Docusign Envelope ID: 955D228E-EE02-843A-8308-63576DDE5B10

PROPERTY LOCATED AT: **314 Knights Rd., Albion, ME 04910**

PROPERTY DISCLOSURE

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 Seller and any Buyer. Seller authorizes the disclosure of the information in this statement to real estate licensees and to prospective buyers of this property. The Seller agrees to provide prompt notice of any changes in the information and this form will be appropriately changed with an amendment date. Inspections are highly recommended.

DO NOT LEAVE ANY QUESTIONS BLANK. STRIKE, WRITE N/A OR UNKNOWN IF NEEDED.

SECTION I - WATER SUPPLY

TYPE OF SYSTEM: ☐ Public ☒ Private ☐ Seasonal _____ ☐ Unknown
☒ Drilled ☐ Dug ☐ Other _____

MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water system?

Pump (if any): ..... ☐ N/A ☐ Yes ☒ No ☐ Unknown
Quantity: ..... ☐ Yes ☒ No ☐ Unknown
Quality: ..... ☐ Yes ☒ No ☐ Unknown

If Yes to any question, please explain in the comment section below or with attachment.

WATER TEST: Have you had the water tested? ..... ☐ Yes ☒ No

If Yes, Date of most recent test: _____ Are test results available? .. ☐ Yes ☐ No

To your knowledge, have any test results ever:

a) Been reported as unsatisfactory or satisfactory with notation?..... ☐ Yes ☒ No
b) Detected perfluoroalkyl and polyfluoroalkyl (PFA) substances? ☐ Yes ☒ No

If Yes to (a) and/or (b) above, are test results available? ..... ☐ Yes ☐ No

What steps were taken to remedy the problem? _____

IF PRIVATE: (Strike Section if Not Applicable):

INSTALLATION: Location: **east side of house at end of driveway (off family room)**

Installed by: **unknown**

Date of Installation: **unknown**

USE: Number of persons currently using system: **none**

Does system supply water for more than one household? ☐ Yes ☒ No ☐ Unknown

Comments: **none**

Source of Section I information: **seller**

Coldwell Banker Plourde Real E, 143 Silver Street Waterville ME 04901 Phone: 2076604016 Fax: 2078777005 314 Knights Rd.,
Lisa McKenzie
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PROPERTY LOCATED AT: **314 Knights Rd., Albion, ME 04910**

SECTION II - WASTE WATER DISPOSAL

TYPE OF SYSTEM: ☐ Public ☒ Private ☐ Quasi-Public _____ ☐ Unknown

~~IF PUBLIC OR QUASI-PUBLIC (Strike Section if Not Applicable):~~
~~Have you had the sewer line inspected?..... ☐ Yes ☐ No~~
~~If Yes, what results: _____~~
~~Have you experienced any problems such as line or other malfunctions? ..... ☐ Yes ☐ No~~
~~What steps were taken to remedy the problem? _____~~

IF PRIVATE (Strike Section if Not Applicable):

Tank: ☒ Septic Tank ☐ Holding Tank ☐ Cesspool ☐ Other: _____
☐ Overboard Discharge (38 MRS Section 413(3) and (3-A))

Tank Size: ☐ 500 Gallon ☒ 1000 Gallon ☐ Unknown ☐ Other: _____

Tank Type: ☒ Concrete ☐ Metal ☐ Unknown ☐ Other: _____

Location: **left side of the house, cover marked by a reflector** OR ☐ Unknown

Date installed: **1977+/-** Date last pumped: **12/1/23** Name of pumping company: **AAA Portable Toilets**

Have you experienced any malfunctions? ..... ☐ Yes ☒ No

If Yes, give the date and describe the problem: _____

Date of last servicing of tank: **unknown** Name of company servicing tank: **unknow**

Leach Field: ..... ☒ Yes ☐ No ☐ Unknown

If Yes, Location: **left of house towards the field**

Date of installation of leach field: **1977+/-** Installed by: **unknown**

Date of last servicing of leach field: **unknown** Company servicing leach field: **unknown**

Have you experienced any malfunctions? ..... ☐ Yes ☒ No

If Yes, give the date and describe the problem and what steps were taken to remedy: _____

Do you have records of the design indicating the # of bedrooms the system was designed for? ☒ Yes ☐ No

