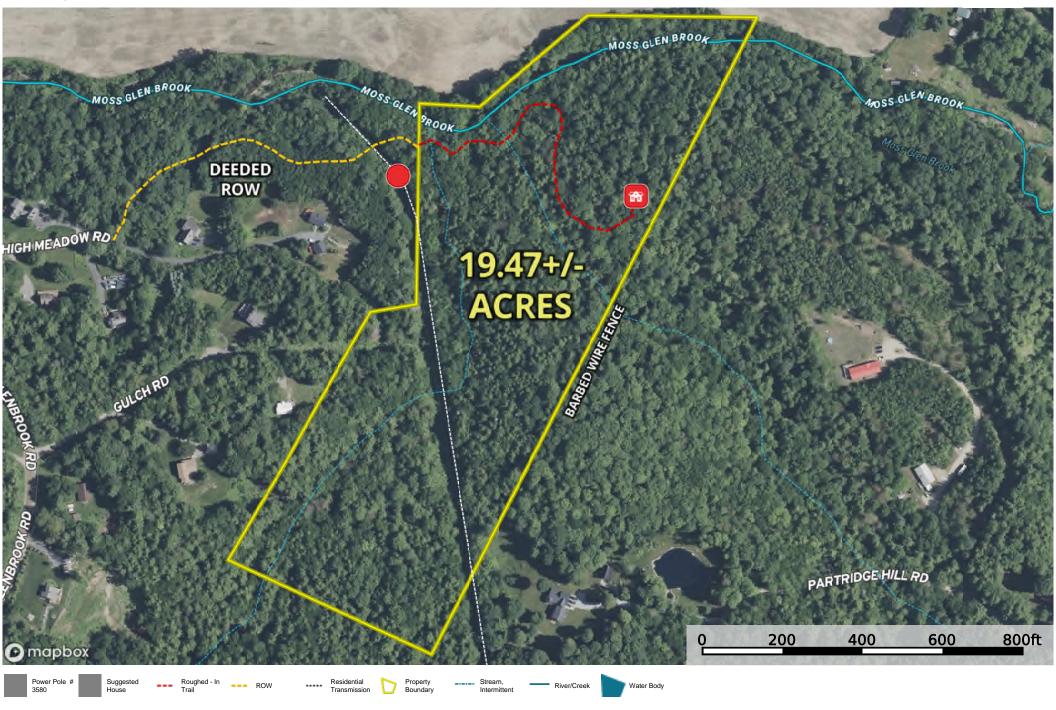
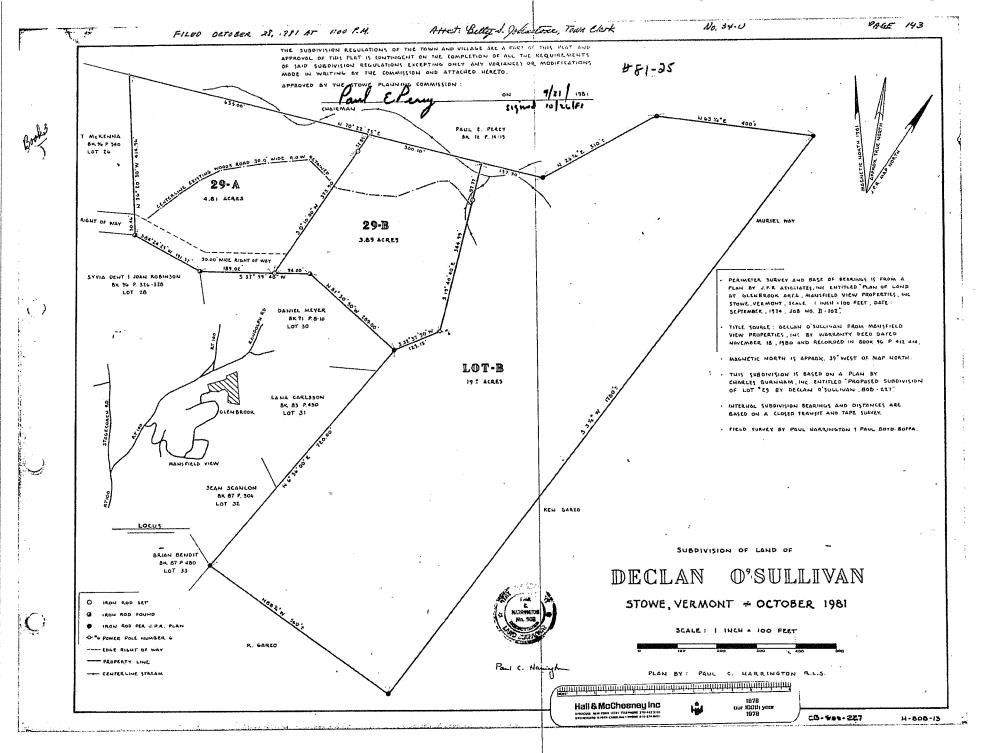
Stowe, VT - 167 High Meadow Rd Vermont, 19.47 AC +/-











