

VERMONT PROPERTY TRANSFER TAX RETURN

Nov-04

5083 THOMAS BEHR TO SCOTT & KIMBERLY MCKINNON UNIT 39 MOUNTAINSIDE	172 EVERGREEN LAKE KUNKLETOWN PA 18058 31 HIGHLAND CIRLE PHOENIXVILLE PA 19460 \$101,000
5068 EUSEBIO & MAUREEN CANOSA TO RICHARD WOMACK UNIT 22 CHRISTMAS TREE	21 REDWOOD RD MARTINSVILLE, NJ 08836 #22 CHRISTMAS TREE WARREN VT 05674 \$83,000
5099 DRUMLEYS CONDOMINIUM ASSOC TO INTIO, INC. 3209 GERMAN FLATS RD	201 STRONG RD WARREN VT 05674 \$0
5088 SYLVIA S. GRUNER TO RONALD GRUNER LINCOLN GAP RD	52 WOODSIDE RD SPENCER MA 01562 38 SPOFFORD RD BOXFORD MA 01921 \$250,000
5077 DAVID HALE TO KRIETTA PHILLIPS LOT #2 BEHN SUB	PO BOX 373 NORTHFIELD FALLS VT 05664 PO BOX 12 WAITSFIELD VT 05673 \$23,500
5070 LONERGAN HARRINGTON TO RALPH AND BARBARA VENIZIA CLUB SUGARBUSH 48	PO BOX 1231 WAITSFIELD VT 05673 PO BOX 102 POULTNEY VT 05764 \$310,000
5095 HAZARD FAMILY LIMITED PARTN TO PETER AND MARY MANDELSON CLUB SUGARBUSH E-21	109 HUNTINGRIDGE DF S. GLASTONBURY CT 06073-9727 \$220,000

5078	JASON E. HEROUX TO WINTHROP H. SMITH JR 246 GALLOPING WIND ROAD	PO BOX 425 3 MACPHERSON ST \$1,490,000	WARREN VT 05674 GREENWICH CT 06830
5089	ROBERT W. HUGO TO ATTITASH MTN SERVICE CO MOUNTAINSIDE #20	PO BOX 277 PO BOX 826 \$85,000	MARBLEHEAD MA NORTHCONWAY NH 03860
5097	INTIO, INC. TO DRUMLEYS CONDOMINIUM ASSOC EASEMENT	201 STRONG RD	WARREN VT 05674 WARREN VT 05674 \$0
5098	INTIO, INC. TO PENNMONT, LLP 3209 GERMAN FLATS RD COMMON M/	3209 GERMAN FLATS F WARREN VT 05674 3209 GERMAN FLATS F WARREN VT 05674 \$455,000	
5091	BRYAN & VICTORIA KINGSBURY TO ADAM WHITNEY & MARILYN RUSECKA 105 VT RTE 100	247 OLD COUNTY RD PO BOX 705 \$243,500	WAITSFIELD VT 05673 WAITSFIELD VT 05673
5092	JEFFREY & COLLEEN LAMPERT TO ANDREW MIHAILOVIC 2971 VT RET 100	2971 VT RT 100 63A MT AUBURN ST AF \$202,000	WARREN VT 05674 WATERTOWN MA 02474
5081	RAYMOND & CHRISTINE MADEIROS TO MICHAEL, ANDREW & STEPHEN MADEI 40 COLEMAN RD	PO BOX SN125 PO BOX SN125	SOUTHAMPTON BERMUDA SNBX SOUTHAMPTON BERMUDA SNBX \$0

5096	JOHN MERRIAM & CAROLINE YOUNG TO CHRIS & JILL CAISEY BRIDGES 33	77 BAILEY AVE 15 PLAYHOUSE CIRCL \$95,500	MONTPELIER VT 05602 HAMPTON NH 03842
5094	NERO'S NORTH II, LLC TO DAVID POLLAK AND EMELIA BENJAMII CLUB SUGARBUSH 14	301 SOUTH LIVINGSTO \$268,000	LIVINGSTON NJ 07039 BROOKLINE MA 02446
5090	NATHANIEL NILES FRANCES NILES TO CHRISTOPHER AND LINDA DUNN UNIT #1 UNIHAB	6 BERRIL FARMS 86 SPRING POND RD \$145,000	HANOVER NH 03755 NORWICH VT 05055
5067	KEITH AND AGNES PERELLIE TO BENJAMIN AND ELIZABETH SOUCY 42 LOWER PINES RD	9 BUTLER RD \$210,000	WARREN VT 05674 HENNIKER NH 03242
5087	RICHARD & SHARON PITONYAK TO FRANCIS AND SUSAN SHEERAN 584 RABBIT RD	972 WHITTIER HILL RD 3 COOLIDGE RD \$177,000	CABOT VT 05647 WOBURN MA 01801
5071	KENNETH AND SANDRA POWERS TO WALTER AND IRIS SCHACHT BRIDGES 67D	1 DIXEY DRIVE 736 HALYARD AVE \$109,900	MIDDLETON MA 01949 BEECHWOOD NJ 08722
5069	DAVID AND PRISCILLA ROMEISER TO JOHN AND ANNE TOMMASI CASTLEROCK 20	475 WHISTLEBERRY DI 11 BEAR HILL RD \$245,000	MARSTON MA 02662 WINDHAM NH 03087

5093 ROBERT ROSEN AND KIMBERLY REYI PO BOX 388 TO VERMONT RELINQUISHED PROPERTII 101 CORPORATE PLAC ROCKY HILL CT 06067 BRIDGES #52	WARREN VT 05674 \$150,000
5085 ARLENE C. SENOR TRUST TO KARL SENOR GAYLE SENOR 3.8 AC SENOR RD	579 ROXBURY MTN RD WARREN VT 05674 579 ROXBURY MTN RD WARREN VT 05674 25930 ROAD EE ROCKY FORD CO 81067 \$0
5086 ARLENE C. SENOR TRUST TO KARL SENOR GAYLE SENOR SENIOR RD	579 ROXBURY MTN RD WARREN VT 05674 579 ROXBURY MTN RD WARREN VT 05674 25930 ROAD EE ROCKY FORD CO 81067 \$0
5100 STEVEN AND DONNA SWEITZER TO CATHERINE MACLEOD BRIDGES #61	23 SHAWNEE RD TRUMBULL CT 06611 120 FRANKLIN ST #132 CAMBRIDGE MA 02139 \$1,020,002
5082 WARREN LAND COMPANY TO LONG ASSOCIATES 23 ACRES OFF ACCESS RD	PO BOX 1472 WAITSFIELD VT 05673 PO BOX 157 WAITSFIELD VT 05673 \$0
5084 WARREN UNITED CHURCH OF CHRIST TO MASON AND GWYN BALCH 93 WILDFLOWER LANE	WARREN VT 05674 PO BOX 1146 WAITSFIELD VT 05673 \$37,161.52
5079 PATRICIA WORTMAN ESTATE BY CARLA BELL AND LAURIE JONES TO ANDREW & JEROME WORTMAN 108 JOYCES VIEW RD	PO BOX 62 WARREN VT 05674 108 JOYCES VIEW RD WARREN VT 05674 \$0