If Yes, are they available? ..... ☒ Yes ☐ No

Is System located in a Shoreland Zone? ..... ☐ Yes ☒ No ☐ Unknown

Comments: **sellers have never lived in the home, knowledge and records are limited**

Source of Section II information: **seller and sewerage disposal permit**

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PROPERTY LOCATED AT: **314 Knights Rd., Albion, ME 04910**

SECTION III - HEATING SYSTEM(S)/HEATING SOURCE(S)

Heating System(s) or Source(s)	SYSTEM 1	SYSTEM 2	SYSTEM 3	SYSTEM 4
TYPE(S) of System	**FHA**	**Rinnai Propane Hea**	**wood stove**	
Age of system(s) or source(s)	**1982**	**2021**	**2010**	
TYPE(S) of Fuel	**oil**	**propane**	**wood**	
Annual consumption per system or source (i.e., gallons, kilowatt hours, cords)	**unknown**	**unknown**	**2 cords**	
Name of company that services system(s) or source(s)	**Dead River Company**	**Dead River Company**	**N/A**	
Date of most recent service call	**2025**	**2025**	**N/A**	
Malfunctions per system(s) or source(s) within past 2 years	**none known**	**none known**	**none known**	
Other pertinent information	**none**	**none**	**none**	

Are there fuel supply lines? ..... [X] Yes [ ] No [ ] Unknown

Are any buried? ..... [X] Yes [ ] No [ ] Unknown

Are all sleeved? ..... [ ] Yes [ ] No [X] Unknown

Chimney(s): ..... [X] Yes [ ] No

If Yes, are they lined: ..... [ ] Yes [ ] No [X] Unknown

Is more than one heat source vented through one flue? ..... [ ] Yes [X] No [ ] Unknown

Had a chimney fire: ..... [ ] Yes [X] No [ ] Unknown

Has chimney(s) been inspected? ..... [ ] Yes [ ] No [X] Unknown

If Yes, date: _____

Date chimney(s) last cleaned: **unknown**

Direct and/or Power Vent(s): ..... [ ] Yes [X] No [ ] Unknown

Has vent(s) been inspected? ..... [ ] Yes [ ] No [ ] Unknown

If Yes, date: _____

Comments: **the propane line is buried from tank to house**

Source of Section III information: **seller**

SECTION IV - HAZARDOUS MATERIAL

The licensee is disclosing that the Seller is making representations contained herein.

A. UNDERGROUND STORAGE TANKS - Are there now, or have there ever been, any underground storage tanks on the property? ..... [ ] Yes [ ] No [X] Unknown

If Yes, are tanks in current use? ..... [ ] Yes [ ] No [ ] Unknown

If no longer in use, how long have they been out of service? _____

If tanks are no longer in use, have tanks been abandoned according to DEP? [ ] Yes [ ] No [ ] Unknown

Are tanks registered with DEP? ..... [ ] Yes [ ] No [ ] Unknown

Age of tank(s): _____ Size of tank(s): _____

Location: _____

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What materials are, or were, stored in the tank(s)? _____

Have you experienced any problems such as leakage: ..... ☐ Yes ☐ No ☐ Unknown

Comments: **none**

Source of information: **seller**

B. ASBESTOS - Is there now or has there been asbestos:

As insulation on the heating system pipes or duct work? ..... ☐ Yes ☐ No ☒ Unknown

In the ceilings? ..... ☐ Yes ☐ No ☒ Unknown

In the siding? ..... ☐ Yes ☐ No ☒ Unknown

In the roofing shingles? ..... ☐ Yes ☐ No ☒ Unknown

In flooring tiles? ..... ☐ Yes ☐ No ☒ Unknown

Other: _____ ☐ Yes ☐ No ☒ Unknown

Comments: **seller is not aware of any asbestos on the property**

Source of information: **seller**

C. RADON/AIR - Current or previously existing:

Has the property been tested? ..... ☐ Yes ☒ No ☐ Unknown

If Yes: Date: _____ By: _____

Results: _____

If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ..... ☐ Yes ☐ No ☐ Unknown

Are test results available? ..... ☐ Yes ☐ No

Results/Comments: **none**

Source of information: **seller**

D. RADON/WATER - Current or previously existing:

Has the property been tested? ..... ☐ Yes ☒ No ☐ Unknown

If Yes: Date: _____ By: _____

Results: _____

If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ..... ☐ Yes ☐ No ☐ Unknown

