (Address in full) South Village #36, Warren, Vermont **5** DATE OF CLOSING 1-08-1992

6 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 _____

7 LAND SIZE (Acres or fraction thereof) n/a **8** 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

9 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

10 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 _____

11 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 **12** DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY NO YES

13 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

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

15 TOTAL PRICE PAID \$ 41,374.00 **16** PRICE PAID FOR PERSONAL PROPERTY \$ 0 **17** PRICE PAID FOR REAL PROPERTY \$ 41,374.00

STATE TYPE OF PERSONAL PROPERTY Transfer among owners - consideration is one-half of outstanding mortgage amount assumed by transferees
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

18 PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES **19** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 517.18

20 DATE SELLER ACQUIRED 4-1-88 **21** 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>1/9/92</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>233-234</u>	SIGNED <u>James F. Sullivan</u> CLERK	4513
LISTED VALUE \$ <u>135,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>6/24/02</u>	
PARCEL ID NO. <u>321036</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 0 on front of return 2. a. \$ 41,374.00
- 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. \$ 517.18

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on line P on front of return 3. \$ 517.18

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

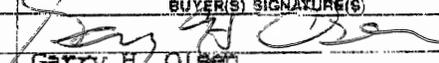
Seller(s) further certifies as follows:

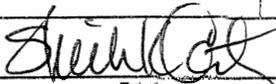
- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit,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

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. 28401 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
 Paul Rutherford	<u>1/5/03</u>	 Garry H. Olsen	

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Garry H. Olsen	6 Deer Run, Wilton, NY 12831	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert O. Stein	112 Wellington Dr - Spofford, NH 03462	

C PROPERTY LOCATION (Address in full) Unit #36, South Village Condominium, Warren	D DATE OF CLOSING 6-20-2003
---	---------------------------------------

E INTEREST IN PROPERTY

<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) n/a	G 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 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.

M TOTAL PRICE PAID \$ <u>160,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>160,000.00</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	2,000.00
--	----------

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

Q DATE SELLER ACQUIRED 1988 and 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 NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>6/20/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>156</u> PAGE NO. <u>670-637</u>	SIGNED <u>Elaine J. Tuller</u> CLERK	
LISTED VALUE \$ <u>135,000</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/24/03</u>	454
PARCEL ID NO. <u>321036</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. \$ 160,000.00
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. \$ 2,000.00
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ 2,000.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

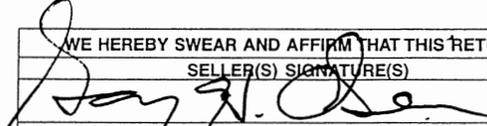
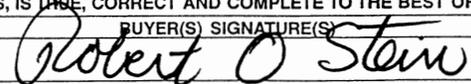
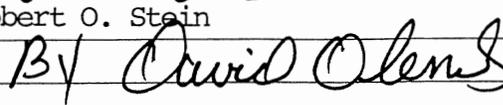
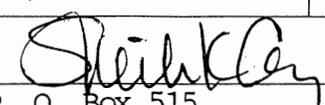
- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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)  Garry H. Olsen	DATE 6/20/03	BUYER(S) SIGNATURE(S)  Robert O. Stein By 	DATE 6/20/03
Preparer's Signature  P. O. Box 515 Waitsfield, Vermont 05673		Prepared by <u>Sheila K. Getzinger, Esq.</u> 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Ocean Mountain Co., Inc.	PO Box 293 Mauston Mills, MA 02648	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Michael J. Smookler Tiffany D. Smookler	P. O. Box 1457, Waitsfield, Vt. 05673 same	
C PROPERTY LOCATION (Address in full): Sugarbush One Condominium, Unit #106, Warren, Vermont Unit 106		D DATE OF CLOSING 6-23-2003

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 _____

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.

