

VERMONT PROPERTY TRANSFER TAX RETURN

Oct-02

3711 GEOFFREY LEWIS AND AMY CAPLAN TO BRADLEY AND SUSAN SIMMONS SOUTHFACT 13	19 CARLTON RD 19 RIDGEWOOD RD \$165,000	WOBAN MA 02168 ROWAYTON CT 06853
3823 LOUIS AND JANICE CARSON TO BRIAN BEAKEY CHRISTMAS TREE 14	45 BONNER AVE 44 DUMAS AVE \$58,000	MEDFORD MA 02155 HAMPTON NH 03842
3837 CLINT COLEMAN TO JOHN O'CONNELL DIMETRO 16	243 MAD MEADOWS RD 16 DIMETRO RD #9 \$74,500	WARREN VT 05674 WARREN VT 05674
3835 SANDRA COLNES TO BENEDICT AND LINDA KOHL BRIDGES UNIT 85F	15 HAYWARD PLACE 65 LIVINGSTON AVE \$70,000	RYE NY 10580 ROSELAND NJ
3718 ESTATE OF ELAINE COTA TO SUE ELLEN BOOHER 212 FULLER HILL RD		WARREN VT 05674 WARREN VT 05674 \$212,500
3836 KEVIN D'ARCY TO R. WARD AND EMILY OSGOOD 91 SNOWCREEK	796 EDSON HILL RD 73 HARBOR AVE \$155,000	STOWE VT 05672 MARBLEHEAD MA 01945
3714 KIM DAVIES STACY WILBUR CHERYL KENT	1303 LAUREL ST 10 MEADOW DR 2 ROBERT ST	CONWAY SC 29526 BOLDER CREEK CA 95006 SOMERS CT 06071

TO MATTHEW LARKIN & AMY PIETROBONO DWL ON 2 ACRES ALPINE VILLAGE	38 STATE ST CORRECTIVE	MONTPELIER VT 05602
3819 KEITH AND BETTINA GALLANT TO BARRY GEIGEL AND SUSAN KENNEDY 284 ANNE BURN ROAD	172 FARNSWORTH BROOK	BRAINTREE VT 05060
	853 RIVER RD \$208,000	FAIR HAVEN NJ 07704
3839 E. ANNETTE NASH GOVAN TO BARBARA MITCHEL SUNDOWN #7	15 TODD ROAD	KATENAH NY 10536
	PO BOX 445 \$123,500	WARREN VT 05674
3823 GWEN GREENE KENNETH GREENE TO ANTHONY CARROLL MHL AND LAND 9 MURRAY HILL RD	PO BOX 466 PO BOX 331	WAITSFIELD VT 05673 WATERBURY CTR VT 05677
	81 LONGSHORE DR \$68,000	ROCHESTER NJ 03867
3717 GRANT HANSEL SHELDON HANSEL KENT HANSEL TO UNITED STATES OF AMERICA 2.19 ACRES VT RTE 100	137 PROSPECT ST 1605 HIGHWAY 20 RR1 BOX 1604	HINGHAM MA 02043 WESTFIELD NY 13491 MARYLAND NY 12116
		WASHINGTON DC \$6,000
3712 RICHARD AND ROBIN JACKSON TO PETER CANNING & DEBORAH AREY CHARLES & MICHELLE BOSOMWORTH DWL AND 2 ACRES SUGARBUSH WOODS	3946 MT ZION RD	UPPERCO, MD 21155
	3 HANCOCK ST 22 HOOVER LANE \$250,000	PLAINVILLE MA 02962 ENFIELD CT 06082
3715 STEPHEN JOHNSON TO CHRISTOPHER AND MARY ELLEN ALBERTI	303 MAIN ST	GLADSTONE NJ 07934

DWL 3059 AIRPORT RD		\$295,000
3713 CHRISTOPHER KEANE TO PAUL AND EDITH PROVENCHER 206 VILLAGE GATE	253 SUDBURY RD PO BOX 758	CONCORD MA 01742 WAITSFIELD VT 05673 \$35,500
3827 WILMER AND BETTY JO LEINBACH TO JOSEPH LUCCHESI LEINBACH #4	109 UNION ST 207 W. SPRINGFIELD ST AP	MONTAUK NY 11954 BOSTON MA 02118 \$59,000
3824 CHARLES AND SANDRA MAYER TO PETER AND MICHELLE EWING LOT 15 SUGARBUSH VILLAGE	679 BRUSH CREEK RD 31 BUCKINGHAM WAY	ASPEN CO 81611 BEDFORD NH 03110 \$62,000
3822 MERLE AND ELEANOR MILLER TO WILLIAM AND SARAH LYNN 81 MOUNTAINSIDE	PO BOX 485 64 BUBIER RD	BROOKFIELD VT 05036 MARBLEHEAD MA 01945 \$63,500
3826 BARRY & MARIAN MIRAKIAN TO ANSON AND REBECCA MONTGOMERY DWL PLUNKTON RD AND 6.7 A	282 WEST HILL RD 551 PLUNKTON RD	STOWE VT 05672 WARREN VT 05674 \$223,000
3820 BARBARA MITCHELL TO PETER AND LYNN VAUGHAN CHRISTMAS TREE 21	PO BOX 23 110 NORTHWOOD CT	GAYLORDSVILLE CT 06755 CHESHIRE CT 06410 \$55,000
3838 WILLIAM AND SUSAN MOORE TO RANDAL AND JANET PETERSON BRIDGES #39D	72 HILL RD RR 2 BOX 2	COSHEN NY 10924 RUSSELL PA 16345 \$54,000

3827 JOHN AND ROSE MORIN TO EUGENE AND ANN MURPHY DWL ON 1289 GOLF COURSE RD	2864 FAIRWAY HOMES WAY GLEN ALLEN VA 23059 PO BOX 424 \$275,000 BERNADRSVIELLE NY 07924
3717 NANCY ORIOL TO NANCY ORIOL TRUSTEE SUMMIT 25	47 PRENTISS ST CAMBRIDGE MA 02140 47 PRENTISS ST CAMBRIDGE MA 02140 \$0
3821 L.V. PAXTON LIVING TRUST TO MERLE AND ELANOR MILLER 81 MOUNTAINSIDE	101 ROLLING OAK LANE ROSCOMMON MI 48653 PO BOX 485 BROOKFIELD VT 05036 \$0
3716 SAMUEL POLLARD TO SAMUEL AND KRISTEN POLLARD TRUSTEES LOT D SAMARA FARM	23 SUMMER ST MARBLEHEAD MA 01945 23 SUMMER ST MARBLEHEAD MA 01945 \$0
3834 WILLIAM PURDY TO AMALIA VERALLI TIMBERLINE #13	11 CLIFF RD SUNBURY PA 17801 40 FULLER HILL RD WARREN VT 05674 \$69,000
3828 STEPHANIE COUTURE REYNOLDS TO PAUL J. REYNOLDS TRAILSIDE 10 UNIT 2	28 ELM ST CHARLESTOWN MA 5 HATHON SQUARE #1 CHARLESTOWN MA \$0
3829 CARMELO RUSSO TO DENIS LEFEBVRE VILLAGE GATE 405	5248 SHORE DRIVE ST. AUGUSTINE FL 32086 5 CHRISPETH WAY BARRE VT 05641 \$41,500

3830 SEA TRUST
TO
ALFRED AND JUDITH KILDOW
DWL AND 5.1 A CIDER FORD

175 FEDERAL STREET SUIT BOSTON MA 02110
WARREN VT 05674
\$495,000

3825 JEREMY AND KRISTIN STORM
TO
MAUREEN DEVINE AND DENNIS BOTTONE
#23 SOUTH VILLAGE

PO BOX 978 WAITSFIELD VT 05673
46 POINEER RD HINGHAM MA 02043
\$83,500

3831 SUGARBUSH LAND HOLDINGS INC.
TO
SUGARBUSH INN CORPORATION

PO BOX 547 BETHEL ME 04217
630 W. GERMANTONW PIKE PLYMOUTH MEETING, PA 19
\$0

3833 SUGARBUSH LAND HOLDINGS INC.
TO
SUGARBUSH LAND HOLDINGS INC.

PO BOX 547 BETHEL ME 04217
630 W. GERMANTOWN PIKE PLYMOUTH MEETING, PA 19
\$0

3832 SUGARBUSH LAND HOLDINGS, INC.
TO
SNOWRIDGE, INC.

PO BOX 547 BETHEL ME 04217
630 WEST GERMANTOWN PI PLYMOUTH MEETING PA 19
\$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) <i>Geoffrey Lewis Amy Caplan</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>19 Carlton Rd Woban, MA 02168</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>[REDACTED]</i>
B BUYER'S (TRANSFeree'S) NAME(S) <i>Bradley L. Simmons Susan C. Simmons</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>19 Ridgewood Rd Roxbury, CT 06853</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>[REDACTED]</i>