November 13, 2025

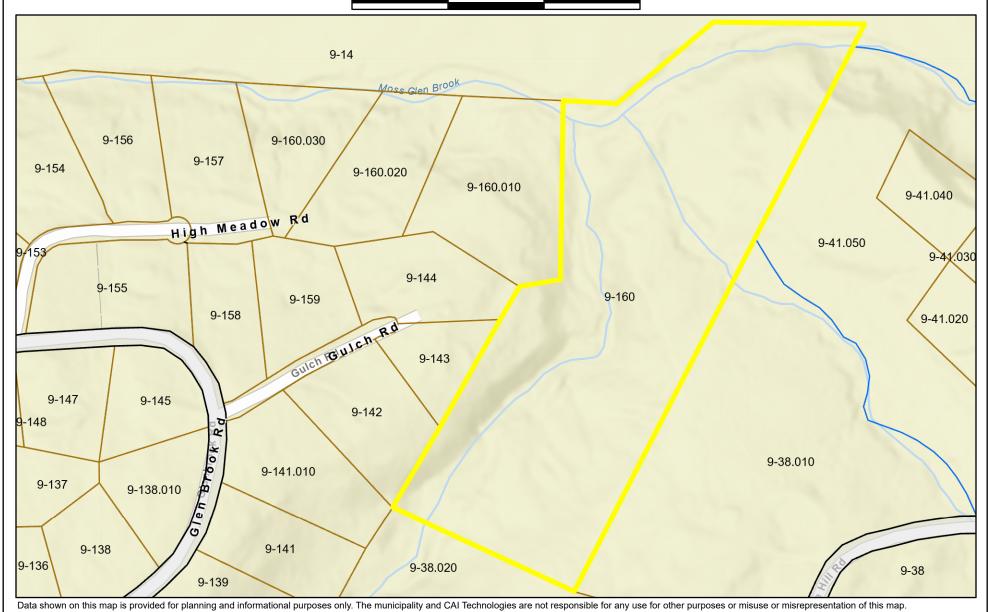
Town of Stowe, VT

1 inch = 269 Feet

269 538 807

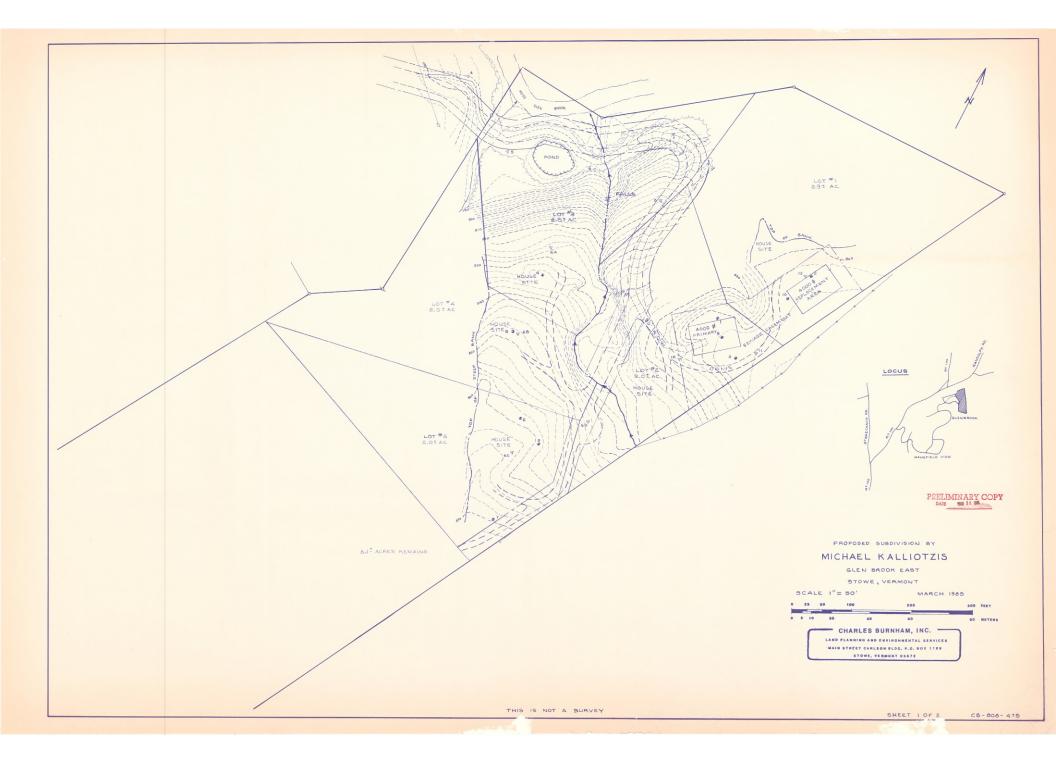
0

www.cai-tech.com



Stowe, VT - 167 High Meadow Rd Vermont, 19.47 AC +/-





KNOW ALL MEN BY THESE PRESENTS, That I Steven Charbonneau, of Stowe, County of Lamcille, State of Vermont, Grantor, in the consideration of One Dollar and other good and valuable consideration, paid to my full satisfaction by Michael N. Kalliotzis of Stowe, County of Lamoille, State of Vermont, Grantee, by these presents do freely GIVE, GRANT, SELL, CONVEY AND CONFIRM unto the said Grantee, Michael N. Kalliotzis, his heirs and assigns forever, a certain piece of land in Stowe, County of Lamoille, State of Vermont, described as follows, viz:

Being all and the same land and premises conveyed to Steven Charbonneau Being all and the same land and premises conveyed to Steven Charbonneau by warranty deed of Declan O'Sullivan, recorded December 14, 1983, in Boock 112, Pages 96 and 97 of Stowe Land Records, and a recorded in Book //2 Page 257-258 of Stowe Land Records, and being further described as a parcel of land containing 19.47 acres, more or less, in Mansfield View Properties, referred to as Lot B on a map plan entitled "Subdivision of Land of Declan O'Sullivan, Stowe, VT.", dated October 1981, recorded in Map Book 3, Page 143 of Showe Land Records, and as Parcel B on a map plan entitled "Plan of Land at Glen Brook Area, Mansfield View Properties, Inc., Stowe, VT" drawn by JPR Associates, Job II-102, dated May, 1976.

To be included in this conveyance are all rights-of-way described in the above referred to deed of O'Sullivan, with the exception of the right-of-way referred to in Book 60, Page 418 of Stowe Land Records, which is not hereby conveyed, subject to the rights of others to use and to

