

STATE OF VERMONT
SUPERIOR COURT **PROBATE DIVISION**
ADDISON UNIT **DOCKET NO. 24-PR-04474**

IN RE: **Estate of Benjamin S. Welles**
 (Real Estate located in Monkton, Vermont)

SUMMONS

THIS SUMMONS IS DIRECTED TO: THE HEIRS AND INTERESTED PERSONS IN THE ESTATE OF BENJAMIN S. WELLES

- 1. YOU ARE BEING SUED.** The Petitioner, The A. Johnson Co., LLC, has filed a Petition initiating a lawsuit against you. A copy of the Petition is on file and may be obtained at the Vermont Superior Court, Probate Division, at the address stated below.
- 2. PETITIONER'S CLAIM.** The Petitioner has requested a determination, pursuant to 14 V.S.A. §§ 1801-04, of the ownership of a certain parcel of land consisting of 10 acres, more or less, and associated rights, located westerly of Old Airport Road in Monkton, Vermont. The Petitioner alleges that the real estate constitutes no beneficial part of the estate of Benjamin S. Welles, and that the Petitioner, The A. Johnson Co., LLC, is the person legally entitled to it.
- 3. YOU MUST REPLY WITHIN 21 DAYS TO PROTECT YOUR RIGHTS.** You must give or mail the Petitioner a written response called an Answer within 21 days of the date on which this Summons was published, which was August 15, 2024.

You must send a copy of your Answer to the Petitioner's attorney located at:
Benjamin W. Putnam, Esq.
Putnam & Menard, PLC
One Cross Street
Middlebury, VT 05753

You must also give or mail your Answer to the Court located at:
Vermont Superior Court
Probate Division, Addison Unit
7 Mahady Court
Middlebury, VT 05753
(802) 388-7741

- 4. YOU MUST RESPOND TO EACH ALLEGATION IN THE VERIFIED PETITION.** The Answer is your written response to the Petition. In your Answer you must state whether you agree or disagree with each paragraph of the Petition. If you believe the Petitioner should not be given everything asked for in the Petition, you must say so in your Answer.
- 5. YOU WILL LOSE YOUR CASE IF YOU DO NOT GIVE YOUR WRITTEN ANSWER TO THE COURT.** If you do not Answer within 21 days and file it with the Court, you will lose this case. You will not get to tell your side of the story, and the Court may decide against you and award the Petitioner everything asked for in the Petition.
- 6. LEGAL ASSISTANCE.** You may wish to get legal help from a lawyer. If you cannot afford a lawyer, you should ask the court clerk for information about places where you can get free legal help. **Even if you cannot get legal help, you must still give the Court a written Answer to protect your rights or you may lose the case.**

Dated: August 15, 2024

/s/ Benjamin W. Putnam
Benjamin W. Putnam, Esq.
Attorney for the Petitioner, The A. Johnson Co., LLC