

Improved Property Fact Sheet

*This needs to be completed in as much detail as possible as these are the questions most asked by a potential buyer.

LEGAL: Tract A of state land survey SIZE: _____, LAKE/CREEK FRT (apr. feet): _____
NO 88-103

TAX ACCOUNT #: _____ (Mandatory) TAXES (Yearly): \$ _____ 200 _____ 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) _____

SUB. DIV. Covenants & Restrictions: (please list) See Plat
(Please include any Covenants, CC&Rs, etc. with the listing agreement)

PROPERTY Owners Assoc.: Yearly Fee; \$ _____

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

FUEL TANK(S) Or Hazardous Waste: _____

Above ground Under ground Size _____ Age _____

TREES: yes, VIEWS: River, mountains, OTHER AMENITIES: _____

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

HOW TO LOCATE (explain): _____

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

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

Propane Lights _____, 110 Lights X, 12 Volt Lights _____, Solar Panel _____, Other _____

Generator 750, KW, Diesel _____, Gas _____ Type of heat: Wood Stove, Monitor, etc. wood stove

WELL: _____, (DEC approved); Yes _____, No _____, ELECTRIC? _____: How Far? _____

TELEPHONE AVAILABLE: _____, How Far 7 miles, Natural Gas _____, How Far _____

RESTRICTIONS: On Motor Boats (HP), Time restrictions, etc. Please explain: None

IMPROVEMENT(S): Bldg. Size: 336 sq.ft., Two Story or Loft (circle one) Size 15.63 Year Built 1985

2nd Building: Sauna sq. ft. 144, Two Story or _____ Year Built 2002

3rd Building: generator shack sq. ft. 24, Two Story or _____ Year Built 1985

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

Type of Foundation: Treated Wood Untreated Wood Concrete/Blocks Other

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

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

List Items included in Sale, i. e. Motors, Boats, Furniture, Beds, Tools, etc.: bed-double nice dresser
pull out couch-bed recliner

General Condition of Improvements: very stable foundation nice deck

SPECIES OF FISH AND GAME IN THE AREA: Northern Pike, shee fish, king and silver salmon

This information is to the best of my knowledge: Havel Anderson
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)

* neighbor access in on edge of property

Havel Anderson