Are test results available? ..... ☐ Yes ☐ No

Results/Comments: **none**

Source of information: **seller**

E. METHAMPHETAMINE - Current or previously existing: ☐ Yes ☒ No ☐ Unknown

Comments: **none**

Source of information: **seller**

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F. LEAD-BASED PAINT/PAINT HAZARDS - *(Note: Lead-based paint is most commonly found in homes constructed prior to 1978)*

Is there now or has there ever been lead-based paint and/or lead-based paint hazards on the property? ..... ☐ Yes ☐ No ☐ Unknown ☒ Unknown (but possible due to age)

If Yes, describe location and basis for determination: _____

Do you know of any records/reports pertaining to such lead-based paint/lead-based paint hazards: ☐ Yes ☒ No

If Yes, describe: _____

Are you aware of any cracking, peeling or flaking paint? ..... ☒ Yes ☐ No

Comments: **cracking, peeling paint on ceilings and shop (outbuilding)**

Source of information: **seller and agent's visual observation**

G. OTHER HAZARDOUS MATERIALS - Current or previously existing:

TOXIC MATERIAL:	☐ Yes	☐ No	☒ Unknown
LAND FILL:	☐ Yes	☐ No	☒ Unknown
RADIOACTIVE MATERIAL:	☐ Yes	☐ No	☒ Unknown

Other: **none known**

Source of information: **seller**

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

SECTION V - ACCESS TO THE PROPERTY

Is the property subject to or have the benefit of any encroachments, easements, rights-of-way, leases, rights of first refusal, life estates, private ways, trails, homeowner associations (including condominiums and PUD's) or restrictive covenants? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Source of information: **seller**

Is access by means of a way owned and maintained by the State, a county, or a municipality over which the public has a right to pass? ..... ☒ Yes ☐ No ☐ Unknown

If No, who is responsible for maintenance? _____

Road Association Name (if known): _____

Source of information: **seller**

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SECTION VI – FLOOD HAZARD

For the purposes of this section, Maine law defines "flood" as follows:

(1) A general and temporary condition of partial or complete inundation of normally dry areas from:(a) The overflow of inland or tidal waters; or (b) The unusual and rapid accumulation or runoff of surface waters from any source; or

(2) The collapse or subsidence of land along the shore of a lake or other body of water as a result of erosion or undermining caused by waves or currents of water exceeding anticipated cyclical levels or suddenly caused by an unusually high water level in a natural body of water, accompanied by a severe storm or by an unanticipated force of nature, such as a flash flood or an abnormal tidal surge, or by some similarly unusual and unforeseeable event that results in flooding as described in subparagraph (1), division (a).

For purposes of this section, Maine law defines “area of special flood hazard” as land in a floodplain having 1% or greater chance of flooding in any given year, as identified in the effective federal flood insurance study and corresponding flood insurance rate maps.

During the time the seller has owned the property:

Have any flood events affected the property? ……. ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Have any flood events affected a structure on the property? ……... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Has any flood-related damage to a structure occurred on the property? ……. ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Has there been any flood insurance claims filed for a structure on the property? ……... ☐ Yes ☒ No ☐ Unknown

If Yes, indicate the dates of each claim: _____

Has there been any past disaster-related aid provided related to the property or a structure on the property from federal, state or local sources for purposes of flood recovery? …… ☐ Yes ☒ No ☐ Unknown

If Yes, indicate the date of each payment: _____

Is the property currently located wholly or partially within an area of special flood hazard mapped on the effective flood insurance rate map issued by the Federal Emergency Management Agency on or after March 4, 2002? …….. ☐ Yes ☒ No ☐ Unknown

If yes, what is the federally designated flood zone for the property indicated on that flood insurance rate map?