5080 ANDREW & JEROME WORTMAN
TO
JEFFREY COHEN
108 JOYCES VIEW RD

108 JOYCES VIEW RD WARREN VT 05674

2185 STEVENS RD WATERBURY VT 05676
\$82,500

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) Keith Perrellie Agens Perellie	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) Benjamin I. Soucy Elizabeth R.A. Soucy	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 9 Butler Road, Henniker, NH 03242	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full)
42 Lower Pines Road, Warren, VT 05674

D DATE OF CLOSING

E INTEREST IN PROPERTY

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

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

F LAND SIZE (Acres or fraction thereof)

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

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

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

4. CAMP/VACATION HOME 8. CONDOMINIUM WITH _____ (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 \$ 210,000.00

N PRICE PAID FOR PERSONAL PROPERTY \$ _____

O PRICE PAID FOR REAL PROPERTY \$ 210,000.00

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 2,625.00

Q DATE SELLER ACQUIRED 9-27-00

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 11-17-2004

BOOK NUMBER 11-17 PAGE NO. 360-370

LISTED VALUE \$ 123,200 GRAND LIST YEAR OF 2004

PARCEL ID NO. 005001-002

GRAND LIST CATEGORY R1

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

SIGNED _____ CLERK

DATE _____

TOWN NUMBER

5017

RATE SCHEDULE

1. Tax on Special Rate Property:

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

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return	2. a. \$ _____ 240,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 210,000.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 2,625.00

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ _____ 2,625.00
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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. EC5-3313 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. 5W0386-1 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Signature]</i>		<i>[Signature]</i>	11/1/09
		<i>[Signature]</i>	11/1/09

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

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

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

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.
Eusebio A. Canosa	21 Redwood Road, Martinsville, NJ 08836	[REDACTED]
Maureen A. Ewtuch Canosa CANOSA	same	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Richard Womack	# 20 CHRISTMAS TREE WARREN 05674	

C PROPERTY LOCATION (Address in full) 11 WIT 20 CHRISTMAS TREE - WARREN	D DATE OF CLOSING 10/29/04
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E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>83,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>83,000.00</u>
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STATE TYPE OF PERSONAL PROPERTY _____
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____

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

P TAX DUE. Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 4,037-50 9/15 00

Q DATE SELLER ACQUIRED 2-24-86

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY _____

DATE OF RECORD _____

BOOK NUMBER _____ PAGE NO. _____

LISTED VALUE \$ 34,100 GRAND LIST YEAR OF 2004

PARCEL ID NO. _____

GRAND LIST CATEGORY _____

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

SIGNED _____ CLERK

DATE 10/29/04

TOWN NUMBER _____

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ <u>83,000.00</u>
b. Value of property enrolled in current use program	b. \$ <u> </u>
c. Value of qualified working farm	c. \$ <u> </u>
d. Add lines b, c and c	d. \$ <u> 0.00</u>
e. Tax rate	e. <u> .005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ <u> </u>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>83,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ <u> 0.00</u>
c. Subtract Line 2b from Line 2a	c. \$ <u>83,000.00</u>
d. Tax rate	d. <u> .0425</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u> 1,037.50</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ <u>415.00</u> <u>4,037.50</u>

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ 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 _____
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- 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 from Line D in instructions) _____
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

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 - 2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
 - 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
 - 4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Eric G. ...</i>	<i>10/26/04</i>	<i>Robert J. ...</i>	<i>10/29/04</i>
<i>Maurice H. ...</i>	<i>10/26/04</i>		

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

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

Buyer's Representative _____
(Print or Type)

Tel: _____

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
David Romeiser	475 Whistleberry Dr., Marston Mills, MA 02662	[REDACTED]
Priscilla Romeiser	same	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John C. Tommasi	11 Bear Hill Road, Windham, NH 03087	
Anne L. Tommasi	same	

C PROPERTY LOCATION (Address in full) Unit #20 Castlerock Condominium, Warren, VT <u>146 Castlerock Rd Unit 20</u>	D DATE OF CLOSING <u>11/1/04</u>
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E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>245,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>245,000.00</u>
--	--	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 3,062.50
---	--------------------

Q DATE SELLER ACQUIRED 12-10-94

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Warren

DATE OF RECORD 11-1-04

BOOK NUMBER 115300 PAGE NO. 207-208

LISTED VALUE \$ 115300 GRAND LIST YEAR OF 2004

PARCEL ID NO. 312-020

GRAND LIST CATEGORY 0

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

SIGNED [Signature] CLERK

DATE 11-1-04

TOWN NUMBER 319

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. Adjusted value of land		d. \$ _____ 0.00
e. Tax rate		e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e		f. \$ _____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return		2. a. \$ _____ 245,000.00
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a		c. \$ _____ 245,000.00
d. Tax rate		d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ _____ 3,062.50
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ _____ 3,062.50

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. EC-5-3105&ID-9-0013-1A and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

1. This property is the subject of Act 250 Permit No. 5W0411 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Handwritten Signature]</i>		<i>[Handwritten Signature]</i>	11/1/04
<i>[Handwritten Signature]</i>		<i>[Handwritten Signature]</i>	11/1/04
<i>[Handwritten Signature]</i>	11/1/04		

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Loneragan Harrington	PO BOX 1231 WAITSFIELD 05673	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Ralph P. Venezia	P.O. Box 102 Poultney, VT 05764	[REDACTED]
Barbara J. Venezia	same	[REDACTED]

C PROPERTY LOCATION (Address in full) Unit #48 Club Sugarbush, Warren, VT <u>115 Club Sugarbush South Rd Unit 48</u>	D DATE OF CLOSING <u>11/1/09</u>
--	--

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>310,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>310,000.00</u>
--	--	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 3,875.00

Q DATE SELLER ACQUIRED 11-7-03

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>Nov 1, 2009</u> BOOK NUMBER <u>109</u> PAGE NO. <u>109-110</u> LISTED VALUE \$ <u>155,100</u> GRAND LIST YEAR OF <u>2009</u> PARCEL ID NO: <u>374248</u> GRAND LIST CATEGORY <u>C</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>Nov 3, 2009</u>	TOWN NUMBER <u>5070</u>
--	--	----------------------------

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1a, b, and c	d. \$	0.00
e. Tax rate	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$	_____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	310,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	310,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	3,875.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	3,875.00

