Jun-07

| | | | | |
|---|---|---|---|---|
| BARRINGTON RAMONA | COX WINDY ALISON | ALPINE A 5 18 & 19 | 800 | 5997 |
| BEHN CHRISTOPHER | PEAKS APARTMENTS AND STORAGE | 3318 GERMAN FLATS RD | 0 | 6012 |
| BELMONT & CARRITHERS | BELMONT ERNEST | 143 BUCK RD | 0 | 6002 |
| BLEIER ROBIN & DIANNE CARTINELLI | BLEIER ROBIN & DIANNE CARTINELLI | 93 TROUT HOLLOW RD | 0 | 6011 |
| COLLINS JOSEPHINE | BARRERE CYNTHIA | ALPINE B 4 10 | 0 | 5992 |
| CORBETT WILLIAM J. JR | GILROY HELEN | 285 TRIVIEW DR | 472500 | 6005 |
| DUNCAN RONI S. | DUNCAN RONNI S. TRUSTEE | MAPLES #4 B | 0 | 5999 |
| FREAR BONNIE C. | ROCKETT RICHARD & T. MICHAEL | CASTLEROCK 37 | 200000 | 5995 |
| FREW FRANCIS | BARRINGTON RAMONA | ALPINE A 5 18 & 19 | 0 | 5996 |
| GRIGGS KEVIN | PATTERSON GARY | BRIDGES 99 | 122500 | 6007 |
| HOOD SUSAN HILLIARD | LEROY JOSEPH | ALPINE C 28 21 | 350 | 6000 |
| HUTTON JOHN & DOROTHY WARREN | SIGMUND ROSS & LAURIE | 21 JONES RD | 345000 | 6001 |
| KINNEY BYRNE | LANGAN JOHN | STERLING RIDGE 6 | 320000 | 5988 |
| LBO, LLC | SUGARBUSH HILL TRUST | LOT 2 2.37 AC | 275000 | 6008 |
| LBO, LLC | SUGARBUSH HILL TRUST | LOT 3 1.28 AC | 235000 | 6009 |
| LBO, LLC | WING MICHAEL & DIANE | LOT 5 2.39 AC | 165000 | 6010 |
| MARCIA PETER & KIMBERLY | OLEKSINSKI MICHAEL & KIMBERLY | BRIDGES 13 | 159000 | 5994 |
| METZGER JAMES & LEONORA | METZGER REVOCABLE LIVING TRUST | SOUTHFACE 9 | 0 | 6014 |
| MEYETTE MARILYN & K & G SENOR | REILLY MICHAEL & KIRSTIN | 1121 SENOR RD | 360000 | 5998 |
| MOSER WILLIAM H. | LAVIT TODD H. | ALPINE C 27 14 | 1000 | 5993 |
| OLIVERIO ROBERT JR. | HERZOG LOUIS & ROBIN | CLUB SUGARBUSH N-49 | 325000 | 6013 |
| POMBO MARIA | KLINCK RUTH | CASTLEROCK 18 | 251000 | 6004 |
| POWELL-CROCCOLO PATRICIA | DAIGLE KRISTENE | CHRISTMAS TREE 4 | 126120 | 5989 |
| RICKETTS DOUGLAS | GREGG JESSE | ALPINE D 38 1 | 500 | 5991 |
| ROBINSON SUSAN & STEVE HOLDER | HOLDER SUSAN AND STEVE HOLDER | 120 ROBNSON RD | 0 | 6003 |
| ROCKETT J. HILARY & M. DENISE | T. MICHEAL & RICHARD ROCKETT | CASTLEROCK 39 | 10 | 5990 |
| THOMASSY GEORGE & CAROLE | JAMGOCHIAN JAMES & MARILYNN | SNOW CREEK 90 | 300000 | 6006 |

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Byrne G. Kinney | 22 Barnswallow Lane | [redacted] |
| | Plymouth, Massachusetts 02360 | Town Copy Only |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| John P. Langan | 4706 East Lake Road | |
| | Cazenovia, New York 13035 | Town Copy Only |
| | | |

C PROPERTY LOCATION (Address in full)
Unit #6, Sterling Ridge Condominium Warren, Vermont

D DATE OF CLOSING 5-31-2007

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

F LAND SIZE (Acres or fraction thereof) n/a

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO _____ YES
WAS SALE BETWEEN FAMILY MEMBERS X 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. [X] 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 X NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO _____ YES

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

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

M TOTAL PRICE PAID $ 320,000.00 N PRICE PAID FOR PERSONAL PROPERTY $ _____ O PRICE PAID FOR REAL PROPERTY $ 320,000.00

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 4,000.00

Q DATE SELLER ACQUIRED 11-16-1984

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 4-20-07
BOOK NUMBER 190 PAGE NO. 498-499
LISTED VALUE $ 131,000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 318 006
GRAND LIST CATEGORY O
SPAN 619 219 11561

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/1/07

TOWN NUMBER 5988

## 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. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | 0.00 |
| e. [redacted] | e. | 0.005 |
| 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. $ | 320,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 320,000.00 |
| d. Tax Rate | d. | 0.0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 4,000.00 |

3. Total Tax Due:

| | | |
|---|---|---|
| Add Lines 1f and 2e and enter here and on line P on front of return | 3. $ | 4,000.00 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Byrne G Kinney by Sheila K Getz POA | | John P Langan | 5/31/07 |
| Byrne G. Kinney | | John P. Langan | |
| | | | |
| | | | |

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

Preparer's Address P. O. Box 515, Waitsfield, Vt. 05673 Buyer's Representative (Print or Type) Olenick & Olenick PC Tel. 496-2267



Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES**
**MONTPELIER, VERMONT 05633**

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Patricia A. Powell-Croccolo | 35 Latura Street, Shrewsbury, MA 01545 | [redacted] |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Kristene M. Daigle | PO Box 1244 | [redacted] |
| | Waitsfield VT 05673 | |

**C** PROPERTY LOCATION (Address in full)
Unit #4 Christmas Tree Condominium, Warren, VT

**D** DATE OF CLOSING 6/1/07

**E** INTEREST IN PROPERTY
1. [X] 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 X NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS X 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. [X] 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. [X] 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. [X] 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 X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO ____ YES

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

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

**M** TOTAL PRICE PAID $ 126,120.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 126,120.00

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

**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 $ 826.50

**Q** DATE SELLER ACQUIRED 5-18-04

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-26-07
BOOK NUMBER 190 PAGE NO. 503-504
LISTED VALUE $ 46,000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 327004
GRAND LIST CATEGORY 0
SPAN 690 219 11939

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-4-07

TOWN NUMBER 5989

## 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 |
| [redacted] | e. | .005 |
| f. Tax due an 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. $ | 126,120.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 100,000.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 26,120.00 |
| d. [redacted] | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 326.50 |

3. Total Tax Due:

| | | |
|---|---|---|
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 826.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. 5W0595,5W0601 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number fromLine D in instructions) _____

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| [signature] | 5/26/07 | Kristene M Daegle | 6/1/07 |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records. (Rev. 9/05) FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| J. Hilary Rockett | 190 Pleasant St. Marblehead, MA 01945 | [redacted] |
| M. Denise Rockett | 190 Pleasant St. Marblehead, MA 01945 | [redacted] |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| T. Michael Rockett | 190 Pleasant St. Marblehead, MA 01945 | [redacted] |
| Richard P. Rockett | 190 Pleasant St. Marblehead, MA 01945 | [redacted] |
| | | |

C PROPERTY LOCATION (Address in full): 39 Castlerock, Sugarbush Village, Warren, VT

D DATE OF CLOSING: June 8, 2007

E INTEREST IN PROPERTY

1. [X] FEE SIMPLE
2. [ ] LIFE ESTATE
3. [ ] UNDIVIDED 1/2 INTEREST
4. [ ] UNDIVIDED ____ % INTEREST
5. [ ] TIME-SHARE
6. [ ] LEASE
7. [ ] EASEMENT/ROW
8. [ ] OTHER ____

F LAND SIZE (Acres or fraction thereof)

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED ____ NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS ____ NO X YES STATE RELATIONSHIP Parents to childre
FINANCING: [ ] CONVENTIONAL/BANK [ ] OWNER FINANCING [ ] OTHER ____

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

1. [ ] NONE
2. [ ] FACTORY
3. [ ] SINGLE FAMILY DWELLING
4. [ ] CAMP/VACATION HOME
5. [ ] FARM BUILDINGS
6. [ ] MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. [ ] MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
8. [X] CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED
9. [ ] STORE
10. [ ] OTHER ____ DESCRIBE

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

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

1. [ ] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [X] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL ____ DESCRIBE
8. [ ] OTHER ____ DESCRIBE

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

1. [ ] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [X] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL ____ DESCRIBE
8. [ ] OTHER ____ DESCRIBE

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.
Exemption #5

M TOTAL PRICE PAID $ 10.00

N PRICE PAID FOR PERSONAL PROPERTY $ 0.00

O PRICE PAID FOR REAL PROPERTY $ 10.00

STATE TYPE OF PERSONAL PROPERTY ____

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: Transfer from parents to children for nominal consideration.

