

Exhibit F

22-149

E-Filed

VT Form PTT-172	VERMONT PROPERTY TRANSFER TAX RETURN
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1-994-629-376

Confirmation number

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For Town Use Only

TRANSFERORS (Sellers)

BRASSARD COURTNEY
1330 VT ROUTE 14 N
EAST RANDOLPH, VT 05041

TRANSFEREES (Buyers)

PIERRE D. DUFRESNE TRUST
PO BOX 730
COLCHESTER, VT 05446

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

Date Acquired by Transferor: Jun-10-2014	Date of this Closing: Jan-06-2023	Land Size (acres): 0.00
Property Physical Location: 505 VT ROUTE 14	City/Town: Randolph	SPAN# 507-159-12776
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: Mobile Home	If other, description:	
Transferors use of property before transfer: Domicile/Primary Residence	If other, description:	
Transferees use of property after transfer: Other	If other, description: Investment	
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)	\$46,000.00
Value paid or transferred for personal property	\$0.00
Value paid or transferred for real property	\$46,000.00
Tax Due	\$667.00

Preparer's Name: TALLMAN LAW ASSOC
Preparer's Address: RANDOLPH, VT 05060-0000

Preparer's Phone: (802) 728-9103
Preparer's E-mail: OFFICE@TALLMANLAWVT.COM

Transferee's Name PIERRE D. DUFRESNE TRUST
Property Location 505 VT ROUTE 14
Date of this Closing Jan-06-2023

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* MA3	Page Number* 100	Grand List year* 2022
City or Town* Randolph	Parcel ID Number 115003.001	Date of Record* 01/12/2023
Grand List Value 54,400	Grand List Category* 03	SPAIN* 507-159-12776
Comments, additional information, etc.		

☐ Duplicate Return Suspected

☐ Portion of the property sold/subdivision

☐ Original Return Waiting on Deed

Deed Acknowledgment and Return Received

SIGNED

Emily [Signature]

Clerk

DATE

01/12/2023

For Town Use Only

VERMONT MOBILE HOME UNIFORM BILL OF SALE

Vermont law, 9 V.S.A. §2602, requires that this Mobile Home Uniform Bill of Sale be signed by each Buyer and Seller, endorsed by the Town Clerk of the Town where the Mobile Home is located at the time of sale, and filed by Buyer with the Town Clerk of the Town where the Mobile Home will be located within 10 days after the sale. A financing statement evidencing a security interest in the Mobile Home must be filed with the Secretary of State.

Seller(s) or Transferor(s) ("Seller"):

Name(s): Courtney Brassard

Street: 1330 VT Route 14 North

Town/State/ZIP: East Randolph, Vermont 05041

County:

Address of Second Seller if different from first:

Name(s):

Street:

Town/State/ZIP:

County:

Mailing Address (if different):

Street:

Town/State/ZIP:

Buyer(s) or Transferee(s) ("Buyer"):

Name(s): Pierre D. Dufresne, Trustee of the Pierre D. Dufresne Trust

Street:

Town/State/ZIP:

County:

Address of Second Buyer if different from first:

Name(s):

Street:

Town/State/ZIP:

County:

Mailing Address (if different):

Street:

Town/State/ZIP:

If more than one Buyer, Buyers take title as:

- ☐ Joint tenants (co-owners with right of survivorship).
☐ Tenants by the entirety (joint tenancy of persons who are married).
☐ Tenants in common (individual interests without right of survivorship).
☐

Mobile Home Being Sold or Transferred ("Mobile Home") Specifications:

Make: Commodore Model: Astro Year: 2013

Serial Number: CL50781A

Size: 14 x 72

Color: Green

Current Location:

Street: 505 Vermont Route 14 North

Town/State/ZIP: East Randolph, Vermont 05041

County: Orange

Location of Mobile Home Following Sale (check one):

- ☐ Mobile Home will remain at current location.
☒ Mobile Home will be relocated to the following address (within municipality or different municipality):