M TOTAL PRICE PAID \$ 153,500.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ 0 **O** PRICE PAID FOR REAL PROPERTY \$ 153,500.00

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 \$ 1,168.75

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

Q DATE SELLER ACQUIRED 10-23-2000

R IF A VERMONT LAND GAIN TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET Principal Residence of Purchasers

(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>6/23/03</u></p> <p>BOOK NUMBER <u>151</u> PAGE NO. <u>22-013</u></p> <p>LISTED VALUE \$ <u>90,000</u> GRAND LIST YEAR OF <u>2003</u></p> <p>PARCEL ID NO. <u>319106</u></p> <p>GRAND LIST CATEGORY <u>0</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>6/23/03</u></p>	<p>TOWN NUMBER</p> <p style="text-align: center;">15</p>
---	--	--

RATE SCHEDULE

1. Tax on Special Rate Property:		
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}
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e		f. \$ 500.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return		2. a. \$ 153,500.00
b. Enter amount from Line 1d of Rate Schedule above		b. \$ 100,000.00
c. Subtract Line 2b from Line 2a		c. \$ 53,500.00
d. Tax Rate		d. _____ ^{0.0125}
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ 668.75
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ 1,168.75

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC-5-3279 + DB-5-8336 + WS 10 #5657 + ID-9-0104 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. 0 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) conversion of pre exist. structure
- 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 (see Line E instructions).

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
Ocean Mountain Co., Inc.		<i>[Signature]</i>	6/23/03
BY: <i>[Signature]</i> Its Duly Authorized Agent	6/23/03	Michael J. Smookler	
		<i>[Signature]</i> Tiffany D. Smookler	6/23/03
Preparer's Signature <i>[Signature]</i>		Prepared by <u>Sheila K. Getzinger, Escr.</u>	
Preparer's Address <u>Waitsfield, Vermont 05673</u>		Buyer's Representative _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert E. Randell and Kassie Witte	2 Lords Highway, Weston, CT 06883 2 Lords Highway, Weston, CT 06883	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
SNOW CREEK REALTY, LLC	2 Lords Highway, Weston, CT 06883	

C PROPERTY LOCATION (Address in full) 122 Snow Creek Road, Unit 45, Warren, Vermont 05674	D DATE OF CLOSING N/A
---	---------------------------------

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 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 NONE - INDIVIDUAL CONDOMINIUM UNIT	G TOTAL ACREAGE NONE
---	--------------------------------

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 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 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 _____ DESCRIBE	9. <input checked="" type="checkbox"/> OTHER <u>RENTAL</u> _____ 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 type="checkbox"/> COMMERCIAL _____ DESCRIBE	9. <input checked="" type="checkbox"/> OTHER <u>RENTAL</u> _____ 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.
Exemption # 13

M TOTAL PRICE PAID \$ <u>0</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O 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: _____

PROPERTY TRANSFER TAX

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ <u>0</u>
---	-------------

Q DATE SELLER ACQUIRED November 5, 2001

R 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 Warren
 DATE OF RECORD 6/14/03
 BOOK NUMBER 157 PAGE NO. 013
 LISTED VALUE \$ 86,000 GRAND LIST OF 19 2003
 PARCEL ID OR MAP NO. 324045
 GRAND LIST CATEGORY _____

ACKNOWLEDGEMENT

RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.

SIGNED [Signature] CLERK
 DATE 6-12-03

TOWN NUMBER
4516

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. <u>0.005</u>
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 0 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. <u>0.0125</u>
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. \$ <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 _____ 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
	6/14/2003	Snow Creek Realty, LLC	
ROBERT E. RANDELL		By:	6/14/2003
	6/14/2003	Robert E. Randell, Manager	
Preparer's Signature		Prepared by Jay L. Goldstein, Esq. BERKOWITZ, TRAGER & TRAGER, LLC P.O. Box 808, WESTPORT, CT 06881	
Preparer's Address BERKOWITZ, TRAGER & TRAGER, LLC P.O. BOX 808, WESTPORT, CT 06881		Buyer's Representative JAY L. GOLDSTEIN, Tel. 203 226-001 (Print or Type)	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Gail E. Hietzker, Trustee	1653 Plunkton Rd., Warren, VT 05674	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James M. Quinn	710 Horseneck Rd., Westport, MA 02790	015-54-3816
Lori-Elizabeth Quinn	same	

C PROPERTY LOCATION (Address in full) Unit B Hotel Sugarbush, Warren, VT 05674	D 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)

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 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.