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 ID-9-0103
 - 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. 5W0449 and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Handwritten Signature]</i>	<i>11/1/04</i>	<i>Ralph P. Venzin</i>	<i>11/1/04</i>
<i>[Handwritten Signature]</i>	<i>11/1/04</i>	<i>Bartlett J. Venzin</i>	<i>11/1/04</i>

Preparer's Signature <i>[Handwritten Signature]</i>	Prepared by <u>Olenick & Olenick, P.C.</u>
Preparer's Address <u>P. O. Box 25, Waitsfield, VT 05673</u>	Buyer's Representative _____ Tel. _____ (Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Kenneth W. Powers Sandra L. Powers	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 1 Dixey Drive, Middleton, MA 01949 same	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) Walter R. Schacht Iris Schacht	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 736 Halyard Avenue, Beechwood, NJ 08722 same	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
C PROPERTY LOCATION (Address in full) Unit 67D, The Bridges Condominium, Warren <i>102 Upper Phase Rd Unit 67</i>		D DATE OF CLOSING 11-1-2004

E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>109,900.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>109,900.00</u>
--	---	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ <u>1,373.75</u>
---	--------------------

Q DATE SELLER ACQUIRED 11-1-2002

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>Nov 5, 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>1100</u> PAGE NO. <u>642-643</u>	SIGNED <u>Clair P. Jelle</u> CLERK	<u>3071</u>
LISTED VALUE \$ <u>48,600</u> GRAND LIST YEAR OF <u>2004</u>	DATE <u>Nov. 4, 2004</u>	
PARCEL ID NO. <u>305067</u>		
GRAND LIST CATEGORY <u>C</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____
e. Tax rate	e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>109,900.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>1,373.75</u>
3. Total Tax Due:	
Add Lines 1f and 2e, and enter here and on line P on front of return	3. \$ <u>1,373.75</u>

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. EC-618 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. 5W0155 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Kenneth W. Powers</i> Kenneth W. Powers	<u>10/19/04</u>	<i>Walter R. Schacht</i> Walter R. Schacht	<u>11/1/04</u>
<i>Sandra L. Powers</i> Sandra L. Powers	<u>10/19/04</u>	<i>Iris Schacht</i> Iris Schacht	<u>11/1/04</u>
Preparer's Signature <i>Sheila K. Getzinger</i>	Prepared by <u>Sheila K. Getzinger, Esq.</u>		
Preparer's Address <u>Waitsfield, Vermont 05673</u>	Buyer's Representative _____ Tel. _____		

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

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) David Hale	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER PO Box 373 Waitsfield VT 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
E BUYER'S (TRANSFeree'S) NAME(S) Krietta Phillips	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER PO Box 12 Waitsfield VT 05673	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) Lot #2 Behn Subdivision, Warren, VT 48 Highland Dr. **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.

M TOTAL PRICE PAID \$ 23,500.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 23,500.00

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS **\$ 117.50**

Q DATE SELLER ACQUIRED 1-22-04

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 <u>Warren</u>	ACKNOWLEDGEMENT	TOWN NUMBER
DATE OF RECORD <u>Nov 3 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>169</u> PAGE NO. <u>745-746</u>		
LISTED VALUE \$ <u>70,600</u> GRAND LIST YEAR OF <u>2004</u>		
PARCEL ID NO. <u>009001-206</u>	SIGNED <u>Plain P. Fuller</u> CLERK	
GRAND LIST CATEGORY _____	DATE <u>Nov 9 2004</u>	

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)		1. a. \$ 23,500.00
b. Value of property enrolled in current use program		b. \$ _____
c. Value of qualified working farm		c. \$ _____
d. Lines 1a, b and c		d. \$ 23,500.00
e. Tax rate		e. .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e		f. \$ 117.50
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return		2. a. \$ 23,500.00
b. Enter amount from Line 1d of Rate Schedule above		b. \$ 23,500.00
c. Subtract Line 2b from Line 2a		c. \$ 0.00
d. Tax rate		d. .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ 0.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$ 117.50

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-5-2094 and is in compliance with said permit, or
 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

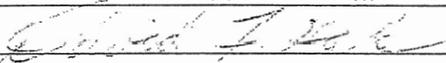
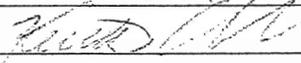
Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	11-3-24		11-7-2024

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

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

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.
Jason E. Heroux	P.O. Box 425, Warren, VT 05674	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Winthrop Smith, Jr.	3 Macpherson Street, Greenwich, CT 06830	

C PROPERTY LOCATION (Address in full) 246 Galloping Wind Road, Warren, VT	D DATE OF CLOSING
---	--------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) <u>27 +/-</u>	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES
	WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____
	FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input checked="" type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>1,490,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>-0-</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>1,490,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

PROPERTY TRANSFER TAX: MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES	\$ <u>18,625.00</u>
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	

Q DATE SELLER ACQUIRED 8/28/2001 and 11-19-2002

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>11/5/04</u> BOOK NUMBER <u>1109</u> PAGE NO. <u>754-756</u> LISTED VALUE \$ <u>789,700</u> GRAND LIST YEAR OF <u>2004</u> PARCEL ID NO. <u>001005-201</u> GRAND LIST CATEGORY <u>R2</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Edna F. Tully</u> CLERK DATE <u>Nov 8, 2004</u>	TOWN NUMBER <u>5078</u>
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RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a. \$ 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. Tax rate	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. \$ 1,490,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 0.00
c. Subtract Line 2b from Line 2a	c. \$ 1,490,000.00
d. Tax Rate	d. 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ 18,625.00
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ 18,625.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - 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. 5W-109-8 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
	11-5-05		11-5-05
	11-5-05		

Preparer's Signature	Prepared by <u>Mark J. Grosby, Esq.</u>
Preparer's Address <u>P.O. Box 297, Waitsfield, VT 05673</u>	Buyer's Representative _____ (Print or Type)

Keep a copy of this return for your records.

