

VT Form <b>PTT-172</b>	<b>VERMONT PROPERTY TRANSFER TAX RETURN</b>
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7384

Rostered  
5/31/22

0-963-005-952  
Confirmation number

For Town Use Only

**TRANSFERORS (Sellers)**

HENDRY LESLIE  
1036 WATERTOWER ROAD  
ENOSBURG, VT 05450

**TRANSFEREES (Buyers)**

NOLAN BOBBY  
134 NORTH ELM STREET  
ST ALBANS, VT 05478

\*Any additional transferors or transferees are listed at the bottom of this page

Date Acquired by Transferor: Sep-14-2017      Date of this Closing: Jan-28-2022      Land Size (acres): 0.60

Property Physical Location:	City/Town:	SPAN#	Check if property is located in multiple cities or towns <input type="checkbox"/>
134 NORTH ELM STREET	St. Albans City	549-173-00328	This sale did not involve land <input type="checkbox"/>

Buyer Seller relationship type:      If other, description:

If transfer is exempt from Property Transfer Tax: 00 None

Interest in property: Fee Simple      If other, description:

If "undivided" percent of interest:      If other, description:

Type of building construction: Single Family Dwelling      If other, description:

Transferors use of property before transfer: Domicile/Primary Residence      If other, description:

Transferees use of property after transfer: Domicile/Primary Residence      If other, description:

Will the property be rented after transfer? No      Enrolled in the Current Use Program? No

Have development rights been conveyed separately? No      New owner elects to continue current use enrollment? No

Does the transferee hold title to any adjoining property: No

Value paid or transferred as defined in 32 V.S.A. § 9601(6)	\$265,000.00
Value paid or transferred for personal property	\$0.00
Value paid or transferred for real property	\$265,000.00
Tax Due	\$2,892.50

Preparer's Name: TIMOTHY S HAWKINS  
Preparer's Address: ST ALBANS, VT 05478-0000

Preparer's Phone: (802) 524-1434  
Preparer's E-mail: TIMOTHYSHAWKINS@COMCAST.NET

**Additional Transferor (S) / Transferee (B)**

3 LESLEY HENDRY  
3 CONNIE NOLAN

1036 WATERTOWER ROAD ENOSBURG VT 05450-0000  
134 NORTH ELM STREET ST ALBANS VT 05478-0000

Transferee's Name BOBBY NOLAN  
 Property Location 134 NORTH ELM STREET  
 Date of this Closing Jan-28-2022

Note: Long names or addresses may not display fully on the paper copy of the return, but the full names and addresses are submitted electronically to the Town and Department.

**LOCAL AND STATE PERMITS AND ACT 250 NOTICE**

This serves as notice that:

- The property being transferred may be subject to regulations governing potable water supplies and wastewater systems under 10 V.S.A. Chapter 64 and building, zoning and subdivision regulations;
- The property being transferred may be subject to Act 250 regulations regarding land use and development under 10 V.S.A. Chapter 151;
- The parties have an obligation to investigate and disclose knowledge regarding flood regulations affecting the property.

To determine if the property is in compliance with or exempt from these rules, contact the relevant agency. Contact information is provided in the instructions.

Town Clerk - Sign into your myVtax to enter this recording information. After you have entered the recording information print a copy to deliver to the primary Transferee per 32 V.S.A 9607.

**This section to be completed by Town or City Clerk**

Book Number* <u>296</u>	Page Number* <u>1113</u>	Grand List year* <u>2022</u>
City or Town* St. Albans City	Parcel ID Number <u>22062132</u>	Date of Record* <u>1-28-2022</u>
Grand List Value <u>173,100</u>	Grand List Category* <u>B1</u>	SPAN* 549-173-00328
Comments, additional information, etc.		

- Duplicate Return Suspected       Portion of the property sold/subdivision       Original Return Waiting on Deed  
 Deed Acknowledgment and Return Received

SIGNED Sara Gahue

Clerk DATE 2/2/2022

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