Book 2020 Page 4145

Document 2020 GWH-4145 Type 53 001 Pages 1
Date 11/12/2020 Time 10:54:36AM
Rec Amt $.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

TRANSFEROR:

Name: Barry B. Smith Revocable Trust and Janet E. Smith Revocable Trust

Address	Number and Street or RR	City, Town or PO	State	Zip
	4 East Post Lane	Cedar Rapids	IA	52403

TRANSFEREE:

Name: Paul & Leon, LLC

Address	Number and Street or RR	City, Town or PO	State	Zip
	1111 4th Avenue NE	Independence	IA	50644

Address of Property Transferred:

Number and Street or RR	City, Town or PO	State	Zip
1923 Highway 13	Manchester	IA	52057

Legal Description of Property: (Attach if necessary)

SEE ATTACHED EXHIBIT "A"

1. **Wells (check one)**
   - ☐ 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)**
   - ☒ 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)**
   - ☒ 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)**
   - ☒ 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.

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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:

see map of septic Time of Transfer

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

Signature: Barry L Smith Janice E Smith (Transferor or Agent) Telephone No.: (319) 373-2683

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DNR Form 542-0960 July 18th 2012 cmz

EXHIBIT "A"

PARCEL TWO (2) OF HAYES SUBDIVISION OF PARTS OF THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHWEST QUARTER (SW1/4) AND THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION SEVENTEEN (17) AND PARTS OF THE NORTHWEST QUARTER (NW1/4), THE NORTH ONE-HALF (N1/2) OF THE SOUTHWEST QUARTER (SW1/4) AND THE WEST ONE-HALF (W1/2) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION TWENTY (20), ALL IN TOWNSHIP EIGHTY NINE (89) NORTH, RANGE FIVE (5), WEST OF THE FIFTH P.M., ACCORDING TO PLAT RECORDED IN BOOK 6 PLATS, PAGE 20, AS AMENDED BY AFFIDAVIT RECORDED IN BOOK 16 AFF., PAGE 357.

Time of Transfer Inspection Report (DNR Form 542-0191)

Property information

Current owner Berry & Janet Smith
Buyer Bachman Realtor _____
Mailing address _____

Site Address/County 1923 Hwy 13 Manchester, IA / Delaware county
Legal Description _____

No. of bedrooms 3 Last occupied? 4 months ago Records available YES

Permit/installation date 9-5-1990 Separation distances ok/ no? ok

Septic system information

Note use the following abbreviations for answering the condition fields:
FAD = Functioning as Designed / NFAD = Not Functioning as Designed

Septic tank(s): size 1250 material CONCRETE condition FAD
Tank pumped? YES date 11-05-2020 licensed pumper GROTH SERVICES LLC
Septic/trash/processing tank: size _____ material _____ condition _____
Tank pumped? _____ date _____ licensed pumper _____

Aerobic treatment unit (ATU) mfgr _____ size _____
Tank pumped? _____ date _____ licensed pumper _____
Maintenance contract? _____ expiration date _____ service provider _____
Condition _____

Pump tanks/vaults: type _____ size _____ condition _____

Distribution system: distribution box CONCRETE outlets used 3 condition FAD
Header pipe(s) 3 # of lines 3 Pressure dosed? NO

Secondary treatment:
length of absorption fields 220' determined by CAMARA LOCATOR
condition of fields FAD determined by PROBE
type of trench material ROCK AND PIPE

Size of sand filter _____ determined by _____
Vent pipes above grade? _____ discharge pipe located? _____
Effluent sample taken? _____ Results _____

Media filters: type _____
Maintenance contract? _____ expiration date _____ service provider _____
Condition _____

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

Time of Transfer Inspection Report

Other components:
Alarms NO Working? _____ disinfection _____ working? _____

Control box _____ Timers_____ inspection ports _____

Other components _____

Overall condition of the private sewage disposal system

Report system status FAD

Explain (attach additional pages as needed): ACCEPTING WATER WHEN LOAD TESTED SIMULATING WATER BEING USED IN THE HOUSE WITHOUT BACKING UP INTO HOME

Comments: _____

Site status at conclusion of Time of Transfer inspection:

- Verify that controls are set on the appropriate mode.
- Power is on to all components.
- Revisit all components to verify lids are secure.
- Gather all tools for removal from the site.
- Verify that no sewage is on the ground surface.

Using this worksheet, write a narrative report of the inspection results and attach a site sketch.

This report indicates the condition of the private sewage disposal system at the time of the inspection. It does not guarantee that it will continue to function satisfactorily.