C PROPERTY LOCATION (Address in full) <i>13 Southface Condominiums Warren</i>	D DATE OF CLOSING <i>9-30-2002</i>
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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 type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER _____

F LAND SIZE (Acres or fraction thereof) <i>N/A</i>	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 _____
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H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

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

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

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

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input 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 \$ <i>165,000.00</i>	N PRICE PAID FOR PERSONAL PROPERTY \$ <i>-0-</i>	O PRICE PAID FOR REAL PROPERTY \$ <i>165,000.00</i>
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ *2062.50*

Q DATE SELLER ACQUIRED *5-22-1998*

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <i>Warren</i>	DATE OF RECORD <i>9-27-02</i>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <i>148</i>	PAGE NO. <i>506-507</i>	SIGNED <i>[Signature]</i>	<i>3711</i>
LISTED VALUE \$ <i>149,000</i>	GRAND LIST YEAR OF <i>2002</i>	DATE <i>10-1-02</i>	
PARCEL ID NO. <i>326013</i>	GRAND LIST CATEGORY <i>0</i>		

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 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. \$	165,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	-0-
c. Subtract Line 2b from Line 2a	c. \$	165,000.00
d. Tax Rate	d.	0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	2062.50
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$	2062.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.			
SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Geoffrey Lewis</i>	9/27/02	<i>B. Ann</i>	9/27/02
<i>Ang Lewis</i>	9/27/02	<i>Susan C. Simon</i>	9/27/02
Preparer's Signature <i>M. J. Grosby</i>		Prepared by <i>Mark J. Grosby</i>	
Preparer's Address <i>P.O. Box 297 Wardsfield, VT 05673</i>		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.
Richard M. Jackson	3946 Mt. Zion Road, Upperco, MD 21155	
Robin Lynn Jackson	same	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Peter J. Canning & Deborah Arey	3 Hancock St., Plainville, MA 02962	
Charles & Michelle Bosworth	22 Hoover Lane, Enfield, CT. 06082	
C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING	
166 Sugarbush Woods Road, Warren	9-27-02	

E INTEREST IN PROPERTY		
1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____% INTEREST	6. <input type="checkbox"/> LEASE
		7. <input type="checkbox"/> EASEMENT/ROW
		8. <input type="checkbox"/> OTHER _____
F LAND SIZE (Acres or fraction thereof)	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED	
2 acres ±	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 checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

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

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

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input 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 \$ 250,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0	O PRICE PAID FOR REAL PROPERTY \$ 250,000.00
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 3,125.00
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Q DATE SELLER ACQUIRED 4-15-1999

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 3712
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>9-27-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>148</u> PAGE NO. <u>513-514</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>195,500</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10/1/02</u>	
PARCEL ID NO. <u>006001</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.	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. \$	250,000.00
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. \$	3,125.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$	3,125.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property, *and wastewater system and potable water supply rules under
- 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 Chapter 64 of Title 10,
 - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1 Number of acres _____
 - b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. 216689 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>Richard M. Jackson</i>		<i>Cheryl E. Brown</i>	8/27/02
Richard M. Jackson		<i>Cheryl E. Brown</i>	9/27/02
<i>& Robin L. Jackson by Signk</i>		<i>Peter Casper, Esq.</i>	
Robin Lynn Jackson		<i>Sheila K. Getzinger</i>	9/27
Preparer's Signature	<i>Sheila K. Getzinger</i>	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.
Christopher M. Keane	253 Sudbury Road Concord, MA 01742	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Paul R. Provencher	Concord Village #800 P.O. Box 758	
Edith J. Provencher	Warren, VT 05673 Waitsfield VT 05673	

C PROPERTY LOCATION (Address in full) 206 Village Gate, Warren, Vermont 05673	D DATE OF CLOSING 10/1/02
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E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES

WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <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. <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 \$ <u>35,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>35,500.00</u>
-----------------------------------------------	----------------------------------------------------------	-----------------------------------------------------------

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$177.50

Q DATE SELLER ACQUIRED 1/16/87

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>10/1/02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>148</u>	PAGE NO. <u>519-520</u>	SIGNED <u>[Signature]</u> CLERK	3713
LISTED VALUE \$ <u>31,000</u>	GRAND LIST YEAR OF <u>2002</u>	DATE <u>10/2/02</u>	
PARCEL ID NO. <u>320206</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. \$ <u>35,500.00</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>117.50</u>
2. Tax on General Rate Property:	
a. Enter amount from Line 0 on front of return	2. a. \$ _____
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>117.50</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Chris Toth, M. Keene by Neal D. Ferenc, attorney in fact</i>	10/1/02	<i>Paul R. Ferenc</i>	10/1/02
		<i>Neal D. Ferenc</i>	10/1/02

Preparer's Signature _____ Prepared by Neal Ferenc, Esq.

Preparer's Address P.O. Box 656 Moretown, VT 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.
Cheryl C. Kent	2 Robert St., Somers, CT 06071	XXXXXXXXXX
Stacey Wilbur	10 Meadow Dr., Bolder Creek, CA 95006	XXXXXXXXXX
Kim D. Davies	1303 Laurel St., Conway, SC 29526	XXXXXXXXXX
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Matthew Larkin	38 State Street	
Amy Pietrobono	Montpelier, VT 05602	

C PROPERTY LOCATION (Address in full) Maple Street, Warren, Vermont	D DATE OF CLOSING 08-16-02
-------------------------------------------------------------------------------	--------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 2 acres +/-	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 checked="" type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

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

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

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

M TOTAL PRICE PAID \$ 100,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 100,000.00
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

\$ -0-

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

Q DATE SELLER ACQUIRED 06-15-00

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) Principal residence of buyer

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>9-24-02</u> BOOK NUMBER <u>148</u> PAGE NO. <u>573-574</u> LISTED VALUE \$ _____ GRAND LIST YEAR OF _____ PARCEL ID NO. <u>Comeline Deed</u> GRAND LIST CATEGORY _____	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Robert Goss</u> CLERK DATE <u>10-2-02</u>	TOWN NUMBER <u>3714</u>
---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	----------------------------------------------------------------------------------------------------------------------------------------------------------------------------	----------------------------

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a.\$	_____
b. Value of property enrolled in current use program	b.\$	_____
c. Value of qualified working farm	c.\$	_____
d. Add Lines 1(a), (b) and(c)	d.\$	0.005
e. Tax rate	e.	_____
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f.\$	295,000.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.\$	_____
b. Enter amount from Line 1(d) of Rate Schedule above	b.\$	295,000.00
c. Subtract Line 2(b) from Line 2(a)	c.\$	0.0125
d. Tax rate	d.	3,687.50
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. \$	3,687.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

Seller(s) further certifies as follows:

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

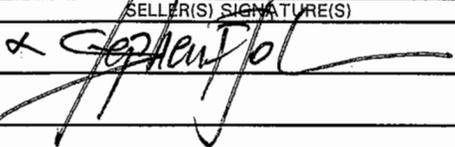
1. This property is the subject of Act 250 Permit No. B and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions) _____

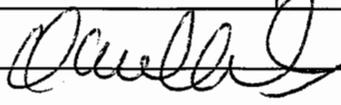
E. That this transfer ~~does~~/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	10/1/02	Christopher & Mary Ellen Alberti by Elizabeth POA	10/1/02

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

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

(Print or Type)