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Carla Bell, Administrator	P.O. Box 62, Warren, VT 05674	
Laurie Jones, Administrator	P.O. Box 62, Warren, VT 05674	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Andrew Wortman	108 Joyce's View Road, Warren, VT	[REDACTED]
Jerome Wortman	108 Joyce's View Road, Warren, VT	[REDACTED]

C PROPERTY LOCATION (Address in full) 108 Joyce's View Road, Warren, VT 05674	D DATE OF CLOSING August _____, 2004
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E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

WAS SALE BETWEEN FAMILY MEMBERS NO _____ YES STATE RELATIONSHIP _____

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

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

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

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

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

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

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

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.
Exemption #5 - Decree of the Washington Probate Court

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

STATE TYPE OF PERSONAL PROPERTY _____

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

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

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 <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
DATE OF RECORD <u>7/21/04</u>	SIGNED <u>Russell P. Fitch</u> CLERK	9
BOOK NUMBER <u>1129</u> PAGE NO. <u>979-182</u>		
LISTED VALUE \$ <u>35200</u> GRAND LIST YEAR OF _____	DATE <u>Nov. 8, 2004</u>	
PARCEL ID. NO. <u>10031</u>		
GRAND LIST CATEGORY <u>002</u>		

RATE SCHEDULE

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

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. _____ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. 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
Carla Bell, Administrator		Andrew Wortman	8/24/04
Laurie Jones, Administrator		Jerome Wortman	8/24/04

Preparer's Signature

P.O. Box 879

Preparer's Address: Waitsfield, VT 05673

Prepared by King & King

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.
Andrew Wortman	108 Joyce's View Road, Warren, VT 05674	[REDACTED]
Jerome Wortman	108 Joyce's View Road, Warren, VT 05674	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Jeffrey L. Cohen	2185 Stevens Brook Road, Waterbury, VT 05676	

C PROPERTY LOCATION (Address in full) 108 Joyce's View Road, Warren, VT 05674	D DATE OF CLOSING August <u> </u> , 2004
---	---

E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>82,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>82,500.00</u>
---	--	---

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 1,031.25 *4/2-50*

Q DATE SELLER ACQUIRED 2003 & 2004

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 8/24/04
BOOK NUMBER 407 PAGE NO. 702-783
LISTED VALUE \$ 35500 GRAND LIST YEAR OF 2004
PARCEL ID NO. 412.021
GRAND LIST CATEGORY 10.11

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

SIGNED *Flora E. Lyle* CLERK
DATE May 7, 2004

TOWN NUMBER 580

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 1b and c	d. \$ _____
e. Tax rate	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____ 0.00
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ _____ 82,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 82,500.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 1,031.25
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ <u>912.50</u> 1,031.25

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. _____ and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number 1
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Andrew Wortman</i> Andrew Wortman	8/14/04	<i>Jeffrey I. Cohen</i> Jeffrey I. Cohen	
<i>Jerome Wortman</i> Jerome Wortman	8/14/04	<i>Jeffrey I. Cohen</i> JIC	11/5/07

Preparer's Signature _____ Prepared by King & King

P.O. Box 879
Preparer's Address Waitsfield, VT 05673

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Raymond Madeiros Christine Madeiros	P.O. Box SN125, Southampton, Bermuda, SNBX	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Michael Madeiros Andrew Madeiros Stephen Madeiros	P.O. Box SN125 Southampton, Bermuda SNBX	

C PROPERTY LOCATION (Address in full) 40 Coleman Road, Warren, VT 05674	D DATE OF CLOSING 10/29/04
---	--------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 1.3±

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

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

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

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

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

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

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

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

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

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

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

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

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

PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES \$ 0.00

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

Q DATE SELLER ACQUIRED 1/8/79

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 Nov-29-2004
 BOOK NUMBER 170 PAGE NO. 007-008
 LISTED VALUE \$ 169,000 GRAND LIST YEAR OF 2004
 PARCEL ID NO. 048 001-3
 GRAND LIST CATEGORY V1

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

SIGNED Elaine P. Teller CLERK
 DATE Nov-1-2004

TOWN NUMBER
5031

RATE SCHEDULE

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

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

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

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

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

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

a. Parcel to be sold: Exemption Number 1

b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.			
SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Raymond Madeiros</i> Raymond Madeiros	10/29/04	<i>Michael Madeiros</i> Michael Madeiros	10/29/04
<i>Christine Madeiros</i> Christine Madeiros	10/29/04	<i>Andrew Madeiros</i> Andrew Madeiros	
		<i>Stephen Madeiros</i> Stephen Madeiros	
Preparer's Signature _____		Prepared by <u>King & King</u>	
Preparer's Address <u>Waitsfield, VT 05673</u>		Buyer's Representative _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

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

Warren Land Company	PO Box 1472	[REDACTED]
	Waitsfield, VT 05673	

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

Long Associates	PO Box 157	[REDACTED]
	Waitsfield, VT 05673	

[C] PROPERTY LOCATION (Address in Full) Off Sugarbush Access Road, Warren, VT 05674	[D] DATE OF CLOSING 11-2-04
--	--------------------------------

[E] INTEREST IN PROPERTY

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

[F] LAND SIZE (Acres or fraction thereof) 23 acres+	[G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input checked="" type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER cash
--	---

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

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

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

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

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

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

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

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

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

[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. #3 Transfer to the obligee to secure a debt or other obligation *Exempt per letter of Cheryl Carney dated 2-12-04*

[M] TOTAL PRICE PAID \$0.00	[N] PRICE PAID FOR PERSONAL PROPERTY \$	[O] PRICE PAID FOR REAL PROPERTY \$0.00
-----------------------------	---	---

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

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

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

[Q] DATE SELLER ACQUIRED March 15, 2004

[R] IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTIONS FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 5 (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER
OWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>9/29/04</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>170</u> PAGE NO. <u>011-014</u>	SIGNED <u>Ernie C. Tuley</u> , CLERK	<u>5082</u>
STED VALUE \$ <u>184,100</u> GRAND LIST YEAR <u>2004</u>	DATE <u>Nov. 3 2004</u>	
PARCEL ID NO. <u>005001-411</u>		
GRAND LIST CATEGORY <u>m</u>		

RATE SCHEDULE

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

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Warren Land Company 	9/29/04	Long Associates By: Pennilee Reynolds, General Manager	11-2-04

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

Keep a copy of this return for your records

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Thomas Behr	432 Evergreen Circle, Kunkletown, PA 18058	
	172 Evergreen Circle, Kunkletown, PA 18058	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Scott K. McKinnon	31 Highland Circle, Phoenixville, PA 19460	
Kimberly D. McKinnon	same	

C PROPERTY LOCATION (Address in full) Unit #39 Mountainside Condominium, Warren, VT	D DATE OF CLOSING 11-3-09
---	-------------------------------------

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 <input checked="" type="checkbox"/> NO _____ YES STATE RELATIONSHIP _____
	FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>101,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>101,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 1,262.50

Q DATE SELLER ACQUIRED 7-19-02

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY L. A. Warren

DATE OF RECORD 11/26/09

BOOK NUMBER 150 PAGE NO. 018-519

LISTED VALUE \$ 47500 GRAND LIST YEAR OF 2009

PARCEL ID. NO. 311000000

GRAND LIST CATEGORY 0

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

SIGNED Gregory P. Justice CLERK

DATE Nov 3, 2009

TOWN NUMBER

4083

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____ 0.00
e. Tax rate	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ _____ 101,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 101,000.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 1,262.50
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ _____ 1,262.50

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. 5W0504 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>	<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>	<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>	<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>

Preparer's Signature _____

Prepared by Olenick & Olenick, P.C.