M TOTAL PRICE PAID \$ 38,500.00 **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 \$ 481.25

Q DATE SELLER ACQUIRED 9-16-81

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 NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT	457
DATE OF RECORD <u>4/23/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>37</u> PAGE NO. <u>018-019</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>25,000</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/25/03</u>	
PARCEL ID NO. <u>323307</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. \$	0.00
e. Tax rate	e.	.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. \$	38,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	38,500.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	481.25
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	481.25

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB-5-0395 and is in compliance with said permit, or
 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 a. Parcel to be sold: Exemption Number _____
 b. Parcel retained: Exemption Number _____

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 Line D in instructions) **1b**

- 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 (see Line E instructions).

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.

BUYER

SELLER

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 & Lori Elizabeth</i>	<i>6/25/03</i>	<i>Gail E. Hutzler</i>	
<i>Quincy Hill Co their attorney</i>			

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

Preparer's Address P. O. Box 25, Waitsfield, VT 05673

Buyer's Representative Sheila Getzinger
(Print or Type)

Tel. numerous

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	40,000.00
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. \$	40,000.00
e. Tax rate	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$	200.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	40,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	40,000.00
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. \$	200.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
	6/23/07		6/23/07
Preparer's Signature		Prepared by King & King	
Preparer's Address P.O. Box 879 Waitsfield, VT 05673		Buyer's Representative _____ Tel. _____	

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)

A SELLER'S (TRANSFEROR'S) NAME(S) <u>US Resort Trust, LLC</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>PO Box 401 Warren, VT 05674</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFEEE'S) NAME(S) <u>Catherine Simpson</u>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <u>17 Cliff St. Montpelier, VT 05602</u>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. XXXXXXXXXX

C PROPERTY LOCATION (Address in full) <u>Unit 309 Interval 30</u>	D 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) 0

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 Timeshare 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 Timeshare 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 \$ 5,800 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 5,800

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 72.50

Q DATE SELLER ACQUIRED 3/24/03

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 8

(CONTINUED 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>6/24/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<u>4519</u>
BOOK NUMBER <u>157</u> PAGE NO. <u>027-028</u>	SIGNED <u>Elaine P. Tully</u> <i>assistant</i> CLERK	
LISTED VALUE \$ <u>24900</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/24/03</u>	
PARCEL ID NO. <u>334309</u>		
GRAND LIST CATEGORY <u>0</u>		

RATE SCHEDULE

<p>1. Tax on Special Rate Property:</p> <p>a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)</p> <p>b. Value of property enrolled in current use program</p> <p>c. Value of qualified working farm</p> <p>d. Add Lines 1a, b and c</p> <p>e. Tax rate</p> <p>f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e</p>	<p>1. a. \$ _____</p> <p>b. \$ _____</p> <p>c. \$ _____</p> <p>d. \$ _____ 0.00</p> <p>e. _____ .005</p> <p>f. \$ _____</p>
<p>2. Tax on General Rate Property:</p> <p>a. Enter amount from Line O on front of return</p> <p>b. Enter amount from Line 1d of Rate Schedule above</p> <p>c. Subtract Line 2b from Line 2a</p> <p>d. Tax rate</p> <p>e. Tax due on General Rate Property: Multiply Line 2c by Line 2d</p>	<p>2. a. \$ <u>5,800</u></p> <p>b. \$ _____ 0.00</p> <p>c. \$ _____</p> <p>d. _____ .0125</p> <p>e. \$ <u>72.50</u></p>
<p>3. Total Tax Due:</p> <p>Add Lines 1f and 2e and enter here and on Line P on front of return</p>	<p>3. \$ _____ 0.00</p>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB-S-022-1 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. A and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in 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 (see Line E Instructions).

