

Seller Exclusions and Notes for Buyer

- The green modular corral panels/gates that form an arena south of the driveway and east of the garden will be removed.
- The red wooden portable chicken coop by the garden and part of the pen enclosing the coop will be removed (exterior garden and yard fencing will be left intact).
- Some of the fencing panels and some of the gates surrounding the garden will be replaced by field fencing or welded wire fencing. The area affected will be about 200-250 feet.
- Panels in the middle of the barn will be removed to open up the interior. The wall including those panels is a temporary install used to accommodate a pregnant cow/calving.
- Rubber mats from the barn and the stall off of the smaller shop will be retained.
- Assorted plants/starts from the gardens to get my new garden started. I'll try to do this so it won't be obvious - do it with the respect I'd hope for if I were buying the place.
- ShelterLogic frames in the garden. These are the 10x10 and the 10x20 pipe frames that I use to string up my tomatoes instead of using cages.
- The Trojan 66B stock tank heater will be retained.
- Hand carved willow pole on Living Room book shelf will be retained.

The existing water storage pool stays, and we are leaving a new pool with the same footprint that is in line to replace it when it reaches end of life. I think the new pool is also a better quality than the one that is up. It has a new filter and frame with it. It is boxed, and in the metal sided building off the Hogan - on the side where we store firewood. There is also a stash of pool maintenance supplies that we're leaving.

We have about 700sf of the slate tile used in the house that we will leave, along with the grout, ditra (water proofing base), mastic and several gallons of sealer (2 kinds). The tile is still available at retail if somebody wants more, but I'm thinking that it would cover almost all of the Casita for a new owner. About half of the tile has already been triple sealed. Current retail value of the whole package is over \$7,500.