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Warren United Church of Christ	Warren, Vermont 05674	
B BUYER'S (TRANSFEREE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Mason E. Balch, III Gwyn M. Balch	PO Box 140, Whitefield, VT 05676	

C PROPERTY LOCATION (Address in full) 93 Wildflower Lane, Warren, Vermont	D DATE OF CLOSING 10-28-99
---	--------------------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 2 acres ±

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED 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): *Mobile home is not owned by seller.

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 37,131.52	N PRICE PAID FOR PERSONAL PROPERTY \$ 0	O PRICE PAID FOR REAL PROPERTY \$ 37,131.52
--	--	--

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

	\$ 185.66
--	-----------

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

Q DATE SELLER ACQUIRED 8-28-99 Principal residence of buyer

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>10/28/04</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>170</u> PAGE NO. <u>02-051</u>	LISTED VALUE \$ <u>43100</u> GRAND LIST YEAR OF <u>2004</u>	SIGNED <u>Gwyn M. Balch</u> CLERK	5037
PARCEL ID NO. <u>028001-7</u>	GRAND LIST CATEGORY <u>R1</u>	DATE <u>Nov. 3, 2004</u>	

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)		1. a. \$ 37,131.52
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. \$ 185.66
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:		185.66
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
Warren United Church of Christ BY: <i>[Signature]</i>	10/29/04	<i>[Signature]</i> <i>[Signature]</i>	10/29/04
Preparer's Signature <i>[Signature]</i>		Prepared by <u>Sheila K. Getzinger, Esq.</u>	
Preparer's Address <u>P. O. Box 515 Waitsfield, Vermont 05673</u>		Buyer's Representative _____ Tel. _____	

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

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO
Karl Senor and Gayle Senor, co-Trustees of the Arlene C. Senor Revocable Trust dated 7/29/94, as amended	579 Roxbury Mountain Road, Warren, VT 05674	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	
Karl Senor	579 Roxbury Mountain Road, Warren, VT 05674	[REDACTED]
Gayle Senor	25930 Road EE, Rocky Ford, CO 81067	[REDACTED]
C PROPERTY LOCATION (Address in full) Senor Road, Warren, Vermont		D DATE OF CLOSING

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 3.8 acres +/-	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES, STATE RELATIONSHIP <u>parent to children</u> FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER/FINANCING <input type="checkbox"/> OTHER _____
---	---

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

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

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

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

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

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

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

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW
 No. 5; transfer without consideration between parent and children

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 Transfer without consideration between parent and children

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

Q DATE SELLER ACQUIRED 7/29/02
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 <u>Warren</u>	ACKNOWLEDGMENT	TOWN/NUMBER
DATE OF RECORD <u>08-20-2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>179</u> PAGE NO. <u>17-163</u>	SIGNED <u>[Signature]</u> CLERK	
LIST VALUE \$ <u>121,000</u> GRAND LIST YEAR OF <u>2004</u>	DATE <u>Nov-3-2004</u>	
PARCEL ID NO. <u>023 007</u>		
GRAND LIST CATEGORY <u>R1</u>		

RATE SCHEDULE

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

FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations 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 Subdivision 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 not result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (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 or 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
KS: <i>[Signature]</i>	10-20-04	KS: <i>[Signature]</i>	10-20-04
GS: <i>[Signature]</i>	10-26-04	GS: <i>[Signature]</i>	10-26-04

Preparer's Signature *[Signature]*

Prepared by: Dinse, Knapp & McAndrew, P. C.

Preparer's Address: 209 Battery Street, PO Box 988, Burlington, VT. 05401

Buyer's Representative:

Tel.

Preparer makes no certification as to the accuracy or completeness of the information

Keep a copy of this return for your records:

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

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO
Karl Senor and Gayle Senor, co-Trustees of the Arlene C. Senor Revocable Trust dated 7/29/94, as amended	579 Roxbury Mountain Road, Warren, VT 05674	59-7232021
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	
Karl Senor	579 Roxbury Mountain Road, Warren, VT 05674	009-32-6011
Gayle Senor	25930 Road EE, Rocky Ford, CO 81067	009-34-3277
C PROPERTY LOCATION (Address in full) Senor Road, Warren, Vermont		D DATE OF CLOSING

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 89 acres +/-	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES, STATE RELATIONSHIP <u>parent to children</u> FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER/FINANCING <input type="checkbox"/> OTHER _____
--	---

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

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

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

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

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

J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE)

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

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW
 No. 5; transfer without consideration between parent and children

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 Transfer without consideration between parent and children

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

Q DATE SELLER ACQUIRED 7/29/02
R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 2
 (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN/NUMBER
TOWN/CITY <u>Warren, VT</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	3236
DATE OF RECORD <u>10/12/02</u>	SIGNED <u>Thomas F. Tully</u> CLERK	
BOOK NUMBER <u>177</u> PAGE NO. <u>104-16</u>	DATE <u>10/9/2002</u>	
LIST VALUE <u>\$2,550,000</u> GRAND LIST YEAR OF <u>2004</u>		
PARCEL ID NO. <u>023008-601</u>		
GRAND LIST CATEGORY <u>EM</u>		

FORM PT-1 (8/02)

[Handwritten signatures and scribbles]

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Richard Pitonyak	972 WHITTIER HILL RD	[REDACTED]
Shannon Pitonyak	CABOT, VT 05647	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Francis J. Sheeran, Jr.	3 Coolidge Road, Woburn, MA 01801	[REDACTED]
Susan M. Sheeran	same	[REDACTED]

C PROPERTY LOCATION (Address in full) 584 Rabbit Road, Warren, VT	D DATE OF CLOSING 11/12/2004
---	--

E INTEREST IN PROPERTY

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

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 177,000.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 177,000.00

STATE TYPE OF PERSONAL PROPERTY _____

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

PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES \$ 2,212.50

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

Q DATE SELLER ACQUIRED 8-23-01

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 _____

BOOK NUMBER _____ PAGE NO. _____

LISTED VALUE \$ 72,500 GRAND LIST YEAR OF 2004

PARCEL ID NO. _____

GRAND LIST CATEGORY _____

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

TOWN NUMBER _____

SIGNED _____ CLERK

DATE _____

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add lines 1a, b and c	d. \$ _____ 0.00
e. Tax rate	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ _____ 177,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 177,000.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 2,212.50
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ _____ 2,212.50

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	11/12/2004	Jennifer J. Sullivan, by Susanna Sullivan PR #	11-12-04
	11/12/2004	Susanna M. Sullivan	11-12-04

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

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) SYLVIA S GRUNDK	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 52 Woodside Rd, Spencer, MA 01562	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>PLEASE CUT OUT FROM COPY BOOK</i>
---	--	--