Signature of Certified inspector: Corey Groth Digitally signed by Corey Groth Date: 2020.09.12 12:47:05 -05'00' Date: 11-05-2020
Name (print): Corey Groth Certificate #: 8810
Address: PO Box 215 Epworth IA 52045
Phone # 563-608-3567

Provide a copy of this report, the narrative report and sketch to the seller/agent, buyer/agent or the person ordering the inspection, the county sanitarian/environmental health office, and to;

Iowa DNR
Private Sewage Disposal Program
502 E. 9th St.
Des Moines, IA 50319

NARRATIVE SEPTIC INSPECTION REPORT
Barry & Janet Smith Property

On 11-05 -2020 I completed a Time of Transfer Inspection for a septic system with a total of three bedrooms and four bathrooms in Delaware county. There is no Realtor involved and this property has not been occupied by the seller recently as it was used a vacation home prior. Delaware County Health Department had a septic installation permit record for this site on 9-05-1990. There are three wells on the property- the nearest one to the septic system is >185' feet. This large home was constructed on a pad for the living space, with a basement only under the capped three stall garage. There is no lift pump station for the basement bathroom in the garage space. All the waste water exits by gravity out the south side of home draining to a dual compartment concrete septic tank. This is the primary treatment according to Iowa Code 567(69)- it was at the proper liquid level on the day of inspection. The septic tank did not have a access riser and proved to be difficult to find because of the distance away from the home. I suggested a riser to the surface to Mr. Smith to eliminate that problem in the future. There is no effluent filter on the outlet of the septic. The outlet of the septic tank goes to a concrete distribution box with 220' linier foot absorption system by gravity, which completes the secondary treatment.

The septic tank was pumped by Groth Services LLC on the same day of inspection, it contained a 1" scum layer and 70% solids. Normal septic tank cleanings are recommended in order to keep these solids from flowing out into the absorption system every two years - this is a small tank compared to home square footage. The inlet and outlet baffles are concrete and are functioning as designed. The distribution box was found about 52" deep by a machine and a camera locator, the installation map was not accurate for measurements. A hydraulic load test was not completed because the results would not be accurate. However, I did turn on two sinks for a 3.2 GPM flow for 30 minutes to ensure waste water flowed from the home to the secondary treatment. The septic tank and distribution box accepted the water. By using a camera locator sonde, I located the 3 laterals and found a SB-2 system was installed with approximately 34-50" of soil coverage. There are two laterals 80 ft long and one 60 ft long for a total of 220' lineal feet. There was no indication of previous failure or ponding of water above the absorption system at the grass level. This septic system was installed in very sandy area.

This inspection was completed at 1923 HWY 13 Manchester, Iowa on 11-05-2020 and is valid for two years from this date for the transfer of real estate.

There are six additional pages of pictures included to this report of the system components. Also a map has been drawn as part of this inspection.(Tank capacity was verified by Digital Tank Gauge)