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

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

Q DATE SELLER ACQUIRED ____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-17-07
BOOK NUMBER 190 PAGE NO. 524-526
LISTED VALUE $ 120000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 312039
GRAND LIST CATEGORY 0
SPAN 619 219 12521

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-5-07

TOWN NUMBER 5990

(Rev. 9/05) FORM PT-1

## 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. Ta[redacted]y:
   - a. Enter amount from Line O on front of return ..... 2. a. $ _____
   - b Enter amount from Line 1d of Rate Schedule above ..... b. $ _____
   - c. Subtract Line 2b from Line 2a ..... c. $ _____
   - d. Tax Rate ..... d. 0.0125
   - e[redacted] Property: Multiply Line 2c by Line 2d ..... e. $ _____
3. T[redacted]
   - Add [redacted] 2e and enter here and on line P on front of return ..... 3. $ 0.00

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
   1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
   2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) #5

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| J. Hugh Rockett | 5/30/07 | [signature] | 5/30/07 |
| M. Denise Rockett | 5/30/07 | [signature] | 5/30/07 |
| | | | |
| | | | |

Preparer's Signature [signature] Prepared by Thomas K. Egan

Preparer's Address 190 Pleasant St. Marblehead, MA 01945 Buyer's Representative (Print or Type) Agent/Attorney Tel. 781-631-4020

Keep a copy of this return for your records.

Rev. 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A** SELLER'S (TRANSFEROR'S) NAME(S): Douglas Pockette

COMPLETE MAILING ADDRESS FOLLOWING TRANSFER: Warren VT 05674

SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. — BLACK OUT ON TOWN COPY ONLY

**B** BUYER'S (TRANSFEREE'S) NAME(S): Jesse Gray

COMPLETE MAILING ADDRESS FOLLOWING TRANSFER: 174 Fern Rd, Warren VT 05674

SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. — BLACK OUT ON TOWN COPY ONLY

**C** PROPERTY LOCATION (Address in full): Block D 38 Lot 1 Alpine Village

**D** DATE OF CLOSING:

**E** INTEREST IN PROPERTY

1. ☑ FEE SIMPLE
2. ☐ LIFE ESTATE
3. ☐ UNDIVIDED 1/2 INTEREST
4. ☐ UNDIVIDED _____% INTEREST
5. ☐ TIME-SHARE
6. ☐ LEASE
7. ☐ EASEMENT/ROW
8. ☐ OTHER _____

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

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

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

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

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

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

1. ☐ PRIMARY RESIDENCE
2. ☑ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

1. ☐ PRIMARY RESIDENCE
2. ☑ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

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

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

**M** TOTAL PRICE PAID $ 500

**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 EXPLAIN: _____

**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 $ 6.25

**Q** DATE SELLER ACQUIRED _____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-7-07
BOOK NUMBER 190 PAGE NO. 528
LISTED VALUE $ 500 GRAND LIST YEAR OF 2007
PARCEL ID NO. 417160
GRAND LIST CATEGORY M
SPAN 690 219 12446

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-7-07

TOWN NUMBER 5991

(Rev. 9/05) FORM PT-1

## RATE SCHEDULE

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

2. Tax on General Rate Property:
   - a. Enter amount from Line O on front of return ..... 2. a. $ _____
   - b Enter amount from Line 1d of Rate Schedule above ..... b. $ _____
   - c. Subtract Line 2b from Line 2a ..... c. $ _____
   - d. Tax Rate ..... d. 0.0125
   - e. Tax due on General Rate Property: Multiply Line 2c by Line 2d ..... e. $ _____

3. Total Tax Due:
   - Add Lines 1f and 2e and enter here and on line P on front of return ..... 3. $ _____

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| | | | 6/7/07 |
| | | | |
| | | | |

Preparer's Signature _____ Prepared by _____

Preparer's Address _____ 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 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Josephine C. Collins | c/o Cynthia Barrere | [redacted] |
| | 95 Clark Hill Road | |
| | Prospect, CT 06712 | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Cynthia Barrere | 95 Clark Hill Road | [redacted] |
| | Prospect, CT 06712 | |
| | | |

C PROPERTY LOCATION (Address in full): Alpine Village Block 4 Plat B Lot 10, Warren, VT

D DATE OF CLOSING

E INTEREST IN PROPERTY

1. ☑ FEE SIMPLE
2. ☐ LIFE ESTATE
3. ☐ UNDIVIDED 1/2 INTEREST
4. ☐ UNDIVIDED _____% INTEREST
5. ☐ TIME-SHARE
6. ☐ LEASE
7. ☐ EASEMENT/ROW
8. ☐ OTHER _____

F LAND SIZE (Acres or fraction thereof): 0.1 acre +/-

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

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

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

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

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

1. ☐ PRIMARY RESIDENCE
2. ☑ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

1. ☐ PRIMARY RESIDENCE
2. ☑ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

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

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

M TOTAL PRICE PAID $ 0.00

N PRICE PAID FOR PERSONAL PROPERTY $ _____

O PRICE PAID FOR REAL PROPERTY $ 0.00

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

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 $ 3.75

Q DATE SELLER ACQUIRED 7/23/65 assessed value $300.00

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-23-07
BOOK NUMBER 19D PAGE NO. 534-535
LISTED VALUE $ 300 GRAND LIST YEAR OF 2007
PARCEL ID NO. 417376
GRAND LIST CATEGORY M
SPAN 690 219 10616

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-11-07

TOWN NUMBER 5992

(Rev. 9/05) FORM PT-1

## 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
   - [redacted] 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. $ 300.00
   - 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. [redacted] 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. $ 3.75

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

☐ 1. Under penalties of perjury, seller(s) certifies that at 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 |
|---|---|---|---|
| Gertrude Priepont POA JCC for Josephine Collins | 5-23-07 | Cynthia Barrere CB | 5-23-07 |
| | | | |
| | | | |

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

Preparer's Address P.O. Box 656, Moretown, VT 05660 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 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A** SELLER'S (TRANSFEROR'S) NAME(S): William Henry Moser III

COMPLETE MAILING ADDRESS FOLLOWING TRANSFER: 614 East Duluse, Tyler, Tx 75701

SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. (BLACK OUT ON TOWN COPY ONLY): [redacted]

**B** BUYER'S (TRANSFEREE'S) NAME(S): Todd Henry Lewis

COMPLETE MAILING ADDRESS FOLLOWING TRANSFER: P.O. Box 653 208 Elm St Warren VT. 05674

SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. (BLACK OUT ON TOWN COPY ONLY): [redacted]

**C** PROPERTY LOCATION (Address in full): PT C Block 27 lot # 14 Alpine Village Warren Vt

**D** DATE OF CLOSING

**E** INTEREST IN PROPERTY

1. ☐ FEE SIMPLE
2. ☐ LIFE ESTATE
3. ☐ UNDIVIDED 1/2 INTEREST
4. ☐ UNDIVIDED _____ % INTEREST
5. ☐ TIME-SHARE
6. ☐ LEASE
7. ☐ EASEMENT/ROW
8. ☐ OTHER _____

**F** LAND SIZE (Acres or fraction thereof): 0.10

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

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

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

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

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

1. ☐ PRIMARY RESIDENCE
2. ☒ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

1. ☐ PRIMARY RESIDENCE
2. ☒ OPEN LAND
3. ☐ CAMP/VACATION
4. ☐ TIMBERLAND
5. ☐ OPERATING FARM
6. ☐ GOVERNMENT USE
7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. ☐ OTHER _____ (DESCRIBE)

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

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

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

**M** TOTAL PRICE PAID $ 1000.00

**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 EXPLAIN: _____

**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 $ 12.50

**Q** DATE SELLER ACQUIRED _____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-1-07
BOOK NUMBER 190 PAGE NO. 546-547
LISTED VALUE $ 300 GRAND LIST YEAR OF 2007
PARCEL ID NO. 418052
GRAND LIST CATEGORY M
SPAN 690 219 12064

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-12-07

TOWN NUMBER 5993

## 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. [redacted] Property: Multiply Line 1d by Line 1e ..... f. $ _____
2. Tax on General Rate Property:
   - a. Enter amount from Line O on front of return ..... 2. a. $ _____
   - b. Enter amount from Line 1d of Rate Schedule above ..... b. $ _____
   - c. Subtract Line 2b from Line 2a ..... c. $ _____
   - d. Tax Rate ..... d. 0.0125
   - [redacted] roperty: 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. $ 12.50

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| William H. Moses III | 6/01/07 | Todd H. Hunt | 3-7-07 |
| | | | |
| | | | |

Preparer's Signature _____ Prepared by _____

Preparer's Address _____ 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 05633**

