

Improved Property Fact Sheet

* This needs to be completed in as much detail as possible as it is of importance to a potential buyer.

LEGAL: LOT 7 RASPBERRY STMT, SIZE: 5.0 AC, LAKE/CREEK FRT (apr. feet): _____

TAX ACCOUNT #: _____ (Mandatory) TAXES (Yearly): \$ 2,980 20 25 year

EXISTING LOANS: Assumable Non Assumable

1st D/T (approx. bal. \$ _____, monthly pmt \$ _____ including % rate _____)

2nd D/T (approx. bal. \$ _____, monthly pmt \$ _____ including % rate _____)

ANY LIENS (recorded or unrecorded) or any payoffs to be made: NIL

ZONING: Unzoned or Unrestricted or (explain) _____

SELLER WARRANTS: Improvements are not encroaching on any neighboring property or are built across property lines and any setbacks for improvements, septic, well, etc. are in compliance with State, Borough or City regulations.

Explain if necessary _____

SUB. DIV. Covenants & Restrictions, Homeowners Assoc. Fees, Contact Person, Boat/hp Restrictions, or: (please list) _____

(Please include any Covenants, CC&Rs, etc. with the listing agreement)

PROPERTY Owners Assoc.: Yearly Fee: \$ NIL

FLOODING: Or other natural Hazards. Please explain if the property ever flooded or NIL

FUEL TANK(S) Or Hazardous Waste: _____ Are you aware of any fuel spills? NIL

Above ground Under ground Size _____ Age _____

TREES: ✓, VIEWS: ✓, OTHER AMENITIES: _____

LEGAL ACCESS: (road or..) _____, MAINTAINED: _____, LEGAL TRAIL ACC.: _____

HOW TO LOCATE (explain): _____

FLY IN ONLY: ✓, BOAT ACCESS: ✓, ATV, SNOWMACHINE ACCESS: _____

UTILITIES: Public Sewer _____, Private Septic System _____, (DEC approved); Yes _____, No _____ Outhouse on site: ✓

Propane Lights _____, 110 Lights ✓, 12 Volt Lights _____, Solar Panel ✓, Other Generator or inverter
2 11+3

Generator ✓, KW _____, Diesel ✓, Gas ✓ Type of heat: Wood Stove Monitor, etc. oil oil

PIPED. GOOD PRESSURE

WELL: _____ or OTHER SOURCE OF WATER, _____ ELECTRIC? _____; How Far? _____

TELEPHONE AVAILABLE: _____, How Far _____, Natural Gas _____, How Far _____

Cell: _____, Internet: STARLINK, TV: _____, Satellite Dish, TV or Internet, ✓ _____

RESTRICTIONS: On Motor Boats (HP), Time restrictions, etc. Please explain: _____

IMPROVEMENT(S): Main Building Size: _____ sq. ft., Two Story or Loft (circle one) Size _____

Year Built 1999, Bedrooms, 4, Bathrooms, 12nd Building: _____ sq. ft. _____, Two Story or SINGE _____ Year Built 1999

Bedrooms, _____, Bathrooms, _____

3rd Building: _____ sq. ft. _____, Two Story or _____ Year Built _____

Outbuilding (describe): _____ sq. ft. _____ Year Built _____

Type of Foundation: Treated Wood Untreated Wood Concrete/Blocks Other _____Roof (Metal, Asphalt or): _____ Insulation (Floor, Ceiling, Walls) _____

Materials used to build cabin, roofing material and any other "Pertinent" information regarding the cabin (s) that a Buyer would want to know.

CEDAR/PINE SPRUCE

DESCRIBE APPLIANCES Included in the Sale: Stove, Propane or Gas, etc. _____

PROPANE STOVE, FRIDGE. ALL OTHER ELECTRIC

List Other Items included in Sale, i. e. Motors, Boats, Furniture, Beds, Tools, etc. : _____

23 FT CAMPING CRAFT TWIN 200 YR MFR12 FT INFLATABLE. NEW 8 FT OUTBOARD OBM. GOND 16 FT

General Condition of Improvements: _____

SPECIES OF FISH AND GAME IN THE AREA: CORE. PINK KING. ELK DEER BEAR.

This information is to the best of my knowledge and is/will be provided to assist a potential Buyer

R. H. H.

Seller/Owner(s)

Please draw a floor plan of your cabin, layout of Bldgs. & other pertinent facts a Buyer should know about property. (use back of page)