

November-07

ADAMS JAMES AND ELLEN	MCGLAFLIN PATRICK AND KIMBERLY	88 SUGARBUSH WOODS	\$190,000	6096
COOK ROBERT C. AND JUNE COOK	RHOADS STEPHEN AND JOAN RHOADS	VILLAGE GATE 209	\$ 78,500.00	6114
DEROSE CHARLES AND LEILA	KAPSALIS JEFFREY & CHRISTOS	EASTMENT	\$ -	6112
GADE JOHN ESTATE OF	GADE JEREL	ALPINE	\$ -	6100
HUSSEY JEFFREY W.	ESPOSITO ANTHONY & MAUREEN ESPOSITO	TIMBERLINE 8	\$104,251.75	6110
JONES JAMES AND JOHN JONES	CARTER VEDA ESTATE OF	EASEMENT	\$ -	6103
JONES JAMES AND JOHN JONES	HOLTER TIMOTHY AND GRACE HOLTER	183 MAIN STREET	\$245,000.00	6104
KAPSALIS JEFFREY & CHRISTOS	DEROSE CHARLES AND LELIA	EASTMENT	\$ -	6111
KAPSALIS JEFFREY & CHRISTOS	ROTH VIRGINIA, ROTH LISA, BARTLETT LAURIE & BURFOOT MARIA		\$301,600.00	6113
KIDDER PAUL E. SR	KIDDER PAUL E. SR AND JOANNENE KIDDER	209 POTATO LANE	\$ -	6102
KINGSBURY JANICE TRUSTEE	VERMONT LAND TRUST INC	284 VT RTE 100	\$495,000.00	6098
MCCANN MICHAEL & JENNIFER	JOYCE EDWARD & HEATHER	93 UPPER PINES ROAD	\$233,665.00	6101
SEGAL NANCY S.	SEGAL TODD AND DEBORAH SEGAL	72 SHADY LANE	\$260,000.00	6106
SUGERMAN STEVE	KESSLER HANS AND SARA	1999 AIRPORT ROAD	\$185,000.00	6099
THOMSON LYDIA SMITH	SEAMAN COLIN AND JANE SEAMAN	106 WOODS ROAD SOUTH	\$228,000.00	6107
THOMSON LYDIA SMITH	SEAMAN COLIN AND JANE SEAMAN	2.1 AC 106 WOODS RD S	\$ 12,000.00	6108
TWOMBLY WILLIAM AND JENNIFER	STEINTHORSSON GEORGE & SUSAN DUNNING	CLAY BROOK U 231 INT II LO 233	\$181,000.00	6097
U.S. RESORTS TRUST	KRALEY JOYCE M.	SEASONS 202/204 WK 21	\$ 2,200.00	6105
WISLON JOHN F. JR AND NANCY WILSON	KOWENHOVEN MARY	SNOW CREEK 107	\$ -	6109

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James J. Adams	569 Blush Hill Road, Waterbury, Vt. 05676	[REDACTED]
Ellen B. Adams	same as above	[REDACTED]
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Patrick J. McGlaflin	5 Night Run Road	[REDACTED]
Kimberly A. McGlaflin	Charlotte, Vermont 05445	[REDACTED]

C PROPERTY LOCATION (Address in full) 88 Sugarbush Woods Circle Warren	D DATE OF CLOSING 11-05-2007
--	--

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 \$ 190,000.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 190,000.00

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 2,375.00

Q DATE SELLER ACQUIRED 2-2-2004

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 NUMBER 6096
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>10/31/07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>192</u> PAGE NO. <u>776-778</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>104900</u> GRAND LIST YEAR OF <u>2007</u>	DATE <u>11/5/07</u>	
PARCEL ID NO. <u>006001-4</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 13204</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions).....	1. a. \$ <u>0.00</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 1a, b and c	d. \$ <u>0.00</u>
e. Tax rate.....	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e.....	f. \$ <u>0.00</u>
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ <u>190,000.00</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>190,000.00</u>
d. Tax Rate	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>2,375.00</u>
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>2,375.00</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 _____

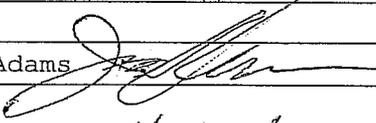
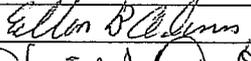
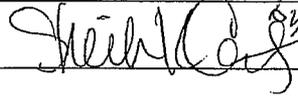
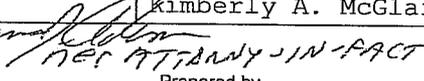
Seller(s) further certifies as follows:

- 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) _____
 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
James J. Adams 	10-31-07	Patrick J. McGlaflin	
Ellen B. Adams 		Kimberly A. McGlaflin	
Preparer's Signature 		Prepared by  NEP ATTORNEY-IN-FACT	
Preparer's Address _____		Buyer's Representative Olenick + Olenick	Tel. 496-2267