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Peter E. Marcia | 210 South Wilton, Richmond, VA 23226 | [redacted] |
| Kimberly A. Carvelli Marcia | same | [redacted] |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Michael G. Oleksinski | 27 Dunster Road, Bedford, MA 01730 | [redacted] |
| Kimberly B. Oleksinski | same | |
| | | |

**C** PROPERTY LOCATION (Address in full)
Unit #13 The Bridges, 42 Lower Phase Road, Warren, VT

**D** DATE OF CLOSING 6/15/07

**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) CONDO

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED ____ NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS X 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 X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO ____ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. ☐ YES ☒ 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 $ 159,000.00 **N** PRICE PAID FOR PERSONAL PROPERTY $ ____ **O** PRICE PAID FOR REAL PROPERTY $ 159,000.00

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

**PROPERTY TRANSFER TAX**
MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES
**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 1,987.50

**Q** DATE SELLER ACQUIRED 1-14-06

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-5-07
BOOK NUMBER 190 PAGE NO. 561-562
LISTED VALUE $ 48600 GRAND LIST YEAR OF 2007
PARCEL ID NO. 305013
GRAND LIST CATEGORY 0
SPAN 690 219 10007

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-15-07

TOWN NUMBER 5994

## 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. $ | |
| [redacted] | e. | .005 |
| [redacted] 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. $ | 159,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 159,000.00 |
| [redacted] | d. | .0125 |
| [redacted] Property: Multiply Line 2c by Line 2d | e. $ | 1,987.50 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 1,987.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. EC818,WW60272,ID90219 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. 5w0155 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number fromLine D in instructions) _____

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| | June 5 2007 | | 6/15/07 |
| | June 5 2007 | as HJP | 6/15/07 |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Bonnie C. Frear | 1131 Driftwood Drive Pittsburg, PA 15243 | [redacted] Black out on Town Copy Only |
| | | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Richard P. Rockett | 190 Pleasant Street Marblehead, MA 01945 | Black out on Town Copy Only |
| T. Michael Rockett | same as above | |
| | | |

C PROPERTY LOCATION (Address in full) Unit #37, Castlerock Village Houses Warren, VT 05674

D DATE OF CLOSING 6-13-07

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

F LAND SIZE (Acres or fraction thereof) n/a

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS X 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. [X] 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. [X] 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 X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY ____ NO X YES

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

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

M TOTAL PRICE PAID $ 200,000.00

N PRICE PAID FOR PERSONAL PROPERTY $ 49,500.00

O PRICE PAID FOR REAL PROPERTY $ 200,000.00

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 2,500.00

Q DATE SELLER ACQUIRED 12-21-1993

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-18-07
BOOK NUMBER 190 PAGE NO. 588-589
LISTED VALUE $ 120000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 312 037
GRAND LIST CATEGORY 0
SPAN 6690 219 11017

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-16-07

TOWN NUMBER 5995

## 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. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | 0.00 |
| e. [redacted] | e. | 0.005 |
| 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. $ | 200,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 200,000.00 |
| d. Tax Rate | d. | 0.0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 2,500.00 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on line P on front of return | 3. $ | 2,500.00 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):

a. Parcel to be sold: Exemption Number_____

b. Parcel retained: Exemption Number_____

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Bonnie C Frear | 5/18/07 | Richard P Rockett | |
| Bonnie C. Frear | | Richard P. Rockett | 6/13/07 |
| | | T Michael Rockett | |
| | | T. Michael Rockett | |

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

Preparer's Address P.O. Box 515, Waitsfield, VT 05673 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 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Francis L. Frew | 2 Pinewood Ave., Springfield, VT 05156 | |
| Francis L. Frew | | |
| | | |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ramona Barrington | c/o Douglas Barrington | |
| | PO Box 320, Rockford, AL 35136 | |
| | | |

**C** PROPERTY LOCATION (Address in full)
Lots 18 & 19, Block 5, Plat A, Alpine Village, Warren, VT

**D** DATE OF CLOSING

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

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

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED ____ NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS ____ NO X YES STATE RELATIONSHIP husband/wife
FINANCING: ☐ CONVENTIONAL/BANK ☐ OWNER FINANCING ☐ OTHER ____

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

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

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):
1. ☐ PRIMARY RESIDENCE 3. ☐ CAMP/VACATION 5. ☐ OPERATING FARM 7. ☐ COMMERCIAL/INDUSTRIAL ____ DESCRIBE
2. ☒ OPEN LAND 4. ☐ TIMBERLAND 6. ☐ GOVERNMENT USE 8. ☐ OTHER ____ DESCRIBE
WAS PROPERTY PURCHASED BY TENANT ____ NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY ____ NO ____ YES

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

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.
#17

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

**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 9-7-65

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

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

TOWN/CITY Warren
DATE OF RECORD 5-23-07
BOOK NUMBER 190 PAGE NO. 601-602
LISTED VALUE $ 600 GRAND LIST YEAR OF 2007
PARCEL ID NO. 417041
GRAND LIST CATEGORY M
SPAN 690 219 11025

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/18/07

TOWN NUMBER 5996

## RATE SCHEDULE

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

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Francis L Fair | 5-23-07 | | |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

## RATE SCHEDULE

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

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| | | Ramona Barrenton | 6-12-07 |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

(Rev. 9/05) FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ramona Barrington | c/o Douglas Barrington | |
| | PO Box 320, Rockford, AL 35136 | |
| | | |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Wendy Alison Cox | 105 Buck Road, Warren VT 05674 | |
| | | |
| | | |

**C** PROPERTY LOCATION (Address in full)
Lots 18 & 19, Block 5, Plat A, Alpine Village, Warren, VT

**D** DATE OF CLOSING

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

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

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

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

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

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):
1. ☐ PRIMARY RESIDENCE 3. ☐ CAMP/VACATION 5. ☐ OPERATING FARM 7. ☐ COMMERCIAL/INDUSTRIAL ____ DESCRIBE
2. ☒ OPEN LAND 4. ☐ TIMBERLAND 6. ☐ GOVERNMENT USE 8. ☐ OTHER ____ DESCRIBE
WAS PROPERTY PURCHASED BY TENANT ____ NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY ____ NO ____ YES

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

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

**M** TOTAL PRICE PAID $ 800.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 800.00

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

**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 $ 10.00

**Q** DATE SELLER ACQUIRED ____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-8-07
BOOK NUMBER 190 PAGE NO. 603-604
LISTED VALUE $ 600 GRAND LIST YEAR OF 2007
PARCEL ID NO. 417041
GRAND LIST CATEGORY M
SPAN 690 219 11025

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-18-07

TOWN NUMBER 5997

## RATE SCHEDULE

1. Tax on Special Rate Property:

| | | |
|---|---|---|
| a. Value of purchaser's principal residence (not to exceed $100,000) (See Instructions) | 1. a. $ | |
| b. Value of property enrolled in current use program | b. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | |
| e. Tax rate | e. | .005 |
| f. Tax due an 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. $ | 800.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 800.00 |
| d. Tax rate | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 10.00 |

3. Total Tax Due:

| | | |
|---|---|---|
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 10.00 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| X Ramona Barrontan | 6-12-07 | attached - separate page | |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

(Rev. 9/05) FORM PT-1

## RATE SCHEDULE

| | | |
|---|---|---|
| **1. Tax on Special Rate Property:** | | |
| a. Value of purchaser's principal residence (not to exceed $100,000) (See Instructions) | 1. a. $ | |
| b. Value of property enrolled in current use program | b. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | |
| e. Tax rate | e. | .005 |
| f. Tax due an 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. $ | 800.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 800.00 |
| d. Tax rate | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 10.00 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 10.00 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| | | | 5.19.07 |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Karl Senor | 579 Roxbury Mtn. Rd., Warren, Vt. 05674 | [redacted] |
| Gayle Senor | 25930 RD EE, Rocky Ford, Colorado 81067 | [redacted] |
| Marilyn Meyette | c/o Sheryl Jetton, 427 Odoms Bend Road Gallatin, TN 37066 | [redacted] |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Michael T. Reilly | P. O. Box 436, Warren, Vermont 05674 | |
| Kirstin Reilly | | |
| | | |

C PROPERTY LOCATION (Address in full): 1121 Senor Road, Warren

D DATE OF CLOSING: 6-15-2007

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

F LAND SIZE (Acres or fraction thereof): 3.8 acres ±

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

H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. [ ] NONE
2. [ ] FACTORY
3. [X] SINGLE FAMILY DWELLING
4. [ ] CAMP/VACATION HOME
5. [ ] FARM BUILDINGS
6. [ ] MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. [ ] MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
8. [ ] CONDOMINIUM WITH ____ (INSERT NUMBER) UNITS TRANSFERRED
9. [ ] STORE
10. [X] OTHER Barn (DESCRIBE)

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

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

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

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

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

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

M TOTAL PRICE PAID $ 360,000.00

N PRICE PAID FOR PERSONAL PROPERTY $ 0

O PRICE PAID FOR REAL PROPERTY $ 360,000.00

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

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 $ 3750.00

Q DATE SELLER ACQUIRED 2-2-93 (Meyette) and 10-20-2004 (Senors)