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):

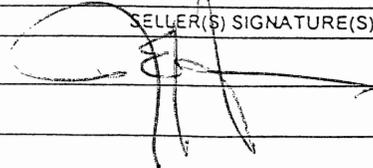
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

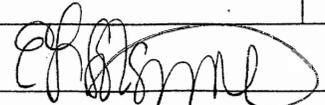
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.

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
	<u>6/22/03</u>	<u>Catherine Simpson</u>	<u>6/22/03</u>

Preparer's Signature  Prepared by Erica L. Folsom

Preparer's Address P.O. Box 401 WARREN, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
U.S. Resorts Trust, LLC	P.O. Box 401 WARREN, VT 05674	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Roger Harwood Heidi Harwood	1116 Pleasant Ave. Burlington, VT 05401	XXXXXXXXXX XXXXXXXXXX

C PROPERTY LOCATION (Address in full) Unit 205 Interval 40	D DATE OF CLOSING
--	--------------------------

E INTEREST IN PROPERTY

1. <input type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input checked="" 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) 2

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 _____ (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 checked="" type="checkbox"/> OTHER <u>TIMESHARE</u> 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 checked="" type="checkbox"/> OTHER <u>TIMESHARE</u> 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 \$ <u>5,000</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>—</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>5,000</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 \$602.50

Q DATE SELLER ACQUIRED March 24, 2003

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 8

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
DATE OF RECORD <u>6/24/03</u>	SIGNED <u>Elaine E. Fuller</u> <small>assistant</small> CLERK	4520
BOOK NUMBER <u>157</u> PAGE NO. <u>029-030</u>	DATE <u>6/24/03</u>	
LISTED VALUE \$ <u>20600</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>334205.00</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)		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. \$ _____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return		2. a. \$ <u>5,000</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>107.50</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 0.00

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. PB5-01221 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see Instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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. A and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in 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 (see Line E Instructions).

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):

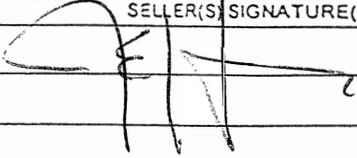
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

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
	<u>6/24/03</u>	<u>Roger Harwood</u> <u>Heidi Harwood</u>	<u>6/17/03</u> <u>6/17/03</u>

Preparer's Signature: Erica L. Hilsom Prepared by: Erica L. Hilsom

Preparer's Address: P.O. Box 401 WARREN, VT 05674 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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Todd W. Ford	1717 Mt. Philo Rd., Charlotte, VT 05445	
Patricia G. Ford	same	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Barry M. Cook	15 Spencer Road, East Moseley, Surrey, England KT8 0SP	
Louisa M. Cook	same	

C PROPERTY LOCATION (Address in full) #17 Castlerock Condominium, Warren, VT 05674	D DATE OF CLOSING 06-20-03
--	--------------------------------------

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 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.

M TOTAL PRICE PAID \$ 154,500.00 **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 **\$ 1,931.25**

Q DATE SELLER ACQUIRED 5-19-98

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 NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	4521
DATE OF RECORD <u>June 20, 2003</u>	SIGNED <u>Priscilla E. Fuller</u> <i>assistant</i> CLERK	
BOOK NUMBER <u>157</u> PAGE NO. <u>033-034</u>	DATE <u>6/23/03</u>	
LISTED VALUE \$ <u>10000.00</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>312017</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)	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. \$	

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return	2. a. \$	154,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	154,500.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,931.25

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	1,931.25
---	-------	----------

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. 5W0411 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
	6/20/03		06-20-03
Patricia O'Ford by	6/20/03	ATTORNEY-IN-FACT	

Preparer's Signature

Prepared by Olenick & Olenick, P.C.