_____

Relevant Panel Number: **23011C0220D** Year: **2011** (Attach a copy)

Comments: **none**

Source of Section VI information: **FEMA website and seller**

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SECTION VII - GENERAL INFORMATION

Are there any tax exemptions or reductions for this property for any reason including but not limited to: Tree Growth, Open Space and Farmland, Veteran's, Homestead Exemption, Blind, Working Waterfront?..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Is a Forest Management and Harvest Plan available?..... ☐ Yes ☒ No ☐ Unknown

Is the property subject to any of the following relating to shoreland zoning ordinances: a) A notice of violation issued by a municipal official or state agency; b) A pending enforcement action; c) Litigation; d) A court judgment; or e) A settlement or consent agreement?..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Equipment leased or not owned (including but not limited to, propane tank, hot water heater, satellite dish, water filtration system, solar panels, wind turbines): Type: **propane tanks**

From Whom: **Dead River Company**

Year Principal Structure Built: **1900** What year did Seller acquire property? **2025**

Roof: Year Shingles/Other Installed: **metal roof prior to 2012, shop roof shingles 2023**

Water, moisture or leakage: **none known**

Comments: **age is per town property card**

Foundation/Basement:

Is there a Sump Pump? ..... ☒ Yes ☐ No ☐ Unknown

Water, moisture or leakage since you owned the property: ..... ☒ Yes ☐ No ☐ Unknown

Prior water, moisture or leakage? ..... ☒ Yes ☐ No ☐ Unknown

Comments: **damp in spring and w/ heavy rains - no standing water**

Mold: Has the property ever been tested for mold? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, are test results available? ..... ☐ Yes ☐ No

Comments: **none**

Electrical: ☒ Fuses ☒ Circuit Breaker ☐ Other: _____ ☐ Unknown

Comments: **fuses in the shop**

Has all or a portion of the property been surveyed? ..... ☒ Yes ☐ No ☐ Unknown

If Yes, is the survey available? ..... ☒ Yes ☐ No ☐ Unknown

Manufactured Housing - Is the residence a:

Mobile Home ..... ☐ Yes ☒ No ☐ Unknown

Modular ..... ☐ Yes ☒ No ☐ Unknown

Known defects or hazardous materials caused by insect or animal infestation inside or on the residential structure ..... ☐ Yes ☒ No ☐ Unknown

Comments: **none**

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PROPERTY LOCATED AT: **314 Knights Rd., Albion, ME 04910**

KNOWN MATERIAL DEFECTS about Physical Condition and/or value of Property, including those that may have an adverse impact on health/safety: **none known**

Comments: **none**

Source of Section VII information: **seller**

SECTION VIII - ADDITIONAL INFORMATION

Seller has never lived in the home, knowledge and information on the property is limited.

ATTACHMENTS EXPLAINING CURRENT PROBLEMS, PAST REPAIRS OR ADDITIONAL INFORMATION IN ANY SECTION IN DISCLOSURE: ..... ☐ Yes ☒ No

Seller shall be responsible and liable for any failure to provide known information regarding known material defects to the Buyer.

Neither Seller nor any Broker makes any representations as to the applicability of, or compliance with, any codes of any sort, whether state, municipal, federal or any other, including but not limited to fire, life safety, building, electrical or plumbing.

As Sellers, we have provided the above information and represent that all information is correct. To the best of our knowledge, all systems and equipment, unless otherwise noted on this form, are in operational condition.

Signed by: Sandra Jonassen — 10/1/2026
SELLER — DATE
Sandra Jonassen

Signed by: Catherine Clark — 9/30/2026
SELLER — DATE
Catherine Clark

Signed by: Steven Clark — 9/30/2026
SELLER — DATE
Steven Clark

Signed by: Sandra Jonassen, Trustee — 10/1/2026
SELLER — DATE
Sandra Jonassen, Trustee of the Carol L. Clark

I/We have read and received a copy of this disclosure, the arsenic in wood fact sheet, the arsenic in water brochure, and understand that I/we should seek information from qualified professionals if I/we have questions or concerns.

BUYER — DATE

BUYER — DATE

BUYER — DATE

BUYER — DATE

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OPR BK 14187 PGS 114 - 115 09/27/2021 01:37:35 PM
INSTR # 2021027938 # OF PAGES 2
ATTEST: BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS KENNEBEC COUNTY, ME

REVOCABLE TRANSFER ON DEATH DEED

Uniform Real Property Transfer on Death Act

18-C M.R.S.A. §6-401, et seq.

OWNER OR OWNERS MAKING THIS DEED:

BARBARA A. KNIGHT **314 Knights Road, Albion, ME 04910**

LEGAL DESCRIPTION OF PROPERTY:

A certain lot or parcel of land and the buildings thereon located in Albion, Kennebec County, State of Maine:

North by land of Percy Giles, Silas L. Cookson, and John Harding; East by land of Arther Hamlin and Ray Kimball; South by land of Ray Kimball; Westerly by the above-named road. Being what was formerly known as the Alton Goodstead farm, containing eighty acres, more or less.

