

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: Southern 1/2 US Survey , SIZE: 2-Ac , LAKE/CREEK FRT (approx feet): 320
48'x6
TAX ACCOUNT #: N/A (Mandatory) TAXES (Yearly): \$ N/A 20 year

EXISTING LOANS: Assumable Non Assumable
1st D/T (approx. bal. \$ 9,000 , monthly pmt \$ _____ including % rate _____
2nd D/T (approx. bal. \$ _____ , monthly pmt \$ _____ including % rate _____

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

ZONING: Unzoned or Unrestricted or _____ (explain) _____

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

(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 N/A

FUEL TANK(S) Or Hazardous Waste: None Are you aware of any fuel spills? No

Above ground Under ground Size _____ Age _____

TREES: Spice , VIEWS: Lake/Mats , OTHER AMENITIES: _____

ACCESS: (road or...) Yes , MAINTAINED: Year Road , 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 _____ , KW _____ , Diesel _____ , Gas _____ , Type of heat: Wood Stove, Monitor, etc. _____

WELL: _____ 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: _____

IMPROVEMENT(S): Main Building Size: 120 sq. ft., Two Story or Loft (circle one) Size _____

Year Built 2013, Bedrooms, 1, 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 _____

Type of Roof: _____

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

Small 10' x 12' Cabin built in Fall of 2013
2x4 frame, insulated walls, floor and ceiling.

DESCRIBE APPLIANCES: Stove, Propane or Gas, etc. _____

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

General Condition of Improvements: _____

SPECIES OF FISH AND GAME IN THE AREA: _____

This information is to the best of my knowledge: [Signature]
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)

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).