

# 277 CANNON ROAD

## Wilton, Connecticut

JoniHomes

All the Right Moves. All the Right Places.



# Updated Colonial

Inviting, tastefully-updated, 4-bedroom home tucked away in idyllic lower Wilton location, near schools, shopping and train.

Retreat from the rat race surrounded by the beautiful natural scenery and dry, level fenced garden, and enjoy the lovely, recently updated living spaces, including the huge newer master suite with private office or nursery.

## FAST FACTS

4 BR/2.5 Bths

2957 SF + 1092

2.01 Acres

Taxes: \$14, 342

List Price: \$850 K





*A Warm Welcome*









Airy Spaces



# Beautiful Fenced Yard











## *Nature Lovers' Paradise*





# Documents

authentication ID: F402DB7E-0E0B-4430-B4FC-2A353F691C5

STATE OF CONNECTICUT  
DEPARTMENT OF CONSUMER PROTECTION  
450 Columbus Blvd, Suite 901 ♦ Hartford, CT 06103



## RESIDENTIAL PROPERTY CONDITION REPORT

The Uniform Property Condition Disclosure Act (Connecticut General Statutes Section 20-327b) requires the seller of residential property to provide this report to the prospective purchaser prior to the prospective purchaser's execution of any binder, contract to purchase, option, or lease containing a purchase option. These provisions apply to the transfer of residential real property of four dwelling units or less, including cooperatives and condominiums, made with or without the assistance of a licensed broker or salesperson. The seller will be required to credit the purchaser with the sum of \$500 at closing if the seller fails to furnish this report (Connecticut General Statutes Section 20-327c).

### INSTRUCTIONS TO SELLERS:

1. You must answer all questions to the best of your knowledge.
2. You are required to identify and disclose any problems regarding the subject property.
3. Your real estate licensee cannot complete this form on your behalf.
4. "UNK" means Unknown, "N/A" means Not Applicable.
5. If you need additional space to complete any answer or explanation, attach additional page(s) to this form. Include subject property address, seller's name and the date.

Pursuant to the Uniform Property Condition Disclosure Act, the seller is obligated to answer the following questions and to disclose herein any knowledge of any problem regarding the following:

### A. SUBJECT PROPERTY

- 1) Name of seller(s): David Johnson, Hannah Kinnersley
- 2) Street address, municipality, zip code: 277 Cannon Road, Wilton, CT 06897

YES NO UNK N/A

### B. GENERAL INFORMATION

- |                                     |                                     |                          |                          |   |
|-------------------------------------|-------------------------------------|--------------------------|--------------------------|---|
| <input type="checkbox"/>            | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | 3) What year was the structure built? 1972  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 4) How long have you occupied the property? 13 If not applicable, indicate with N/A.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | 5) Does anyone else claim to own any part of your property, including, but not limited to, any encroachments? If yes, explain: No   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | 6) Does anyone other than you have or claim to have any right to use any part of your property, including, but not limited to, any easement or right of way? If yes, explain: Currently occupied by tenants |
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 7) Is the property in a flood hazard area or an inland wetlands area? If yes, explain: No   |

Seller Initials HK Buyer Initials

Revised 08/2019



YES	NO	UNK	N/A	B. GENERAL INFORMATION (Continued)
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	8) Do you have any reason to believe that the municipality in which the subject property is located may impose any assessment for purposes such as sewer installation, sewer improvements, water main installation, water main improvements, sidewalks or other improvements? If yes, explain: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	9) Is the property located in a municipally designated village district, municipally designated historic district, or listed on the National Register of Historic Places? If yes, explain: _____
Note: Information concerning village districts and historic districts may be obtained from the municipality's village district commission, if applicable.				
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	10) Is the property located in a special tax district? If yes, explain: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	11) Is the property subject to any type of land use restrictions, other than those contained within the property's chain of title or that are necessary to comply with state laws or municipal zoning? If yes, explain: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	12) Is the property located in a common interest community? If yes, is it subject to any community or association dues or fees? Please explain: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	13) Do you have any knowledge of prior or pending litigation, government agency or administrative actions, orders or liens on the property related to the release of any hazardous substance? If yes, explain: _____