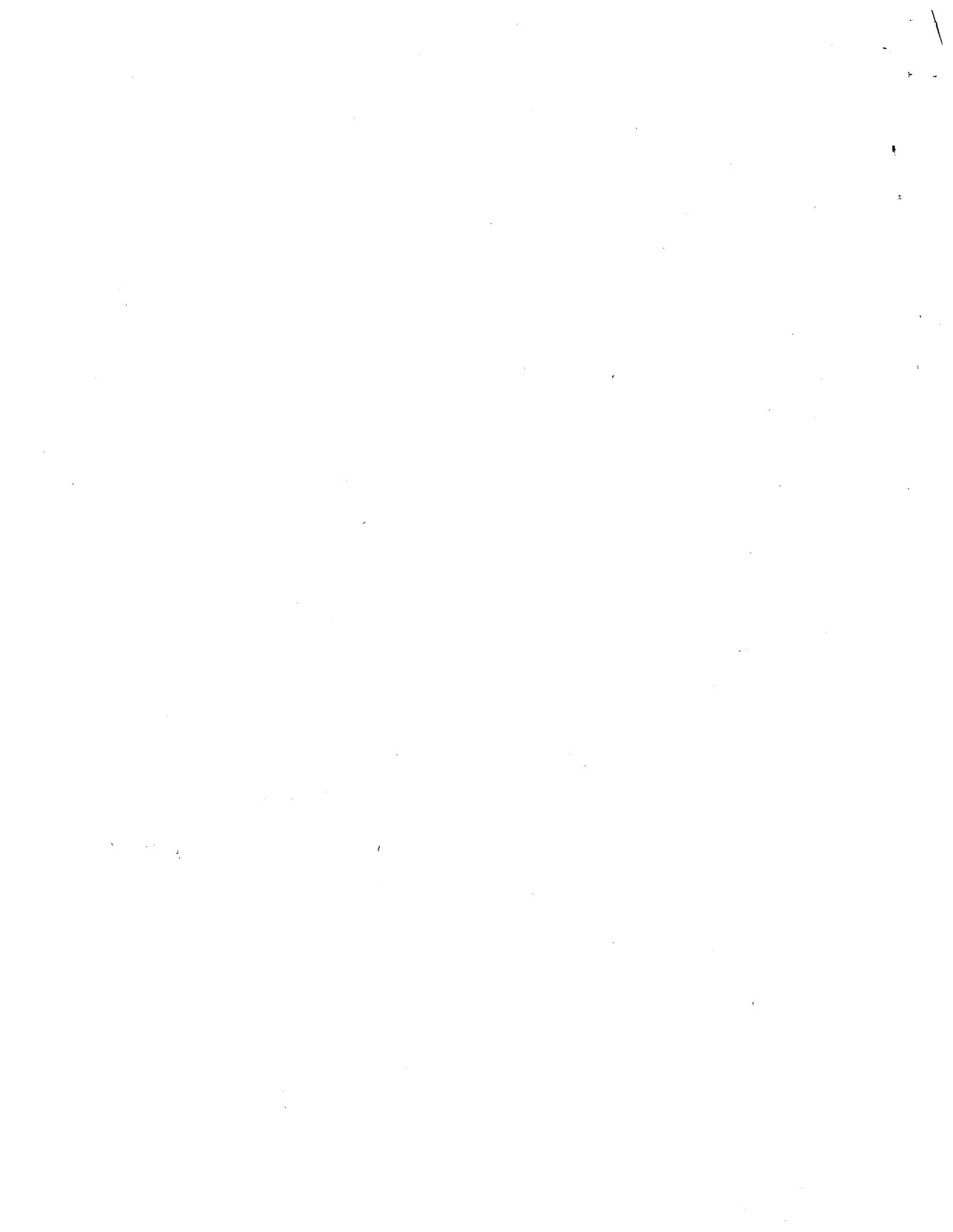
VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Stephen Johnson		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFeree'S) NAME(S) Christopher Alberti May Ellen Alberti <i>MARY</i>		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 303 Main St., Gladstone, NJ 07934 same	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
C PROPERTY LOCATION (Address in full) 3059 Airport Road, Warren, VT 05674		D DATE OF CLOSING 10/1/02	
E INTEREST IN PROPERTY 1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED ___% INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER _____			
F LAND SIZE (Acres or fraction thereof)		G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <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 checked="" type="checkbox"/> SINGLE FAMILY DWELLING 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 4. <input type="checkbox"/> CAMP/VACATION HOME 8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE			
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. <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 \$ 295,000.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____	
		O PRICE PAID FOR REAL PROPERTY \$ 295,000.00	
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		\$ 3,687.50	
Q DATE SELLER ACQUIRED 11-18-00			
R IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #3 (CONTINUE ON REVERSE SIDE)			

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-1-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>148</u> PAGE NO. <u>596-597</u>		
LISTED VALUE \$ <u>240,000</u> GRAND LIST YEAR OF <u>2002</u>		
PARCEL ID NO. <u>009 005-1</u>	SIGNED <u>[Signature]</u> CLERK	
GRAND LIST CATEGORY <u>R1</u>	DATE <u>10/2/02</u>	3715



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) Samuel B. Pollard	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 23 Summer Street Marblehead, MA 01945	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) Samuel B. Pollard & Kristen Pollard, Trustees of Pollard Family Trust u/d/t 9/16/02	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 23 Summer Street Marblehead, MA 01945	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]

C PROPERTY LOCATION (Address in full) Land at Samara Farm--Lot D, Fuller Hill Road	D DATE OF CLOSING 9/16/02
----------------------------------------------------------------------------------------------	-------------------------------------

E INTEREST IN PROPERTY

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

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

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

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (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.
#2, transfer within family to trust--nominal consideration

M TOTAL PRICE PAID \$ 1.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 1.00
STATE TYPE OF PERSONAL PROPERTY <u>land</u>		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: <u>transfer into family trust</u>		

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 1991

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

<p>TOWN/CITY <u>Wares</u></p> <p>DATE OF RECORD <u>9-16-02</u></p> <p>BOOK NUMBER <u>148</u> PAGE NO. <u>667-669</u></p> <p>LISTED VALUE \$ <u>66,600</u> GRAND LIST YEAR OF <u>2002</u></p> <p>PARCEL ID NO. <u>023003-202</u></p> <p>GRAND LIST CATEGORY <u>m</u></p>	<p>ACKNOWLEDGMENT</p> <p>RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID:</p> <p>SIGNED <u>[Signature]</u> CLERK</p> <p>DATE <u>10-4-02</u></p>	<p>TOWN NUMBER</p> <p style="font-size: 2em;">3716</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. \$ 0
b. Value of property enrolled in current use program	b. \$ 0
c. Value of qualified working farm	c. \$ 0
d. Add Lines 1a, b and c	d. \$ 0
e. Tax rate	e. 0.005
f. Tax Due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ 0
2. Tax on General Rate Property:	
a. Enter amount from Line 0 on front of return	2. a. \$
b. Enter amount from Line 1d of Rate Schedule above	b. \$
c. Subtract Line 2b from Line 2a	c. \$
d. Tax Rate	d. 0.0125
e. Tax Due on General Rate Property: Multiply Line 2c by Line 2d	e. \$
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: <i>Kathryn Crockett Lyon</i>		Prepared by: <i>KATHRYN CROCKETT LYON</i>	
Preparer's Address: <i>Stern Keilty + Wall LLC One Salem Green Salem, MA</i>		Buyer's Representative (Print or Type): <i>KATHRYN LYON</i> Tel. <i>978-741-9200</i>	

RATE SCHEDULE

1. Tax on Special Rate Property:

- a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions) _____ 1. a. \$ _____
- b. Value of property enrolled in current use program _____ b. \$ _____
- c. Value of qualified working farm _____ c. \$ _____
- d. Add Lines 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. \$ _____
- 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 24.)

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Mary E O'Neil</i>	10/01/02	<i>Mary E O'Neil, Trustee</i>	10/01/02

Preparer's Signature *Dale Ann Kaiser*

Prepared by *Dale Ann Kaiser*

Preparer's Address *10 Laurel Ave
Wellesley, MA 02481*

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.
Grant Hansel	137 Prospect Street, Hingham, MA 02043	
Sheldon Hansel	1605 Highway 20, Westfield, NY 13491	
Kent Hansel	RR 1, Box 1604, Maryland, NY 12116	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
United States of America	Washington D.C.	

C PROPERTY LOCATION (Address in full) Tract 919, VT Route 100, Warren, VT	D DATE OF CLOSING 9/ /2002
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E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 2.19 acres +/-	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>none</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 type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input checked="" 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.
2

M TOTAL PRICE PAID \$ <u>6,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>6,000.00</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	\$ 0.00
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Q DATE SELLER ACQUIRED 4/21/1969

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>9-29-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>148</u> PAGE NO. <u>680-689</u>		
LISTED VALUE \$ <u>6000</u> GRAND LIST YEAR OF <u>2002</u>		
PARCEL ID NO. <u>100005-501</u>	SIGNED <u>[Signature]</u> CLERK	3717
GRAND LIST CATEGORY <u>m</u>	DATE <u>10/8/02</u>	

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1(a), (b) and(c)	d. \$	_____
e. Tax rate	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f. \$	_____
2. Tax on General Rate Property:		0.00
a. Enter amount from Line 0 on front of return	2. a. \$	_____
b. Enter amount from Line 1(d) of Rate Schedule above	b. \$	0.00
c. Subtract Line 2(b) from Line 2(a)	c. \$	0.0125
d. Tax rate	d.	0.00
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e. \$	_____
3. Total Tax Due:		0.00
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	_____

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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 2.19
 - 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) a

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

WITHHOLDING CERTIFICATION

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

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
GH <i>[Signature]</i>	9-29-02	USA <i>[Signature]</i>	10/7/02
SH <i>[Signature]</i>	9-29-02	<i>[Signature]</i>	
KH <i>[Signature]</i>	9-29-02		

NO CERTIFICATION IS MADE HEREIN BY

Preparer's Signature _____
PREPARER

Prepared by Deppman & Foley, PC

Preparer's Address P.O. Box 569 Middlebury, VT 05753

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) Hildreth Seaver, Executor Estate of Elaine Cota	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
B BUYER'S (TRANSFeree'S) NAME(S) Sue Ellen Booher	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 286 Plunkton Road, Warren, Vt. 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) 212 Fuller Hill Road, Warren	D DATE OF CLOSING 10-04-02
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E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 3 acres ±	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 _____
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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 checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

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

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

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

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

1. <input 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 _____

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>\$212,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>\$212,500.00</u>
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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 \$ 2656.25

Q DATE SELLER ACQUIRED 5-26-1969

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>10-4-02</u> BOOK NUMBER <u>148</u> PAGE NO. <u>692-693</u> LISTED VALUE \$ <u>143,400</u> GRAND LIST YEAR OF <u>2002</u> PARCEL ID NO. <u>023001</u> GRAND LIST CATEGORY <u>R1</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>10-8-02</u>	TOWN NUMBER <u>3718</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. _____ 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. \$ <u>212500.00</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ <u>00.00</u>
c. Subtract Line 2b from Line 2a		c. \$ <u>212500.00</u>
d. Tax Rate		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>21656.25</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ <u>21656.25</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, *and wastewater system and potable water supply rules under

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 Chapter 64 of Title 10,
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 3 (pre-existing subdivision)
 - 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) 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.

