

VT Form
PTT-172VERMONT
PROPERTY TRANSFER TAX RETURN

7239

0-862-787-072
Confirmation number

For Town Use Only

TRANSFERORS (Sellers)

22-24 STOWELL, LLC
1007 STONE BRIDGE ROAD
GEORGIA, VT 05468

TRANSFEREES (Buyers)

LEGGETT JOHN
150 OVERLAKE DRIVE
COLCHESTER, VT 05446

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

Date Acquired by Transferor: Nov-29-2017

Date of this Closing: Jul-19-2021

Land Size (acres): 0.14

Property Physical Location:

City/Town:

SPAN#

Check if property is located in
multiple cities or towns

22-24 STOWELL STREET

St. Albans City

549-173-00724

This sale did not involve land

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:

Type of building construction: Multi Family

If other, description:

Transferors use of property before transfer: Other

If other, description: RENTAL

Transferees use of property after transfer: Other

If other, description: Investment

Will the property be rented after transfer? Yes

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)

\$214,000.00

Value paid or transferred for personal property

\$0.00

Value paid or transferred for real property

\$214,000.00

Tax Due

\$3,103.00

Preparer's Name: DEB NERBER

Preparer's Phone: (802) 876-7478

Preparer's Address: COLCHESTER, VT 05446-0000

Preparer's E-mail: DEB@GMLAWVT.COM

Additional Transferor (S) / Transferee (B)

B CHRISTINE LEGGETT

150 OVERLAKE DRIVE COLCHESTER VT 05446-0000

Transferee's Name JOHN LEGGETT
 Property Location 22-24 STOWELL STREET
 Date of this Closing Jul-19-2021

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* <i>294</i>	Page Number* <i>118</i>	Grand List year* <i>2022</i>
City or Town* St. Albans City	Parcel ID Number <i>26084022</i>	Date of Record* <i>7/19/2021</i>
Grand List Value <i>#143,200</i>	Grand List Category* <i>01</i>	SPAN* 549-173-00724
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 O'Brien*

Clerk DATE *7/22/21*

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