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-15-07
BOOK NUMBER 190 PAGE NO. 607-609
LISTED VALUE $ 121,000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 023007
GRAND LIST CATEGORY R RI
SPAN 690 219 11998

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-18-07

TOWN NUMBER 5998

(Rev. 9/05) FORM PT-1

## RATE SCHEDULE

1. Tax on Special Rate Property:
   a. Value of purchaser's principal residence (not to exceed $100,000) (See Instructions) ..... 1. a. $ 100,000.00
   b. Value of property enrolled in current use program ..... b. $
   c. Value of qualified working farm ..... c. $
   d. Add Lines 1a, b and c ..... d. $
   e. Tax rate ..... e. 0.005
   f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e ..... f. $ 500.00

2. [redacted]:
   a. [redacted] Line O on front of return ..... 2. a. $ 360,000.00
   b. [redacted] 1d of Rate Schedule above ..... b. $ 100,000.00
   c. [redacted] Line 2a ..... c. $ 260,000.00
   d. Tax Rate ..... d. 0.0125
   e. Tax due on General Rate Property: Multiply Line 2c by Line 2d ..... e. $ 3,250.00
3. Total Tax Due:
   Add Lines 1f and 2e and enter here and on line P on front of return ..... 3. $ 3,750.00

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
   1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
   2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
      a. Parcel to be sold: Exemption Number 1-403 (a) (1)
      b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

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

☒ 2. Buyer(s) certifies that the parties obtained withholding certificate no. 36450 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 |
|---|---|---|---|
| MM Marilyn M. Mayette | 6-15-07 | MTR [illegible] | 6-15-07 |
| GS Gayle Senor | 2-7-07 | KR [illegible] | 6-15-07 |
| KS [illegible] | 6-1-07 | | |

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

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

Keep a copy of this return for your records. Rev. 9/05 FORM PT-1

# 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. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ronni S. Duncan | PO Box ~~1490~~ 1480 GAD | |
| | Waitsfield, Vermont 05673 | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ronni S. Duncan, Trustee | PO Box ~~1490~~ 1480 GAD | |
| u/t/a dated July 13, 2006 | Waitsfield, Vermont 05673 | |

**C** PROPERTY LOCATION (Address in full): The Maples at Condominium Unit #4, Building B of Phase I, Lincoln Peak

**D** DATE OF CLOSING: 6/1/07

**E** INTEREST IN PROPERTY

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

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

**G** SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED ____ x __ NO ____ YES

WAS SALE BETWEEN FAMILY MEMBERS ___ NO ___ YES STATE RELATIONSHIP

FINANCING: [ ] CONVENTIONAL/BANK [ ] OWNER FINANCING [ ] OTHER _____

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

1. [ ] NONE
2. [ ] FACTORY
3. [x] SINGLE FAMILY DWELLING
4. [ ] CAMP/VACATION HOME
5. [ ] BARN
6. [ ] MULTI-FAMILY WITH ___ DWELLING UNITS
7. [ ] MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____
8. [ ] CONDOMINIUM WITH ___ (INSERT NUMBER) UNITS TRANSFERRED
9. [ ] STORE
10. [ ] OTHER _____ (INSERT NUMBER)

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

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

1. [ ] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [x] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL _____ DESCRIBE
8. [ ] OTHER _____ DESCRIBE

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

1. [ ] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [x] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL _____ DESCRIBE
8. [ ] OTHER _____ DESCRIBE

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

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

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.
Conveyance to trust for the benefit of Grantor without consideration

**M** TOTAL PRICE PAID $ _____

**N** PRICE PAID FOR PERSONAL PROPERTY $ _____

**O** PRICE PAID FOR REAL PROPERTY $ _____

STATE TYPE OF PERSONAL PROPERTY _____

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

## PROPERTY TRANSFER TAX

MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

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

**Q** DATE SELLER ACQUIRED: 10/7/05

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

(CONTINUE ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Warr
DATE OF RECORD 6-1-07
BOOK NUMBER 190 PAGE NO. 610
LISTED VALUE $ 214000 GRAND LIST OF 19 2007
PARCEL ID OR MAP NO. 336053-B4
GRAND LIST CATEGORY 0
SPAN 690 219 13460

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-18-07

TOWN NUMBER 5999

REV 9/05

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 C 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. $ _____

## FLOOD AND SUBDIVISION REGULATION AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following
   1. This property is the subject of Subdivision Permit No. _____ and is in compliance with said permit, or
   2. This property and any retained parcel is exempt from the subdivision regulations because (see Instructions for exemptions):
      a. Parcel to be sold: Exemption Number 1-403(a)(1) Number of acres _____
      b. Parcel retained: Exemption Number _____ Number of acres _____

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

Seller(s) further certifies as follows:

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

X 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 |
|---|---|---|---|
| Ronni S Duncan | 6/18/07 | Ronni S Duncan | 6/18/07 |
| Ronni S. Duncan | | Ronni S. Duncan, Trustee | |
| | | u/t/a dated July 13, 2006 | |

Preparer's Signature Allen D. Webster
Allen D. Webster, Esq.

Prepared by LISMAN, WEBSTER & LECKERLING, P.C.

Preparer's Address P. O. Box 728, Burlington, VT 05402-0728

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 05633**

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Susan H. Hood | 64 Saybrook Road, Essex Jct., VT 05452 | [redacted] |
| AKA Hilliard | | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Joseph Le Roy, Jr. | 8 Dakota Ave., Middletown, NJ 07748 | |
| | | |
| | | |

**C** PROPERTY LOCATION (Address in full): Lot 21, C-28 of Alpine Village, Warren, VT

**D** DATE OF CLOSING: 4-2-2007

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

**F** LAND SIZE (Acres or fraction thereof): 0.1 acres

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

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. ☒ NONE
2. ☐ FACTORY
3. ☐ SINGLE FAMILY DWELLING
4. ☐ CAMP/VACATION HOME
5. ☐ FARM BUILDINGS
6. ☐ MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. ☐ MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
8. ☐ CONDOMINIUM WITH ____ (INSERT NUMBER) UNITS TRANSFERRED
9. ☐ STORE
10. ☐ OTHER ____ (DESCRIBE)

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

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

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

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

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

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

**M** TOTAL PRICE PAID $ 350.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 350.00

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

**PROPERTY TRANSFER TAX**

MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 4.38

**Q** DATE SELLER ACQUIRED ____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 4-2-07
BOOK NUMBER 190 PAGE NO. 642-643
LISTED VALUE $ 200 GRAND LIST YEAR OF 2007
PARCEL ID NO. 418073
GRAND LIST CATEGORY M
SPAN 690 219 11322

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/15/07

TOWN NUMBER 6000

## 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. $ | |
| [redacted] | 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. $ | 350.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 350.00 |
| d. Tax rate | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 4.38 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 4.38 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Susan H. Hood | 4-2-07 | [illegible] | |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| John G. Hutton, Jr. | 4319 WAKE ROBIN DR. SHELBURN VT 05482 | [redacted] |
| Dorothy M. Warren | SAME | [redacted] |
| | | |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ross R. Sigmund | 110 LORING RD WINTHROP MA 02152 | [redacted] |
| Laurie L. Sigmund | | |
| | | |

**C** PROPERTY LOCATION (Address in full)
21 Jones Road, Warren, VT

**D** DATE OF CLOSING 6-21-07

**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) 3.1 acre ±

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

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. ☐ NONE 5. ☐ FARM BUILDINGS 9. ☐ STORE
2. ☐ FACTORY 6. ☐ MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED 10. ☐ OTHER ____ DESCRIBE
3. ☒ SINGLE FAMILY DWELLING 7. ☐ MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
4. ☐ CAMP/VACATION HOME 8. ☐ CONDOMINIUM WITH ____ (INSERT NUMBER) UNITS TRANSFERRED

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

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

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

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

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. ☐ YES ☒ 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 $ 345,000.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 345,000.00

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

**PROPERTY TRANSFER TAX**

MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 4,312.50

**Q** DATE SELLER ACQUIRED 9-14-90

**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 Warren
DATE OF RECORD 6/21/07
BOOK NUMBER 190 PAGE NO. 644-645
LISTED VALUE $ 208300 GRAND LIST YEAR OF 2007
PARCEL ID NO. 028602-401
GRAND LIST CATEGORY R1
SPAN 690 219 11382

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/21/07

TOWN NUMBER 6001

## 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. $ | |
| [redacted] | e. | .005 |
| [redacted]perty: 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. $ | 345,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 345,000.00 |
| [redacted] | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 4,312.50 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 4,312.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. EC51724 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| John G. Hutton Jr. | 6/21/07 | [signature] | 6/21/07 |
| Dorothy M. Warren | 6/21/07 | Lorrie L Signed by Ross Sigmund by Attorney in Fact | 6/21/07 |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records. (Rev. 9/05) FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ernest J. Belmont | 130-B Nonkmen AVE. Torrington, CT | [redacted] |
| Lisette Carrithers | Filbert St. Hamden, CT | |
| Lori Ann Belmont | P.O. Box 1835 New Milford, CT | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Ernest D. Belmont | P.O. Box 1835, New Milford, CT 06226 | [redacted] |
| | | |
| | | |
| | | |