Preparer's Address P. O. Box 25, Waitsfield, VT 05673

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)

A SELLER'S (TRANSFEROR'S) NAME(S) Donald E. Somers	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P.O. Box 2208, Red Bank, NJ 07701	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) Riverdale Management Associates	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER P.O. Box 2208, Red Bank, NJ 07701	SOCIAL SECURITY NO.(S) OR FEDERAL IDENTIFICATION NO. [REDACTED]

C PROPERTY LOCATION (Address in full) Unit #114, Snow Creek, Warren	D DATE OF CLOSING December, 2002
---	--

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) N/A	G 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. <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 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.
4 (Corrects identity of Grantee)

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 August 30, 2002
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/NUMBER <u>4522</u>
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. <u>Assistant</u>	
DATE OF RECORD <u>12/16/02</u>	SIGNED <u>Clara F. Fuller</u> CLERK	
BOOK NUMBER <u>157</u> PAGE NO. <u>035</u>	DATE <u>6-23-03</u>	
LIST VALUE \$ <u>100000</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>0000000000 324114</u>		
GRAND LIST CATEGORY _____		

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

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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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.)

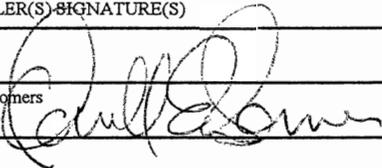
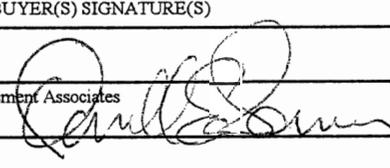
Seller(s) further certifies as follows:

- 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 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
 Donald E. Somers	16 Dec 2002	 Riverdale Management Associates	16 Dec 2002

Preparer's Signature _____ Prepared by J. Paul Guiliani, Esq., McKee, Giuliani & Cleveland, P.C.

Preparer's Address 94 Main Street, P.O. Box 1455, Montpelier, VT 05601 Buyer's Representative _____ Tel. _____
(Print or Type)

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert E. Randell Kassie Randell-Witte	45 Snow Creek, Warren, VT 05674 " " "	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert E. Randell Kassie Randell-White	45 Snow Creek, Warren, VT 05674 " " "	[REDACTED]

C PROPERTY LOCATION (Address in full) 45 SNOW CREEK, WARREN VT 05674	D DATE OF CLOSING 4/23/2003
--	---------------------------------------

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 <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES STATE RELATIONSHIP <u>husband & wife</u> FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
--	--

I 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

J 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 _____

K 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

L 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

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

M TOTAL PRICE PAID \$ <u>10.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>10.00</u>
---	--	---

STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: to retain names on 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 A VERMONT LAND GAIN 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 NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>4/23/03</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. <u>assistent</u>	
BOOK NUMBER <u>157</u> PAGE NO. <u>038-040</u>	SIGNED <u>Elaine E. Fullen</u> CLERK	<u>4523</u>
LISTED VALUE \$ <u>86000.00</u> GRAND LIST YEAR OF <u>2003</u>	DATE <u>6/26/03</u>	
PARCEL ID NO. <u>324045</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. \$ _____
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. \$ _____
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 _____ 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

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

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert E. Chavenson	126 Rustic Road, Somerset, MA 02726	
Ann M. Chavenson	126 Rustic Road, Somerset, MA 02726	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Brian E. Chisholm, Trustee	c/o Kane & Kane	
Club Nominee Trust	260 N. Main St., Fall River, MA 02722	

C PROPERTY LOCATION (Address in full) Unit 96(D), The Bridges Condominium, Warren, VT	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) condo unit	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> 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. <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>all</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 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.
5

M TOTAL PRICE PAID \$ <u>\$1.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>\$1.00</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	\$ <u>0</u>
--	-------------

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

Q DATE SELLER ACQUIRED _____

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> DATE OF RECORD <u>2/26/03</u> BOOK NUMBER <u>157</u> PAGE NO. <u>247-249</u> LISTED VALUE \$ <u>54000.-</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>305096</u> GRAND LIST CATEGORY <u>C</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Ellaine E. Fuller</u> CLERK DATE <u>4/18/03</u>	TOWN NUMBER <u>4531</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. \$ _____
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. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ _____

