

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: _____, SIZE: 11.25^{ACRES}, LAKE/CREEK FRT (appr. feet): POO' ON 2 LAKES

TAX ACCOUNT #: N/A (Mandatory) TAXES (Yearly): \$ 0.00 20____ year

EXISTING LOANS: Assumable Non Assumable NONE
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: NONE

ZONING: Unzoned or Unrestricted or (explain) _____

SUB. DIV. Covenants & Restrictions, Homeowners Assoc. Fees, Contact Person, Boat/hp Restrictions, or: (please list) NONE

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

PROPERTY Owners Assoc.: Yearly Fee; \$ 00.0

FLOODING: Or other natural Hazards. Please explain if the property ever flooded or EARTHQUAKE / ~~FIRE~~
NO DAMAGE TO BUILDINGS

FUEL TANK(S) Or Hazardous Waste: NONE Are you aware of any fuel spills? NO
 Above ground Under ground Size NONE Age _____

TREES: SAPLICE / BIRCH, VIEWS: LAKES / MOUNTAINS, OTHER AMENITIES: WILDLIFE VIEWING

LEGAL ACCESS: (road or..) RIVER / CREEK, MAINTAINED: SELF, LEGAL TRAIL ACC.: PARTLY TRAIL

HOW TO LOCATE (explain): _____

FLY IN ~~ONLY~~: POSSIBLE SUPER LUB, BOAT ACCESS: YES, ATV, SNOWMACHINE ACCESS: YES / ATV-PARTIAL

UTILITIES: Public Sewer NO, Private Septic System N/A, (DEC approved); Yes _____, No _____ Outhouse on site: YES (2)

Propane Lights NO, 110 Lights YES, 12 Volt Lights YES, Solar Panel YES, Other WIND TURBINE

Generator YES, KW 2000, Diesel _____ Gas Type of heat: WOOD STOVE, Monitor, etc. PROPANE

WELL: NO or OTHER SOURCE OF WATER, LAKE / CREEK ELECTRIC? _____ : How Far? _____

TELEPHONE AVAILABLE: WIRELESS MOBILE, How Far _____, Natural Gas NO, How Far _____

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

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

IMPROVEMENT(S): Main Building Size: 900+ sq. ft., Two Story or Loft (circle one) Size _____

Year Built 1984/2008/2014, Bedrooms, 1, Bathrooms, 1 SHOWER

2nd Building : GUEST CABIN sq. ft. 144, Two Story or No Year Built 1986

Bedrooms, _____, Bathrooms, _____

3rd Building : WORKSHOP sq. ft. 192, Two Story or _____ Year Built 1986

Outbuilding (describe): GENERATOR SHED, TOOL SHED, 2 STORAGE SHEDS - FUEL SHED Year Built _____

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

Type of Roof: METAL

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

LARGE WINDOWS (4x5) SKYLIGHTS (4x4) LARGE DECK (OUTDOOR KITCHEN)

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

HEARTH AND WOOD-COOKSTOVE / PROPANE COOKSTOVE / WOODSTOVE / WASHMACHINE TANKLESS WATERHEATER (2)

List Other Items included in Sale, i. e. Motors, Boats, Furniture, Beds, Tools, etc. : TURN KEY / MANY

TOOLS + BUILDING MATERIALS / 150/50/25 GALLON WATER TANKS + TUBS

REFRIGERATION / PUMPS / SOLAR INVERTER / 10' JOHN BOAT WITH LONGTAIL MOTOR / 12' SKIFF
FREEZER (SOLAR) CANOE / ROWBOAT / KAYAKS

General Condition of Improvements: _____

SPECIES OF FISH AND GAME IN THE AREA: GRAYLING, SALMON (NEARBY) BEAR (COYOTE) LYNX
MOOSE / CARIBOU

This information is to the best of my knowledge: D. S. [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).