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>Hildreth Seaver</i> Hildreth Seaver, Executor of the Estate of Elaine Cota	10/4/02	<i>Sheila K. Getzinger</i>	10/4/02
Preparer's Signature: <i>Sheila K. Getzinger</i>		Prepared by: Sheila K. Getzinger, Esq.	
Preparer's Address: P. O. Box 515 Waitsfield, Vermont 05673		Buyer's Representative (Print or Type) _____ Tel. _____	

RATE SCHEDULE

1. Tax on Special Rate Property:		100,000.00
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a.\$	
b. Value of property enrolled in current use program	b.\$	
c. Value of qualified working farm	c.\$	100,000.00
d. Add Lines 1(a), (b), and(c)	d.\$	0.005
e. Tax rate	e.	500.00
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f.\$	208,000.00
2. Tax on General Rate Property:		208,000.00
a. Enter amount from Line O on front of return	2. a.\$	100,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b.\$	108,000.00
c. Subtract Line 2(b) from Line 2(a)	c.\$	0.0125
d. Tax rate	d.	1,350.00
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.\$	
3. Total Tax Due:		1,850.00
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

nd wastewater system and potable water supply rules under Chapter 64

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

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

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

Seller(s) further certifies as follows:

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

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

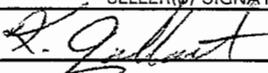
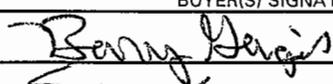
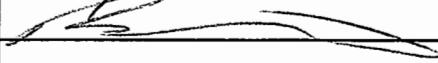
E. That this transfer ~~does~~/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

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

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	10/7/02		10/7/02
	10/7/02		10/7/02

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

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

(Print or Type)

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a.\$	_____
b. Value of property enrolled in current use program	b.\$	_____
c. Value of qualified working farm	c.\$	_____
d. Add Lines 1(a), (b), and (c)	d.\$	0.005
e. Tax rate	e.	_____
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f.\$	55,000.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.\$	55,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b.\$	55,000.00
c. Subtract Line 2(b) from Line 2(a)	c.\$	0.0125
d. Tax rate	d.	687.50
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.\$	687.50
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	687.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

1. This property is the subject of Subdivision Permit No. 5W0595/0601 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. 5W0595/0601 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from instructions) _____

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Barbara Mitchell</i>	10/06/02	<i>[Signature]</i>	10/11/02
		<i>[Signature]</i>	10/11/02

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

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

(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Larry V. Paxton, Trustee		101 Rolling Oak Lane	[REDACTED]
L. V. Paxton Living Trust and		Roscommon MI 48653-9632	[REDACTED]
L. V. Paxton Children's Trust			
B BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Mune K. Miller		PO Box 485 Brookfield VT 05036	[REDACTED]
Eleanor R. Miller		" " " "	[REDACTED]
C PROPERTY LOCATION (Address in full) #81 Mountainside Condominium, Warren, VT 05674			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 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 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 1 (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 _____ 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. <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. Conformatory deed no consideration			
M TOTAL PRICE PAID \$ 0.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____	
		O PRICE PAID FOR REAL PROPERTY \$ _____	
STATE TYPE OF PERONAL PROPERTY _____			
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____			
PROPERTY TRANSFER TAX		MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		\$ _____	
Q DATE SELLER ACQUIRED 3-22-85			
R IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 & #2 (CONTINUE ON REVERSE SIDE)			

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>WILLIAMS</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-7-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3821
BOOK NUMBER <u>149</u> PAGE NO. <u>4-5</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>0</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-15-02</u>	
PARCEL ID NO. <u>316851</u>		
GRAND LIST CATEGORY <u>Conveyance</u> <u>0</u>		

RATE SCHEDULE

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

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. 5W0504 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. 5W0504 and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from instructions) _____
- E. That this transfer ~~does~~/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Ann D. Gatty for Jan V. Poxton</i>		<i>Olen R. Miller Muel H. Miller</i>	10-11-02 10-11-02

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
MERLE K. MILLER	POB 485, BROOKFIELD, VT 05036	[REDACTED]
ELEANOR R. MILLER	POB 485, BROOKFIELD, VT 05036	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
WILLIAM LYNN	64 BUBIER Rd.	
SARAH LYNN	Marblehead, MA 01945	

C PROPERTY LOCATION (Address in full) 81 MOUNTAINSIDE, 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)	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED NO 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 _____ (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 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 \$ 63,500.	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 63,500
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 \$ 793.75

Q DATE SELLER ACQUIRED JUNE 22, 1987

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>10-11-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u> PAGE NO. <u>10-7</u>	SIGNED <u>[Signature]</u> CLERK	3822
LISTED VALUE \$ <u>51,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-15-02</u>	
PARCEL ID NO. <u>316081</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. <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 0 on front of return		2. a. \$ <u>63,500</u>
b. Enter amount from Line 1d of Rate Schedule above		b. \$ <u>0</u>
c. Subtract Line 2b from Line 2a		c. \$ <u>63,500</u>
d. Tax Rate		d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ <u>793.75</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ <u>793.75</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 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. 5W0504* and is in compliance with said permit, or *5W 0505, and 5W0542
 - 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
<u>Elean R. Miller</u>	<u>10-11-02</u>	<u>[Signature]</u>	
<u>Mule X Miller</u>	<u>10-11-02</u>	<u>[Signature]</u>	<u>10/14/02</u>
Preparer's Signature <u>Elean R. Miller</u>		Prepared by <u>[Signature]</u>	
Preparer's Address <u>P.O. Box 485 Brookfield, VT 05036</u>		Buyer's Representative (Print or Type) _____ 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.
Gwen Greene	P.O. Box 466 Waitsfield, VT 05673	
Kenneth Greene	P.O. Box 331 Waterbury Center, VT 05677	
B BUYER'S (TRANSFEEE'S) NAME(S)		
Anthony Carroll	81 Longshore Drive	
	Rochester, NH 03867	

C PROPERTY LOCATION (Address in full) 9 Murray Hill, Warren	D DATE OF CLOSING 7/1/02 10/10/02
-----------------------------------------------------------------------	--------------------------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input checked="" type="checkbox"/> MOBILE HOME YEAR 1987 MAKE Titan SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED	

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

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

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

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

1. <input 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 \$ 68,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 68,000.00
----------------------------------------	----------------------------------------------------	----------------------------------------------------

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	\$ 850.00
-------------------------------------------------------------------------------------------------------------	-----------

Q DATE SELLER ACQUIRED 9/13/95

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>10-10-02</u>	SIGNED _____ CLERK DATE <u>10/15/02</u>	<u>3823</u>
BOOK NUMBER <u>149</u> PAGE NO. <u>10-11</u>		
LISTED VALUE \$ <u>52,000</u> GRAND LIST OF 20 <u>02</u>		
PARCEL 10 OR MAP NO. <u>023001-301</u>		
GRAND LIST CATEGORY <u>mlh</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. \$	0.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	68,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	68,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	850.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	850.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Subdivision Permit No. EC-5-0957 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.)

