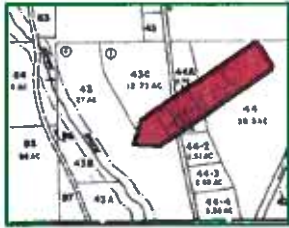


Land - PUBLIC SYNOPSIS



MLS#: 1027636 Status: Current  
TBD Barker Road, New Vineyard, ME 04956  
Neigh'd/Assoc:  
Directions:

Kickout: No

List Price: \$ 24,000  
Assoc. Fee /Mo:

General/Land Information

Lot Size (Acr)+/-: 8.000 Road Frontage+/-:  
Surveyed: No Seasonal: No Zoning: as per town  
WtrFrt: No Water Body: Water Body Type:  
Amt Wtr Frt+/-: WtrFrt Owned+/-: WtrFrt Shared+/-:

Remarks

Looking for land? Great spot for future house lot.

Property Features - NOTE: Check Detail Reports for complete list of Features.

Site: Rolling/Sloping  
Driveway: Gravel  
Parking:  
Location: Rural  
Restrictions:  
Rec. Water:  
View:  
Roads: Public, Paved  
Transportation:  
Electric: Other Electric  
Gas: No Gas  
Waste Water Disp.: Septic Needed On Site  
Water: Well Needed On Site

Tax/Deed/Community Information

Book/Page/Deed: 2660/68/Partial Full Tax Amount/Yr: \$ 1,069 / (2010)  
School District:

Off Market Information

Information Provided by: Kim Reynolds KRR 009553



Office: Harris Real Estate 2084  
Agent Phone: 207-779-9000  
Email: [kimreynolds@harrisrealestate.net](mailto:kimreynolds@harrisrealestate.net)  
Virtual Tour:  
LAini: List Office: Harris Real Estate

Office: 207-779-9000  
Agent Cell: 207-462-9005

Printed: 09/26/11



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# SELLER'S PROPERTY DISCLOSURE - LAND ONLY

PROPERTY LOCATED AT: Barker Rd, New Vineyard, Me 04956

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: \_\_\_\_\_  
What is your source of information: \_\_\_\_\_

Are there any shoreland zoning, resource protection or other overlay zone requirements on the property?  Yes  No  Unknown  
IF YES: Explain: Brook nearby  
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: Being cut out of larger parcel  
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: \_\_\_\_\_

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

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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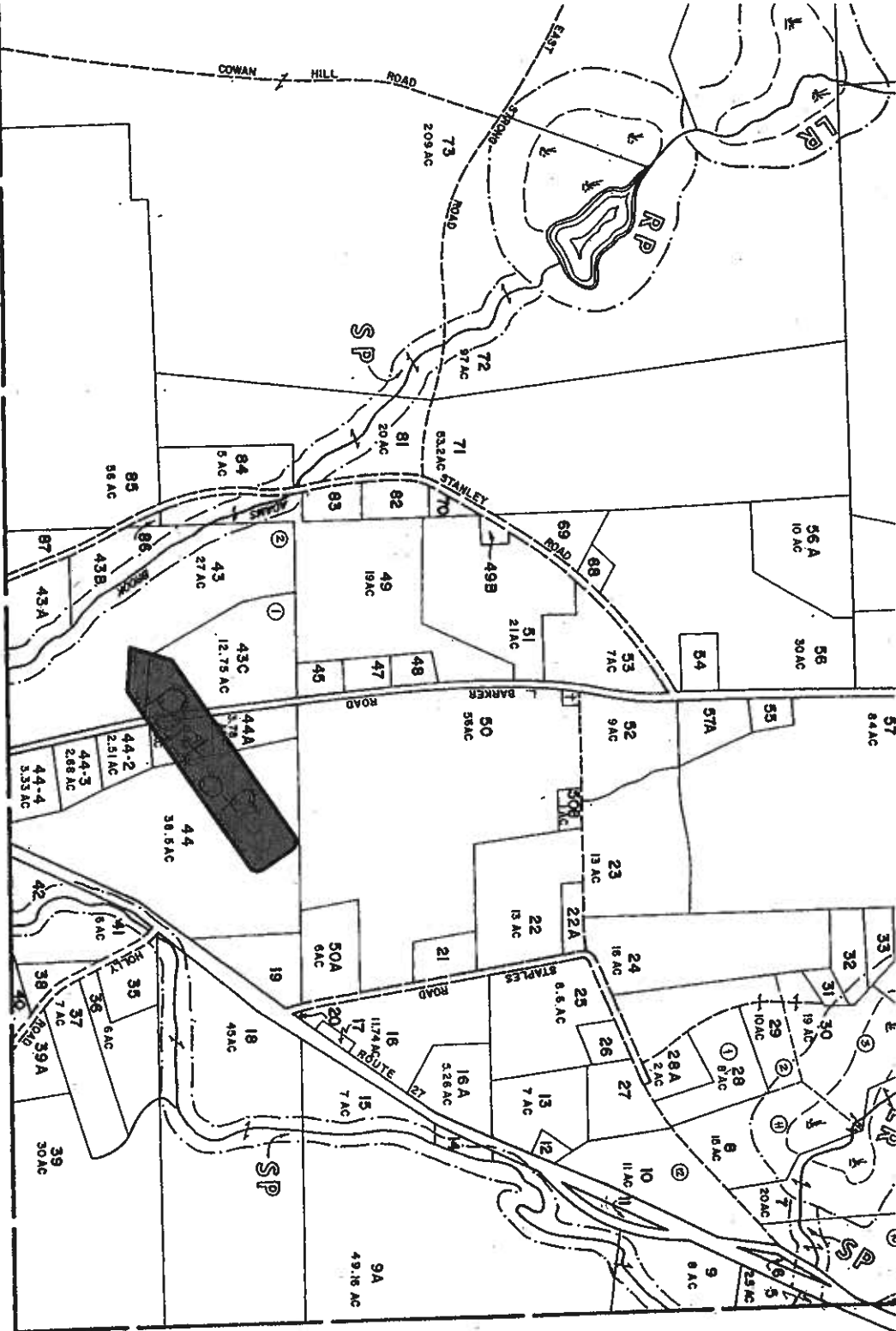
Adrian Harris

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www.zipLogix.com



Untitled



FARMINGTON

PROPERTY MAP  
**NEW VINEYARD**  
 MAINE

**LEGEND**  
 ADJACENT SHEET NO. 12  
 COMMON OWNERSHIP 12  
 DEVELOPMENT LOT NO. ②  
 SCALED DIMENSION ±

SCALE IN FEET  
 0 500 1000

**R-3**

NO PARCEL 46