

E-Filed

VT Form
PTT-172 VERMONT
PROPERTY TRANSFER TAX RETURN

1-380-917-504
Confirmation number

7554
POSTED
2/7/23

For Town Use Only

TRANSFERORS (Sellers)

GERVAIS DAVID R
76 NORTH ELM STREET
ST. ALBANS, VT 05478

TRANSFEREES (Buyers)

SMITH PAMELA
P.O. BOX 362
PLAINSFIELD, VT 05667

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

Date Acquired by Transferor: May-03-2017 Date of this Closing: Nov-01-2022 Land Size (acres): 0.55

Property Physical Location: 76 NORTH ELM STREET City/Town: St. Albans City SPAN#: 549-173-00133
Check if property is located in multiple cities or towns
This sale did not involve land

Buyer Seller relationship type: Parent/Child If other, description:

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

Interest in property: Fee Simple If other, description:

If "undivided" percent of interest: 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) \$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: MELISSA
Preparer's Address: ST. ALBANS, VT 05478-0000

Preparer's Phone:
Preparer's E-mail: melissamontagne@bcgm.net

Additional Transferor (S) / Transferee (B)

JANET D GERVAIS
DREW A JACOBS
THERON H JACOBS

76 NORTH ELM STREET ST. ALBANS VT 05478-0000
3013 SE HAWTHORNE BLVD, UNIT 103 PORTLAND OR 97214-0000
906 21ST STREET, APARTMENT 4 SAN DIEGO CA 92102-0000

Transferee's Name PAMELA SMITH
 Property Location 76 NORTH ELM STREET
 Date of this Closing Nov-01-2022

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.

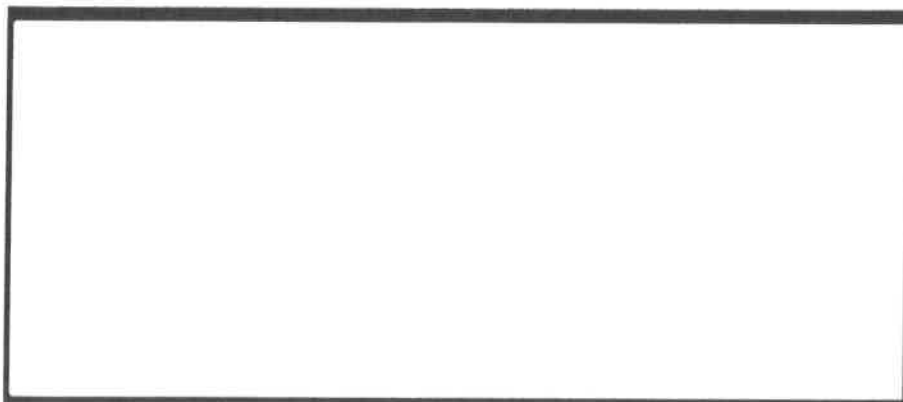
This section to be completed by Town or City Clerk

Book Number* 299	Page Number* 1081	Grand List year* 2023
City or Town* St. Albans City	Parcel ID Number 22062076	Date of Record* 11/1/22
Grand List Value 159,800	Grand List Category* R1	SPAN* 549-173-00133
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 12/7/22



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