AFFIDAVIT AND INDEMNIFICATION AGREEMENT

Now Comes, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, the duly appointed Executor/Administrator of the Estate of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (“Decedent”), late of \_\_\_\_\_\_\_\_\_\_\_\_\_ and he/she does state upon personal knowledge and upon information believed to be true:

1. The Decedent died owning property located at \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, Vermont which property is now being conveyed by the undersigned pursuant to a License to Sell issued by the Probate Court dated \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ to \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (“Purchaser”).
2. Attached hereto as Exhibit A is a copy of the Inventory of the Estate.
3. The Estate is exempt from Federal and/or State of Vermont Estate Tax since decedent’s gross estate, as defined in IRC §2031 (e.g. the total of all probate and non-probate assets) is less than the exempt amount established under federal law and less than the exempt amount established under Vermont law.
4. The undersigned acknowledges that Purchaser could request other evidence that the property will be conveyed free and clear of any lien(s) pursuant to methods set forth in Standard 24.1 of the Vermont Standards of Title. Instead, Purchaser is relying on the veracity of the statements made herein to ensure that the property is conveyed free and clear of any Federal Estate Tax Lien(s). The Estate shall Indemnify and hold the Purchaser harmless for any misrepresentations made herein.

Dated at \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, Vermont this \_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 202\_\_

ESTATE OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

By: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Duly appointed Executor/Administrator

STATE OF VERMONT

COUNTY OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

At \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ in said County on this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 202\_\_\_ personally appeared the duly appointed Executor/Administrator who stated that the foregoing information was true to his/her best knowledge and belief and that they signed the Affidavit as their free act and deed.

Before me, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Notary Public

My Commission Expires: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_