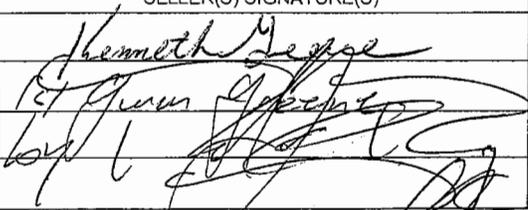
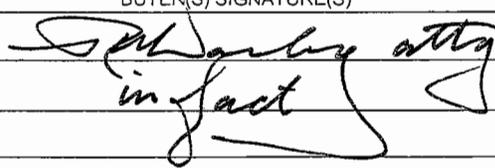
Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	10/10/02	 in fact	10/10/02
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)	

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.
Louis W. Carson		45 Bonner Ave., Medford, MA 02155	
Janice I. Carson		same	
B BUYER'S (TRANSFeree'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Brian J. Beakey		44 Dumas Ave., Hampton, NH 03842	
C PROPERTY LOCATION (Address in full) #14 Christmas Tree Condominium, Warren, VT 05674			D DATE OF CLOSING 10-11-02
E INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW			
2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER _____			
F LAND SIZE (Acres or fraction thereof)		G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <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 10. <input type="checkbox"/> OTHER _____ DESCRIBE			
3. <input type="checkbox"/> SINGLE FAMILY DWELLING 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____			
4. <input type="checkbox"/> CAMP/VACATION HOME 8. <input checked="" type="checkbox"/> CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED			
CHECK WHETHER THE BUILDINGS WERE EVER <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 _____ 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. <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 \$ 58,000.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ _____
STATE TYPE OF PERONAL PROPERTY _____			
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____			
PROPERTY TRANSFER TAX		MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		\$ 725.00	
Q DATE SELLER ACQUIRED 9-13-01			
R IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET _____			
(CONTINUE ON REVERSE SIDE)			

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-7-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u> PAGE NO. <u>17-18</u>	SIGNED <u>[Signature]</u> CLERK	<u>3823</u>
LISTED VALUE \$ <u>44,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-15-02</u>	
PARCEL ID NO. <u>327014</u>		
GRAND LIST CATEGORY <u>0</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1(a), 1(b) and 1(c)	d. \$	0.005
e. Tax rate	e.	_____
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f. \$	58,000.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	58,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b. \$	0.0125
c. Subtract Line 2(b) from Line 2(a)	c. \$	725.00
d. Tax rate	d.	_____
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e. \$	725.00
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	725.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

* and wastewater system and potable water supply rules under Chapter 64

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

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

WITHHOLDING CERTIFICATION

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

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Thomas W. Carson</i>	10/7/02	<i>Thomas W. Carson</i>	10/11/02
<i>Janice J. Carson</i>	10/7/02	<i>Brian J. Beakey</i>	10/11/02

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

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

(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Charles A. Mayer Sandra Mayer	679 Brush Creek Road, Aspen, CO 81611	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Peter W. Ewing Michelle J. Ewing	31 Buckingham Way, Bedford, NH 03110	

C PROPERTY LOCATION (Address in full) Lot 15, Sugarbush Village, Warren	D DATE OF CLOSING 10-16-2002
-----------------------------------------------------------------------------------	----------------------------------------

E INTEREST IN PROPERTY

<input checked="" type="checkbox"/> FEE SIMPLE	<input type="checkbox"/> UNDIVIDED 1/2 INTEREST	<input type="checkbox"/> TIME-SHARE	<input type="checkbox"/> EASEMENT/ROW
<input type="checkbox"/> LIFE ESTATE	<input type="checkbox"/> UNDIVIDED _____% INTEREST	<input type="checkbox"/> LEASE	<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 None

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

<input checked="" type="checkbox"/> NONE	<input type="checkbox"/> FARM BUILDINGS	<input type="checkbox"/> STORE
<input type="checkbox"/> FACTORY	<input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	<input type="checkbox"/> OTHER _____ DESCRIBE _____
<input type="checkbox"/> SINGLE FAMILY DWELLING	<input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
<input type="checkbox"/> CAMP/VACATION HOME	<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):

<input type="checkbox"/> PRIMARY RESIDENCE	<input type="checkbox"/> CAMP/VACATION	<input type="checkbox"/> OPERATING FARM	<input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
<input checked="" type="checkbox"/> OPEN LAND	<input type="checkbox"/> TIMBERLAND	<input type="checkbox"/> GOVERNMENT USE	<input type="checkbox"/> OTHER _____ DESCRIBE _____

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

<input type="checkbox"/> PRIMARY RESIDENCE	<input type="checkbox"/> CAMP/VACATION	<input type="checkbox"/> OPERATING FARM	<input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____
<input type="checkbox"/> OPEN LAND	<input type="checkbox"/> TIMBERLAND	<input type="checkbox"/> GOVERNMENT USE	<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>62,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>62,000.00</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 \$ 775.00

Q DATE SELLER ACQUIRED 7-2-1979

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		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>10-3-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u>	PAGE NO. <u>38-39</u>	SIGNED <u>[Signature]</u> CLERK	3829
LISTED VALUE \$ <u>59,600</u>	GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-17-02</u>	
PARCEL ID NO. <u>210016</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 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. \$ 775.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property, and wastewater system and potable water supply rules under

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 Chapter 64 of Title 10,

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

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

b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Charles A. Mayer	10-3-02	Peter W. Ewing	10/16/02
Sandra Mayer	10-3-02	Michelle J. Ewing	

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Jeremy M. Storm	P.O. Box 978	[REDACTED]
Kristin A. Storm	Waitsfield, VT 05673	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Maureen Devine	46 Pioneer Road	
Dennis Bottone	Hingham, MA 02043	

C PROPERTY LOCATION (Address in full) #23 South Village Condominium, Warren, VT	D DATE OF CLOSING 10/11/2002
-------------------------------------------------------------------------------------------	----------------------------------------

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)	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ 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 checked="" type="checkbox"/> OTHER <u>cash</u>

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>83,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>83,500.00</u>
-----------------------------------------------	----------------------------------------------------	-----------------------------------------------------------

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ <u>1,043.75</u>
-------------------------------------------------------------------------------------------------------------	--------------------

Q DATE SELLER ACQUIRED 2/5/2001

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		ACKNOWLEDGMENT
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>10-11-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
BOOK NUMBER <u>149</u>	PAGE NO. <u>161-63</u>	SIGNED <u>[Signature]</u> CLERK
LISTED VALUE \$ <u>80,000</u>	GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-16-02</u>
PARCEL ID NO. <u>321023</u>	GRAND LIST CATEGORY <u>0</u>	TOWN NUMBER <u>3825</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>83,500.00</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>1,043.75</u>
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ <u>1,043.75</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

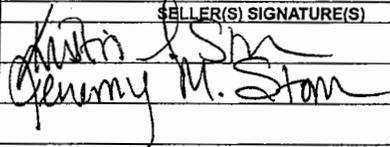
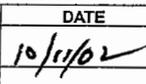
1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	10/11/02		10/11/02

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

Preparer's Address P.O. Box 656 McKee Giuliani & Cleveland

Moretown, VT 05660 Buyer's Representative _____ Tel. _____

(Print or Type) 223-3479

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) Barry P. Mirakian Marian J. Mirakian	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 282 West Hill Road Stowe, VT 05672	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S) Anson Montgomery Rebecca Montgomery	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 551 Plunkton Road Warren, VT 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]

C PROPERTY LOCATION (Address in full)	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) <u>6.71A</u>	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 THE PROPERTY AT THE TIME OF SALE (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 ___	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR ___	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH ___	

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 _____

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 123 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>223,000</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>223,000</u>
---------------------------------------------	----------------------------------------------------	---------------------------------------------------------

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>\$2,037.50</u>
----------------------------------------------------------------------------------	--------------------------------------------------------------------------------------------------------------------------------

Q DATE SELLER ACQUIRED 05/26/70 and 05/29/71

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-11-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u> PAGE NO. <u>75-77</u>	SIGNED <u>[Signature]</u> CLERK	<u>3826</u>
LISTED VALUE \$ <u>211,600</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-16-02</u>	
PARCEL ID NO. <u>028001-8</u>		
GRAND LIST CATEGORY <u>V2</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:			
a. Value of purchaser's principal resident (not to exceed \$100,000) (See instructions)	1.	a.	\$100,000
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.	\$100,000
e. Tax rate		e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e		f.	\$500
2. Tax on General Rate Property:			
a. Enter amount from Line 0 on front of return	2.	a.	\$223,000
b. Enter amount from Line 1d of Rate Schedule above		b.	\$100,000
c. Subtract Line 2b from Line 2a		c.	\$123,000
d. Tax Rate		d.	0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e.	\$1,537.50
3. Total Tax Due:			
Add Lines 1f and 2e and enter here and on Line P on front of return	3.		\$2,037.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Subdivision Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any related parcel is exempt from the subdivision regulations because (see instructions for exemptions): #1
 - 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 reasons:
 - 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 reasons (check one):
- X 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>[Signature]</i>	10/11/02	<i>[Signature]</i>	10/11/02
<i>[Signature]</i>	10/11/02	<i>[Signature]</i>	10/11/02
<i>Melanie J. Minkin, her attorney</i>			
<i>in fact</i>			

Preparer's Signature *[Signature]* Prepared by F. Brian Joslin, Esq., Theriault & Joslin P.C.

