Recorded: 6/6/2018 at 11:26:34.0 AM
Fee Amount: $0.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2018 PG: 1557

REAL ESTATE TRANSFER - GROUNDWATER HAZARD STATEMENT
TO BE COMPLETED BY TRANSFEROR

TRANSFEROR:
Name Elaine A. Schwarzhoff
Address 1417 Candle Road, Manchester, IA 52057
Number and Street or RR | City, Town or P.O. | State | Zip

TRANSFEREE:
Name Zachary A. Ward
Address 3078 120th Avenue, Ryan, IA 52330
Number and Street or RR | City, Town or P.O. | State | Zip

Address of Property Transferred:
1417 Candle Road, Manchester, IA 52057
Number and Street or RR | City, Town or P.O. | State | Zip

Legal Description of Property: (Attach if necessary) Lots Six (6) and Seven (7) and the Southwesterly one-half (SWly 1/2) of Lot Five (5) of the Plat of Block One (1) of "Coach House Estates" in Coffins Grove Township, Delaware County, Iowa, according to plat recorded in Book 3 Plats, Page 155; same being a part of the West one-half (W 1/2) of the Southwest Quarter (SW 1/4) of Section Twenty Three (23), Township Eighty Nine (89) North, Range Six (6), West of the Fifth Principal Meridian,

1. **Wells (check one)**
   - X There are no known wells situated on this property.
   - ___ There is a well or wells situated on this property. The type(s), location(s) and legal status are stated below or set forth on an attached separate sheet, as necessary.
2. **Solid Waste Disposal (check one)**
   - X There is no known solid waste disposal site on this property.
   - ___ There is a solid waste disposal site on this property and information related thereto is provided in Attachment #1, attached to this document.
3. **Hazardous Wastes (check one)**
   - X There is no known hazardous waste on this property.
   - ___ There is hazardous waste on this property and information related thereto is provided in Attachment #1, attached to this document.
4. **Underground Storage Tanks (check one)**
   - X There are no known underground storage tanks on this property. (Note exclusions such as small farm and residential motor fuel tanks, most heating oil tanks, cisterns and septic tanks, in instructions.)
   - ___ There is an underground storage tank on this property. The type(s), size(s) and any known substance(s) contained are listed below or on an attached separate sheet, as necessary.

5. Private Burial Site (check one)

X There are no known private burial sites on this property.

___ There is a private burial site on this property. The location(s) of the site(s) and known identifying information of the decedent(s) is stated below or on an attached separate sheet, as necessary.

6. Private Sewage Disposal System (check one)

___ All buildings on this property are served by a public or semi-public sewage disposal system.

___ This transaction does not involve the transfer of any building which has or is required by law to have a sewage disposal system.

X There is a building served by private sewage disposal system on this property or a building without any lawful sewage disposal system. A certified inspector's report is attached which documents the condition of the private sewage disposal system and whether any modifications are required to conform to standards adopted by the Department of Natural Resources. A certified inspection report must be accompanied by this form when recording.

___ There is a building served by private sewage disposal system on this property. Weather or other temporary physical conditions prevent the certified inspection of the private sewage disposal system from being conducted. The buyer has executed a binding acknowledgment with the county board of health to conduct a certified inspection of the private sewage disposal system at the earliest practicable time and to be responsible for any required modifications to the private sewage disposal system as identified by the certified inspection. A copy of the binding acknowledgment is attached to this form.

___ There is a building served by private sewage disposal system on this property. The buyer has executed a binding acknowledgment with the county board of health to install a new private sewage disposal system on this property within an agreed upon time period. A copy of the binding acknowledgment is provided with this form.

___ There is a building served by private sewage disposal system on this property. The building to which the sewage disposal system is connected will be demolished without being occupied. The buyer has executed a binding acknowledgment with the county board of health to demolish the building within an agreed upon time period. A copy of the binding acknowledgment is provided with this form. [Exemption #9]

___ This property is exempt from the private sewage disposal inspection requirements pursuant to the following exemption [Note: for exemption #9 use prior check box]: _____.

___ The private sewage disposal system has been installed within the past two years pursuant to permit number _____.

Information required by statements checked above should be provided here or on separate sheets attached hereto:

_____

_____

_____

_____

I HEREBY DECLARE THAT I HAVE REVIEWED THE INSTRUCTIONS FOR THIS FORM AND THAT THE INFORMATION STATED ABOVE IS TRUE AND CORRECT.