C PROPERTY LOCATION (Address in full) 143 Buck Rd. Warren, VT

D DATE OF CLOSING 2/21/06

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) .7 A

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

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

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

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

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

1. ☐ PRIMARY RESIDENCE 3. ☒ CAMP/VACATION 5. ☐ OPERATING FARM 7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
2. ☐ OPEN LAND 4. ☐ TIMBERLAND 6. ☐ GOVERNMENT USE 8. ☐ OTHER _____ (DESCRIBE)

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

1. ☐ PRIMARY RESIDENCE 3. ☒ CAMP/VACATION 5. ☐ OPERATING FARM 7. ☐ COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
2. ☐ OPEN LAND 4. ☐ TIMBERLAND 6. ☐ GOVERNMENT USE 8. ☐ OTHER _____ (DESCRIBE)

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

K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32V.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 Parent & Child

M TOTAL PRICE PAID $ 0

N PRICE PAID FOR PERSONAL PROPERTY $ _____

O PRICE PAID FOR REAL PROPERTY $ 0

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

PROPERTY TRANSFER TAX

MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

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

Q DATE SELLER ACQUIRED _____

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 2/21/06
BOOK NUMBER 190 PAGE NO. 687-689
LISTED VALUE $ 41,700 GRAND LIST YEAR OF 2007
PARCEL ID NO. 417043
GRAND LIST CATEGORY V1
SPAN 690 219 10218

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/22/07

TOWN NUMBER 6002

(Rev. 9/05) FORM PT-1

## 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 [redacted] Property: Multiply Line 1d by Line 1e ..... f. $ _____

[redacted] front of return ..... 2. a. $ _____
[redacted] unt from Line 1d of Rate Schedule above ..... b. $ _____
c. Subtract Line 2b from Line 2a ..... c. $ _____
d. Tax Rate ..... d. 0.0125
[redacted] rty: Multiply Line 2c by Line 2d ..... e. $ _____

3. Total Tax Due:
   Add Lines 1f and 2e and enter here and on line P on front of return ..... 3. $ _____

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Ernest O. Belmont | 2/28/06 | E. O. Belmont | 2/28/06 |
| Lisette Germaine | | | |
| Lori Ann Belmont | | | |
| By: E. O. Belmont | | | |

Preparer's Signature E. O. Belmont Prepared by Ernest O. Belmont

Preparer's Address P.O. Box 1835, New Milford, CT 06776 Buyer's Representative (Print or Type) _____ Tel. _____

Keep a copy of this return for your records.

Rev. 9/05 FORM PT-1

# 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. |
|---|---|---|
| Susan L. Robinson Holder | 120 Robinson Road, Warren, Vermont 05674 | [redacted] |
| Steven G. Holder | 120 Robinson Road, Warren, Vermont 05674 | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Steven G. Holder | 120 Robinson Road, Warren, Vermont 05674 | [redacted] |
| Susan L. Robinson Holder | 120 Robinson Road, Warren, Vermont 05674 | |

C PROPERTY LOCATION (Address in full) 120 Robinson Road, Warren, Vermont 05674

D DATE OF CLOSING 05-29-2007

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

F LAND SIZE (Acres or fraction thereof) 8.9 Acres

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

H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. [ ] NONE
2. [ ] FACTORY
3. [X] SINGLE FAMILY DWELLING
4. [ ] CAMP/VACATION HOME
5. [ ] FARM BUILDINGS
6. [ ] MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. [ ] MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____
8. [ ] CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED
9. [ ] STORE
10. [ ] OTHER _____ (DESCRIBE)

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

I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):
1. [X] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [ ] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. [ ] OTHER Rental Investment (DESCRIBE)

J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):
1. [X] PRIMARY RESIDENCE
2. [ ] OPEN LAND
3. [ ] CAMP/VACATION
4. [ ] TIMBERLAND
5. [ ] OPERATING FARM
6. [ ] GOVERNMENT USE
7. [ ] COMMERCIAL/INDUSTRIAL _____ (DESCRIBE)
8. [ ] OTHER Rental Investment (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 [X] NO

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

M TOTAL PRICE PAID $ 10.00

N PRICE PAID FOR PERSONAL PROPERTY $ 0

O PRICE PAID FOR REAL PROPERTY $ 10.00

STATE TYPE OF PERSONAL PROPERTY _____

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

**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 5/18/1982

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-29-07
BOOK NUMBER 190 PAGE NO. 690-692
LISTED VALUE $ 164,500 GRAND LIST YEAR OF 2007
PARCEL ID NO. 028 000-301
GRAND LIST CATEGORY R2
690 219 12517

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-22-07

TOWN NUMBER 6003

FORM PT-1 (8/02)

## 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. $ _____
   - [redacted] ..... e. 0.005
   - [redacted] Property: Multiply Line 1d by Line 1e ..... f. $ _____
2. Tax on [redacted] Property:
   - a. Enter amount from Line O on front of return ..... 2. a. $ _____
   - b Enter amount from Line 1d of Rate Schedule above ..... b. $ _____
   - [redacted] Line 2a ..... c. $ _____
   - [redacted] ..... d. 0.0125
   - [redacted] Property: Multiply Line 2c by Line 2d ..... e. $ _____
3. Total Tax Due:
   - Add Lines 1f and 2e and enter here and on line P on front of return ..... 3. $ _____

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

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

Seller(s) further certifies as follows:

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Susan L. Robinson Holder | 6/14/07 | Susan L. Robinson Holder | 6/14/07 |
| Susan L. Wilkins | 6/14/07 | Steven G Holder | 6/14/07 |
| Steven G Holder | 6/14/07 | | |

Preparer's Signature Craig Porubsky Prepared by Craig Porubsky

Preparer's Address 1450 W. Long Lake Road, Troy, MI 48307 Buyer's Representative (Print or Type) Title Source Inc Tel. 248 312 1200

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Maria Isabel Pombo | 126 Mayflower Lane Meriden, CT 06450 | [redacted] Black out on Town Copy Only |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Ruth H. Klinck | 18 Hawthorne Road Wellesley, MA 02481 | Black out on Town Copy Only |

C PROPERTY LOCATION (Address in full) Unit #18, Castlerock Village Houses Warren, VT 05674

D DATE OF CLOSING 6/22/2007

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

F LAND SIZE (Acres or fraction thereof) n/a

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS X NO ____ YES STATE RELATIONSHIP ____
FINANCING: [ ] CONVENTIONAL/BANK [ ] OWNER FINANCING [ ] OTHER None

H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. [ ] NONE 5. [ ] FARM BUILDINGS 9. [ ] STORE
2. [ ] FACTORY 6. [ ] MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED 10. [ ] OTHER ____ DESCRIBE
3. [ ] SINGLE FAMILY DWELLING 7. [ ] MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
4. [ ] CAMP/VACATION HOME 8. [X] 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. [X] 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 X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO ____ YES

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

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

M TOTAL PRICE PAID $ 273500.00 N PRICE PAID FOR PERSONAL PROPERTY $ 22500.00 O PRICE PAID FOR REAL PROPERTY $ 251000.00

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

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 $ 3137.50

Q DATE SELLER ACQUIRED 4-3-1978

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-24-07
BOOK NUMBER 190 PAGE NO. 717-718
LISTED VALUE $ 110 000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 312018
GRAND LIST CATEGORY 0
SPAN 690 219 12329

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6-25-07

TOWN NUMBER 6004

## 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. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | 0.00 |
| e. [redacted] | e. | 0.005 |
| 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. $ | 251000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | |
| d. Tax Rate | d. | 0.0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 3137.50 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on line P on front of return | 3. $ | 3137.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Maria Isabel Pombo | 6/14/07 | Ruth H. Klinck by [illegible] her atty-in-fact | 6/22/07 |
| Maria Isabel Pombo | | Ruth H. Klinck | |
| | | | |
| | | | |

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

Preparer's Address P.O. Box 515, Waitsfield, VT 05673 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. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| WILLIAM J. CORBETT, JR. | 4290 Longshore Way South, Naples, FL 34119 | [redacted] |
| | | |
| | | |

| B BUYER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| HELEN S. GILROY | 12 Farrell Road, Weston, CT 06883 | |
| | | |
| | | |

C PROPERTY LOCATION (Address in full): 285 Triview Drive, Warren, Vermont

D DATE OF CLOSING: 06/22/07

E INTEREST IN PROPERTY
1. ☒ FEE SIMPLE
2. ☐ LIFE ESTATE
3. ☐ UNDIVIDED ½ INTEREST
4. ☐ UNDIVIDED ___ INTEREST
5. ☐ TIME-SHARE
6. ☐ LEASE
7. ☐ EASEMENT/ROW
8. ☐ OTHER _____