YES	NO	UNK	N/A	C. LEASED EQUIPMENT										
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	14) Does the property include any leased or rented equipment that would necessitate or oblige either of the following: the assignment or transfer of the lease or rental agreement(s) to the buyer or the replacement or substitution of the equipment by the buyer? If yes, indicate by checking all items that apply: <table border="0"> <tr> <td><input type="checkbox"/> Propane fuel tank</td> <td><input type="checkbox"/> Water treatment system</td> </tr> <tr> <td><input type="checkbox"/> Water heater</td> <td><input type="checkbox"/> Solar devices</td> </tr> <tr> <td><input type="checkbox"/> Security alarm system</td> <td><input type="checkbox"/> Major appliances</td> </tr> <tr> <td><input type="checkbox"/> Fire alarm system</td> <td><input type="checkbox"/> Other</td> </tr> <tr> <td><input type="checkbox"/> Satellite dish antenna</td> <td></td> </tr> </table>	<input type="checkbox"/> Propane fuel tank	<input type="checkbox"/> Water treatment system	<input type="checkbox"/> Water heater	<input type="checkbox"/> Solar devices	<input type="checkbox"/> Security alarm system	<input type="checkbox"/> Major appliances	<input type="checkbox"/> Fire alarm system	<input type="checkbox"/> Other	<input type="checkbox"/> Satellite dish antenna	
<input type="checkbox"/> Propane fuel tank	<input type="checkbox"/> Water treatment system													
<input type="checkbox"/> Water heater	<input type="checkbox"/> Solar devices													
<input type="checkbox"/> Security alarm system	<input type="checkbox"/> Major appliances													
<input type="checkbox"/> Fire alarm system	<input type="checkbox"/> Other													
<input type="checkbox"/> Satellite dish antenna														

277 Cannon Road  
Property Address: Wilton, CT 06897

Seller Initials HK Buyer Initials DF

Page 2 of 7



YES	NO	UNK	N/A	D. MECHANICAL/ UTILITY SYSTEMS
-----	----	-----	-----	--------------------------------

<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	15) Fuel types? <u>PROPANE</u> Are you aware of any heating system problems? If yes, explain: _____
---	---

<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	16) Hot water heater type? <u>On demand</u> Age: <u>7 years</u> Are you aware of any hot water problems? If yes, explain: <u>Plumber removed silt from fixtures and aerator taps, December 2020</u>
---	---

<input type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	17) Is there an underground storage tank? If yes, list the age of tank <u>7 years</u> and location: <u>Propane tank installed in back yard.</u>
--	---

<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	18) Are you aware of any problems with the underground storage tank? If yes, explain: <u>Have original in tank was in document, removed in 3</u>
---	--

<input checked="" type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	19) During the time you have owned the property, has there ever been an underground storage tank located on the property? If yes, has it been removed? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, what was the date of removal _____ and what was the name and address of the person or business who removed such underground storage tank? <u>See above</u>
--	--

Provide any and all written documentation of such removal within your control or possession by attaching a copy of such documentation to this form.

<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	20) Air conditioning type: <input type="checkbox"/> Central; <input checked="" type="checkbox"/> Window; Other _____ Are you aware of any air conditioning problems? If yes, explain: _____
---	--

<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	21) Plumbing system problems? If yes, explain: _____
---	--

<input checked="" type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	22) Electrical system problems? If yes, explain: <u>No</u>
--	--

<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	23) Electronic security system problems? If yes, explain: _____
---	---

<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	24) Are there carbon monoxide or smoke detectors located in the dwelling on the property? If yes, state the number of detectors <u>8</u> and whether there have been problems with such detectors: _____
---	--

<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNK <input type="checkbox"/> N/A	25) Fire sprinkler system problems? If yes, explain: _____
---	--



YES	NO	UNK	N/A	E. WATER SYSTEM
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	26) Domestic water system type: <input type="checkbox"/> Public; <input checked="" type="checkbox"/> Private well; Other _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	27) If public water: a) Is there a separate expense/fee for water usage? If yes, is the expense/fee for water usage flat or metered? _____ Provide the amount of the expense/fee _____ and explain: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	b) Are there unpaid water charges? If yes, state amount unpaid: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	28) If private well: Has the well water been tested for contaminants/volatile organic compounds? If yes, attach a copy of the report. If no report is available, provide name of entity that performed testing and describe results of such testing: _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If public water or private well: Are you aware of any problems with the well or with the water quality, quantity, recovery, or pressure? If yes, explain: _____

YES	NO	UNK	N/A	F. SEWAGE DISPOSAL SYSTEM
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	29) Sewage disposal system type: <input type="checkbox"/> Public; <input checked="" type="checkbox"/> Septic; <input type="checkbox"/> Cesspool; Other: _____
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	30) If public sewer: a) Is there a separate charge made for sewer use? If yes, is it flat or metered? _____ b) If it is a flat amount, state amount _____ and due dates: _____ c) Are there any unpaid sewer charges? If yes, state the amount: _____
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	31) If private: a) Name of service company: <u>Palladino &amp; Sons</u> b) Date last pumped: <u>May 2020</u> Frequency of pumping during ownership: <u>Every 2 years</u> c) For any sewage system, are there problems? If yes, explain: _____

