

VT Form
PTT-172 VERMONT
PROPERTY TRANSFER TAX RETURN

6961

w9c9ft

Web request key / Verification code

For Town Use Only

TRANSFERORS (Sellers)

LUNEAU DANIEL
200 SOUTH MAIN STREET
ST ALBANS, VT 05478-0000

TRANSFEREES (Buyers)

THE DANIEL J. LUNEAU FAMILY TRUST
200 SOUTH MAIN STREET
ST ALBANS , VT 05478-0000

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

Date Acquired by Transferor: Jul-18-2017

Date of this Closing: Jun-01-2020

Land Size (acres): 2.76

Property Physical Location:

City/Town:

SPAN#

Check if property is located in multiple cities or towns

190 SOUTH MAIN ST

St. Albans City

549-173-01311

This sale did not involve land

Buyer Seller relationship type: Self or Exempt Trust

If other, description:

If transfer is exempt from Property Transfer Tax: 05 - 32 V.S.A. § 9603 (5)

Interest in property: Other

If other, description: 1/2 interest to the Danie

If "undivided" percent of interest:

Type of building construction: Other

If other, description: LT serv stat att shed

Transferors use of property before transfer: Commercial

If other, description: LT serv stat att shed

Transferees use of property after transfer: Commercial

If other, description: LT serv stat att shed

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? Yes

Value paid or transferred as defined in 32 V.S.A. § 9601(6)

\$0.00

Value paid or transferred for personal property

\$0.00

Value paid or transferred for real property

\$0.00

Tax Due

\$0.00

Preparer's Name: HANNAH LAFLAM

Preparer's Phone: (802) 524-9546

Preparer's Address: ST. ALBANS, VT 05488-0000

Preparer's E-mail: hlaflam@kissanelaw.com

Additional Transferor (S) / Transferee (B)

5 KAREN LUNEAU

200 SOUTH MAIN STREET ST ALBANS VT 05478-0000

3 KAREN H. LUNEAU FAMILY TRUST

200 SOUTH MAIN STREET ST ALBANS VT 05478-0000

Transferee's Name THE DANIEL J. LUNEAU FAMILY TRUST

Property Location 190 SOUTH MAIN ST

Date of this Closing Jun-01-2020

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 regulation affecting the property.

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

Town Clerk - Sign into your myVtax account 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 288 | Page Number 632 | Grand List year 2020 |
| City or Town St. Albans City | Parcel ID Number 26079190 | Date of Record 6/15/20 |
| Grand List Value 210400.00 | Grand List Category 07 | SPAN 549-173-01311 |
| Comments, additional information, etc. | | |

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

SIGNED *[Signature]*, Clerk DATE 6/15/20



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