

SELLER'S PROPERTY DISCLOSURE - END ONLY

PROPERTY LOCATED AT: Depot street, Rt. 235, Union, Me. 04862

Under Maine Law, certain information must be made available to buyers prior to or during preparation of an offer. This statement has been prepared to assist prospective buyers in evaluating this property. This disclosure is not a warranty of the condition of the property and is not part of any contract between the Seller and any buyer. The Seller authorizes the Listing Broker in this transaction to disclose the information in this statement to other real estate licensees and to prospective buyers of this property. The Seller agrees to notify the Listing Broker promptly of any changes in the information and this form will be appropriately changed with an amendment date. Inspections are highly recommended.

NOTE: DO NOT LEAVE ANY QUESTIONS BLANK. WRITE N/A (NOT APPLICABLE) OR UNKNOWN IF NEEDED.

SECTION I. HAZARDOUS MATERIAL

The Seller makes the following representations regarding known hazardous materials that are currently or previously existing in or on the real estate:

- A. UNDERGROUND STORAGE TANKS - Current or previously existing:
Are there now, or have there ever been, any underground storage tanks on your property? Yes No Unknown
IF YES: Are tanks in current use? Yes No
IF NO above: How long have tank(s) been out of service? _____
What materials are, or were, stored in the tank(s)? _____
Age of tank(s): _____ Size of tank(s): _____
Location: _____
Have you experienced any problems such as leakage? _____
Are tanks registered with the Dept. of Environmental Protection? Yes No Unknown
If tanks are no longer in use, have tanks been abandoned according to D.E.P.? Yes No Unknown
Comments: _____
- B. OTHER HAZARDOUS MATERIALS - Current or previously existing (such as Toxic Material, Land Fill, Radioactive Material, etc.):
 Yes No Unknown

Attachment explaining current problems, past repairs or additional information to any of the above hazardous materials? Yes No

Buyers are encouraged to seek information from professionals regarding any specific issue or concern.

SECTION II. GENERAL INFORMATION

- Is the property subject to or have the benefits of any encroachments, easements, rights-of-way, leases, rights of first refusal, life estates or restrictive covenants on the property? Yes No Unknown
IF YES: Explain: Right of way
What is your source of information: owner
- Are there any shoreland zoning, resource protection or other overlay zone requirements on the property? Yes No Unknown
IF YES: Explain: resource protection back 250'
What is your source of information: _____
- Is the subject property the result of a division of property within the last five years (for example, subdivision)? Yes No Unknown
IF YES: Explain: _____
What is your source of information: _____
- Are you receiving a tax exemption or reduction for this property for any reason including but not limited to: Tree Growth, Open Space and Farmland, Blind, Working Waterfront? Yes No Unknown
IF YES: Explain: _____
- Has property ever been soil tested? Yes No Unknown If YES, are the results available? Yes No
Are mobile/manufactured homes allowed? Yes No Unknown Are modular homes allowed? Yes No
Has the property been surveyed? Yes No Unknown If YES, is the survey available? Yes No
ATTACHMENTS: Yes No
Additional Information: Partial survey

Seller shall be responsible and liable for any failure to provide known information about property defects to Buyer.

Sharon J. Caion 6-15-07
SELLER DATE

SELLER DATE

I/We have read and received a copy of this disclosure and understand that I/we should seek information from qualified professionals if I/we have questions or concerns.

BUYER DATE

BUYER DATE

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Diane Laing

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Know all Men by these presents

That I, Sharon L. Caron of Union, County of Knox and State of Maine

07980

in consideration of One Dollar and other valuable considerations

paid by Sharon L. Caron and Dominique R. Caron, husband and wife both of Union, County of Knox, State of Maine

the receipt whereof I do hereby acknowledge, do hereby give, grant,

bargain, sell and convey unto the said Sharon L. Caron and Dominique R. Caron

as joint tenants and not as tenants in common, and their heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, forever,

A certain lot or parcel of land together with any buildings thereon situated in the Town of Union, County of Knox and State of Maine and known as Otis N. Bills' Homestead and Farm, bounded and described as follows, to wit:

Bounded on the south by land of Eliza M. Robbins and by land of Edgar Walcott; on the east, north and west by waters of Seven Tree Pond, Georges River and Round Pond. For other description see deed of Elizabeth A. Elliott to Otis N. Bills recorded in the Knox County Registry of Deeds, Book 107, Page 198. Also refer to deed of Otis N. Bills to Earle C. Hannan, recorded in the Knox County Registry of Deeds, Book 161, Page 215 dated April 30, 1913.