277 Cannon Road  
Property Address: Wilton, CT 06897

Seller Initials HK Buyer Initials DT

Page 4 of 7



YES	NO	UNK	N/A	G. ASBESTOS/ LEAD
-----	----	-----	-----	-------------------

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	32) Are asbestos insulation or building materials present? If yes, location:
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	33) Is lead paint present? If yes, location: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	34) Is lead plumbing present? If yes, location: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	---

YES	NO	UNK	N/A	H. BUILDING/ STRUCTURE/ IMPROVEMENTS
-----	----	-----	-----	--------------------------------------

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	35) Is the foundation made of concrete? If no, explain: _____
-------------------------------------	--------------------------	--------------------------	--------------------------	---

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	36) Foundation/slab problems or settling? If yes, explain: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	37) Basement water seepage/dampness? If yes, explain amount, frequency and location: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	38) Sump pump problems? If yes, explain: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	39) Do you have knowledge of any testing or inspection done by a licensed professional related to a foundation on the property? If yes, disclose the testing or inspection method, the areas or locations that were tested or inspected, the results of such testing or inspection and attach a copy of the report concerning such testing or inspection. If no report is available, provide name of entity that performed testing and describe results of such testing: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	40) Do you have knowledge of any repairs related to a foundation on the property? If yes, describe such repairs, disclose the areas repaired and attach a copy of the report concerning such repairs: <u>New garage &amp; garage foundation poured in 2012 to create second story</u>
-------------------------------------	--------------------------	--------------------------	--------------------------	---

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	41) Do you have any knowledge related to the presence of pyrrhotite in a foundation on the property? If yes, explain: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	---

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	42) Roof type: <u>Asphalt shingles</u> ; Age: <u>5 years</u>
-------------------------------------	--------------------------	--------------------------	--------------------------	--

<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	43) Roof leaks? If yes, explain: _____
--------------------------	-------------------------------------	--------------------------	--------------------------	--

277 Cannon Road  
Property Address: Wilton, CT 06897

Seller Initials HK Buyer Initials DD

Page 5 of 7



☐ ☒ ☐ ☐

44) Exterior siding problems? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

45) Chimney, fireplace, wood or coal stove problems? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

46) Patio/deck problems? If yes, explain: \_\_\_\_\_

YES NO UNK N/A

**H. BUILDING/STRUCTURE/IMPROVEMENTS (Continued)**

☒ ☐ ☐ ☐

47) If patio/deck is constructed of wood, is the wood treated or untreated? Treated.  
Rebuilt 2018/2020

☐ ☒ ☐ ☐

48) Driveway problems? If yes, explain: Crawled drive, refilled as needed

☐ ☒ ☐ ☐

49) Water drainage problems? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

50) Interior floor, wall and/or ceiling problems? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

51) Fire and/or smoke damage? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

52) Termite, insect, rodent or pest infestation problems? If yes, explain: \_\_\_\_\_

☐ ☒ ☐ ☐

53) Rot or water damage problems? If yes, explain: \_\_\_\_\_

☒ ☐ ☐ ☐

54) Is the structure(s) insulated? If yes, type: Fiberglass; location: Attic

☐ ☒ ☐ ☐

55) Has a test for radon been performed? If yes, attach copy of the report. If no report is available, provide the name of entity that performed the testing and describe the results of such testing: \_\_\_\_\_

☒ ☐ ☐ ☐

56) Is there a radon control system in place? If yes, explain: Was there when we moved in.

☒ ☐ ☐ ☐

57) Has a radon control system been in place in the previous 12 months? If yes, explain: Was there when we moved in.

The seller should attach additional pages, if necessary, to further explain any item(s) above. Indicate here the number of additional pages attached: \_\_\_\_\_

Questions or Comments? Consumer Problems? Visit the Department of Consumer Protection website at:  
www.ct.gov/dcp

277 Cannon Road  
Property Address: Wilton, CT 06897

Seller Initials HK Buyer Initials \_\_\_\_\_

Page 6 of 7



**IMPORTANT INFORMATION****(A) Responsibilities of Real Estate Brokers**

This report in no way relieves a real estate broker of his or her obligation under the provisions of section 20-328-5a of the Regulations of Connecticut State Agencies to disclose any material facts. Failure to do so could result in punitive action taken against the broker, such as fines, suspension or revocation of license.

**(B) Statements Not to Constitute a Warranty**

Any representations made by the seller on the written residential property condition report shall not constitute a warranty to the buyer.

**(C) Nature of Report**

This Residential Property Condition Report is not a substitute for inspections, tests, and other methods of determining the physical condition of the property.

**(D) Information on the Residence of Convicted Felons**

Information concerning the residence address of a person convicted of a crime may be available from law enforcement agencies or the Department of Public Safety.

**(E) Building Permits and Certificates of Occupancy**

Prospective buyers should consult with the municipal building official in the municipality in which the property is located to confirm that building permits and certificates of occupancy have been issued for work on the property.