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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
x <i>Arvid E. Johnson</i>	6/13/03	x <i>P. O. Chisholm</i>	4/17/03
x <i>Clara M. Claeserson</i>	6/13/03		

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

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Brian D. Sumner	Covered Bridge Rd. Warren, VT 05674	
Sharon L. Sumner	P.O. Box 36 Warren, VT 05674	

B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sharon L. Sumner	P.O. Box 36 Warren, VT 05674	

C PROPERTY LOCATION (Address in full) Alpine Village, Warren	D DATE OF CLOSING 5/ /03
--	------------------------------------

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 <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO <input checked="" type="checkbox"/> YES STATE RELATIONSHIP <u>husband to wife</u> 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 74 MAKE Buddy SER. NO. 0411 1253H

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 #17 - transfer from husband to wife in divorce proceedings

M TOTAL PRICE PAID \$ <u>0.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>0.00</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	\$ 0.00
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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 3/28/96

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>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>6/17/03</u>		
BOOK NUMBER <u>157</u> PAGE NO. <u>253-254</u>		
LISTED VALUE \$ <u>25700.7</u> GRAND LIST YEAR OF <u>2003</u>		
PARCEL ID NO. <u>917031</u>	SIGNED <u>Clair E. Fuller</u> assistant CLERK	<u>4532</u>
GRAND LIST CATEGORY <u>MHL</u>	DATE <u>6/30/03</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.	.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

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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>Sharon Sumner</i>	<i>6/25/03</i>	<i>Sharon Sumner</i>	<i>6/25/03</i>
<i>Sharon Sumner</i>	<i>6/25/03</i>		
Preparer's Signature <i>[Signature]</i>		Prepared by <u>King & King</u>	
Preparer's Address <u>P.O. Box 879 Waitsfield, VT 05673</u>		Buyer's Representative _____ Tel. _____	

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)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Humberto Sanchez	APD 6800 Los Carmelitos, Caracas, Venezuela	None
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Charles C. Penta	171 Orchard St., Belmont, MA 02178	[REDACTED]
Susan Loconto Penta	same	

C PROPERTY LOCATION (Address in full) #16 Southface Condominium, Warren, VT 05674	D DATE OF CLOSING 6/27/03
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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)

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 5. FARM BUILDINGS 9. STORE

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

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.

M TOTAL PRICE PAID \$ 260,000.00 **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 **\$ 3,250.00**

Q DATE SELLER ACQUIRED 12-20-84

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>6/27/03</u> BOOK NUMBER <u>157</u> PAGE NO. <u>257-258</u> LISTED VALUE \$ <u>158,000</u> GRAND LIST YEAR OF <u>2003</u> PARCEL ID NO. <u>326016</u> GRAND LIST CATEGORY <u>C</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Plain E. Fuller</u> CLERK DATE <u>6/30/03</u>	TOWN NUMBER <u>4535</u>
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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 1a, b and c		d. \$ <u>0.00</u>
e. Tax rate		e. <u>.005</u>
f. Tax due an 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. \$ <u>260,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ <u>0.00</u>
c. Subtract Line 2b from Line 2a		c. \$ <u>260,000.00</u>
d. Tax rate		d. <u>.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>3,250.00</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ <u>3,250.00</u>

LOCAL AND STATE PERMITS 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 and wastewater system and potable water supply rules under Chapter 64 of Title 10 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 wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. 5W0703 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

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 Line D in 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 (see Line E instructions).

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OR that the transfer is exempt from income tax withholding for the following reason (check one):
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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>[Handwritten Signature]</i>		<i>[Handwritten Signature]</i>	<u>5/21/03</u>
<i>[Handwritten Signature]</i>		<i>[Handwritten Signature]</i>	<u>5/27/03</u>
Preparer's Signature <i>[Handwritten Signature]</i>		Prepared by <u>Olenick & Olenick, P.C.</u>	
Preparer's Address <u>P. O. Box 25, Waitsfield, VT 05673</u>		Buyer's Representative _____	Tel. _____