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
William Douglas Twombly		20 Reichert Circle Westport CT 06880		[REDACTED]
Jennifer Kaye Twombly		20 Reichert Circle Westport CT 06880		[REDACTED]
B BUYER'S (TRANSFereeE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
George Steinthorsson		52 Yacht Haven Drive, Shelburne, VT 05482		
Susan Patricia Dunning		same		
C PROPERTY LOCATION (Address in full)				D DATE OF CLOSING
Unit #231, Interval II, Plus lock out #233, Clay Brook at Sugarbush Condominium, Warren, VT				11/7/07
E INTEREST IN PROPERTY				
1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input checked="" type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER				
F LAND SIZE (Acres or fraction thereof)		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 checked="" type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER		
H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):				
1. <input type="checkbox"/> NONE 5. <input type="checkbox"/> FARM BUILDINGS 9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY 6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED 10. <input type="checkbox"/> OTHER _____ DESCRIBE _____ 3. <input type="checkbox"/> SINGLE FAMILY DWELLING 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 4. <input type="checkbox"/> CAMP/VACATION HOME 8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <u>1</u> (INSERT NUMBER) UNITS TRANSFERRED (<u>1 interval</u>)				
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE				
I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):				
1. <input type="checkbox"/> PRIMARY RESIDENCE 3. <input checked="" type="checkbox"/> CAMP/VACATION 5. <input type="checkbox"/> OPERATING FARM 7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____ 2. <input type="checkbox"/> OPEN LAND 4. <input type="checkbox"/> TIMBERLAND 6. <input type="checkbox"/> GOVERNMENT USE 8. <input type="checkbox"/> OTHER _____ DESCRIBE _____				
J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):				
1. <input type="checkbox"/> PRIMARY RESIDENCE 3. <input checked="" type="checkbox"/> CAMP/VACATION 5. <input type="checkbox"/> OPERATING FARM 7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____ 2. <input type="checkbox"/> OPEN LAND 4. <input type="checkbox"/> TIMBERLAND 6. <input type="checkbox"/> GOVERNMENT USE 8. <input type="checkbox"/> OTHER _____ DESCRIBE _____				
WAS PROPERTY PURCHASED BY TENANT <input checked="" type="checkbox"/> NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY <input checked="" type="checkbox"/> NO _____ YES				
K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.				
M TOTAL PRICE PAID \$ <u>181,000.00</u>		N PRICE PAID FOR PERSONAL PROPERTY \$ _____		O PRICE PAID FOR REAL PROPERTY \$ <u>181,000.00</u>
STATE TYPE OF PERSONAL PROPERTY _____				
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: _____				
PROPERTY TRANSFER TAX				
MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES				\$ 2,262.50
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS				
Q DATE SELLER ACQUIRED <u>12-7-06</u>				
R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET				

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>11-3-07</u>	SIGNED <u>[Signature]</u>	<u>6097</u>
BOOK NUMBER <u>192</u> PAGE NO. <u>822-823</u>	CLERK _____	
LISTED VALUE \$ _____ GRAND LIST YEAR OF _____	DATE <u>11/7/07</u>	
PARCEL ID NO. _____		
GRAND LIST CATEGORY <u>Time Share</u>		
SPAN _____		

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. \$ 181,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 0.00
c. Subtract Line 2b from Line 2a	c. \$ 181,000.00
d. Tax rate	d. .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ 2,262.50
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ 2,262.50

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. WW509383 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. 5W104515D 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. 37854 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>William D. ...</i>	11/3/07	<i>Sheila Getzinger</i>	11-7-07
<i>Jennifer K. ...</i>	11/3/07	<i>...</i>	11-7-07

Preparer's Signature

[Signature]

Prepared by Olenick & Olenick, P.C.

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

Buyer's Representative Sheila Getzinger, Esq. Tel. (Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

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

Janice Kingsbury, Trustee	4317 Main Street, Waitsfield, VT 05673	
---------------------------	--	--

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

Vermont Land Trust, Inc.	8 Bailey Avenue, Montpelier, VT 05602	
--------------------------	---------------------------------------	--

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

284 VT Route 100, Warren, 05674 (20.2 acres) and VT Route 100, Waitsfield, 05673 (1.4 acres)	November 7, 2007
--	------------------

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) 20.2± (Warren) & 1.4 (Waitsfield)	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO YES STATE RELATIONSHIP FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
---	--

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

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

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

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

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

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

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

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

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

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

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

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.
Exemption #12

M TOTAL PRICE PAID \$ 495,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0.00	O PRICE PAID FOR REAL PROPERTY \$ 495,000.00
---	---	---

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

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

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

Q DATE SELLER ACQUIRED 9/26/1952

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)

<p style="text-align: center;">THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</p> <p>TOWN/CITY <u>Warren</u></p> <p>DATE OF RECORD <u>11/21/07</u></p> <p>BOOK NUMBER <u>193</u> PAGE NO. <u>3-4</u></p> <p>LISTED VALUE <u>\$284,200</u> GRAND LIST YEAR OF <u>2007</u></p> <p>PARCEL ID NO. <u>100000-4</u></p> <p>GRAND LIST CATEGORY <u>R2</u></p> <p>SPAN <u>690 219 11577</u></p>	<p style="text-align: center;">ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.</p> <p>SIGNED <u>[Signature]</u> CLERK</p> <p>DATE <u>11/8/07</u></p>	<p>TOWN NUMBER</p> <p style="font-size: 2em;"><u>6098</u></p>
--	---	---

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions)	1. a. \$	
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. \$	
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 \$1-304(a)(1)(A)
 - b. Parcel retained: Exemption Number