MEANING AND INTENDING to convey Barbara Knight's one-half interest in the above-described premises as conveyed to Barbara A. Knight and Carol K. Clark as tenants-in-common by Warranty Deed of Carol J. Clark and Barbara A. Knight dated May 20, 1998 and recorded in the Kennebec County Registry of Deeds in Book 5623, Page 116.

PRIMARY BENEFICIARY

I designate the following beneficiary if the beneficiary survives me.

SANDRA JONASSEN	**326 Knights Rd, Albion, ME 04910**
CATHERINE CLARK	**713 Seminole Trail, Allen, TX 75002**
STEVEN CLARK	**14111 Vance Jackson Rd, San Antonio, TX 78249-1079**

©Nale Law

This form must be recorded before Grantor's death, or it will not be effective. At my death, I transfer my interest in the described property to the beneficiaries as designated above. Before my death, I have the right to revoke this deed.

IN WITNESS WHEREOF, I, the said **BARBARA A. KNIGHT** relinquishing and conveying all rights by descent and all other rights in the above-described premises, have hereunto set my hand and seal on September 21, 2021.

Signed, Sealed and Delivered

in the presence of

Barbara A. Knight
BARBARA A. KNIGHT

STATE OF MAINE
Kennebec, ss. September 21, 2021

Then personally appeared the above-named **BARBARA A. KNIGHT** and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Notary Public/Attorney at Law

JOHN E. NALE
Notary Public, Maine
My Commission Expires November 13, 2024

OPR BK 12884 PGS 9 - 11 04/17/2018 10:39:43 AM
INSTR # 2018007078 # OF PAGES 3
ATTEST: BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS KENNEBEC COUNTY, ME

NO TRANSFER TAX PAID

WARRANTY DEED

CAROL L. CLARK, Trustees of the LESLIE C. CLARK AND CAROL L. CLARK LIVING TRUST, dated October 25, 2007, of Albion, County of Kennebec, State of Maine, for consideration paid, grants to **SANDRA JONASSEN, Trustee of the CAROL L. CLARK IRREVOCABLE TRUST dated April 11, 2018,** of 326 Knights Rd., Albion, County of Kennebec, State of Maine, 04910, with **WARRANTY COVENANTS,** the following real property bounded and described as set forth in Schedule A, hereto annexed and incorporated by reference herein as though set forth in full.

See attached Schedule A

Witness my hand and seal this 11th day of April, 2018.

Carol L. Clark Trustee

CAROL L. CLARK, Trustee
Leslie C. Clark and Carol L. Clark Living Trust

STATE OF MAINE
County of Kennebec

April 11, 2018

Then personally appeared the above-named, by CAROL L. CLARK, in her said capacity, and acknowledged this instrument to be her free act and deed.

Before me,

Paul O. Dillon
Attorney at Law
Maine Bar Registration #6894

3

Schedule A

PARCEL ONE:

A certain lot or parcel of land with the buildings thereon, situate in the Town of **ALBION**, above-named, and bounded and described as follows, to wit:

Beginning on the East side of the road leading form Albion to East Benton at the southwest corner of land now or formerly owned or occupied by Leland Bessey;

thence easterly two hundred fifty (250') feet to land now or formerly owned by John D. Clark, Sr.;

thence southerly to land now or formerly owned or occupied by Ervin Dow;

thence westerly two hundred (200') feet to the Albion to East Benton Road;

thence northerly along said Road to the point of beginning, containing five and one-fourth (5 ¼) acres, more or less.

Being a portion of the same premises conveyed to John D. Clark, Sr. by warranty deed of A.C. Ross dated January 23, 1950 and recorded in the Kennebec County Registry of Deeds in Book 890, Page 117. Being the same premises conveyed to the said Leslie C. Clark by the warranty deed of John D. Clark, Sr. dated November 5, 1956 and recorded in the Kennebec County Registry of Deeds in Book 1077, Page 72.

See deed of Leslie C. Clark to Leslie C. Clark and Carol K. Clark dated November 5, 1969 and recorded in the Kennebec County Registry of Deeds in Book 1508, Page 482.

