

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: USS 3485, Lot 1, SIZE: APX. 3.60 ac LAKE/CREEK FRT (apr. feet): _____

TAX ACCOUNT #: U03485000L01 (Mandatory) TAXES (Yearly): \$ 510.35 2015 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: No

ZONING: Unzoned or Unrestricted or (explain) Residential

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; \$ N/A

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

No

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

Above ground Under ground Size _____ Age _____

TREES: Yes, VIEWS: Yes, OTHER AMENITIES: Furnished

ACCESS: (road or..) water / y wheel, MAINTAINED: No, 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 lantern

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

WELL: No or OTHER SOURCE OF WATER, _____ ELECTRIC? _____ : How Far? _____

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

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

RESTRICTIONS: On Motor Boats (HP), Time restrictions, etc. Please explain: N/A

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

Year Built 2002, Bedrooms, _____, Bathrooms, _____

2nd Building : _____ sq. ft. _____, Two Story or _____ Year Built _____

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 Crib

Type of Roof: Metzel

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

T-111 siding
192 sf covered porch

DESCRIBE APPLIANCES Included in the Sale: Stove, Propane or Gas, etc. Coleman stove/oven

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

General Condition of Improvements: Average

SPECIES OF FISH AND GAME IN THE AREA: trout/grayling/burbot

This information is to the best of my knowledge: _____
Seller/Owner(s) [Signature]

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

OTHER PERTINENT FACTS (POSITIVE OR NEGATIVE) A BUYER SHOULD KNOW ABOUT YOUR PROPERTY. i.e. Avalanches, Erosion, Access Problems or other natural Hazards. (Should you need more room for any explanation please write on back).