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

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

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

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
<i>Janece M Kingsbury</i> Janece Kingsbury, Trustee		Vermont Land Trust, Inc. <i>[Signature]</i>	11/26/07
Preparer's Signature <i>[Signature]</i>		Prepared by King & King	
Preparer's Address P.O. Box 879 Waitsfield, VT 05673		Buyer's Representative (Print or Type) _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) Steven J. Sugerman		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 103 DEACONS GREEN CLARKS GREEN PA 08411		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. XXXXXXXXXX
B BUYER'S (TRANSFEEE'S) NAME(S) Hans Kessler Sara Kessler		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 1999 Airport Road Warren VT 05674		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. XXXXXXXXXX XXXXXXXXXX
C PROPERTY LOCATION (Address in full) 1999 Airport Road, Warren, VT			D DATE OF CLOSING 11/9/07	
E INTEREST IN PROPERTY				
1. <input checked="" type="checkbox"/> FEE SIMPLE 3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST 5. <input type="checkbox"/> TIME-SHARE 7. <input type="checkbox"/> EASEMENT/ROW				
2. <input type="checkbox"/> LIFE ESTATE 4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST 6. <input type="checkbox"/> LEASE 8. <input type="checkbox"/> OTHER _____				
F LAND SIZE (Acres or fraction thereof)		G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____		
H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):				
1. <input type="checkbox"/> NONE 5. <input type="checkbox"/> FARM BUILDINGS 9. <input type="checkbox"/> STORE				
2. <input type="checkbox"/> FACTORY 6. <input type="checkbox"/> MULTI-FAMILY WITH _____ (INSERT NUMBER) DWELLING UNITS TRANSFERRED 10. <input type="checkbox"/> OTHER _____ DESCRIBE _____				
3. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING 7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____				
4. <input type="checkbox"/> CAMP/VACATION HOME 8. <input type="checkbox"/> CONDOMINIUM WITH _____ (INSERT NUMBER) UNITS TRANSFERRED				
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE				
I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):				
1. <input checked="" type="checkbox"/> PRIMARY RESIDENCE 3. <input type="checkbox"/> CAMP/VACATION 5. <input type="checkbox"/> OPERATING FARM 7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE _____				
2. <input type="checkbox"/> OPEN LAND 4. <input type="checkbox"/> TIMBERLAND 6. <input type="checkbox"/> GOVERNMENT USE 8. <input type="checkbox"/> OTHER _____ DESCRIBE _____				
J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):				
1. <input 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 <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES				
K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.				
M TOTAL PRICE PAID \$ 185,000.00		N PRICE PAID FOR PERSONAL PROPERTY \$ _____		O PRICE PAID FOR REAL PROPERTY \$ 185,000.00
STATE TYPE OF PERSONAL PROPERTY _____ IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: _____				
PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES				
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS				\$ 1,562.50
Q DATE SELLER ACQUIRED 4-8-02				
R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #3 _____ (CONTINUED ON REVERSE SIDE)				

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>6099</u>
DATE OF RECORD <u>11-9-07</u>	SIGNED <u>[Signature]</u> CLERK	
BOOK NUMBER <u>193</u> PAGE NO. <u>13-14</u>	DATE <u>11/9/07</u>	
LISTED VALUE \$ <u>146400</u> GRAND LIST YEAR OF <u>2007</u>		
PARCEL ID NO. <u>009602-3</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 12889</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. \$	185,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	100,000.00
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. \$	1,562.50

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 AM-5-0044
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	11/9/07		11/09/07 11.09.07

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

LEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <small>BLACKOUT ON TOWN COPY ONLY</small>
Estate of John W. Gade	40 Jerel W. Gade 2758 Seg Woia Dr	
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <small>BLACKOUT ON TOWN COPY ONLY</small>
Jerel ^W Gade	Marungie PA 18062-8439 2758 Seg Woia Dr	

C PROPERTY LOCATION (Address in full) Alpine Plat D Block 36 Lot 28 **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 _____ (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 _____ (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 \$ 0 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ _____

STATE TYPE OF PERSONAL PROPERTY _____

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

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

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

Q DATE SELLER ACQUIRED _____

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>11-5-07</u> BOOK NUMBER <u>193</u> PAGE NO. <u>34-35</u> LISTED VALUE \$ <u>400</u> GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. <u>417110</u> GRAND LIST CATEGORY <u>M</u> SPAN <u>690 219 11041</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11-9-07</u>	TOWN NUMBER <u>6000</u>
---	--	----------------------------

RATE SCHEDULE

1. Tax on Special Rate Property:

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

2. Tax on General Rate Property:

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

3. Total Tax Due:

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

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

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

Preparer's Signature _____ Prepared by _____

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

[A] SELLER'S (TRANSFEROR'S) NAME(S) Michael McCann Jennifer McCann	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 93 Upper Pines Road Warren, VT 05674 93 Upper Pines Road Warren, VT 05674	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY
[B] BUYER'S (TRANSFeree'S) NAME(S) Edward M. Joyce, Jr. Heather G. Joyce	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 5 Davis Street Plymouth, MA 02360 5 Davis Street Plymouth, MA 02360	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. BLACK OUT ON TOWN COPY ONLY

[C] PROPERTY LOCATION (Address in Full) 93 Upper Pines Road, Warren, VT 05674	[D] DATE OF CLOSING 11/9/07
--	---------------------------------------

[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) 1.0 acres ±	[G] SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED [X] NO <input type="checkbox"/> YES WAS SALE BETWEEN FAMILY MEMBERS [X] NO <input type="checkbox"/> YES STATE RELATIONSHIP FINANCING: [X] CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
---	---

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

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

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

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

1. <input 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 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: \$ 233,665.00	[N] PRICE PAID FOR PERSONAL PROPERTY: N/A	[O] PRICE PAID FOR REAL PROPERTY: \$233,665.00
--	--	---

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

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

[P] TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS **\$2,920**
\$1,670.81

[Q] DATE SELLER ACQUIRED November 6, 2001

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER 6101
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>11-9-07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>193</u> PAGE NO. <u>52-53</u>	SIGNED <u>[Signature]</u> , CLERK	
LISTED VALUE \$ <u>11,700</u> GRAND LIST YEAR <u>2007</u>	DATE <u>11/13/07</u>	
PARCEL ID NO. <u>605003-1</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 11930</u>		

RATE SCHEDULE

1. Tax on Special Rate Property:		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See instructions)	1. a.	\$ 100,000.00
b. Value of property enrolled in current use program	b.	\$ 0.00
c. Value of qualified working farm	c.	\$ 0.00
d. Add Lines 1(a), (b) and (c)	d.	\$ 100,000.00
e. Tax Rate	e.	\$.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line (e)	f.	\$ 500.00
2. Tax on General Rate Property:		
a. Enter amount from Line O on front of return	2. a.	\$ 233,665.00
b. Enter amount from Line 1(d) of Rate Schedule above	b.	\$ 100,000.00
c. Subtract Line 2(b) from Line 2(a)	c.	\$ 133,665.00
d. Tax rate	d.	\$.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d)	e.	\$ 1,670.81
3. Total Tax Due:		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return	3.	\$ 1,670.81

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 ~~xxxxx~~/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>Michael McLean by [Signature]</i>	11/9/07	EMJ, Jr. <i>[Signature]</i>	11/9/07
<i>Jane McLean by [Signature]</i>	11/9/07	HGJ <i>[Signature]</i>	11/9/07

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

Keep a copy of this return for your records

Rev 9/05 FORM PT.

