

VERMONT QUIT CLAIM DEED

The Vermont Quit Claim Deed transfers your interest in a property to a buyer. This type of deed offers no protections to the buyer.

The quit claim deed **MUST BE NOTARIZED**. Both you and the buyer will be required to show a valid form of identification to the notary.

Most deed disputes involve a quit claim deed. Unless you're willing to spend hours in a courtroom, do not execute this type of deed unless you're absolutely positive you have all legal rights to sell the property and that there are no issues with ownership or property boundaries and that there are no liens on the property.

Vermont Quitclaim Deed

KNOW ALL PERSONS BY THESE PRESENTS THAT I/WE, _____ of _____, _____ County, Vermont, Grantor(s), in the consideration of _____ Dollars (\$ _____) paid to my full satisfaction by _____ of _____, _____ County, Vermont, Grantee(s), have REMISED, RELEASED AND FOREVER QUITCLAIMED unto the said Grantee(s), _____, and his/her/their heirs and assigns forever, all right and title which I or my heirs have in and to a certain piece of land [together with the buildings and improvements thereon] in _____, _____ County, Vermont, described as follows, viz.:

TO HAVE AND TO HOLD all right and title in and to said quitclaimed premises, with all the privileges and appurtenances thereof, to the said Grantee(s), _____, and his/her/their heirs and assigns, to his/her/their own use and behoof forever.

AND FURTHERMORE, I/we, the said Grantor(s), _____, for myself/ourselves and my/our heirs, executors and administrators, do covenant with the said Grantee(s), _____, and his/her/their heirs and assigns, that from and after the ensealing of these presents, I/we will have and claim no right to title in or to these premises.

IN WITNESS HEREOF, I hereunto set my/our hand(s) and seal(s) this _____ day of _____, 20 _____.

IN PRESENCE OF:

STATE OF VERMONT

COUNTY OF _____, SS

At _____, in said County, this _____ day of _____, 20 _____, the above-named _____ personally appeared and he/she/they acknowledged this instrument, by him/her/them sealed and subscribed, to be his/her/their free act and deed,

Before me, _____
Notary Public