Signature: _____ Telephone No.: (563) 608-3101
(Transferor or Agent)

Time of Transfer Inspection Report

Property information

Current owner_____ **Elaine Schwarzhoff**_____

Buyer ____ _____ Realtor __**Susie Myer**___

Mailing address ____ _____

Site Address/County _ **1417 Candle Rd. Manchester, IA --Delaware County** ___

Legal Description _____

No. of bedrooms _**3**___ Last occupied? _**now**__ Records available _**YES**_____

Permit/installation date _ **10/1988**_ Separation distances ok/ no? ___**OK**_____

Septic system information

Septic tank(s): size __**1250**____ material __**Concrete**___ condition ___**OK**_____

Tank pumped? __**YES**_ date _**8-2-2017**_ licensed pumper __**Groth Services LLC**_

Septic/trash/processing tank: size ____ material _____ condition _____

Tank pumped? _____ date _____ licensed pumper _____

Maintenance contract? _____ expiration date _____service provider _____

Pump tanks/vaults: type ___ size ___ condition _____

Distribution system: distribution box _**concrete**___ outlets used __**3**_ condition _**BAD**____

Header pipe(s) ____ # of lines _____ Pressure dosed? _**NO**___

Secondary treatment:

Length of absorption fields _ **250'**___ determined by _**map**____

condition of fields ___**ok**_____ determined by ___**Probe- hydro test**_____

type of trench material ____**SB-2**_____

Size of sand filter___ _____Determined by_____

Vent pipes above grade?_____Discharge pipe located?____**NONE**_____

Effluent sample taken?_____

Media filters: type _____

Maintenance contract? _____ expiration date _____ service provider _____

NPDES General Permit No. 4: required? _____ permitted? _____ NOI provided _____

Time of Transfer Inspection Report

Other components:
Alarms __**NO**_____ Working? _____ disinfection ___**NO**_____ working? _____

Control box _____ Timers_____ inspection ports _____

Other components _____

Overall condition of the private sewage disposal system

Report system status _____**Has required components**_____

Explain (attach additional pages as needed) ___**See Attached Narrative Report**____

Comments: _____

Signature of Certified inspector: _____ Date: 5-4-18

Name (print): ___Corey Groth_____ Certificate #: __**8810**_____
Address: _____1690 165th Street Manchester, IA 52057_____
Phone # ___563-927-5823_____

A copy of this report, the narrative report and sketch has been sent to the following by us:
YES- Seller/agent
NO- Buyer
YES- County sanitarian/environmental health office
YES- Iowa DNR in Des Moines

GROTH SERVICES LLC

NARRENTIVE INSPECTION REPORT
Elaine Schwarzhoff Property

This is a certified TOT inspection for a septic system with a total of three bedrooms, and one bathroom. This home has a full basement but without waste water drains in the floor. There is no water softener or garbage disposal but there is a laundry machine. The sewer line exits high up on the foundation towards the South yard and drains to a 1250 gallon septic tank by gravity. The outlet line of septic tank continues towards the south and has a concrete baffle without an effluent screen, this is the primary treatment. It is gravity flow to a concrete distribution box. There are 3 lines that exit the distribution box- 90', 85', and 75' lines . This completes the secondary treatment.

Distance from Septic tank to well is >50'
Secondary treatment is >100'

CONDITION:

The septic tank was pumped in 2017 which meets the 3 year requirement. The tank is suggested to be cleaned every 3 years for the new owner. There is surface access concrete risers on the tank. The tank liquid level was normal on the inspection day. The absorption field was probed and found with no indication of saturation.

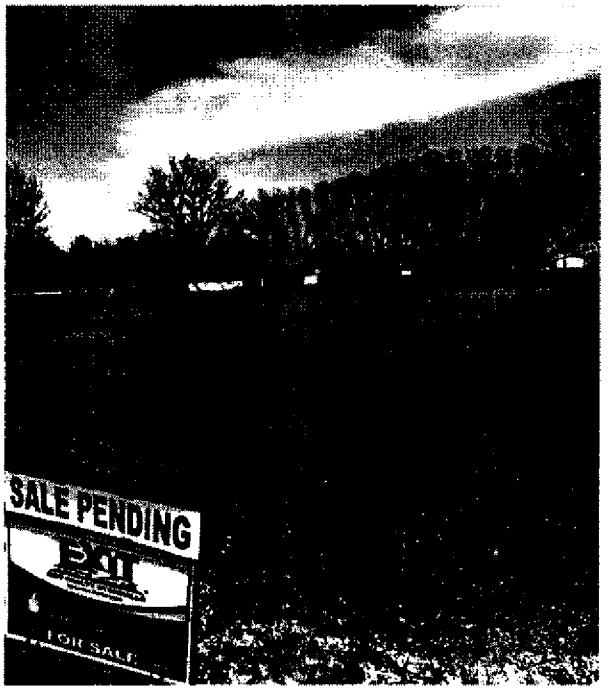
The distribution box was dug, but it was a original badly gas damaged box at which the lid caved and broke. A hydraulic load test was completed for a three bedroom home, 7.5 GPM for 34 minutes from the outside facet. As a note from the inspection day, the owner was made aware of the distribution box. Mrs. Schwarzhoff asked me to fix and replace the distribution box, the map and measurements have been updated. There are pictures included in this report of both the old and new box.