[Handwritten Signature]

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Paul E. Kidder, Sr.	832 Rensselaer Avenue Staten Island, New York 10309	[REDACTED] Town Copy Only
B BUYER'S (TRANSFereeE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Paul E. Kidder, Sr. Joannene Kidder	832 Rensselaer Avenue Staten Island, New York 10309	[REDACTED] Town Copy Only

C PROPERTY LOCATION (Address in full) 209 Potato Lane Warren	D DATE OF CLOSING 10-12-2007
--	--

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) 2.6 acres +/-

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED YES NO

WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP Husband/Wife

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER None

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

4. CAMP/VACATION HOME 8. CONDOMINIUM WITH _____ (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 YES NO DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY YES NO

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

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

#5 - Transfer between husband and wife with no consideration

M TOTAL PRICE PAID \$ 0.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 0.00
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: _____		

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

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

Q DATE SELLER ACQUIRED 7-14-2006

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #2 no consider (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	6102	
DATE OF RECORD <u>11-12-07</u>	SIGNED <u>[Signature]</u> CLERK		
BOOK NUMBER <u>193</u> PAGE NO. <u>86-87</u>	DATE <u>11-13-07</u>		
LISTED VALUE \$ <u>104800</u> GRAND LIST YEAR OF <u>2007</u>			
PARCEL ID NO. <u>009008-4</u>			
GRAND LIST CATEGORY <u>R1</u> SPAN <u>690 219 11245</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. \$	
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. \$	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.	0.0125
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. EC-5-0512 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>Paul E. Kidder Sr.</i>		<i>Paul E. Kidder Sr.</i>	
Paul E. Kidder, Sr.		Paul E. Kidder, Sr.	
		<i>Joannene Kidder</i>	
		Joannene Kidder	

Preparer's Signature *Sheila K. Getzinger* Prepared by Sheila K. Getzinger

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James R. Jones	2632 Lincoln Gap Road, Warren, Vt. 05674	0-000-0000
John F. Jones	PO Box 25, Warren VT 05674	Black out on Town Copy Only
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Estate of Veda H. Carter	Warren VT 05674	Black out on Town Copy Only

C PROPERTY LOCATION (Address in full) 183 Main Street Warren	D DATE OF CLOSING
---	--------------------------

E INTEREST IN PROPERTY

1. <input type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input 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 NO YES

WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP _____

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER _____

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>0.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	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 EXPLAIN: _____

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

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

Q DATE SELLER ACQUIRED 1990

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER 6103
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>11/16/07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>193</u> PAGE NO. <u>93-94</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>Easement</u> GRAND LIST YEAR OF <u>2007</u>	DATE <u>11-19-07</u>	
PARCEL ID NO. <u>004001-3</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 11481</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. \$		
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. \$		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.		0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$		0.00
3. Total Tax Due:			
Add Lines 1f and 2e and enter here and on line P on front of return	3. \$		0.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

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

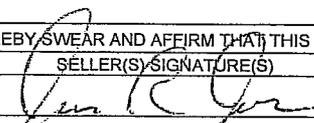
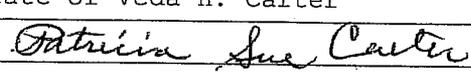
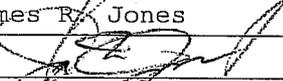
Seller(s) further certifies as follows:

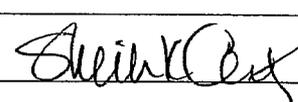
- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit,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

WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Under penalties of perjury, seller(s) certifies that at 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
	11-10-07	Estate of Veda H. Carter	
James R. Jones		BY: 	11.11.07
	11-10-07		
John F. Jones			

Preparer's Signature  Prepared by Sheila K. Getzinger

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
James R. Jones	2632 Lincoln Gap Road, Warren, Vt. 05674	[REDACTED]
John F. Jones	P.O. Box 25 Warren VT 05674	[REDACTED]
B BUYER'S (TRANSFEREE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Timothy C. Holter	183 MAIN ST	[REDACTED]
Grace M. Holter	WARREN VT	[REDACTED]
	05674	
C PROPERTY LOCATION (Address in full) Lot #1, 183 Main Street	Warren	D DATE OF CLOSING 11-15-2007

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) 1.12 acres +/-

G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED YES NO

WAS SALE BETWEEN FAMILY MEMBERS YES NO STATE RELATIONSHIP

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 245,000.00

N PRICE PAID FOR PERSONAL PROPERTY \$ _____

O PRICE PAID FOR REAL PROPERTY \$ 245,000.00

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 2,312.50

Q DATE SELLER ACQUIRED 1990 _____

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER 6104
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT	
DATE OF RECORD <u>11/10/07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>193</u> PAGE NO. <u>95-97</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>105,100</u> GRAND LIST YEAR OF <u>2007</u>	DATE <u>11/19/07</u>	
PARCEL ID NO. <u>004001-3</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 11481</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. 0.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e.....	f. \$ 500.00
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ 245,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 100,000.00
c. Subtract Line 2b from Line 2a	c. \$ 145,000.00
d. Tax Rate	d. 0.0125
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. \$ 2,312.50

