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PROPERTY INCLUSIONS / EXCLUSIONS RIDER

Greater Hartford Association of REALTORS®, Inc.

Property Address: 101 Riverside Dr CT 06066 Town Vernon

THIS IS NOT A WARRANTY BY THE SELLER OF THE CONDITION OF THE PERSONAL PROPERTY ON THIS STATEMENT.

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

Inc	Ex	NA	APPLIANCES
☐	☐	☑	Air conditioner ___unit(s)
☐	☑	☐	Clothes dryer
☐	☑	☐	Clothes washer
☐	☐	☑	Dehumidifier
☑	☐	☐	Dishwasher
☐	☐	☑	Garbage Compactor
☑	☐	☐	Garbage Disposal
☐	☐	☑	Hood for oven range
☑	☐	☐	Microwave
☑	☐	☐	Oven range
☑	☐	☐	Refrigerator
☐	☑	☐	Add'l refrigerators/freezers

Inc	Ex	NA	EXTERIOR ITEMS
☑	☐	☐	Garage door opener(s) & Remotes
☐	☑	☐	Gas grill
☐	☐	☑	Hot tub & equipment
☐	☐	☑	Other outbuildings
☐	☑	☐	Play equipment
☐	☐	☑	Pool & pool equipment
☐	☐	☑	Storage shed(s)
☑	☐	☐	Storm door(s)
☐	☐	☑	Storm windows
☐	☐	☑	Fence(s)
☐	☐	☑	Invisible Pet Fence, Equipment & Collars
☑	☐	☐	Satellite dish
☑	☐	☐	Solar Panels*

Inc	Ex	NA	INTERIOR ITEMS
☐	☐	☑	Alarm/Security System
☑	☐	☐	Blinds & shades
☐	☑	☐	Curtains/drapes
☑	☐	☐	Curtain Rods
☑	☐	☐	Carbon monoxide detector(s)
☑	☐	☐	Carpeting
☑	☐	☐	Ceiling fans
☐	☐	☑	Heating Stove(s) _____
☑	☐	☐	Fireplace items
☑	☐	☐	Lighting fixtures incl. chandeliers
☑	☐	☐	Smoke detector(s)
☑	☐	☐	Bathroom Mirrors
☑	☐	☐	Wall Mounted T.V. Brackets
☐	☐	☑	Smart Home Devices

Inc	Ex	NA	MISCELLANEOUS ITEMS
☐	☐	☑	Firewood
☐	☐	☑	Generator
☐	☑	☐	Wall Mounted Shelving
☐	☐	☑	Other Shelving
☑	☐	☐	Trees & shrubs
☐	☐	☑	Water Softener
☐	☐	☑	Workbenches

OTHER ITEMS

☐	☑	☐	Kitchen shelving
☐	☐	☐	_____
☐	☐	☐	_____
☐	☐	☐	_____
☐	☐	☐	_____

*If you have 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 (include clarification on any items above):

_____

_____

09/10/2025 Lacey Anne Allain
Date Seller

09/15/2025 Alexander Patrick Taylor-Turcotte
Date Seller

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

Date Buyer

If Changes Made: Date Seller Date Seller

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