B BUYER'S (TRANSFeree'S) NAME(S) RONALD H. GRUNDK <i>Exempt / Between husband & wife</i>	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 38 Swothord Rd, Boxford, MA 01921	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <i>PLEASE CUT OUT FROM COPY BOOK</i>
---	--	--

C PROPERTY LOCATION (Address in full) 328 LINCOLN GAP RD WAREHO VT 05674	D DATE OF CLOSING
--	--------------------------

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) 5.5

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED NO YES

WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP WIFE

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER

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

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

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

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

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

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

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

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N, AND O BELOW.
Change of title due to divorce

M TOTAL PRICE PAID \$ 250,000

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: _____

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

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

R DATE SELLER ACQUIRED OCT 1957

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY WATERBURY

DATE OF RECORD 11/16/04

BOOK NUMBER 104-175 PAGE NO. 104-175

LISTED VALUE \$ 243,000 GRAND LIST YEAR OF 2004

PARCEL ID NO. 003002-4

GRAND LIST CATEGORY VI

ACKNOWLEDGMENT

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

SIGNED David A. Philbin CLERK

DATE NOV. 16 2004

TOWN NUMBER 5088

Parcel ID 003002-4

Divorce

RATE SCHEDULE

1. Tax on Special Rate Property:

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

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

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

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

e. Tax rate e. 0.005

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

2. Tax on General Rate Property:

a. Enter amount from Line 0 on front of return 2. a. \$ _____

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

c. Subtract Line 2b from Line 2a c. \$ _____

d. Tax Rate d. 0.0125

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

3. Total Tax Due:

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

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 in 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 24 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
	22 July 2004		

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 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Robert W. Hugo	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER PO Box 277, Marblehead, MA	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
E BUYER'S (TRANSFeree'S) NAME(S) ATTITASH MOUNTAIN SERVICE CO	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER PO BOX 826 NORTH CONWAY VT 03860	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

C PROPERTY LOCATION (Address in full) Unit #20 Mountainside Condominium, Warren, VT 161 Mountainside Unit 20	D DATE OF CLOSING 11/12/04
---	--------------------------------------

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

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>85,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>85,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES **\$ 1,062.50**

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

Q DATE SELLER ACQUIRED 1-7-04

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 _____

BOOK NUMBER 73733 PAGE NO. 121-122

LISTED VALUE \$ 73733 GRAND LIST YEAR OF 2004

PARCEL ID NO. 3110020

GRAND LIST CATEGORY 0

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

SIGNED [Signature] CLERK

DATE Nov 18, 2004

TOWN NUMBER

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____ 0.00
e. Tax rate	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ _____ 85,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 85,000.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 1,062.50
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ _____ 1,062.50

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. 5W0504 and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Robert W. Deigo</i>	10/25/04		

Preparer's Signature

Prepared by Olenick & Olenick, P.C.

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

Buyer's Representative
(Print or Type)

Tel. _____

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Nathaniel W. Niles	6 Berril Farms, Hanover, NH 03755	
Frances L. Niles	86 Spring Pond Road, Norwich, VT 05055	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Christopher A. Dunn		
Linda M. Dunn		

C PROPERTY LOCATION (Address in full) Unit #1 Unihab Condominium, Warren, VT <u>335 Summit Rd Unit 1</u>	D DATE OF CLOSING <u>11/21/09</u>
--	---

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) <u>0.0000</u>	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <u>K</u> NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS <u>V</u> NO _____ YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
---	--

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>145,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>145,000.00</u>
--	--	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 1,812.50
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Q DATE SELLER ACQUIRED 4-29-94

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY _____
DATE OF RECORD _____
BOOK NUMBER _____ PAGE NO. _____
LISTED VALUE \$ _____ GRAND LIST YEAR OF _____
PARCEL ID NO. _____
GRAND-LIST CATEGORY _____

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

SIGNED _____ CLERK
DATE _____

TOWN NUMBER
570

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. Tax rate	d. \$ _____ 0.00
e. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	e. _____ .005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ _____ 145,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____ 0.00
c. Subtract Line 2b from Line 2a	c. \$ _____ 145,000.00
d. Tax rate	d. _____ .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____ 1,812.50
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ _____ 1,812.50

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 EC155 & 500018
 - 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. 5W0071 and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Signature]</i>	<i>1/09/09</i>	<i>[Signature]</i>	<i>1-12-09</i>
<i>Matthew Miles By</i>	<i>1/12/09</i>		
<i>[Signature]</i>			
Preparer's Signature <i>[Signature]</i>		Prepared by <u>Olenick & Olenick, P.C.</u>	
Preparer's Address <u>P. O. Box 25, Waitsfield, VT 05673</u>		Buyer's Representative _____	Tel. _____
		(Print or Type)	

Keep a copy of this return for your records.

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Bryan Kingsbury	247 Old County Road, Waitsfield, VT 05673	
Victoria Kingsbury	247 Old County Road, Waitsfield, VT 05673	
B BUYER'S (TRANSFeree'S) NAME(S)		
Adam R. Whitney	P.O. Box 705, Waitsfield, VT 05673	
Marilyn A Ruseckas	P.O. Box 705, Waitsfield, VT 05673	

C PROPERTY LOCATION (Address in full) 105 Vermont Route 100, Warren, VT 05674	D DATE OF CLOSING 11/19/04
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E INTEREST IN PROPERTY

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

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

F LAND SIZE (Acres or fraction thereof) 2.51±	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO _____ YES _____ WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO _____ YES _____ STATE RELATIONSHIP _____ FINANCING: <input checked="" type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
---	---

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

1. 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 \$ <u>243,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0.00</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>243,500.00</u>
--	--	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 2,293.75

Q DATE SELLER ACQUIRED 9/19/67

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>Nov. 19, 2004</u> BOOK NUMBER <u>170</u> PAGE NO. <u>261-263</u> LISTED VALUE \$ <u>5000</u> GRAND LIST YEAR OF <u>2004</u> PARCEL ID NO. <u>1-00000-3</u> GRAND LIST CATEGORY <u>22</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>Elaine E. Fuchs</u> CLERK DATE <u>Nov. 22, 2004</u>	TOWN NUMBER <u>5091</u>
---	--	--------------------------------

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	100,000.00
b. Value of property enrolled in current use program	b. \$	
c. Value of qualified working farm	c. \$	
d. Add Lines 1a, b, and c	d. \$	100,000.00
e. Tax rate	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$	500.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	243,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	100,000.00
c. Subtract Line 2b from Line 2a	c. \$	143,500.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,793.75
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	2,293.75

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 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. b and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer does / ~~does not~~ (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Bryan Kingsbury	11/19/07	Adam R. Whitney	11/19/07
Victoria Kingsbury		Marilyn A. Ruseckas	
Preparer's Signature		Prepared by King & King	
Preparer's Address Waitsfield, VT 05673		Buyer's Representative _____ Tel. _____	

Keep a copy of this return for your records.