**(F) Home Inspection**

Buyers should have the property inspected by a licensed home inspector.

**(G) Concrete Foundation**

Prospective buyers may have a concrete foundation inspected by a licensed professional engineer who is a structural engineer for deterioration of the foundation due to the presence of pyrrhotite.

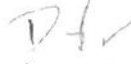

**(H) Buyer's Certification**

The buyer is urged to carefully inspect the property and, if desired, to have the property inspected by an expert. The buyer understands that there are areas of the property for which the seller has no knowledge and that this report does not encompass those areas. The buyer also acknowledges that the buyer has read and received a signed copy of this report from the seller or seller's agent.

Date	Buyer	Signature	Buyer	Print Name
Date	Buyer	Signature	Buyer	Print Name

**(I) Seller's Certification**

To the extent of the seller(s) knowledge as a property owner, the seller acknowledges that the information contained above is true and accurate for those areas of the property listed. In the event a real estate broker or salesperson is utilized, the seller authorizes the brokers or salespersons to provide the above information to prospective buyers, selling agents or buyer's agents.

Date	12/23/20	Seller		Seller David Johnson	Print Name
Date	12/23/20	Seller		Seller Hannah Kinnerstey	Print Name

277 Cannon Road  
Property Address: Wilton, CT 06897

**SALES Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards  
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 (i) or (ii) below**):

- (i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain)
- (ii) ☒ 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 (i) or (ii) below**):

- (i) ☐ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (**list documents below**)

Name of Document(s)

Author

Date

- (ii) ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing

**Purchaser's Acknowledgment (initial)**


(c) \_\_\_\_\_ Purchaser has received copies of all information listed above

(d) \_\_\_\_\_ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*

(e) Purchaser has (**check (i) or (ii) below**):

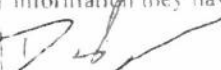
- (i) ☐ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or
- (ii) ☐ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or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

**Agent's Acknowledgment (initial)**

(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.

  
Seller

1/6/21  
Date

Hannah K. [Signature] 1/6/21  
Seller Date

Purchaser

Date

Purchaser

Date

Agent

Date

Agent

Date

277 Cannon Rd. W. Hartford CT 06187  
Address of Property/Unit



CT

Property Inclusions/Exclusions Rider page \_\_\_\_\_ of \_\_\_\_\_  
**PROPERTY INCLUSIONS / EXCLUSIONS RIDER**  
 Connecticut REALTORS®, Inc.



Property Address: **277 Cannon Road**

Town **Wilton**

\*Inc = Includes; Ex = Excludes; NA = Not Applicable

Inc	Ex	NA	APPLIANCES
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Air conditioner 4 unit(s)
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Clothes dryer
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Clothes washer
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Dehumidifier
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Dishwasher
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Garbage Compactor
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Garbage Disposal
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Hood for oven range
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Microwave
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Oven range
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Refrigerator
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Add'l refrigerators/freezers

Inc	Ex	NA	INTERIOR ITEMS
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Alarm/Security System
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Blinds & shades
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Curtains/drapes
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Curtain Rods
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Carbon monoxide detector(s)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Carpeting
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Ceiling fans
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Coal/Wood Stoves
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Fireplace items
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Lighting fixtures incl. chandeliers
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Smoke detector(s)
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Bathroom Mirrors
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wall Mounted T.V. Brackets
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Smart Home Devices

Inc	Ex	NA	EXTERIOR ITEMS
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Garage door opener(s) & Remotes
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Gas grill
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hot tub & equipment
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Other outbuildings
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Play equipment
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Pool & pool equipment
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Storage shed(s)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Storm door(s)
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Storm windows
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Fence(s)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Invisible Pet Fence, Equipment & Collars
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Satellite dish

Inc	Ex	NA	MISCELLANEOUS ITEMS
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Firewood
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Generator
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Wall Mounted Shelving
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other Shelving
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Trees & shrubs
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Water Softener
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Workbenches

Inc	Ex	NA	OTHER ITEMS
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

\*If you have any solar panels this will be addressed on a separate rider.

If there are any known issues with any of the items above, please explain below (attach additional sheets if necessary).

Additional Seller Comments:

05/08/2021  
 Date  
 Seller  
 David Johnson

05/08/2021  
 Date  
 Seller  
 Hannah Kinnerley

Buyer hereby accepts the above information as presented by the Seller or if there are to be any changes to the above information those changes are to be noted here and would need to be agreed to by Seller(s) initialing below.

Date  
 Buyer

If Changes Made: Date  
 Seller Date  
 Seller

Date  
 Buyer

# JoniHomes

All the Right Moves. All the Right Places.



355 RIVERSIDE AVENUE  
WESTPORT, CT 06880