Preparer's Address 141 Main Street, P O Box 249 Buyer's Representative _____ Tel. _____
Montpelier, VT 05601-0249
(802)223-2381 (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 J. Morin		<i>2864 Fairway Homes Way Glen Allen VA 23059</i>	
Rose L. Morin			same
B BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Eugene A. Murphy		P. O. Box 424, Bernardsvielle, NJ 07924	
Ann G. Murphy			
C PROPERTY LOCATION (Address in full) 1289 Golf Course Road, Warren, VT 05674			D DATE OF CLOSING 10-18-02
E INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED _____% INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER _____			
F LAND SIZE (Acres or fraction thereof)		G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <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 checked="" type="checkbox"/> SINGLE FAMILY DWELLING 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 4. <input type="checkbox"/> CAMP/VACATION HOME 8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED			
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE			
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. <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 \$ 275,000.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 275,000.00
STATE TYPE OF PERONAL PROPERTY _____ IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____			
PROPERTY TRANSFER TAX		MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		\$ 3,437.50	
Q DATE SELLER ACQUIRED 12-9-92			
R IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 _____			

(CONTINUE ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK			ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>			RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>R. DeGros</u> CLERK DATE <u>10-18-02</u>	3827
DATE OF RECORD <u>10-18-02</u>				
BOOK NUMBER <u>149</u> PAGE NO. <u>159-160</u>				
LISTED VALUE \$ <u>198,000</u> GRAND LIST YEAR OF <u>2002</u>				
PARCEL ID NO. <u>320110</u>				
GRAND LIST CATEGORY <u>0</u>				

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1(a), (b) and(c)	d. \$	_____
e. Tax rate	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f. \$	275,000.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	275,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b. \$	275,000.00
c. Subtract Line 2(b) from Line 2(a)	c. \$	0.0125
d. Tax rate	d.	3,437.50
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e. \$	3,437.50
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	3,437.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Joseph J. Moran</i>	10-18-02	Eugene A. Murphy and	10/18/02
<i>Karl L. Marin</i>	10-18-02	<i>John O. Murphy by</i> <i>Elizabeth A. Poirer</i>	10/18/02

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

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

(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Wilmer Leinbach Betty Jo Leinbach	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 109 Union Street, Montauk, NY 11954	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S) Joseph M. Lucchese	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 207 W. Springfield Street, Apt. 5, Boston, MA 02118	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) Lot #4, Leinbach Subdivision, Tishman Road, Warren	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) 3.14± 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 THE PROPERTY AT THE TIME OF SALE (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 ___	10. <input type="checkbox"/> OTHER _____ DESCRIBE
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR ___	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH ___	

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 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

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 123 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>59,000</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>59,000</u>
--------------------------------------------	----------------------------------------------------	--------------------------------------------------------

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. **\$ 737.50**

Q DATE SELLER ACQUIRED 04/27/89

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>3827</u>
DATE OF RECORD <u>10-11-02</u>	SIGNED <u>[Signature]</u> CLERK	
BOOK NUMBER <u>149</u> PAGE NO. <u>112-114</u>	DATE <u>10-17-02</u>	
LISTED VALUE \$ <u>63,800</u> GRAND LIST YEAR OF <u>2002</u>		
PARCEL ID NO. <u>005004-501</u>		
GRAND LIST CATEGORY <u>m</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:			
a. Value of purchaser's principal resident (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.	\$ 59 000
b. Enter amount from Line 1d of Rate Schedule above		b.	\$ -
c. Subtract Line 2b fro Line 2a		c.	\$ 59 000
d. Tax Rate		d.	0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e.	\$ 737.50
3. Total Tax Due:			
Add Lines 1f and 2e and enter here and on Line P on front of return	3.		\$ 737.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Subdivision Permit No. EC-5-2745 and is in compliance with said permit, or
 - 2. This property and any related 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 reasons:
 - 1. This property is the subject of Act 250 Permit No. EC-5-2747 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from instructions)
- E. That this transfer ~~is~~/does not (strike one) result in a partition or 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 reasons (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>Wilmer Leinbach and Betty Leinbach</i>	<i>10-11-02</i>		
<i>by Jane Mitchell, their Atty In Fact</i>			

Preparer's Signature *F. Brian Joslin, jsm*
 Preparer's Address 141 Main Street, P O Box 249
Montpelier, VT 05601-0249
(802)223-2381

Prepared by F. Brian Joslin, Esq., Theriault & Joslin P.C.
 Buyer's Representative _____ Tel. _____
 (Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN
VERMONT DEPARTMENT OF TAXES

A. SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SS# OR TAXPAYER ID#
Stephanie Couture Reynolds	28 Elm Street, Charlestown, MA	
B. BUYER'S NAMES	ADDRESS AFTER TRANSFER	SS# OR TAXPAYER ID#
Paul J. Reynolds	5 Hathon Square #1, Charlestown, MA	

C. PROPERTY LOCATION (Address in full) Unit #2, Trailside 10 Condo, Warren	D. DATE OF CLOSING
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E. INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	4. <input type="checkbox"/> TIME SHARE ESTATE	7. EASEMENT
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED ____% INTEREST	5. <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"/> YES <input type="checkbox"/> NO WAS SALE BETWEEN FAMILY MEMBERS <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES STATE RELATIONSHIP <u>Husband and wife</u> FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input checked="" type="checkbox"/> OTHER <u>Transfer with no consideration</u>
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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 _____
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 _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____

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 _____
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____

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 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>-0-</u>	N. PRICE PAID FOR PERSONAL PROPERTY \$ _____	O. PRICE PAID FOR REAL PROPERTY \$ <u>-0-</u>
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STATE TYPE OF PERSONAL PROPERTY _____

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	\$ <u>-0-</u>

Q. DATE SELLER ACQUIRED October 25, 2000

R. IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 2

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK	ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	<u>3828</u>
DATE OF RECORD <u>9-13-02</u>	SIGNED <u>[Signature]</u> CLERK	
BOOK NUMBER <u>149</u> PAGE NO. <u>189-190</u>	DATE <u>10/22/02</u>	
LISTED VALUE \$ <u>34,920</u> GRAND LIST YEAR OF <u>2002</u>		
PARCEL ID OR MAP NO. <u>304012</u> <u>0</u>		

RATE SCHEDULE

1. **Tax on Special Rate Property:**
 - a. Value of Purchaser's principal residence (not to exceed \$100,000) (See Instruction) 1. a. \$ -0-
 - 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. \$ -0-
 - e. Tax Rate e. .005
 - f. Tax due on Special Rate Property : Multiply Line 1(d) by Line 1(e) f. \$ -0-
2. **Tax on General Rate Property**
 - a. Enter amount from Line O on front of return 2. a. \$ -0-
 - b. Enter amount from Line 1(d) of Rate Schedule above b. \$ -0-
 - c. Subtract Line 2(b) from Line 2(a) c. \$ -0-
 - d. Tax Rate d. .0125
 - e. Tax due on General Rate Property : Multiply Line 2(c) by Line 2(d) e. \$ -0-
3. **Total Tax Due:**
 Add Lines 1(f) and 2(e) and enter here and on Line P on front of return 3. \$ -0-

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further 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 reasons:
 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from instructions) b
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

- Buyer(s) certify 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 reasons (check one):
1. Under penalties of perjury, seller(s) certify that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certify that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certify 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
SCR		PJR	9/5/02

PREPARER'S SIGNATURE _____ PREPARED BY: Advantage Title

PREPARER'S ADDRESS: 26 Railroad Avenue, Essex Jct., VT 05453 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) Carmelo Russo	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 5248 Shore Drive, St. Augustine FLA 32086	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
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B BUYER'S (TRANSFeree'S) NAME(S) Denis C. Lefebvre	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 5 Chrispath Way, Barre VT 05641	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
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C PROPERTY LOCATION (Address in full) Unit #405 - Village Gate Condominium, Warren	D DATE OF CLOSING 10-21-02
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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 2. <input type="checkbox"/> FACTORY 3. <input type="checkbox"/> SINGLE FAMILY DWELLING 4. <input type="checkbox"/> CAMP/VACATION HOME 5. <input type="checkbox"/> FARM BUILDINGS 6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <u>1</u> (INSERT NUMBER) UNITS TRANSFERRED 9. <input type="checkbox"/> STORE 10. <input type="checkbox"/> OTHER _____ DESCRIBE _____ 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 2. <input type="checkbox"/> OPEN LAND 3. <input checked="" type="checkbox"/> CAMP/VACATION 4. <input type="checkbox"/> TIMBERLAND 5. <input type="checkbox"/> OPERATING FARM 6. <input type="checkbox"/> GOVERNMENT USE 7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____ 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"/> OPEN LAND 3. <input checked="" type="checkbox"/> CAMP/VACATION 4. <input type="checkbox"/> TIMBERLAND 5. <input type="checkbox"/> OPERATING FARM 6. <input type="checkbox"/> GOVERNMENT USE 7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____ 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. <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 \$ 41,500.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0	O PRICE PAID FOR REAL PROPERTY \$ 41,500.00
----------------------------------------	------------------------------------------------	----------------------------------------------------

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	P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 518.75
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Q DATE SELLER ACQUIRED 4-8-1994

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-19-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u> PAGE NO. <u>192-193</u>	SIGNED <u>[Signature]</u> CLERK	<u>3829</u>
LISTED VALUE \$ <u>33,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-22-02</u>	
PARCEL ID NO. <u>3704 320405</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. \$ 41,500.