F LAND SIZE (Acres or fraction thereof): 3 ± acres

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

H BUILDINGS ON THE PROPERTY AT THE TIME OF SALE (CHECK ALL THAT APPLY):
1. ☐ NONE
2. ☐ FACTORY
3. ☐ SINGLE FAMILY DWELLING
4. ☒ CAMP/VACATION HOME
5. ☐ FARM BUILDINGS
6. ☐ MULTI-FAMILY WITH ___ (NO UNITS)
7. ☐ MOBILE HOME YEAR ___ Make _____
8. ☐ CONDOMINIUM WITH ___ (NO UNITS)
9. ☐ STORE
10. ☐ OTHER _____ DESCRIBE

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

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

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

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

K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 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 $ 472,500.00
STATE TYPE OF PERSONAL PROPERTY _____

N PRICE PAID FOR PERSONAL PROPERTY $ _____

O PRICE PAID FOR REAL PROPERTY $ 472,500.00

IF PRICE PAID FOR REAL PROPERTY IS LESS THAN 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. $5906.25

Q DATE SELLER ACQUIRED 11/25/86

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 6+yrs
(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-20-2007
BOOK NUMBER 190 PAGE NO. 723
LISTED VALUE $ 236100 GRAND LIST YEAR OF 2007
PARCEL ID NO. 048 661-220
GRAND LIST CATEGORY R1
SPAN 690 219 10655

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED _____ CLERK
DATE 6-25-07

TOWN NUMBER 6005

## 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 [redacted] | | 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 fro 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. | 5,906.25 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

1. 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.
2. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
3. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
   1. This property is the subject of Permit No. EC-5-1318 and is in compliance with said permit, or
   2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
      a. Parcel to be sold: Exemption Number _____
      b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

## WITHHOLDING CERTIFICATION

___ Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer.
OR that the transfer is exempt from income tax withholding for the following 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.
X 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 |
|---|---|---|---|
| WJC,Jr. [signature] | 6/20/07 | HSG [signature] | 6/21/07 |
| | | | |
| | | | |
| | | | |

Preparer's Signature */s/ James A. Palmisano*
Preparer's Address 417 Barre Street
Montpelier, VT 05602

Prepared by James A. Palmisano
Buyer's Representative (Print or Type) David Olenick Tel. 462-2267

Keep a copy of this return for your records

Rev. 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| George E. Thomassy III | ~~Box~~ 491 Westover Road, Stamford, CT 06902 | [redacted] |
| Carole Thomassy | same | [redacted] |
| | | |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| James D. Jamgochian | 26 Round Hill Terrace, Milford, CT 06461 | [redacted] |
| Marilynn Jamgochian | same | [redacted] |
| | | |

**C** PROPERTY LOCATION (Address in full)
Unit #90 Snow Creek Condominium, Warren, VT

**D** DATE OF CLOSING 6/25/07

**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 X 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 X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO ____ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. ☐ YES ☒ 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 $ 300,000.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 300,000.00

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

**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 $ 3,750.00

**Q** DATE SELLER ACQUIRED 11-20-84

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 5-23-07
BOOK NUMBER 190 PAGE NO. 741-43
LISTED VALUE $ 100,000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 324.690
GRAND LIST CATEGORY 0
SPAN 690 219 12973

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/25/07

TOWN NUMBER 6006

## 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 [redacted] | d. $ | |
| [redacted] | e. | .005 |
| [redacted]roperty: 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. $ | 300,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 300,000.00 |
| [redacted] | d. | .0125 |
| [redacted]roperty: Multiply Line 2c by Line 2d | e. $ | 3,750.00 |

3. Total Tax Due:

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

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. 5W0630/5W0660 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number fromLine D in instructions) _____

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| [signature] | 5/23/2007 | Marilynn Jayachi | 6-25-07 |
| Carole Thomassy | 5/23/2007 | Jens N. Jayachi | 6-25-07 |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

(Rev. 9/05) FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES**
**MONTPELIER, VERMONT 05633**

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Kevin L. Griggs | 65 Lincoln Road, Sudbury, MA 01776 | [redacted] |
| | | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Gary A. Patterson | 25 Cooper Lane, Bay Shore, NY 11706 | 078-54-3333 |
| | | |
| | | |

**C** PROPERTY LOCATION (Address in full): Unit #99 The Bridges, Warren, VT

**D** DATE OF CLOSING: 6/26/07

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

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

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

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. ☐ NONE
2. ☐ FACTORY
3. ☐ SINGLE FAMILY DWELLING
4. ☐ CAMP/VACATION HOME
5. ☐ FARM BUILDINGS
6. ☐ MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. ☐ MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
8. ☒ CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED
9. ☐ STORE
10. ☐ OTHER ____ (DESCRIBE)

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

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

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

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

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. ☐ YES ☒ 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 $ 122,500.00

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ 122,500.00

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

**PROPERTY TRANSFER TAX**

MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

**P** TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 1,531.25

**Q** DATE SELLER ACQUIRED 1-17-05

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-19-07
BOOK NUMBER 191 PAGE NO. 14 + 15
LISTED VALUE $39,600 GRAND LIST YEAR OF 2007
PARCEL ID NO. 305699
GRAND LIST CATEGORY 0
SPAN 690 219 10977

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/28/07

TOWN NUMBER 6007

## 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. $ | |
| [redacted] | 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. $ | 122,500.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 122,500.00 |
| d. Tax rate | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 1,531.25 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 1,531.25 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. Ec818,WW50272,ID60219 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. 5W0155 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number fromLine D in instructions) _____

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| [illegible] | 6/19/07 | Gary A Patterson by Sheila K Getz his atty | 6/27/07 |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records. (Rev. 9/05) FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES

(PLEASE TYPE OR PRINT CLEARLY) **MONTPELIER, VERMONT 05633**

| [A] SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| LBO, LLC | PO Box 547<br>Bethel, ME 04217 | [redacted] |
| | | |

| [B] BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Arthur W. Hughes, III, as Trustee of the Sugarbush Hill Nominee Trust u/t/a June 26, 2007 | PO Box 4420<br>Portsmouth, NH 03802 | [redacted] |
| | | |

**[C] PROPERTY LOCATION (Address in Full)** The Colony at Lincoln Peak, off Sugarbush Access Road, Warren, VT

**[D] DATE OF CLOSING** 6/28/07

**[E] INTEREST IN PROPERTY**

1. [X] FEE SIMPLE
2. [] LIFE ESTATE
3. [] UNDIVIDED INTEREST
4. [] UNDIVIDED ____ % INTEREST
5. [] TIME-SHARE
6. [] LEASE
7. [] EASEMENT/ROW
8. [] OTHER

**[F] LAND SIZE (Acres or fraction thereof)** 2.37± acres Lot 2

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

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

1. [x] NONE
2. [] FACTORY
3. [] SINGLE FAMILY DWELLING
4. [] CAMP/VACATION HOME
5. [] FARM BUILDINGS
6. [] MULTI-FAMILY WITH ___ DWELLING UNITS TRANSFERRED
7. [] MOBILE HOME YEAR _____ MAKE _____
8. [] CONDOMINIUM WITH ____ UNITS TRANSFERRED
9. [] STORE
10. [] OTHER _____ Describe

SERIAL NO. _____

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

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

1. [] PRIMARY RESIDENCE
2. [x] OPEN LAND
3. []CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

1. [] PRIMARY RESIDENCE
2. [] OPEN LAND
3. [X] CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

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

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

**[M] TOTAL PRICE PAID $ 275,000.00**

**[N] PRICE PAID FOR PERSONAL PROPERTY $**

**[O] PRICE PAID FOR REAL PROPERTY $ 275,000.00**

**STATE TYPE OF PERSONAL PROPERTY** N/A

**IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE:** N/A

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

**[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS** **$ 3,437.50**

**[Q] DATE SELLER ACQUIRED** 5/16/95 by SLH, Inc. – conveyed to LBO, LLC on 9/24/01 – same sole shareholder as sole member

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-28-07
BOOK NUMBER 191 PAGE NO. 39+40
LISTED VALUE $ Sub GRAND LIST YEAR 2007
PARCEL ID NO. 005008-301
GRAND LIST CATEGORY M
SPAN 690 219 11692

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature], CLERK
DATE 6/28/07

TOWN NUMBER 6008

VENDOR ID# 1017

## 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. | $ 0.00 |
| c. Value[redacted] farm ..... c. | $ 0.00 |
| d. Add Lines 1(a), (b) and (c) ..... d. | $ |
| e. Tax Rate ..... e. | $.005 |
| f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e) ..... f. | $ |
| 2. Tax on Ge[redacted] | |
| 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. | $ |
| c. Subtract Line 2(b) from Line 2(a) ..... c. | $ 275,000.00 |
| d. Tax rate ..... d. | $.0125 |
| 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 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Permit No. WW-5-4022 and has yet to be constructed upon, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) a (see Jurisdictional Opinion 5-05-4)

