PROPERTY DISCLOSURE
(Non-Residential Properties)

TO BE DELIVERED TO BUYERS PRIOR TO OR DURING PREPARATION OF OFFER

PROPERTY LOCATED AT: 127 The Pines Road, Sakom Twp, ME 04668

SECTION I. UNDERGROUND STORAGE TANKS
To the best of Seller's knowledge (check one):

X  No underground storage facility for the storage of oil or petroleum products exists on the premises.

_____ An underground oil storage facility exists on the premises which is subject to regulation by the Maine Department of Environmental Protection under 38 M.R.S.A. §561, et seq., State of Maine Registration No. _______________________. The underground facility [ ] has [ ] has not been abandoned in place.

SECTION II. HAZARDOUS MATERIALS
Pursuant to the Rules of the Maine Real Estate Commission, Licensee discloses that the Seller is making no representations regarding current or previously existing known hazardous materials on or in the Real Estate described above, except as follows:

None known.

(attach additional sheets as necessary)

Buyer is encouraged to seek information from professionals regarding any specific hazardous material issue or concern.

SECTION III. MATERIAL DEFECTS
Material defects pertaining to the physical condition of the property:
Commercial sporting facility with cabins, on going maintenance yearly.

(attach additional sheets as necessary)

SECTION IV. ROAD MAINTENANCE
Are there any abandoned or discontinued town ways, any public easements or any private roads located on the property or abutting the property? . . . . . . . . . . . . . . . . . . . . . . . . . X Yes [ ] No [ ] Unknown

IF YES: describe: Right of way to property

IF YES, who is responsible for maintenance (including road association, if any): Land owners
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The Seller agrees to provide prompt notice of any changes in the information and this form will be appropriately changed with an amendment date.

[Signature of Seller] [Date] 7/16/2019

[Signature of Seller] [Date] 7/16/2019

The undersigned hereby acknowledge receipt of this Property Disclosure prior to the preparation of an offer to purchase the Real Estate.

[Signature of Buyer] [Date] 7/16/2019

[Signature of Buyer] [Date] 7/16/2019