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. \$ 518.75

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. *and wastewater system and potable water supply rules under

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 Chapter 64 of Title 10,

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

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

b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Carmelo Russo</i> Carmelo Russo	10/19/02	<i>Denis C. Lefebvre</i> Denis C. Lefebvre	10-21-02

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

Preparer's Address: P. O. Box 515, Waitsfield, Vermont 05673 Buyer's Representative (Print or Type): *how office & Vince*

453-2300

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.
James M. Andrew, Trustee of the Sea Trust	c/o MGFS Insurance Brokerage, Inc. 175 Federal Street, Suite 950 Boston, MA 02110	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Alfred G. Kildow Judith T. Kildow	Warren, VT 05674	

C PROPERTY LOCATION (Address in full) 46 Cider Fork, Warren	D DATE OF CLOSING 10/ /02
-----------------------------------------------------------------------	-------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) <u>5.1A</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 _____
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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 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 \$ <u>495,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>495,000.00</u>
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STATE TYPE OF PERSONAL PROPERTY _____
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 5,437.50
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Q DATE SELLER ACQUIRED 11/1/96

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> DATE OF RECORD <u>10-18-02</u> BOOK NUMBER <u>149</u> PAGE NO. <u>213-214</u> LISTED VALUE \$ <u>382,700</u> GRAND LIST OF 20 <u>02</u> PARCEL 10 OR MAP NO. <u>012001-8</u> GRAND LIST CATEGORY <u>VI</u>	ACKNOWLEDGEMENT RETURN RECEIVED INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>10-22-02</u>	TOWN NUMBER <u>3830</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. \$	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. \$	100,000.00
e. Tax rate	e.	.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. \$	495,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	100,000.00
c. Subtract Line 2b from Line 2a	c. \$	395,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	4,937.50
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	5,437.50

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. 26898 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>[Handwritten Signature]</i>	10/18/02	<i>[Handwritten Signature]</i>	10.18.02
<i>[Handwritten Signature]</i>		<i>[Handwritten Signature]</i>	10.18.02
Preparer's Signature <i>[Handwritten 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.
Sugarbush Land Holdings, Inc.	PO Box 547	[REDACTED]
	Bethel, ME 04217	
[B] BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sugarbush Inn Corporation	630 West Germantown Pike Suite 400	[REDACTED]
	Plymouth Meeting, PA 19462	

[C] PROPERTY LOCATION (Address in Full) Warren, VT 05673	[D] DATE OF CLOSING 11/13/02
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[E] INTEREST IN PROPERTY

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

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

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

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

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

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

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input 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. Exemption 16

[M] TOTAL PRICE PAID \$0.00	[N] PRICE PAID FOR PERSONAL PROPERTY \$	[O] PRICE PAID FOR REAL PROPERTY \$
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: deed in lieu of foreclosure

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 05/16/95

[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 NUMBER
TOWN/CITY <u>Warren</u>	
DATE OF RECORD <u>11-4-02</u>	
BOOK NUMBER <u>149</u> PAGE NO. <u>241-245</u>	
LISTED VALUE <u>\$380,000</u> GRAND LIST YEAR <u>2002</u>	
PARCEL ID NO. <u>053001</u>	
GRAND LIST CATEGORY <u>m</u>	
ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
SIGNED <u>[Signature]</u> CLERK	
DATE <u>11-14-02</u>	3831

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a.	\$0.00
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.	\$0.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$0.00
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.	
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$0.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Sugarbush Land Holdings, Inc. Leslie B. Otten, President	11/13/02	Sugarbush Inn Corporation [Signature] Agent	11-14-02

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

Keep a copy of this return for your records

VERMONT PROPERTY TRANSFER TAX RETURN

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

(PLEASE TYPE OR PRINT CLEARLY)

[A] SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Sugarbush Land Holdings, Inc.	PO Box 547 Bethel, ME 04217	[REDACTED]
[B] BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Snowridge, Inc.	630 West Germantown Pike Suite 400 Plymouth Meeting, PA 19462	[REDACTED]

[C] PROPERTY LOCATION (Address in Full) Warren, VT 05673	[D] DATE OF CLOSING 11/13/02
--------------------------------------------------------------------	----------------------------------------

[E] INTEREST IN PROPERTY

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

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

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

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

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

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

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ Describe
2. <input 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. Exemption 16

[M] TOTAL PRICE PAID \$0.00	[N] PRICE PAID FOR PERSONAL PROPERTY \$	[O] PRICE PAID FOR REAL PROPERTY \$
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: deed in lieu of foreclosure

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 05/16/95

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

<p style="text-align: center;">THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</p> <p>TOWN/CITY <u>Warren</u></p> <p>DATE OF RECORD <u>11-4-02</u></p> <p>BOOK NUMBER <u>149</u> PAGE NO. <u>246-249</u></p> <p>LISTED VALUE \$ <u>104000</u> GRAND LIST YEAR <u>2002</u></p> <p>PARCEL ID NO. <u>016004-101</u></p> <p>GRAND LIST CATEGORY _____</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>11-14-02</u></p>
<p>TOWN NUMBER <u>3832</u></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.	\$0.00
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.	\$0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e)	f.	\$0.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$0.00
c. Subtract Line 2(b) from Line 2(a)	c.	\$
d. Tax rate	d.	\$0.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.	
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$0.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Sugarbush Land Holdings, Inc. Leslie B. Otten, President <i>Leslie B. Otten</i>	11/13/02	Snowridge, Inc. <i>Shirley A. Agat</i>	11-14-02

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

Keep a copy of this return for your records

100/12
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.

Sugarbush Land Holdings, Inc. PO Box 547
Bethel, ME 04217

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

Sugarbush Inn Corporation 630 West Germantown Pike
Suite 400
Plymouth Meeting, PA 19462

[C] PROPERTY LOCATION (Address in Full) Warren, VT 05674 & Waitsfield, VT 05673 [D] DATE OF CLOSING 11/13/02

[E] INTEREST IN PROPERTY
1. 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) [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 ____ 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. OPEN LAND 4. TIMBERLAND 6. GOVERNMENT USE 8. OTHER Describe

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

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

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

[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. Exemption 16

[M] TOTAL PRICE PAID \$0.00 [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: deed in lieu of foreclosure

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 05/16/95

[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 ACKNOWLEDGMENT
DATE OF RECORD 11-4-02 RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
BOOK NUMBER 149 PAGE NO. 25c-254
LISTED VALUE \$ 437600 GRAND LIST YEAR 202
PARCEL ID NO. 0050071
GRAND LIST CATEGORY m
SIGNED [Signature] CLERK
DATE 11-14-02
TOWN NUMBER 3833

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a.	\$0.00
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.	\$0.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$0.00
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.	
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$0.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Sugarbush Land Holdings, Inc.		Sugarbush Inn Corporation	
Leslie B. Otten, President <i>Leslie B. Otten</i>	11/13/02	<i>Sheila K. Otten Agent</i>	11-14-02

Preparer's Signature *Leslie B. Otten* Prepared By Darby Stearns Thorndike Kolter & Ware, LLP
 Preparer's Address 89 South Main Street, Waterbury, Vermont 05676 Buyer's Representative _____ Tele _____
 Keep a copy of this return for your records

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
William H. Purdy	11 Cliff Road Sunbury, PA 17801	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Amalia E. Veralli	40 Fuller Hill Road Warren, VT 05674	

C PROPERTY LOCATION (Address in full) Timberline #13, Warren	D DATE OF CLOSING 10/23/02
------------------------------------------------------------------------	--------------------------------------

E INTEREST IN PROPERTY

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

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

F LAND SIZE (Acres or fraction thereof) _____

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED NO YES

WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP _____

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

4. CAMP/VACATION HOME 8. CONDOMINIUM WITH 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>69,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>69,000.00</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 \$ 345.00

Q DATE SELLER ACQUIRED 11/21/96

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	TOWN NUMBER
DATE OF RECORD <u>10-23-02</u>	RETURN RECEIVED INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3834
BOOK NUMBER <u>149</u> PAGE NO. <u>256-257</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>76,000</u> GRAND LIST OF 20 <u>02</u>	DATE <u>10-23-02</u>	
PARCEL 10 OR MAP NO. <u>308013</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. \$ <u>69,000.00</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>69,000.00</u>
e. Tax rate	e. <u>.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ <u>345.00</u>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>69,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ <u>69,000.00</u>
c. Subtract Line 2b from Line 2a	c. \$ <u>0.00</u>
d. Tax rate	d. <u>.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>0.00</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ <u>345.00</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. 26921 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>Richard Johnston King</i> by <i>Richard Johnston King</i> RICHARD JOHNSTON KING AS ATTORNEY-IN-FACT	10/23/02	<i>Amanda C. Veralli</i>	10/23/02
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. _____	

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.
Sandra Colnes	15 Hayward Place, Rye, NY 10580	[REDACTED]
B BUYER'S (TRANSFEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Benedict M. Kohl Linda Kohl	65 Livingston Ave. Roseland NJ	[REDACTED]
C PROPERTY LOCATION (Address in full) Unit 85 F, Bridges Condominium Warren Vt.		D DATE OF CLOSING 11/27/97