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

## WITHHOLDING CERTIFICATION

[X] 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 |
|---|---|---|---|
| LBO, LLC<br>By: [signature]<br>Duly Authorized Agent | 6/28/07 | Arthur W. Hughes, III as Trustee of the Sugarbush Hill Nominee Trust u/t/d 6/26/07<br>Sugarbush Hill Nominee Trust By David Olevi's attorney | 6/28/07 |

Preparer's Signature [signature] Prepared By Darby Stearns Thorndike Kolter & Ware, LLP
Preparer's Address 89 South Main St., Waterbury, VT 05676 Buyer's Representative _____ Tele _____

Keep a copy of this return for your records

Rev 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES

(PLEASE TYPE OR PRINT CLEARLY) **MONTPELIER, VERMONT 05633**

| [A] SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| LBO, LLC | PO Box 547<br>Bethel, ME 04217 | [redacted] |
| | | |

| [B] BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Arthur W. Hughes, III, as Trustee of the Sugarbush Hill Nominee Trust u/t/a June 26, 2007 | PO Box 4420<br>Portsmouth, NH 03802 | [redacted] |
| | | |

[C] PROPERTY LOCATION (Address in Full) The Colony at Lincoln Peak, off Sugarbush Access Road, Warren, VT

[D] DATE OF CLOSING 6/28/07

[E] INTEREST IN PROPERTY

1. [X] FEE SIMPLE
2. [] LIFE ESTATE
3. [] UNDIVIDED INTEREST
4. [] UNDIVIDED ____ % INTEREST
5. [] TIME-SHARE
6. [] LEASE
7. [] EASEMENT/ROW
8. [] OTHER

[F] LAND SIZE (Acres or fraction thereof) 1.28 ± acres Lot 3

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

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

1. [x] NONE
2. [] FACTORY
3. [] SINGLE FAMILY DWELLING
4. [] CAMP/VACATION HOME
5. [] FARM BUILDINGS
6. [] MULTI-FAMILY WITH ___ DWELLING UNITS TRANSFERRED
7. [] MOBILE HOME YEAR _____ MAKE _____
8. [] CONDOMINIUM WITH ____ UNITS TRANSFERRED
9. [] STORE
10. [] OTHER _____ Describe

SERIAL NO. _____

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

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

1. [] PRIMARY RESIDENCE
2. [x] OPEN LAND
3. [] CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

1. [] PRIMARY RESIDENCE
2. [] OPEN LAND
3. [X] CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

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

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

[M] TOTAL PRICE PAID $ 235,000.00

[N] PRICE PAID FOR PERSONAL PROPERTY $

[O] PRICE PAID FOR REAL PROPERTY $ 235,000.00

STATE TYPE OF PERSONAL PROPERTY N/A

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

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

[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS **$ 2,937.50**

[Q] DATE SELLER ACQUIRED 5/16/95 by SLH, Inc. – conveyed to LBO, LLC on 9/24/01 – same sole shareholder as sole member

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-28-07
BOOK NUMBER 191 PAGE NO. 43+44
LISTED VALUE $ Sub GRAND LIST YEAR 2007
PARCEL ID NO. 005008-301
GRAND LIST CATEGORY m
SPAN 690 219 11692

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED _____, CLERK
DATE 6/28/07

TOWN NUMBER 6009

VENDOR ID# 1247

(Rev. 9/05) FORM PT-1

## 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. | $ 0.00 |
| c. Value of [redacted]rm | c. | $ 0.00 |
| d. Add Lines 1(a), (b) and (c) | d. | $ |
| e. Tax Rate | e. | $.005 |
| f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e) | f. | $ |
| 2. Tax on G[redacted] | | |
| a. Enter amount from Line O on front of return | 2. a. | $ 235,000.00 |
| b. Enter amount from Line 1(d) of Rate Schedule above | b. | $ |
| c. Subtract Line 2(b) from Line 2(a) | c. | $ 235,000.00 |
| d. Tax rate | d. | $.0125 |
| e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) | e. | $ 2937.50 |
| 3. Total Tax Due: | | |
| Add Lines 1(f) and 2(e) and enter here and on Line P on front of return | 3. | $ 2937.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
1. This property is the subject of Permit No. WW-5-4022 and has yet to be constructed upon, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) a (see Jurisdictional Opinion 5-05-4)

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

## WITHHOLDING CERTIFICATION

[X] 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 |
|---|---|---|---|
| LBO, LLC<br>By:<br>Duly Authorized Agent | 6/28/07 | Arthur W. Hughes, III as Trustee of the Sugarbush Hill Nominee Trust u/t/d 6/26/07<br>Sugarbush Hill Nominee Trust<br>By David Olsen atty | 6/28/07 |

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

Keep a copy of this return for your records

Rev 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

## VERMONT DEPARTMENT OF TAXES

(PLEASE TYPE OR PRINT CLEARLY) **MONTPELIER, VERMONT 05633**

| [A] SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| LBO, LLC | PO Box 547<br>Bethel, ME 04217 | [redacted] |
| | | |
| **[B] BUYER'S (TRANSFEREE'S) NAME(S)** | **COMPLETE MAILING ADDRESS FOLLOWING TRANSFER**<br>RR1 Box 68-25 | **SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY** |
| Michael J. Wing | Warren, VT 05674 | |
| Diane L. Wing | Warren, VT 05674 | |
| **[C] PROPERTY LOCATION (Address in Full)** The Colony at Lincoln Peak, off Sugarbush Access Road, Warren, VT | | **[D] DATE OF CLOSING** 6/28/07 |

**[E] INTEREST IN PROPERTY**

1. [X] FEE SIMPLE
2. [] LIFE ESTATE
3. [] UNDIVIDED INTEREST
4. [] UNDIVIDED ____ % INTEREST
5. [] TIME-SHARE
6. [] LEASE
7. [] EASEMENT/ROW
8. [] OTHER

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

2.39 acres Lot 5

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

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

1. [x] NONE
2. [] FACTORY
3. [] SINGLE FAMILY DWELLING
4. [] CAMP/VACATION HOME
5. [] FARM BUILDINGS
6. [] MULTI-FAMILY WITH ___ DWELLING UNITS TRANSFERRED
7. [] MOBILE HOME YEAR _____ MAKE _____
8. [] CONDOMINIUM WITH ____ UNITS TRANSFERRED
9. [] STORE
10. [] OTHER _____ Describe

SERIAL NO. _____

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

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

1. [] PRIMARY RESIDENCE
2. [x] OPEN LAND
3. [] CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

1. [X]PRIMARY RESIDENCE
2. [] OPEN LAND
3. []CAMP/VACATION
4. [] TIMBERLAND
5. [] OPERATING FARM
6. [] GOVERNMENT USE
7. [] COMMERCIAL/INDUSTRIAL _____ Describe
8. [] OTHER _____ Describe

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

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

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

**[M] TOTAL PRICE PAID $ 165,000.00**

**[N] PRICE PAID FOR PERSONAL PROPERTY $**

**[O] PRICE PAID FOR REAL PROPERTY $ 165,000.00**

**STATE TYPE OF PERSONAL PROPERTY** N/A

**IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE:** N/A

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

**[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS** **$ 1,312.50**

**[Q] DATE SELLER ACQUIRED** 5/16/95 by SLH, Inc. – conveyed to LBO, LLC on 9/24/01 – same sole shareholder as sole member

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-26-07
BOOK NUMBER 191 PAGE NO. 47+48
LISTED VALUE $ 510 GRAND LIST YEAR 2007
PARCEL ID NO. 005608-301
GRAND LIST CATEGORY 6 90 219 11 692
SPAN M

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED _____, CLERK
DATE 6-28-07

TOWN NUMBER 6010

VENDOR ID# 1247

(Rev. 9/05) FORM PT-1

## 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 |
| b. Value of property enrolled in current use program | b. | $ 0.00 |
| c. Value [redacted] farm | c. | $ 0.00 |
| d. Add Lines 1(a), (b) and (c) | d. | $ |
| e. Tax Rate | e. | $.005 |
| f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e) | f. | $ 500.00 |
| 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 1(d) of Rate Schedule above | b. | $ 100,000.00 |
| c. Subtract Line 2(b) from Line 2(a) | c. | $ 65,000.00 |
| d. Tax rate | d. | $.0125 |
| e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) | e. | $ 812.50 |
| 3. Total Tax Due: | | |
| Add Lines 1(f) and 2(e) and enter here and on Line P on front of return | 3. | $ 1312.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. WW-5-4022 and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
   a. Parcel to be sold: Exemption Number _____
   b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) a (see Jurisdictional Opinion 5-05-4)

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

## WITHHOLDING CERTIFICATION

[X] 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 |
|---|---|---|---|
| LBO, LLC<br>By:<br>Duly Authorized Agent | 6/28/07 | Michael A. Wing | 6/28/07 |
| | | Diane L. Wing | 6/28/07 |

