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PROPERTY INCLUSIONS / EXCLUSIONS RIDER

Connecticut REALTORS®, Inc.

Property Address: 15 Academy Lane, Old Lyme, CT 06371 Town Old Lyme

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	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	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

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

Inc	Ex	NA	OTHER ITEMS
☐	☐	☐	_____
☐	☐	☐	_____
☐	☐	☐	_____
☐	☐	☑	_____
☐	☐	☐	_____

*If you have an 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):

None

Additional Seller Comments (include clarification on any items above):

None

Date Seller: Grant Cambridge (dotloop verified 11/20/26 5:56 PM EST YWPX-PBZ7-VOJC-CTOW)

Date Seller: MARGARET C TRUSTEES (dotloop verified 11/20/26 5:58 PM EST DV7P-KIMS-WIF1-MM5V)

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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