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the

following reasons:

- 1. This property is the subject of Permit No. WW-5-4203 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
	11-10-07		11/16/07
James R. Jones		Timothy C. Holter	
	11-10-07		11/16/07
Joan F. Jones		Grace M. Holter	
Preparer's Signature	Prepared by Sheila K. Getzinger		
Preparer's Address P. O. Box 515, Waitsfield, Vt. 05673	Buyer's Representative Olenick & Olenick PC	Tel. 496-2267	
		(Print or Type)	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES

MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
U. S. Resorts Trust	P. O. Box 401 Warren, VT 05674	
B BUYER'S (TRANSFEREE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Joyce M. Kralej	22 Sunset Road Maynard, MA 01754	072-44-6626
C PROPERTY LOCATION (Address in full) Unit # 202/204, Week #21		D DATE OF CLOSING 07/06/04

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)

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

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

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

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 2,200.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 2,200.00

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 **\$ 27.50**

Q DATE SELLER ACQUIRED _____

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>8-16-04</u> BOOK NUMBER <u>193</u> PAGE NO. <u>120-121</u> LISTED VALUE \$ _____ GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. _____ GRAND LIST CATEGORY <u>Time Share</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11/20/07</u>	TOWN NUMBER <u>6105</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. \$	2,200.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	2,200.00
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	27.50

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	27.50
---	-------	-------

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. PB-5-0122-1 and is in compliance with said permit, or
 - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
 - a. Parcel to be sold: Exemption Number _____
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

WITHHOLDING CERTIFICATION

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

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

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
	8/16/04		11/16/07

Preparer's Signature Prepared by **P. J. Nye, Agent**

Preparer's Address **P. O. Box 401, Warren, Vt 05674** Buyer's Representative Joyce Kralley Tel. 978-897-5223
(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Nancy S. Segal	92 Amber Way, Unit #5, Warren, Vt. 05674	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Todd A. Segal	2125 Lake Shore Avenue, Los Angeles, CA 90039	[REDACTED]
Deborah C. Segal	211 Webster Street, Unit #2, East Boston, MA 02128	[REDACTED]

C PROPERTY LOCATION (Address in full) 74 Shady Lane Warren	D DATE OF CLOSING 10-14-2007
---	--

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 YES NO

WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP Parent to 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 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 \$ 260,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ 260,000.00
---	--	---

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 3,250.00

Q DATE SELLER ACQUIRED 10-17-1966

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGMENT	TOWN NUMBER
TOWN/CITY <u>Warren</u>	DATE OF RECORD <u>11-7-07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>193</u>	PAGE NO. <u>131-132</u>	SIGNED <u>[Signature]</u> CLERK	6106
LISTED VALUE \$ <u>118,000</u>	GRAND LIST YEAR OF <u>2007</u>	DATE <u>11/14/07</u>	
PARCEL ID NO. <u>221002</u>			
GRAND LIST CATEGORY <u>R1</u>			
SPAN <u>690 219 12672</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. \$	
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. \$	260,000.00
b. Enter amount from Line 1d of Rate Schedule above		b. \$	0.00
c. Subtract Line 2b from Line 2a		c. \$	260,000.00
d. Tax Rate		d.	0.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$	3,250.00
3. Total Tax Due:			
Add Lines 1f and 2e and enter here and on line P on front of return		3. \$	3,250.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
 B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
 C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

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

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
 E. That this transfer ~~does~~/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
NSS <i>Nancy S. Legal</i>	11-7-07	TAS <i>Todd A. Seral</i>	
		DCS <i>Robert Seral</i>	11/14/07
		<i>David O'Leary</i>	
Preparer's Signature <i>Sheila K. Getzinger</i>		Prepared by <i>Sheila K. Getzinger</i>	
Preparer's Address P. O. Box 515, Waitsfield, Vt. 05673		Buyer's Representative Olenick & Olenick PC Tel. 496-2267	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

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

Lydia Smith Thomson	Cathedral Village, Apt. B-402, Philadelphia, PA 19128	[REDACTED]
	600 East Cathedral Road, Philadelphia, PA 19128	

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

Jane Seaman	106 Woods Road South, Warren, VT 05674	[REDACTED]
Colin Seaman		[REDACTED]

C PROPERTY LOCATION (Address in full) 106 Woods Road South, Warren, VT 05674	D DATE OF CLOSING November 21, 2007
--	---

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) 2.1±	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO YES STATE RELATIONSHIP FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
--	--

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

1. NONE 5. FARM BUILDINGS 9. STORE

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

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

4. CAMP/VACATION HOME 8. CONDOMINIUM WITH _____ (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 \$ 228,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0.00	O PRICE PAID FOR REAL PROPERTY \$ 228,000.00
---	---	---

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 2,100.00
---	-------------

Q DATE SELLER ACQUIRED 1976

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

(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER 6107
TOWN/CITY <u>Warren</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
DATE OF RECORD <u>11/20/07</u>	SIGNED <u>[Signature]</u> CLERK	
BOOK NUMBER <u>193</u> PAGE NO. <u>162-163</u>	DATE <u>11/26/07</u>	
LISTED VALUE \$ <u>137,600</u> GRAND LIST YEAR OF _____		
PARCEL ID NO. <u>009005</u>		
GRAND LIST CATEGORY <u>RI</u>		
SPAN <u>690 219 12976</u>		