share proportionately in maintenance and repair costs. Also conveyed herein are two rights-of-way, 50 feet in width, crossing Lot 29-B to the within described premises and described as follows: (a) a 50 foot right-of-way along the Woods Road depicted as a 30 foot right-of-way on the above referenced survey; (b) a 50 foot right-of-way running along the southern boundary of Lot 29-B. Also included in the grant of these two rights-of-way is the right to use said rights-of-way from the present road, warranty deed of John and June Charbonneau, dated April 20, 1984, and in the process of being recorded into the Stowe Land Records. Grantor reserves the right to use said rights-of-way in connection with Lot 29-B. All costs of repair and maintenance shall be shared proportionately by users

of said rights-of-way. Refer to above deeds, records thereof and references therein for more particulars of description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, Michael N. Kalliotzis, his heirs and assigns, to his own use and behoof forever;

And I the said Grantor, Steven Charbonneau for myself, my successors, executors, administrators and assigns, do covenant with the said Grantee, Michael N. Kalliotzis, his heirs and assigns, heirs and assigns that until the ensealing of these presents, I am the sole owner of the premises, and have good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE, except as herein stated, and I hereby engage to WARRANT AND DEFEND the same against all lawful claims whatever, except as herein stated.

IN WITNESS WHEREOF, I hereunto set my hand and seal, this 20th day of April, 1984.

IN PRESENCE OF: MARQUES. Steven Charbonneau

STATE OF VERMONT )

COUNTY OF Lamcille)ss, this & day of April, 1984 Steven Chartonneau, personally appeared, and he acknowledged this instrument by him sealed and subscribed, to be his free act and deed.

Vermont Property Transfer Tax 32 V.S.A. Chep. 231

**ACKNOWLEDGMENT** Raturn Rec'd. Tax Paid-Board of Health Cert. Rec'd. Vt. Land Use & Development Plans Act Carl. Rec'd.

A666846 Signed Man N. Betterleye. Clerk 4/23/84

Before me

(Notary Public

Stowe, Vermont Town Clerk's Office April 23 AD 1984 at 1 o'clock 17 minutes P.M. Received the instrument of which the foregoing is a true record.