PARCEL TWO:

A certain lot or parcel of land situate in the Town of **ALBION**, above-named, and bounded and described as follows, to wit:

Beginning at a point on the easterly side of the East Benton Road at an iron pin, which pin marks the northeasterly boundary of land now or formerly owned and occupied by Leslie C. Clark and Carol K. Clark;

thence southerly along the line of land of Leslie C. Clark and Carol K. Clark to an iron pin, which pin marks the southeasterly boundary of land now or formerly owned and occupied by Leslie C. Clark and Carol K. Clark at a point two hundred (200') feet from the said East Benton Road;

thence easterly for a distance of fifty (50') feet, more or less, to an iron pin, which pin is located on an extension of the present southerly line of land now or formerly owned by Leslie C. Clark and Carol K. Clark;

thence northerly along line of land owned by Leslie C. Clark and Carol K. Clark and parallel with the westerly boundary of the herein-conveyed parcel to an iron pin;

thence westerly to the iron pin and point of beginning, for a distance of fifty (50') feet, more or less.

Meaning and intending to convey only a portion of the land conveyed to John D. Clark, Sr., by the warranty deed of A. C. Ross of Albion and recorded in the Kennebec County Registry of Deeds in Book 890, Page 117, which deed is dated January 23, 1950; also intending to convey a portion of the same land conveyed to John D. Clark, Sr. by deed of John D. Clark, Jr., said deed having been recorded in the Kennebec County Registry of Deeds. The said John D. Clark, Sr. conveyed land to Leslie C. Clark by deed dated April 29, 1957 and recorded in the Kennebec County Registry of Deeds in Book 1077, Page 72; the herein-conveyed parcel is fifty (50') foot rectangular extension of the previously aforesaid deed. The said Leslie C. Clark conveyed the aforesaid parcel to Leslie C. Clark et ux by warranty deed dated November 11, 1969 and recorded in the Kennebec County Registry of Deeds in Book 1508, Page 482 in order to create a joint tenancy.

See deed of John D. Clark, Sr. to Leslie C. Clark and Carol K. Clark dated July 7, 1970 and recorded in the Kennebec County Registry of Deeds in Book 1524, Page 775,

For grantor's title see deed dated October 25, 2007 of Leslie C. Clark and Carol L. Clark to Leslie C. Clark and Carol L. Clark, Trustees of the Leslie C. Clark and Carol L. Clark Living Trust, dated October 25, 2007 and recorded in the Kennebec County Registry of Deeds in Book 9552, Page 213.

Docusign Envelope ID: 955D228E-EE02-843A-8308-63576DDE5B10

LEAD PAINT DISCLOSURE/ADDENDUM

AGREEMENT BETWEEN **Sandra Jonassen , Catherine Clark, Steven Clark, Sandra Jonassen, Trustee of the Carol L. Clark Irrevocable Trust** (hereinafter "Seller")
AND _____ (hereinafter "Buyer")
FOR PROPERTY LOCATED AT **314 Knights Rd., Albion, ME 04910**

Said contract is further subject to the following terms:

Lead Warning Statement

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards **(check one below):**

____ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

_____

_____

__X__ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the Seller **(check one below)**:

____ Seller has provided the Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

_____

_____

__X__ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment

(c) Buyer has received copies of all information listed above.
(d) Buyer has received the pamphlet Protect Your Family from Lead in Your Home.
(e) Buyer has **(check one below)**:

____ Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

____ Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgment

(f) Agent has informed the Seller of the Seller's obligations under 42 U.S.C. 4852(d) and is aware of his/her responsibility to ensure compliance.