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Lydia Smith Thomson	Cathedral Village, Apt. B-402	[REDACTED]
	600 East Cathedral Road, Philadelphia, PA 19128	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Jane Seaman	106 Woods Road South, Warren, VT 05674	[REDACTED]
Colin Seaman		[REDACTED]
C PROPERTY LOCATION (Address in full) 106 Woods Road South, Warren, VT 05674		D DATE OF CLOSING November 21, 2007

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)
2.1±

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

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

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

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

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 \$ 12,000.00	N PRICE PAID FOR PERSONAL PROPERTY \$ 0.00	O PRICE PAID FOR REAL PROPERTY \$ 12,000.00
--	---	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 150.00

Q DATE SELLER ACQUIRED 1977

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>11-20-07</u> BOOK NUMBER <u>193 sub</u> PAGE NO. <u>164-165</u> LISTED VALUE \$ <u>137,600</u> GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. <u>009005</u> GRAND LIST CATEGORY <u>R1</u> SPAN <u>690 219 12967</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11-26-07</u>	TOWN NUMBER <u>6108</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. \$
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. \$ 12,000.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 0.00
c. Subtract Line 2b from Line 2a	c. \$ 12,000.00
d. Tax rate	d. .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ 150.00
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ 150.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
1. This property is the subject of Act 250 Permit No. and is in compliance with said permit, or
 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) 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
 Lydia Smith-Thomson	11/20/07	 Jane Seaman	11-21-07
		 Colin Seaman	11/21/07
RICHARD JOHNSTON KING AS ATTORNEY-IN-FACT			

Preparer's Signature

Prepared by King & King

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

Buyer's Representative

(Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
John F. Wilson, Jr.	27 Brockden Drive, Mendham, NJ 07945	XXXXXXXXXX
Nancy J. Wilson		XXXXXXXXXX
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Mary Kowenhoven	PO BOX 238 Warren VT 05674	
C PROPERTY LOCATION (Address in full)		D DATE OF CLOSING
Unit #107 Snow Creek Condominium, Warren, VT		

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 _____ 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 UNITS TRANSFERRED

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

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

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

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

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

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

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

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

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

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

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

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

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

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

Q DATE SELLER ACQUIRED 7-18-84

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> DATE OF RECORD <u>10/21/07</u> BOOK NUMBER <u>193</u> PAGE NO. <u>191</u> LISTED VALUE \$ <u>96,000</u> GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. <u>324107</u> GRAND LIST CATEGORY <u>0</u> SPAN <u>690-219-13248</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11-28-07</u>	TOWN NUMBER <u>6109</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. \$0.05
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. \$
b. Enter amount from Line 1d of Rate Schedule above		b. \$0.00
c. Subtract Line 2b from Line 2a		c. \$
d. Tax rate		d. \$0.125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d		e. \$0.00
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return		3. \$0.00

LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

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

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

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

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

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

Seller(s) further certifies as follows:

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

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

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

WITHHOLDING CERTIFICATION

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

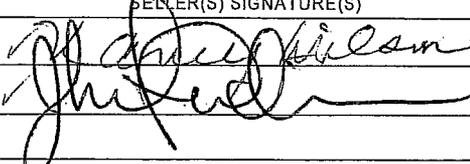
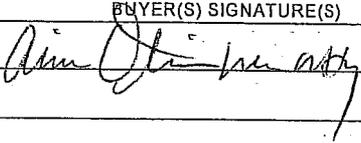
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

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

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

4. 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
	9/20/07 9/20/07		

Preparer's Signature

Prepared by Olenick & Olenick, P.C.

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

Buyer's Representative (Print or Type)

Tel.

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Jeffrey W. Hussey	186 Belair Drive Longmeadow MA	██████████
BACK OUT ON TOWN COPY ONLY		
B BUYER'S (TRANSFEEE'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Anthony J. Esposito	6 Pryer Lane, Larchmont, NY 10538	██████████
Maureen Esposito	same	██████████
C PROPERTY LOCATION (Address in full)		D DATE OF CLOSING
Unit #8 Timberline, 25 Timberline Drive, Warren, VT		11/30/07

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) Condo	G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED <input checked="" type="checkbox"/> NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS <input checked="" type="checkbox"/> NO _____ YES STATE RELATIONSHIP FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____
---	--

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

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

CHECK WHETHER THE BUILDINGS WERE EVER 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>104,251.75</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>104,251.75</u>
--	--	--

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	\$ 1,303.15
---	--------------------

Q DATE SELLER ACQUIRED 3-26-04

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		ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.
TOWN/CITY <u>Warren</u>		TOWN NUMBER
DATE OF RECORD <u>11/30/07</u>		
BOOK NUMBER <u>193</u> PAGE NO. <u>220-221</u>		
LISTED VALUE \$ <u>60,000</u> GRAND LIST YEAR OF <u>2007</u>		
PARCEL ID NO. <u>308008</u>	SIGNED <u>[Signature]</u> CLERK	6110
GRAND LIST CATEGORY <u>0</u>	DATE <u>11/30/07</u>	
SPAN <u>690 219 1121</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. \$	-----
b. Enter amount from Line 1d of Rate Schedule above	b. \$	0.00
c. Subtract Line 2b from Line 2a	c. \$	104,251.75
d. Tax rate	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$	1,303.15
3. Total Tax Due:		
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$	1,303.15

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-648, EC-1211-S, EC-5-11462 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. 5W0117 - 5W0251 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. 37984 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>Jeffery Murray Esq</i>		<i>Anthony J. Esposito and</i>	<i>11/30/07</i>
<i>Oliver Olenick</i>	<i>11/30/07</i>	<i>Maurice Esposito by</i>	
<i>Attorney in fact</i>		<i>Sheila K. Getzinger</i>	

Preparer's Signature *[Signature]*

Prepared by **Olenick & Olenick, P.C.**

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

Buyer's Representative **Sheila Getzinger, Esq.** Tel. (Print or Type)