Town Clerk Arrest:



## **Vermont Mandatory Flood Disclosure**



Date P	repared: <u>11/06</u>	6/2025		_						
Seller's	s Name(s):	Michael N. Kalliot	zis							
Duanan	t A d d vo oo .	DOM - COM - No.	dana Danad Channa	VIII OF CEO						
Proper	ty Address:	ROW off High Mea		, VI 056/2	City/	Town				
27 V.S.A. § 380 requires all Sellers of real property in Vermont to disclose the flood risk and status of their property to the Buyer. Sellers are required to provide a physical, electronic, or digital link to a copy of the official Flood Insurance Rate Map (FIRM) published by FEMA. It is the Seller's responsibility to locate this map, either online or through their Town office. The Federal Emergency Management Agency (FEMA) search engine can be found at <a href="https://msc.fema.gov/portal/home">https://msc.fema.gov/portal/home</a> .  A copy of the FEMA map for the Property is attached; or,										
☐ A li	nk to the FEN	MA map for the	Property is as fo	ollows:						
										; or,
☐ A F	EMA map is	unavailable for t	he Property or	the comr	nunity in wh	nich the prope	rty is loc	cated.		
Has the Property been subject to flooding or flood damage while the seller possessed the property, including flood damage from inundation or from flood-related erosion or landslide damage?							Yes	$\square$	No	
1a If yes, please describe: Note, the very low section of the property is in Flood Plain.										
2 Does the seller maintain flood insurance on the Property?								Yes	$\checkmark$	No
THE STATEMENTS IN THIS REPORT ARE MADE BY THE SELLER. THEY ARE NOT STATEMENTS OR REPRESENTATIONS MADE BY ANY REAL ESTATE AGENT(S).										
	Michael N. Kall		dotloop verified 11/09/25 11:47 AM EST YSIS-C4FY-H3QU-BY22		T REAL ESTA	IE AGENT(S).			$\neg$	
Seller:	(Signature)		YSIS-C4FY-H3QU-BY22  (Date)	Seller:	(Signature	2)	(Date)			
Callan				ا المالات					$\neg$	
Seller:	(Signature)		(Date)	Seller:	(Signature	2)		(Date	<u> </u>	
Buyer acknowledges receipt of this Disclosure. It is the Buyer's responsibility to review any attached or linked maps for information regarding potential flood hazard areas affecting the Property. There may be map amendments or other information available at <a href="https://msc.fema.gov/portal/home">https://msc.fema.gov/portal/home</a> .  Buyer:  (Signature)  (Date)  (Date)										
Buyer:	(Signature)		(Date)	Buyer:	(Signature)			(Date		

## NOTES TO USERS

His map is for use in permissioning the Nations Hood Insurance Program it does not receively storage at each subsect to stooding particularly from local to map accurate of modification for one accuracy of modification in the committee and provide processing the control of the committee of the c

The coupler (for the response) is supported that it had blackton of the supported by the couple of t

Basindrists of the **Floodrags** was assistant to cook perform and impostated services area assistant, and cookings were bases are without assistant and cookings were bases are without assistant assistant and cooking assistant assistant and other period of contrast flood impostant and other period and other period of cooking assistant and other period of the property of the propert

in the profession size in the procession of this map was Vermont State Pictus, IT 952940, 44-00. The Intercental detain was NVO 50, 47580 observed in The Confession of States, referred to projection to State Ferre source seed in the office area in the state of the states and the office area in map resultant access, Technical the matrices. There differences in map resultant access, Technical the matrices. There differences are not provided accessing of the State of States and States accessed to the matrices.

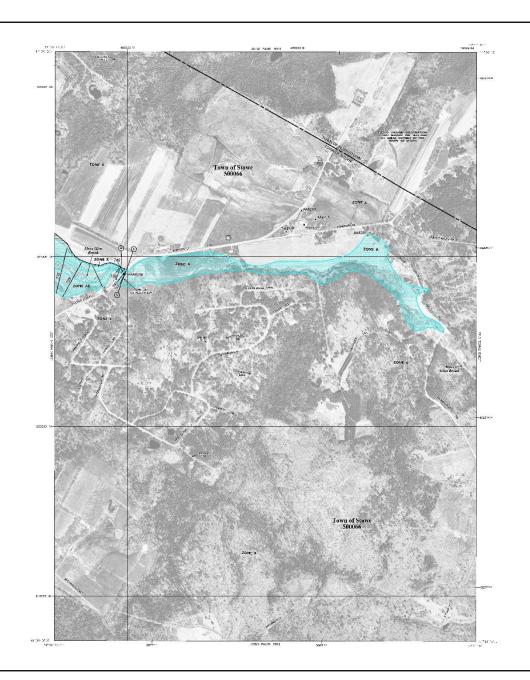
Hos elevatine on the majorse inferences to the North Americal Vertical Design of 1988. These fleed stending must be connected to steature and grand desclaim references to the serve vertical, data. For information regarding coverable between the National Geodatic Vertical Datam of 1982 and the Shock Design of 1982 and the Shock Design of 1982 and the Shock Design of 1983 and the Shock Design of 1984 and the Shock Design of 1984 and 1984 and

