

# 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 5C, SIZE: 1.2ac, LAKE/CREEK FRT (apr. feet): Sec 1/4th

TAX ACCOUNT #: 36040 2005C (Mandatory) TAXES (Yearly): \$ 530.- 20 12 year

EXISTING LOANS: Assumable  Non Assumable

1st D/T (approx. bal. \$ N/A, monthly pmt \$ \_\_\_\_\_ including % rate \_\_\_\_\_

2nd D/T (approx. bal. \$ N/A, 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) \_\_\_\_\_

(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: \_\_\_\_\_ Are you aware of any fuel spills? \_\_\_\_\_

Above ground  Under ground Size \_\_\_\_\_ Age \_\_\_\_\_

TREES: \_\_\_\_\_, VIEWS: \_\_\_\_\_, OTHER AMENITIES: \_\_\_\_\_

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

HOW TO LOCATE (explain): See Map

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

UTILITIES: Public Sewer \_\_\_\_\_, Private Septic System Yes (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. \_\_\_\_\_

*I am not familiar with the improvements; I am selling it as executor of the estate. Prob. G. April 3-12-13*

WELL: \_\_\_\_\_ or OTHER SOURCE OF WATER, Spring-nearby ELECTRIC? \_\_\_\_\_ : How Far? \_\_\_\_\_

TELEPHONE AVAILABLE: Cell, How Far \_\_\_\_\_, Natural Gas \_\_\_\_\_, How Far \_\_\_\_\_

Cell: , Internet: \_\_\_\_\_, TV: \_\_\_\_\_, Satellite Dish, TV or Internet, \_\_\_\_\_

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

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

Year Built \_\_\_\_\_, Bedrooms, 1, Bathrooms, 1

2<sup>nd</sup> Building: Bunkhouse sq. ft. - 1 room, Two Story or \_\_\_\_\_ Year Built \_\_\_\_\_

Bedrooms, Shop, Bathrooms, \_\_\_\_\_

3<sup>rd</sup> Building: Storage Bldg - Barn 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.

\_\_\_\_\_  
\_\_\_\_\_

DESCRIBE APPLIANCES: Stove, Propane or Gas, etc. \_\_\_\_\_

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

\_\_\_\_\_  
\_\_\_\_\_

General Condition of Improvements: Good

SPECIES OF FISH AND GAME IN THE AREA: Salmon - Moose - Bear

This information is to the best of my knowledge: \_\_\_\_\_  
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).