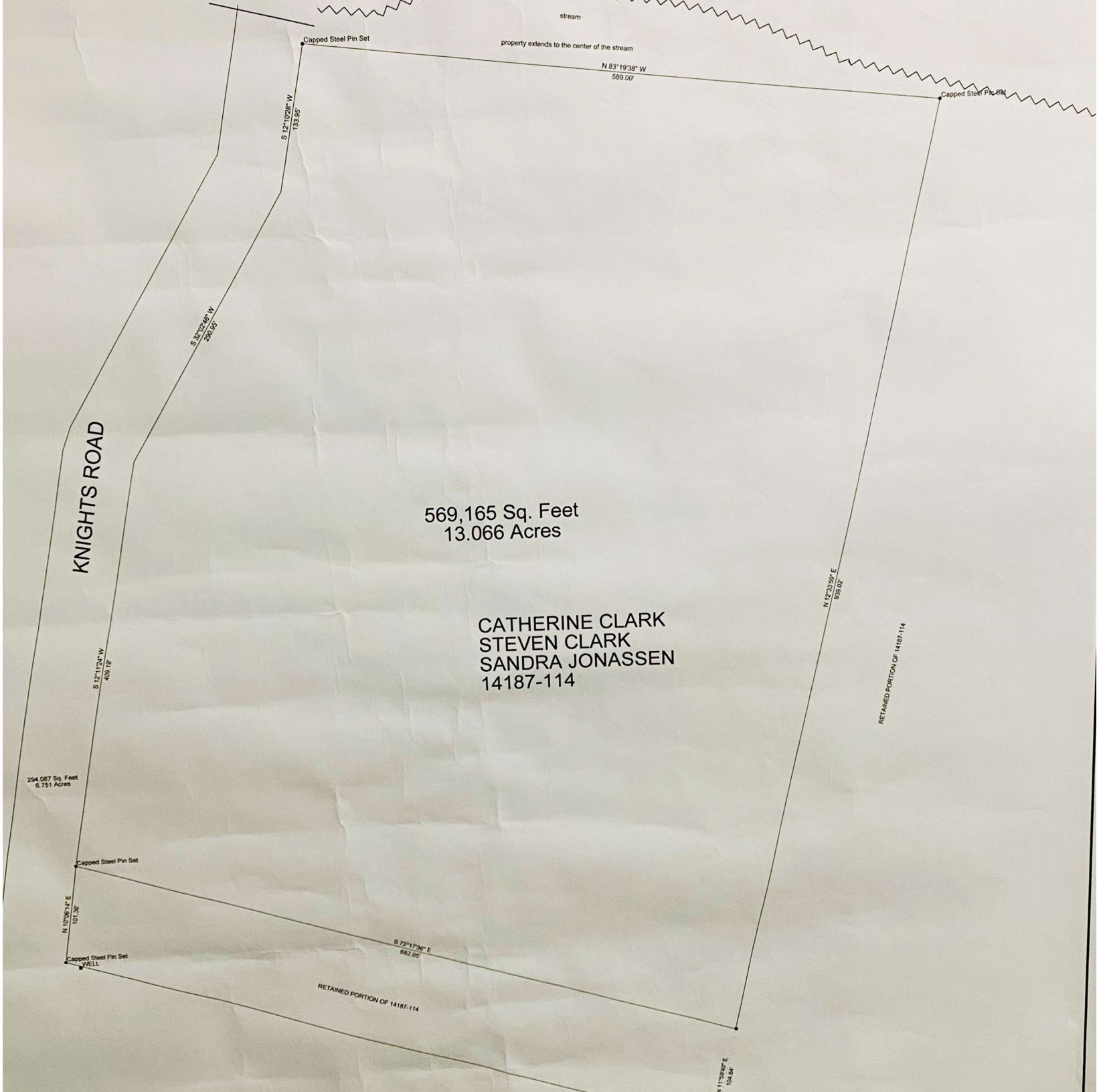
Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Buyer	Date	Seller: **Sandra Jonassen**	Date 10/1/2026
Buyer	Date	Seller: **Catherine Clark**	Date 9/30/2026
Buyer	Date	Seller: **Steven Clark**	Date 9/30/2026
Buyer	Date	Seller: **Sandra Jonassen, Trustee of the Carol L.**	Date 10/1/2026
Agent	Date	Agent **Lisa McKenzie**	Date 9/30/2026

Signed by:

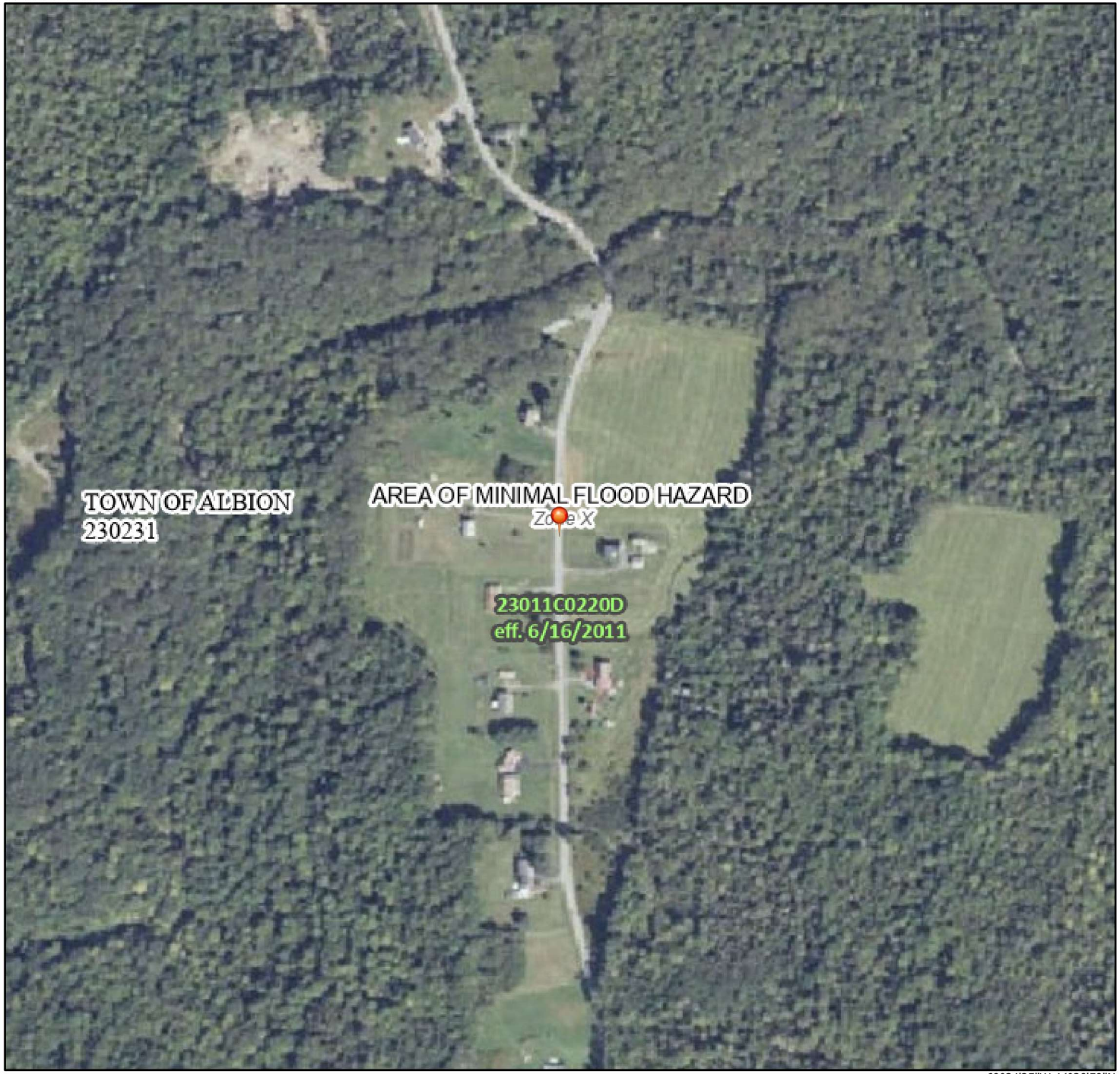
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stream
Capped Steel Pin Set
property extends to the center of the stream
N 83°19'38" W
589.00'
Capped Steel Pin Set
S 12°10'28" W
133.95'
S 32°02'46" W
280.95'
KNIGHTS ROAD
569,165 Sq. Feet
13.066 Acres
CATHERINE CLARK
STEVEN CLARK
SANDRA JONASSEN
14187-114
N 12°33'59" E
658.02'
RETAINED PORTION OF 14187-114
S 12°11'24" W
409.19'
294,087 Sq. Feet
6.751 Acres
Capped Steel Pin Set
N 15°06'14" E
101.36'
S 73°11'36" E
682.05'
Capped Steel Pin Set
WELL
RETAINED PORTION OF 14187-114

National Flood Hazard Layer FIRMette

FEMA

69°25'2"W 44°31'25"N



69°24'25"W 44°30'59"N

0 250 500 1,000 1,500 2,000 Feet

1:6,000

Basemap Imagery Source: USGS National Map 2023

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 9/23/2026 at 2:48 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.