Preparer's Signature _____ Prepared By Darby Stearns Thorndike Kolter & Ware, LLP
Preparer's Address 69 South Main St., Waterbury, VT 05676 Buyer's Representative _____ Tele _____

Keep a copy of this return for your records

Rev 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES**
**MONTPELIER, VERMONT 05633**

(PLEASE TYPE OR PRINT CLEARLY)

**A**

| SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Robin Bleier | | |
| Dianne Cartinelli | | |
| | | |

**B**

| BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| | P.O. Box 503 | |
| Robin Bleier | Waitsfield, VT. 05673 | |
| Dianne Cartinelli | | |
| | | |

**C** PROPERTY LOCATION (Address in full)
93 Trout Hollow Road, Warren, VT

**D** DATE OF CLOSING

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

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

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

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

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

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):
1. ☒ PRIMARY RESIDENCE 3. ☐ CAMP/VACATION 5. ☐ OPERATING FARM 7. ☐ COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. ☐ OPEN LAND 4. ☐ TIMBERLAND 6. ☐ GOVERNMENT USE 8. ☐ OTHER _____ DESCRIBE
WAS PROPERTY PURCHASED BY TENANT _____ NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY _____ NO _____ YES

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

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

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

**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 2-28-07

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

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

TOWN/CITY Warren
DATE OF RECORD 6-27-07
BOOK NUMBER 191 PAGE NO. 51
LISTED VALUE $ 77500 GRAND LIST YEAR OF 2007
PARCEL ID NO. 004.000-6
GRAND LIST CATEGORY V1
SPAN 690 219 10204

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/28/07

TOWN NUMBER 6011

## RATE SCHEDULE

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

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Dianne Cartinell. | 6/27/07 | Dianne Cartinell. | 6/27/07 |
| Robin Blein | 6/27/07 | Robin Blein | 6/27/07 |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

**VERMONT DEPARTMENT OF TAXES**
**MONTPELIER, VERMONT 05633**

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Christopher B. Behn | 134 Highland Drive, Warren, VT | |
| | | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| The Peaks Apartments | 134 Highland Drive, Warren, VT05674 | |
| and Storage, LLC | | |
| | | |

**C** PROPERTY LOCATION (Address in full): 3318 German Flats Road, Warren, VT

**D** DATE OF CLOSING:

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

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

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

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. [ ] NONE
2. [ ] FACTORY
3. [ ] SINGLE FAMILY DWELLING
4. [ ] CAMP/VACATION HOME
5. [ ] FARM BUILDINGS
6. [ ] MULTI-FAMILY WITH ____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED
7. [ ] MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
8. [ ] CONDOMINIUM WITH ____ (INSERT NUMBER) UNITS TRANSFERRED
9. [ ] STORE
10. [X] OTHER Apt. bldg + storage unit bldg (DESCRIBE)

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

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

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

WAS PROPERTY PURCHASED BY TENANT X 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 [X] NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.
**#13 transfer to an LLC at time of formation**

**M** TOTAL PRICE PAID $ ____

**N** PRICE PAID FOR PERSONAL PROPERTY $ ____

**O** PRICE PAID FOR REAL PROPERTY $ ____

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

**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 4-11-07

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6/26/07
BOOK NUMBER 191 PAGE NO. 52+53
LISTED VALUE $ 225 100 GRAND LIST YEAR OF 2007
PARCEL ID NO. 006000-7
GRAND LIST CATEGORY CA
SPAN 690 219 13227

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/28/07

TOWN NUMBER 6012

## RATE SCHEDULE

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

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| | | | |
| | | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Robert R. Oliverio, Jr. | 955 Anchor Road Charleston, South Carolina 29412 | [redacted] |
| | | Black out on Town Copy Only |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. |
|---|---|---|
| Louis J. Herzog | 42 Bishop Lane Sudbury, Massachusetts 01776 | Black out on Town Copy Only |
| Robin P. Herzog | same as above | |
| | | |

C PROPERTY LOCATION (Address in full) Unit #N-49, Club Sugarbush Condominium Warren, VT 05674

D DATE OF CLOSING 6/29/2007

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

F LAND SIZE (Acres or fraction thereof) n/a

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO _____ YES
WAS SALE BETWEEN FAMILY MEMBERS X NO ___ YES STATE RELATIONSHIP _____
FINANCING: [X] 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. [X] 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. [X] 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 X NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO _____ YES

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

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

M TOTAL PRICE PAID $ 325,000.00

N PRICE PAID FOR PERSONAL PROPERTY $ _____

O PRICE PAID FOR REAL PROPERTY $ 325,000.00

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS $ 4,062.50

Q DATE SELLER ACQUIRED 10-09-2001

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6/12/07
BOOK NUMBER 191 PAGE NO. 68+69
LISTED VALUE $ 14500 GRAND LIST YEAR OF 2007
PARCEL ID NO. 314049
GRAND LIST CATEGORY 0
SPAN 690 219 12178

ACKNOWLEDGMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/29/07

TOWN NUMBER 6013

## 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. $ | |
| c. Value of qualified working farm | c. $ | |
| d. Add Lines 1a, b and c | d. $ | 0.00 |
| [redacted] | e. | 0.005 |
| 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. $ | 325,000.00 |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | 325,000.00 |
| d. Tax Rate | d. | 0.0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 4,062.50 |
| 3. Total Tax Due: Add Lines 1f and 2e and enter here and on line P on front of return | 3. $ | 4,062.50 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| Robert R. Oliverio by Sheila K. Getzinger POA | 6/29/07 | Louis J. Herzog By | 6/29/07 |
| Robert R. Oliverio, Jr. | | Louis J. Herzog | |
| | | | |
| | | Robin P. Herzog | |

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

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

1222

Keep a copy of this return for your records.

Rev. 9/05 FORM PT-1

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

| A SELLER'S (TRANSFEROR'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| James Metzger | P.O. Box 411, Warren, VT 05674 | [redacted] |
| Leonora Metzger | same | |
| | | |

| B BUYER'S (TRANSFEREE'S) NAME(S) | COMPLETE MAILING ADDRESS FOLLOWING TRANSFER | SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY |
|---|---|---|
| Leonora Metzger, Trustee of the Leonora | P.O. Box 411, Warren, VT 05674 | |
| Metzger Revocable Living Trust | | |
| | | |

C PROPERTY LOCATION (Address in full): Unit #9 Southface Condominium, Warren, VT

D DATE OF CLOSING: 6/28/07

E INTEREST IN PROPERTY
1. [X] 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): COND

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED X NO ____ YES
WAS SALE BETWEEN FAMILY MEMBERS ____ NO X YES STATE RELATIONSHIP H+W
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. [X] OTHER 2nd HOME (DESCRIBE)
3. [ ] SINGLE FAMILY DWELLING 7. [ ] MOBILE HOME YEAR ____ MAKE ____ SER. NO. ____
4. [ ] CAMP/VACATION HOME 8. [X] CONDOMINIUM WITH 1 (INSERT NUMBER) UNITS TRANSFERRED
CHECK WHETHER THE BUILDINGS WERE EVER [X] 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. [X] OTHER 2nd HOME (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. [X] OTHER 2nd HOME (DESCRIBE)
WAS PROPERTY PURCHASED BY TENANT X NO ____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY X NO ____ YES

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. #5

M TOTAL PRICE PAID $ 0 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 EXPLAIN: ____

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 12-20-01

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

(CONTINUED ON REVERSE SIDE)

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

TOWN/CITY Warren
DATE OF RECORD 6-28-07
BOOK NUMBER 191 PAGE NO. 84-85
LISTED VALUE $ 138,000 GRAND LIST YEAR OF 2007
PARCEL ID NO. 326.609
GRAND LIST CATEGORY 0
SPAN 690 219 11994

ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [signature] CLERK
DATE 6/29/07

TOWN NUMBER 6014

## 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. $ | |
| [redacted] | e. | .005 |
| [redacted]erty: 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. $ | |
| b. Enter amount from Line 1d of Rate Schedule above | b. $ | 0.00 |
| c. Subtract Line 2b from Line 2a | c. $ | |
| d. Tax rate | d. | .0125 |
| e. Tax due on General Rate Property: Multiply Line 2c by Line 2d | e. $ | 0.00 |
| **3. Total Tax Due:** | | |
| Add Lines 1f and 2e and enter here and on Line P on front of return | 3. $ | 0.00 |

## LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

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

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

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

## WITHHOLDING CERTIFICATION

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

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

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

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

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

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

| SELLER(S) SIGNATURE(S) | DATE | BUYER(S) SIGNATURE(S) | DATE |
|---|---|---|---|
| X Leonora Metzgn | 6-28-07 | Leonora Metzgn | 6-28-07 |
| X [illegible] Metzgn | 6/28/07 | | |
| | | | |
| | | | |

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

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

Keep a copy of this return for your records.