Street: 702 Bean Road

Town/State/ZIP: Colchester, Vermont 05446

County: Chittenden

Owner of Real Property (land/lot) on which Mobile Home is Currently Located:

Name: Courtney Brassard

Street: 1330 VT Route 14 North

Town/State/ZIP: East Randolph, Vermont 05041

County: Orange

VERMONT PROPERTY TRANSFER
 32 V.S.A. Chap. 231
 Return Required
 -ACKNOWLEDGMENT-
 Return No. 32-14-19
 Signed: *Fring* Date: JANUARY 12, 2013

Randolph, VT Town Clerks Office
 Received for record
 JANUARY 12, 2013 AD 2:02 PM
 at 4 o'clock 00 minutes P M
 and Recorded in Book MH 3, Page 100
 of the Randolph Land Records.
 Attest: *Fring* Town Clerk

Mailing Address (if different):

Street:

Town/State/ZIP:

Owner of Real Property (land/lot) on which Mobile Home will be Located:

Name: Pierre D. Dufresne, Trustee of the Pierre D. Dufresne Trust

Street: PO Box 730

Town/State/ZIP: Colchester, Vermont 05446 County: Chittenden

Mailing Address (if different):

Street:

Town/State/ZIP:

Sale is a Retail Installment Transaction

This sale constitutes a "retail installment transaction" as defined in 9 V.S.A. § 2351(4) and is subject to 9 V.S.A. Chapter 59 (motor vehicle and mobile home retail installment sales financing).

KNOWN DEFICIENCIES IN "AS IS" SALES

In the case of an "as is" sale, the Seller is aware of the following deficiencies and defects of the Mobile Home:

KNOWN LIENS

The Seller is aware of the following liens on the Mobile Home:

☐ BY CHECKING THIS BOX SELLER OR TRANSFEROR HEREBY CERTIFIES THAT A COMPLETED COPY OF THIS FORM WAS PROVIDED TO THE OWNER OF THE REAL PROPERTY WHERE THE MOBILE HOME IS LOCATED 21 DAYS PRIOR TO TRANSFER.

For good and valuable consideration of _____ dollars (\$ _____), the receipt and sufficiency of which is acknowledged, Seller hereby grants, sells, and transfers to the Buyer the Mobile Home identified in this Bill of Sale, and Seller covenants with Buyer that Seller is the lawful owner of the Mobile Home, that it is free from all encumbrances, that Seller has good right to sell the Mobile Home, and that Seller will warrant and defend the same against the lawful claims and demands of all persons.

Seller Signature: _____ Date: 12/13/22

Witness Signature: _____ Date: 12-13-22

Buyer Signature: Pierre Dufresne Date: 12/16/22

Witness Signature: A. J. Beau Date: 12/16/22

TOWN CLERK ENDORSEMENT

TO BE COMPLETED BY TOWN CLERK WHERE MOBILE HOME IS CURRENTLY LOCATED PRIOR TO EXECUTION BY THE BUYER AND SELLER

I hereby acknowledge that:

[] all property taxes due and payable on the mobile home, but not the real property on which the mobile home is located if separately owned, have been paid in full as of the most recent assessment, or if the town collects taxes in installments pursuant to 32 V.S.A. § 4872, as of the most recent installment; or

[x] in the case of removal of a mobile home from the municipality, or of a sale, trade, or transfer that will result in the removal of the mobile home from the municipality, all property taxes assessed with regard to the mobile home, but not the mobile home site, have been paid.

Town Clerk Signature: Emily [Signature] Date: 2/9/2023

Town/City of: Randolph

Released: Date 01/12/2023 Time 4:00 pm Received: Date* _____ Time _____

Clerk: Emily [Signature] Clerk _____

* WITHIN 14 DAYS OF FILING, CLERK SHALL MAIL A COPY OF THIS FORM TO EACH BUYER, SELLER, AND OWNER OF REAL PROPERTY

Vermont Mobile Home Uniform Bill of Sale (rev. DEHCD 8/9/12) Page 2