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Colleen M. Lampert	2971 Vermont Route 100	[REDACTED]
Jeffrey R. Lampert	Warren, VT	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Andrew Mihailovic	63A Mt. Auburn St. Apt 3A Watertown, MA 02474	
C PROPERTY LOCATION (Address in full)	D DATE OF CLOSING	
2971 VT Route 100, Warren, VT	11/22/04	

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>202,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>202,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 2,525.00

Q DATE SELLER ACQUIRED 8/4/94

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>Nov 22, 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>170</u> PAGE NO. <u>234-235</u>		
LISTED VALUE \$ <u>25,200</u> GRI AND LIST YEAR OF _____	SIGNED <u>[Signature]</u> CLERK	
PARCEL ID NO. <u>1000005-8</u>	DATE <u>Nov 23, 2004</u>	
GRAND LIST CATEGORY <u>R1</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____
e. Tax rate	e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>202,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>2,525.00</u>

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
 - 1. This property is the subject of Permit No. _____ 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) b
- E. That this transfer does/does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>	<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>		
<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>		

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

Preparer's Address P.O. Box 656, Moretown, VT Buyer's Representative _____ Tel: _____
(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert Rosen Kimberly Reynolds	342 Fuller Farm Rd PO Box 388 Warren VT 05674	[REDACTED]
E BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Vermont Relinquished Properties LLC	c/o CATIC 101 Corporate Place, Rocky Hill CT 06067	

C PROPERTY LOCATION (Address in full) Unit #52, The Bridges, Warren	D DATE OF CLOSING 11-19-04
---	--------------------------------------

E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>150,000.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ <u>0</u>	O PRICE PAID FOR REAL PROPERTY \$ <u>150,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE: _____		

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

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

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 <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>Nov 19, 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>173</u> PAGE NO. <u>207-208</u>		
LISTED VALUE \$ <u>65,700</u> GRAND LIST YEAR OF <u>2004</u>		
PARCEL ID NO. <u>005052</u>	SIGNED <u>[Signature]</u> CLERK	
GRAND LIST CATEGORY <u>0</u>	DATE <u>Nov 23, 2004</u>	

RATE SCHEDULE

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

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Robert Rosen</i>	11-19-04		
<i>Kimberly Reynolds</i>	11-19-04		

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Nero's North II, LLC	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER c/o LRF Slater Companies, Inc. 301 South Livingston Avenue Livingston, New Jersey 07039	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. [REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S) David Pollak Emelia Benjamin	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 112 Lancaster Terrace Brookline MA 02446 213 Club Sugarbush North Rd Unit 14	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
C PROPERTY LOCATION (Address in full) Unit #14, Club Sugarbush Condo, Warren		D DATE OF CLOSING 11-22-2004

E INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 268,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0	O PRICE PAID FOR REAL PROPERTY \$ 268,000.00
---	--	---

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

PROPERTY TRANSFER TAX: MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES \$ 3,350.00

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

Q DATE SELLER ACQUIRED 8-31-1979 (partnership) - incorporated and transferred to LLC of same name without gain/loss on 10-14-2004

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD <u>Nov 22 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>175</u> PAGE NO. <u>205-21</u>	SIGNED <u>[Signature]</u> CLERK <u>[Signature]</u>	
LISTED VALUE \$ <u>155,000</u> GRAND LIST YEAR OF <u>2004</u>	DATE <u>Nov 22 2004</u>	
PARCEL ID NO. <u>31424</u>		
GRAND LIST CATEGORY <u>C</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)		1. a. \$ _____
b. Value of property enrolled in current use program		b. \$ _____
c. Value of qualified working farm		c. \$ _____
d. Add Lines 1a, b and c		d. \$ _____
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. \$ 268,000.00
b. Enter amount from Line 1d of Rate Schedule above		b. \$ _____
c. Subtract Line 2b from Line 2a		c. \$ _____
d. Tax Rate		d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$ 3,350.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$ 3,350.00

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. WS 10 5657 10-9-0103 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. 5W0449 as amended 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. 31999 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
NERO'S NORTH II, LLC BY: <u>[Signature]</u>	<u>11.22.07</u>	David Pollak <u>[Signature]</u>	<u>11.22.07</u>
Robert Slater, Manager		Emelia Benjamin	

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

Preparer's Address P. O. Box 515
Waitsfield, Vermont 05673 Buyer's Representative _____ Tel. _____

(Print or Type)

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	_____
b. Value of property enrolled in current use program	b. \$	_____
c. Value of qualified working farm	c. \$	_____
d. Add Lines 1a, b and c	d. \$	0.00
e. Tax rate	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$	_____
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a. \$	220,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	220,000.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	2,750.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	2,750.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	11/12/04	Peter A. Mandelsohn	11/19/04
	11/12/04	Mary C. Mandelsohn Shella McWane attorneys-in-fact	
Preparer's Signature		Prepared by <u>Olenick & Olenick, P.C.</u>	
Preparer's Address <u>P. O. Box 25, Waitsfield, VT 05673</u>		Buyer's Representative _____	Tel. _____
		(Print or Type)	

Keep a copy of this return for your records.

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John P. Merriam	77 Bailey Ave.	[REDACTED]
Caroline L. Youngblood	Montpelier, VT 05602	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Chris Caisey	15 19 th Playhouse Circle	
Jill Caisey	Hampton, NH 03842	
162 Upper Phase Rd Unit 33		
C PROPERTY LOCATION (Address in full) The Bridges Unit #33, Warren, VT		D DATE OF CLOSING 11/12/04

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) _____

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

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

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 95,500.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 95,500.00
--	--	--

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 1,193.75

Q DATE SELLER ACQUIRED 8/11/00

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 _____	ACKNOWLEDGMENT	TOWN NUMBER
DATE OF RECORD _____	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER _____ PAGE NO. _____	SIGNED _____ CLERK	
LISTED VALUE \$ _____ GRAND LIST YEAR OF _____	DATE _____	
PARCEL ID NO. _____		
GRAND LIST CATEGORY _____		

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____
e. Tax rate	e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line 0 on front of return	2. a. \$ <u>95,500.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ _____
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>1,193.75</u>

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 84 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
<i>Neal D. Ferenc</i>	11/12/04	<i>[Signature]</i>	11.12.04
<i>[Signature]</i>	11/12/04	<i>[Signature]</i>	11-12-04

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

Preparer's Address P.O. Box 656, Moretown, VT 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) Intio, Inc.	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER C/o Michael Ware, President, 201 Strong Road, Warren, VT 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
[B] BUYER'S (TRANSFeree'S) NAME(S) Drumleys Condominium Association	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