Sastal Reference System Division National Geodetic Survey, NCAA Silver Spring Metro Center 1915 East-West Fighney Silver Spring, Maryland 2018 (301)773–317

Presse refer to the separately printed Rap Index for an overview map amoving the layer, of map panels for this jurisdiction.

Edition the FERN Ray Benvice Center of 1,900,209,000 for information on available products associated with the HVV. Administration associate producely insufficient Leibert of May Chango. In October 1990, province, in color structure Study record, and an opicial vention of this max. The LVV. May Service Center have due to execute the Files. In 100 of 65 SEC on EVV. May Service Center have due to

If you have questions about this map is marging movering the Volume Food instrument flag on its generic places and 4-827-7886 MAP (1-877-896-2827) or old the m-666 version of http://www.doving.co.



## LEGEND

SPECIAL FLOOD HAZARD AREAS SUBJECT TO INDIVIDUATION BY THE 1 % ANNUAL CHANCE FLOOD The 1% same details of 00 year field and sections and the red out of the field.

The 1% same details of 00 year field and sections and the red out of the field.

Final Found from it, the way shiply in facility by the 1% in virtual facts to basel, who was selected and the production of the 1% of 1% o

Hord depths of this tifeet usually smeet that an ecopyry terrangle average depths december. For areas of allustal, an illocoting, velocides also the reminent. ZONE AD

aton the retinant. Some finance of the second from the 1% partial shared from the 18% partial shared flower flower from the system fleet one self-expensive description. Came A2 redictors that the former food centrel system is being rathered to provide protection, from the 1% partial chance in greater flower.

ZONE Y Counted flood Journa with reducity busined (source entired) to Base Blook Blook Discottons debrember: ZONE VE Cruzal Bost arm with scinity Land (need action) East Rend Breaks a december.

FLUXDWAY ARIAS IN ZONE AL

The flooticity is the channel of a dearn plantity aspects flootifier areas that must be legitime of one postment to that the "As annual chance floot can be carried without substantial transcript flootifier flootifier."

ZONE X OTHER FLOOD AREAS

OTHER AREAS

TONE X Area resembed to be until the E2% count share florights.

ZONE D Area is which from according to a relative wheal has problem.

COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

CIPE source of O'As are remote install within an absorbt. Special Root resembles

PS according to floorplain branchery 0.28° according to contrain from they floorbook from they Zeon D' Laurabay Costs and 1038 "be robey

\*Reserved to the North American Vertical Data in cit 1966 —(Ā) Gress section line

(2)----- (2) 42799415

Gaugaper candinates observed in the North America Jatan of 1900 (NAD 62), Wintern Temporers 1694-1944 and colors: Sermal Sale Here constrate groun PRECONE 4-CO, Transviss Musician property. 8::::::: V

2005310 X tent mak per explication in Nove to Uses secret of US FIRM panel. 918

Solven Text Politic Value and a stock ventral construction of social stock ventral construction of the solven of the School Politics (Inc.) (I

Leituny 4, 7001 – In view line Hint Healther out decreas settents many february Ix, fixed in the large fixed Fautimic Lineary and fixed fluid Health America view in additioning the many and an other the distinguishing the Village of Steed. August 4,000 – to age of out-of-one process proclams flower through the tool fixed Hind Healther, and to ne've updated top-graphic influentiation.

To determine I Rust insulated it enables in this content by cartain your agent or call the National Flood Insulance August at 1 BCC 608 5023.



## PANEL 0082E FIRM FLOOD INSURANCE RATE MAP STOWE, VERMONT LAMOILLE COUNTY PANEL 82 OF 105 (ZEE MAP INDEX FOR FRV. SANEL LAYOUT) DINFANS DOMESTIC NOTES FACE SUFFIX MAP NUMBER 5000660082E

MAP REVISED AUGUST 4, 2005