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Christos Kapsalis	4901 Dorset Street, Shelburne, Vermont 05482	
Jeffrey Kapsalis	same as above	
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Charles W. DeRose	677 North Farms Road, Florence, MA 01062	
Leila K. DeRose	same as above	

C PROPERTY LOCATION (Address in full) Shady Tree Road Warren, VT 05674	D DATE OF CLOSING 11-30-2007
---	--

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 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 NO YES
 WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP
 FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER None

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ <u>0.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	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 EXPLAIN: _____

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

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

Q DATE SELLER ACQUIRED 5-10-2005

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #2 no consid. (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER <u>6111</u>
TOWN/CITY <u>Warren</u>	ACKNOWLEDGMENT:	
DATE OF RECORD <u>11-14-07</u>	RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	
BOOK NUMBER <u>193</u> PAGE NO. <u>229-231</u>	SIGNED <u>[Signature]</u> CLERK	
LISTED VALUE \$ <u>right way</u> GRAND LIST YEAR OF <u>2007</u>	DATE <u>11-30-07</u>	
PARCEL ID NO. <u>001010-4</u>		
GRAND LIST CATEGORY <u>R1</u>		
SPAN <u>690 219 12014</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. \$	
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. \$	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.	0.0125
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 1-403(a)(1)
 b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer does/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
Christos Kapsalis		<i>Charles W. DeRose</i> Charles W. DeRose	11/19/07
<i>See other page for signatures</i> Jeffrey Kapsalis		<i>Leila K. DeRose</i> Leila K. DeRose	11/19/07

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

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

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Charles W. DeRose	677 North Farms Road Florence, MA 01062	[REDACTED]
Leila K. DeRose	same as above	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Christos Kapsalis	4901 Dorset Street Shelburne, Vermont 05482	[REDACTED]
Jeffrey Kapsalis	same as above	[REDACTED]

C PROPERTY LOCATION (Address in full) Shady Tree Road Warren, VT 05674	D DATE OF CLOSING 11-30-2007
--	--

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 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 NO YES
 WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP
 FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER None

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

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

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

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

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

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

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

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

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

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

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

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

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

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

Q DATE SELLER ACQUIRED 5-13-1967

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		TOWN NUMBER 6112
TOWN/CITY <u>Warren</u> DATE OF RECORD <u>11-23-07</u> BOOK NUMBER <u>193</u> PAGE NO. <u>232-237</u> LISTED VALUE \$ <u>135400</u> GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. <u>001010-8</u> GRAND LIST CATEGORY <u>V1</u> SPAN <u>690 219 10774</u>	ACKNOWLEDGMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11/30/07</u>	

RATE SCHEDULE

1. Tax on Special Rate Property:

a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions).....	1. a. \$ <u>0.00</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 1a, b and c	d. \$ <u>0.00</u>
e. Tax rate	e. <u>0.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e.....	f. \$ <u>0.00</u>

2. Tax on General Rate Property:

a. Enter amount from Line O on front of return	2. a. \$ <u>0.00</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>0.00</u>
d. Tax Rate	d. <u>0.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ <u>0.00</u>

3. Total Tax Due:

Add Lines 1f and 2e and enter here and on line P on front of return	3. \$ <u>0.00</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) _____

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>Charles W. DeRose</i>	<i>11/19/07</i>	<i>Christos Kapsalis</i>	
Charles W. DeRose		<i>See other page for signatures</i>	
<i>Leila K. DeRose</i>	<i>11/19/07</i>	<i>Jeffrey Kapsalis</i>	
Leila K. DeRose		Jeffrey Kapsalis	

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

Preparer's Address P.O. Box 515, Waitsfield, VT 05673 Buyer's Representative Michael Russell, Esq. Tel. 864-6400
(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. \$	0.00
b. Value of property enrolled in current use program	b. \$	
c. Value of qualified working farm	c. \$	
d. Add Lines 1b, 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		
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.	0.0125
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:

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

Seller(s) further certifies as follows:

- That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 - This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- 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
Charles W. DeRose		<i>Christos Kapsalis</i>	11/15/07
<i>See other page for signatures</i>		<i>Jeffrey Kapsalis</i>	11/15
Leila K. DeRose		Jeffrey Kapsalis	

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

Preparer's Address P.O. Box 515, Waitsfield, VT 05673 Buyer's Representative Michael Russell, Esq. Tel. 864-6400
(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. \$ 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 D 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. 0.0125

e. Tax due on General Rate Property: Multiply Line 2c by Line 2d e. \$ 0.00

3. Total Tax Due: 3. \$ 0.00

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 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 1-403 (a) (1)
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
 - 1. This property is the subject of Act 250 Permit No. _____ and is in compliance with said permit, or
 - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) _____
- E. That this transfer does/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
	11/15/07	Charles W. DeRose	
Christos Kapsalis		see other page for signatures	
	11/15/07	Leila K. DeRose	
Jeffrey Kapsalis			
Preparer's Signature		Prepared by Sheila K. Getzinger, Esq.	
Preparer's Address P.O. Box 515, Waitsfield, VT 05673		Buyer's Representative _____ Tel. _____	

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Christos Kapsalis	5461 Dorset Street, Shelburne, VT 05482	[REDACTED]
Jeffrey Kapsalis	4901 Dorset Street, Shelburne, VT 05482	[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	Buylers' Names and Addresses: ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
See Schedule A attached hereto →	Virginia W. Roth ← Tax bi PO Box 22 Warren, VT 05674 Lisa Roth 407 Redwood Avenue Corte Madera, CA 94926 Maria Burfoot PO Box 284 Warren, VT 05674 Laurie Roth Bartlett PO Box 330 Waitsfield, VT 05673	[REDACTED]
C PROPERTY LOCATION (Address in full)		D DATE OF CLOSING
170 Shady Tree Road, Warren, VT 05674		11/30/07