EXCEPTING AND RESERVING from the above described lot various lots abutting on Round Pond that were sold by Earle C. Hannan during his lifetime, also two lots sold by said Earle C. Hannan to Vivian Hannan; one being the former homestead of Vivian Hannan; the other being a house lot located on the easterly side of the road leading from Union to Warren and just across the road from the homestead of Earle C. Hannan. Also excepting a lot on Seven Tree Pond sold to Clarence Moody.

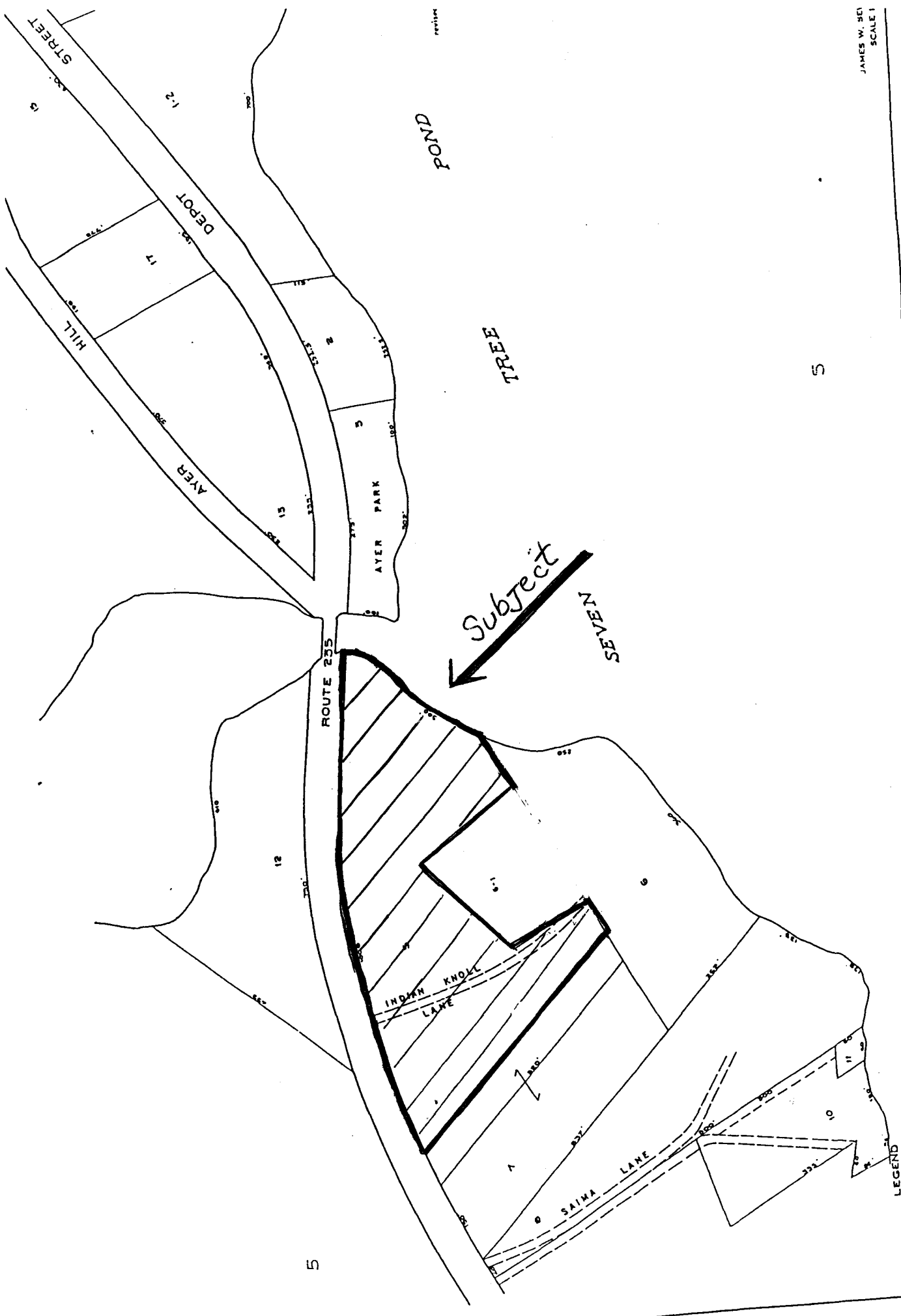
Earle C. Hannan died in October 1962, intestate, survived by his widow, Donna, and grantors herein. Donna Hannan died December 1963. The grantors herein are the sole heirs of Donna I. Hannan and Earle C. Hannan.

BK 1375 PG 301

5-12
21-5

FIELD ✓
INDEX ✓
COMP ✓
M&L ✓
CARDEX ✓
DECL -0 ✓

Handwritten signature/initials



Subject

LEGEND

- 1 PARCEL NUMBERS For Assessment Purposes
- 2 ADJACENT MAPS Not to be used for Contiguities
- MATCH LINE