[C] PROPERTY LOCATION (Address in Full) 3209 German Flats Road, Warren, VT 05674	[D] DATE OF CLOSING 11/ /04
---	--------------------------------

[E] INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. EXEMPTION NO. 4

[M] TOTAL PRICE PAID \$ 0.00	[N] PRICE PAID FOR PERSONAL PROPERTY \$ N/A	[O] PRICE PAID FOR REAL PROPERTY \$ 0.00
------------------------------	---	--

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	\$ 0.00
--	---------

[Q] DATE SELLER ACQUIRED N/A

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER
OWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>Nov. 18, 2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>118</u> PAGE NO. <u>282-383</u>	SIGNED <u>Erin P. Thibault</u> CLERK	
STED VALUE \$ _____ GRAND LIST YEAR _____	DATE <u>Nov 18 2004</u>	
PARCEL ID NO. <u>20120001</u>		
GRAND LIST CATEGORY _____		

RATE SCHEDULE

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

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 to be retained: Exemption Number _____ N/A

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>[Signature]</i>	11/16/04	<i>[Signature]</i> Drumley's Condominium Assoc.	11/15/04
By: Michael Ware, President and Duly Authorized Agent			

Preparer's Signature _____ Prepared By Darby Stearns Thorndike Kolter & Ware, LLP
 Preparer's Address 89 South Main Street, Waterbury, Vermont 05678 Buyer's Representative _____ Tele _____

Keep a copy of this return for your records

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

[A] SELLER'S (TRANSFEROR'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Intio, Inc. 3209 German Flats Road Warren, Vermont 05674

[B] BUYER'S (TRANSFeree'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Pennmont, LLP 3209 German Flats Road Warren, Vermont 05674

[C] PROPERTY LOCATION (Address in Full) 3209 German Flats Road, Warren, VT [D] DATE OF CLOSING 11/ /04

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

[F] LAND SIZE (Acres or fraction thereof) .9+/- acres [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 ___ DWELLING UNITS TRANSFERRED 10. [] OTHER Restaurant Describe
3. [] SINGLE FAMILY DWELLING 7. [] MOBILE HOME YEAR ___ MAKE ___ SERIAL NO. ___
4. [] CAMP/VACATION HOME 8. [] CONDOMINIUM WITH ___ UNITS TRANSFERRED

CHECK WHETHER THE BUILDINGS WERE EVER [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 Restaurant 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 Restaurant 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 \$455,000.00 [N] PRICE PAID FOR PERSONAL PROPERTY \$70,000.00 [O] PRICE PAID FOR REAL PROPERTY \$525,000.00

STATE TYPE OF PERSONAL PROPERTY Restaurant Equipment and Furnishings, Inventory, Goodwill
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 \$ 5687.50

[Q] DATE SELLER ACQUIRED 9/10/74

[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 11-11-2004 BOOK NUMBER 170 PAGE NO. 224-23 LISTED VALUE \$ 74000 GRAND LIST YEAR 2004 PARCEL ID NO. GRAND LIST CATEGORY
ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED [Signature] CLERK DATE Nov. 19, 2004 TOWN NUMBER 5098

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a.	\$
b. Value of property enrolled in current use program	b.	\$
c. Value of qualified working farm	c.	\$
d. Add Lines 1(a), (b) and (c)	d.	\$
e. Tax Rate	e.	\$.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e)	f.	\$
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$455,000.00
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$
c. Subtract Line 2(b) from Line 2(a)	c.	\$
d. Tax rate	d.	\$.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.	\$5687.50
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$5687.50

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. EC-17 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel to be retained: Exemption Number _____

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
Intio, Inc.		Pennmont, LLP	11/16/00
By: Michael Ware	11/16/00	By: Keith M. Paxman	

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

Keep a copy of this return for your records

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

[A] SELLER'S (TRANSFEROR'S) NAME(S) Drumleys Condominium Association	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
[B] BUYER'S (TRANSFeree'S) NAME(S) Intio, Inc.	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER C/o Michael Ware, President, 201 Strong Road, Warren, VT-05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.

[C] PROPERTY LOCATION (Address in Full) 3209 German Flats Road, Warren, VT 05674	[D] DATE OF CLOSING 11/ /04
---	--------------------------------

[E] INTEREST IN PROPERTY

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

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

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

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

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

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

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

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

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

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

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

[L] IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. EXEMPTION NO. 4

[M] TOTAL PRICE PAID \$ 0.00	[N] PRICE PAID FOR PERSONAL PROPERTY \$ N/A	[O] PRICE PAID FOR REAL PROPERTY \$ 0.00
------------------------------	---	--

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 \$ 0.00

[Q] DATE SELLER ACQUIRED N/A

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	5099
DATE OF RECORD <u>11-15-2004</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>170</u> PAGE NO. <u>334-337</u>	SIGNED <u>Elaine F. Turner</u> CLERK	
LISTED VALUE \$ _____ GRAND LIST YEAR _____	DATE <u>11-15-2004</u>	
PARCEL ID NO. <u>2001-0004</u>		
GRAND LIST CATEGORY _____		

RATE SCHEDULE

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

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 to be retained: Exemption Number _____ N/A

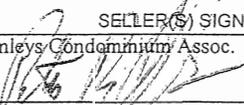
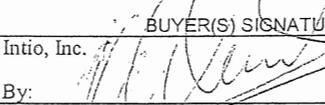
Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D instructions) _____
- E. That this transfer XXX/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 (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
Drumleys Condominium Assoc. By: 	11/16/04	Intio, Inc. By: 	11/16/04
Peter Reynells, Duty Authorized Agent		Michael Ware, President and Duty Authorized Agent	

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

Keep a copy of this return for your records

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$ _____
b. Value of property enrolled in current use program	b. \$ _____
c. Value of qualified working farm	c. \$ _____
d. Add Lines 1a, b and c	d. \$ _____
e. Tax rate	e. _____ 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ _____
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>102,000.00</u>
b. Enter amount from Line 1d of Rate Schedule above	b. \$ _____
c. Subtract Line 2b from Line 2a	c. \$ _____
d. Tax Rate	d. _____ 0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>1,275.00</u>
3. Total Tax Due:	3. \$ <u>1,275.00</u>
Add Lines 1f and 2e and enter here and on line P on front of return	

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:
ID-9-0162, 10610 5283, WW-5-6272
 - 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. 5W0155 and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer ~~does~~ does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at 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
 Steven G. Sweitzer	11/22/04	 Catherine MacLeod	11-24-04
 Donna F. Frimpter-Sweitzer	11/12/04	 Sheila K. Getzinger	
Preparer's Signature	Prepared by <u>Sheila K. Getzinger, Esq.</u>		
Preparer's Address <u>P. O. Box 515 Waitsfield, Vermont 05673</u>	Buyer's Representative _____ Tel. _____ (Print or Type)		