E INTEREST IN PROPERTY

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

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

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

2 +/- acres WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP

FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER

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

1. NONE 5. FARM BUILDINGS 9. STORE

2. FACTORY 6. MULTI-FAMILY WITH _____ DWELLING UNITS TRANSFERRED 10. OTHER _____ DESCRIBE

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

4. CAMP/VACATION HOME 8. CONDOMINIUM WITH _____ UNITS TRANSFERRED

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

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

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

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

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

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

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

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

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

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

M TOTAL PRICE PAID \$ 301,600.00 **N** PRICE PAID FOR PERSONAL PROPERTY \$ _____ **O** PRICE PAID FOR REAL PROPERTY \$ 301,600.00

STATE TYPE OF PERSONAL PROPERTY _____

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

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS **\$ 3,770.00**

Q DATE SELLER ACQUIRED May 10, 2005

R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET #3 (CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY <u>Warren</u> DATE OF RECORD <u>11-30-07</u> BOOK NUMBER <u>193</u> PAGE NO. <u>235-236</u> LISTED VALUE \$ <u>276,600</u> GRAND LIST YEAR OF <u>2007</u> PARCEL ID NO. <u>001010-4</u> GRAND LIST CATEGORY <u>R1</u> SPAN <u>690-219-12014</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID. SIGNED <u>[Signature]</u> CLERK DATE <u>11/30/07</u>	TOWN NUMBER <u>6113</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 1a, b and c	d. \$ 0.00
e. Tax rate	e.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e	f. \$ 0.00
2. Tax on General Rate Property:	
a. Enter amount from Line O on front of return	2. a. \$ 301,600.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 0.00
c. Subtract Line 2b from Line 2a	c. \$ 301,600.00
d. Tax rate	d.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ 3,770.00
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ 3,770.00

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 Sec 1-304(a)(1)(A)
 - b. Parcel retained: Exemption Number _____

Seller(s) further certifies as follows:

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

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

E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line 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
	CK 4/30/07	Trustee	11/30/07
	JK 11/30/07		

Preparer's Signature _____ Prepared by Michael T. Russell, Esq.

Preparer's Address PO Box 1124, Burlington, VT 05402 Buyer's Representative David Olenick Tel. 862-496-2267
(Print or Type)

SCHEDULE A TO THE VERMONT PROPERTY TRANSFER TAX RETURN

Buyers' Names and Addresses:

Virginia W. Roth ← Tax bill to
PO Box 22
Warren, VT 05674

Laurie Roth Bartlett
PO Box 330
Waitsfield, VT 05673

Lisa Roth
407 Redwood Avenue
Corte Madera, CA 94926

Maria Burfoot
PO Box 284
Warren, VT 05674

VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Robert C. Cook	PO Box 711 LEBANON NH 03766	[REDACTED]
June Cook		[REDACTED]
B BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Stephen D. Rhoads	11 ALTA VISTA DRIVE	[REDACTED]
Joan Lawrence Rhoads	PRINCETON N.J.	[REDACTED]
C PROPERTY LOCATION (Address in full) Unit #209 Village Gate, Warren, VT		D DATE OF CLOSING 11/30/07

E INTEREST IN PROPERTY

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

F LAND SIZE (Acres or fraction thereof) CONDO

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 _____ <small>INSERT (NUMBER)</small>	10. <input type="checkbox"/> OTHER _____ <small>DESCRIBE</small>
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ <small>MAKE</small>	SER. NO. _____
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input checked="" type="checkbox"/> CONDOMINIUM WITH <u>1</u> _____ <small>INSERT (NUMBER)</small>	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 _____ <small>DESCRIBE</small>
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ <small>DESCRIBE</small>

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

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>78,500.00</u>	N PRICE PAID FOR PERSONAL PROPERTY \$ _____	O PRICE PAID FOR REAL PROPERTY \$ <u>78,500.00</u>
STATE TYPE OF PERSONAL PROPERTY _____		
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: _____		

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

P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS \$ 981.25

Q DATE SELLER ACQUIRED 6-2-05

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

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK		ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER <u>6114</u>
TOWN/CITY <u>Warren</u>			
DATE OF RECORD <u>11-30-07</u>			
BOOK NUMBER <u>193</u> PAGE NO. <u>241-243</u>			
LISTED VALUE \$ <u>81,000</u> GRAND LIST YEAR OF <u>2007</u>			
PARCEL ID NO. <u>320209</u>		SIGNED <u>[Signature]</u> CLERK	
GRAND LIST CATEGORY <u>0</u>		DATE <u>12/3/07</u>	
SPAN <u>690 219 12563</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. \$ 78,500.00
b. Enter amount from Line 1d of Rate Schedule above	b. \$ 0.00
c. Subtract Line 2b from Line 2a	c. \$ 78,500.00
d. Tax rate	d. .0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d	e. \$ 981.25
3. Total Tax Due:	
Add Lines 1f and 2e and enter here and on Line P on front of return	3. \$ 981.25

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 _____
 - 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. 5W0583,-2,-3 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 Coob</i>		<i>Stephen D Rhoads</i>	
<i>Jane Coob & Paul Olenick</i>	<i>11/30/07</i>	<i>Jean Lawrence Rhoads</i>	<i>11-30-07</i>
<i>etc. i.e.</i>		<i>by C. J. Olenick</i>	
		<i>att'y in fact</i>	
Preparer's Signature: <i>[Signature]</i>		Prepared by: <i>Olenick & Olenick, P.C.</i>	
Preparer's Address: <i>P.O. Box 25, Waitsfield, VT 05673</i>		Buyer's Representative: <i>Sheila Ware, Esq.</i>	Tel. <i>244-7352</i>