YES - this septic system does meet the Time of Transfer inspection criteria in it having primary and secondary treatment. This inspection was completed at 1417 Candle Rd. Manchester, IA on 4-24-2018 and is valid for two years from this date.

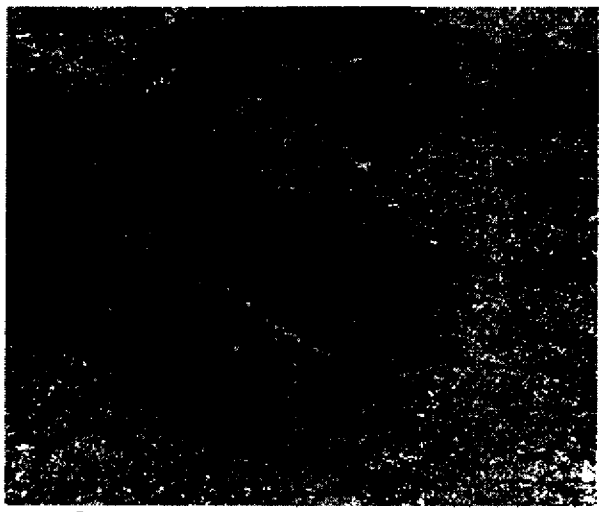
Company Disclaimer Based **on what we were able to observe and our experience with on-site waste-water technology, we submit this sanitary sewage disposal system inspection report based on the present condition of the on-site sewage disposal system. Groth Services LLC has not been retained to warrant, guarantee, or certify the proper functioning of the system for any period of time in the future. Because of the numerous factors (usage, soil characteristics, previous failures, etc.) which effect the proper operation of a septic system as well as the inability of our Company to supervise or monitor the use or maintenance of the system, this report shall not be construed as a warranty by our Company that the system will function properly for any particular buyer. Groth Services LLC DISCLAIMS ANY WARRANTY, either expressed or implied, arising from the inspection of the septic system or this report. We are also not ascertaining the impact the system is having on the ground water.**

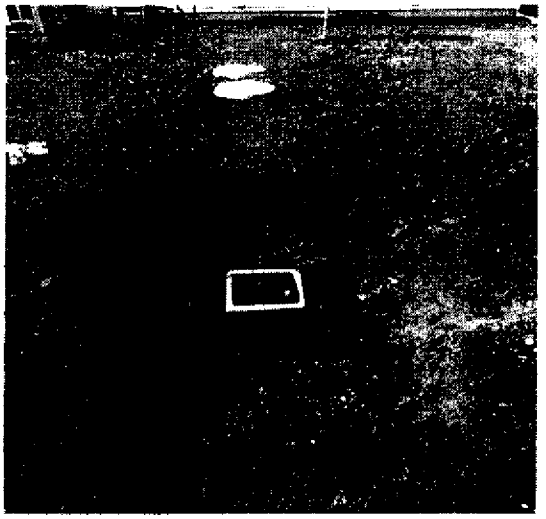


I have studied the information contained herein and that my assessment is honest, thorough, and to the best of my ability correct. This Narrative report may not be copied without written approval from Groth Services LLC.
Certified by Corey J Groth # 8810









Corey Groth DATE 5-4-18

Groth Services LLC

Manchester, IA 52057
563-927-5823
1690 165th St.

DATE	INVOICE #
8/2/2017	66991

BILL TO
Schwarzhoff, Elaine 1417 Candle Rd. Manchester, Ia. 52057

P.O. NUMBER	TERMS	SERVICEMAN	Next Pumping Due	COUNTY
	Due on receipt	RG		Delaware

ITEM	QUANTITY	DESCRIPTION	RATE	AMOUNT
Service Call	1	Service Call- Pumper Truck	0.00	0.00
Pumpings - Reside...	1	Residential Septic Tank Pumping	195.00	195.00
Disposal	1	Disposal Charge- 1250 gals.	125.00	125.00
		Concrete Dual Compartment Septic Tank approx. 1250 gals. had approx. 6" scum layer on top and approx. 12" sludge layer on bottom. Septic Tank was at normal level. Suggest pumping Septic Tank every 2-3 years.		

Total $320.00

Finance Charge of 1.75% per month will be charged on all accounts after 30 days with a miniumum charge of $1.00.

GROTH SERVICES

TIME OF TRANSFER INSPECTION MAP

DATE 4-24-2018 SELLER ELAINE SWARTZHOFF BUYER _____

ADDRESS 1417 CANDLE RD CITY MANCHESTER