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 NA **G TOTAL ACREAGE** NA

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

1. <input type="checkbox"/> NONE	6. <input type="checkbox"/> BARN	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	8. <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	9. <input checked="" type="checkbox"/> CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED	

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 70,000	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 70,000
-------------------------------------	----------------------------------------------------	-------------------------------------------------

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 \$ 875

Q DATE SELLER ACQUIRED 10/25/77

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 <u>Warren</u>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>11-27-97</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3835
BOOK NUMBER <u>149</u> PAGE NO. <u>271-272</u>	SIGNED _____ CLERK	
LISTED VALUE \$ <u>82,800</u> GRAND LIST OF 19 <u>2002</u>	DATE <u>10-23-02</u>	
PARCEL ID OR MAP NO. <u>305085</u>		
GRAND LIST CATEGORY <u>0</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)		1. a. \$ _____
b. Value of property enrolled in current use program		b. \$ _____
c. Value of qualified working farm		c. \$ _____
d. Add Lines 1(a), (b) and (c)		d. \$ _____
e. Tax rate		e. 0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)		f. \$ _____
2. Tax on General Rate Property:		
a. Enter amount from Line 1(d) on front of return		2. a. \$ 70,000
b. Enter amount from Line 1(d) of Rate Schedule above		b. \$ _____
c. Subtract Line 2(b) from Line 2(a)		c. \$ _____
d. Tax rate		d. 0.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)		e. \$ _____
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return		3. \$ 875

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

Please contact the district office in your area to determine compliance with Act 250. (See map on page 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. b and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from instructions) _____
- E. That this transfer does/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Sandra K. Colner</i>	11/27/97	<i>Benedict M. Kohl</i>	11/27/97
		<i>Sandra Kohl</i>	11/27/97
Preparer's Signature <i>[Signature]</i>		Prepared by _____	
Preparer's Address _____		Buyer's Representative _____ Tel. _____ (Print or Type)	

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 (a), (b) and (c)	d.\$	_____
e. Tax rate	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e)	f.\$	_____
2. Tax on General Rate Property:		155,000.00
a. Enter amount from Line O on front of return	2. a.\$	_____
b. Enter amount from Line 1(d) of Rate Schedule above	b.\$	155,000.00
c. Subtract Line 2(b) from Line 2(a)	c.\$	0.0125
d. Tax rate	d.	1,937.50
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.\$	_____
3. Total Tax Due:		1,937.50
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return		3. \$ _____

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

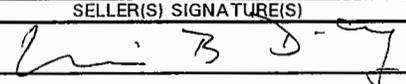
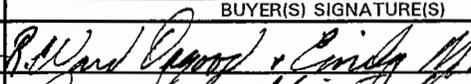
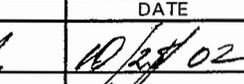
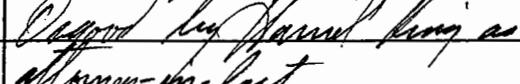
Seller(s) further certifies as follows:

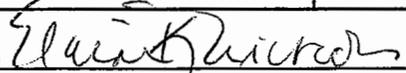
- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit,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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	10-25-02	 & 	10/25/02
			

Preparer's Signature  Prepared by Elaine K. Nichols, P.C.

Preparer's Address P.O. Box 1424 Stowe, VT 05672-1424 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.
Clint C. Coleman		243 MAD MEADOWS Road WARREN VT 05674	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John D. O'Connell		16 Dimetro Rd #9 East Warren, VT 05674	
C PROPERTY LOCATION (Address in full) 16 Dimetro Road, Warren, VT 05674			D DATE OF CLOSING 10/25/02
E INTEREST IN PROPERTY			
1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER _____			
F LAND SIZE (Acres or fraction thereof)		G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <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 1 (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 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 _____			
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. <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 \$ 74,500.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ _____
STATE TYPE OF PERONAL PROPERTY _____ IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____			
PROPERTY TRANSFER TAX		MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS		\$ 372.50	
Q DATE SELLER ACQUIRED 1982			
R IF VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #1 _____ (CONTINUE ON REVERSE SIDE)			

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>10-18-02</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>149</u> PAGE NO. <u>304-305</u>	SIGNED <u>Robert [Signature]</u> CLERK	<u>3837</u>
LISTED VALUE \$ <u>78,000</u> GRAND LIST YEAR OF <u>2002</u>	DATE <u>10-28-02</u>	
PARCEL ID NO. <u>313009</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. \$	<u>74500</u>
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1(a), (b) and (c)	d. \$	<u>0.005</u>
e. Tax rate	e.	<u>372.50</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 O on front of return	2. a. \$	_____
b. Enter amount from Line 1(d) of Rate Schedule above	b. \$	<u>0</u>
c. Subtract Line 2(b) from Line 2(a)	c. \$	<u>0.0125</u>
d. Tax rate	d.	_____
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e. \$	_____
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3. \$	<u>372.50</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

* and wastewater system and potable water supply rules under Chapter 64

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: Title 10

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

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

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

b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

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

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

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

WITHHOLDING CERTIFICATION

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

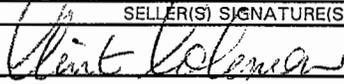
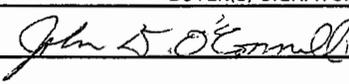
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	<u>18 Oct 02</u>		<u>10/25/02</u>

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

Preparer's Address P.O. Box 25 Waitsfield, VT 05673 Buyer's Representative Dick King 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.
William J. Moore, Jr.	72 Hill Road, Goshen, New York 10924	
Susan E. Moore	same	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Randall A. Peterson	RR 2 Box 2	
Janet M. Peterson	Russell, PA 16345	

C PROPERTY LOCATION (Address in full) Unit 39D, The Bridges Condominium, Warren	D DATE OF CLOSING 10-25-02
-------------------------------------------------------------------------------------------	--------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 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 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>54,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>54,000.00</u>
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STATE TYPE OF PERSONAL PROPERTY _____
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	675.00
----------------------------------------------------------------------------------	--------

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

Q DATE SELLER ACQUIRED 5-22-1990

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>9-21-02</u> BOOK NUMBER <u>149</u> PAGE NO. <u>406-407</u> LISTED VALUE \$ <u>48,600</u> GRAND LIST YEAR OF <u>2002</u> PARCEL ID NO. <u>305039</u> GRAND LIST CATEGORY <u>0</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>10-29-02</u>	TOWN NUMBER <u>3858</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.	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. \$	54,000.00
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. \$	675.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$	675.00

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property. *and wastewater system and potable water supply rules under
- 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 Chapter 64 of Title 10,
 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1 Number of acres _____
 - b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at the time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. 26901 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>William J. Moore, Jr.</i> William J. Moore, Jr.	10/19/02	<i>Randall A. Peterson</i> Randall A. Peterson	10/25/02
<i>Susan E. Moore</i> Susan E. Moore		<i>Janet M. Peterson</i> Janet M. Peterson	10/25/02

Preparer's Signature _____

P. O. Box 515

Preparer's Address _____

Waitsfield, Vermont

05673

Prepared by Sheila K. Getzinger, Esq.

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) <i>E. Annette Nash (COVAN)</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>15 Todd Road Katonah, NY 10536</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. XXXXXXXXXX
B BUYER'S (TRANSFeree'S) NAME(S) <i>BARBARA M MITCHEL</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER <i>PO BOX 445 WARREN VT 05674</i>	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. XXXXXXXXXX

C PROPERTY LOCATION (Address in full) <i>Sandown Country Homes #7, Christmas Tree Rd. Warren VT</i>	D DATE OF CLOSING <i>10-28-2002</i>
---------------------------------------------------------------------------------------------------------------	-----------------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

1. <input type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE _____
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH _____ (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 \$ <i>123,500.00</i>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ _____
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STATE TYPE OF PERSONAL PROPERTY _____
 IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ *793.75*

Q DATE SELLER ACQUIRED *October 30, 1989*

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 <i>Warren</i> DATE OF RECORD <i>10-28-02</i> BOOK NUMBER <i>149</i> PAGE NO. <i>425-427</i> LISTED VALUE \$ <i>48,000</i> GRAND LIST YEAR OF <i>2002</i> PARCEL ID NO. <i>322007</i> GRAND LIST CATEGORY <i>0</i>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <i>[Signature]</i> CLERK DATE <i>10-30-02</i>	TOWN NUMBER <i>3839</i>
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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. \$ <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>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>123,500.00</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>23,500.00</u>
d. Tax Rate	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>293.75</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>793.75</u>

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Edna Annette Nash</i>	<i>10/28/02</i>	<i>Barbara L. Mitchell</i>	<i>10/28/02</i>

Preparer's Signature _____ Prepared by Gregory Govan

Preparer's Address 15 Todd Road, Katonah Buyer's Representative _____ Tel. _____
(Print or Type)

N.Y. 10536 Keep a copy of this return for your records.