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 Corey Groth # 8810

Signature _____ **Date** 11-8-20

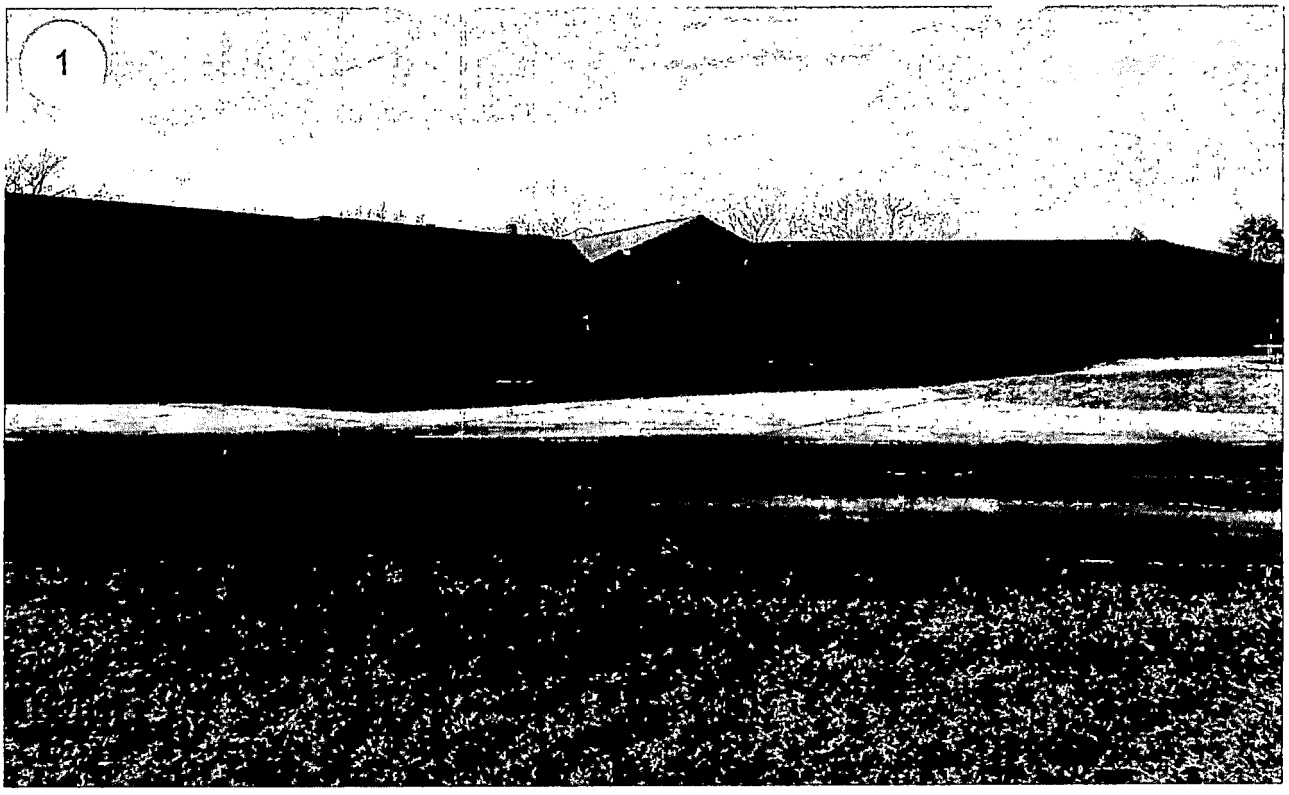
Created by Corey Groth

Jan 9, 2020 | 9 Photos

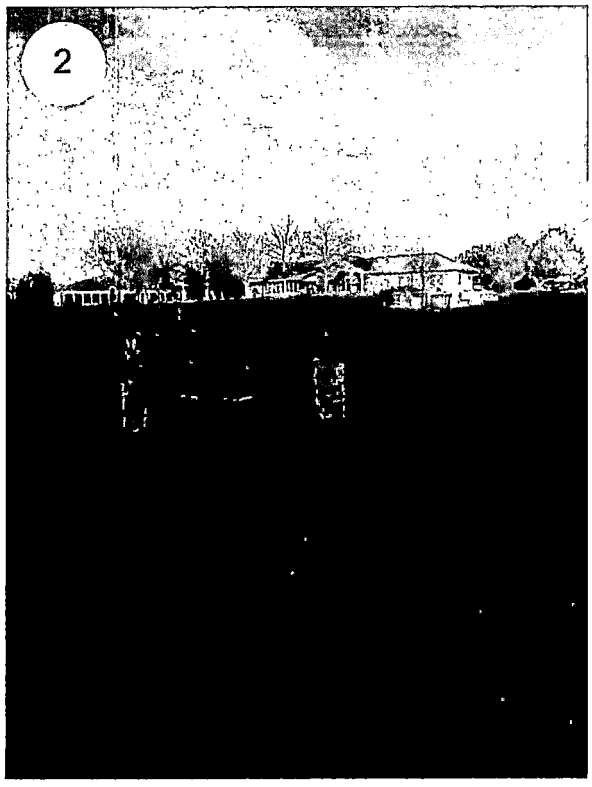
Barry & Janet Smith Photo Report

1923 Hwy 13
Manchester IA



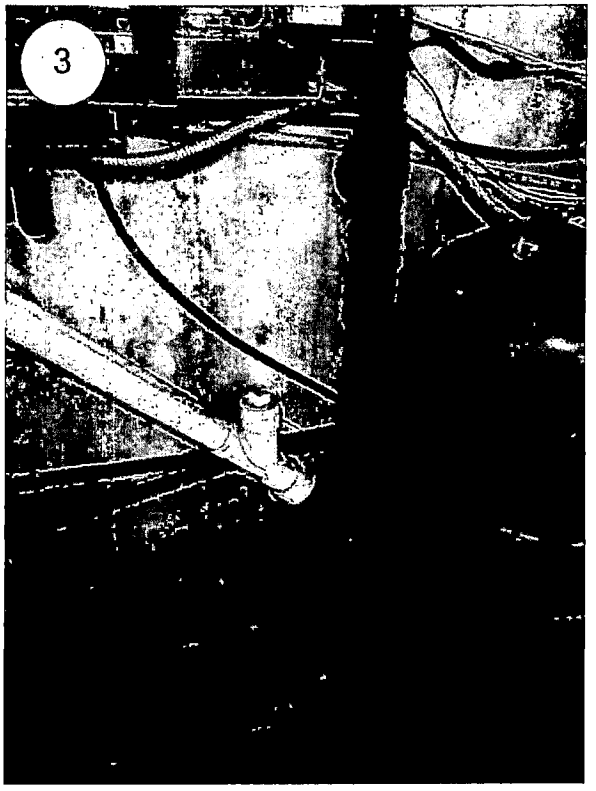


Project: Berry Date: November 4th, 2020, 3:19 p.m. Created: Corey Groth



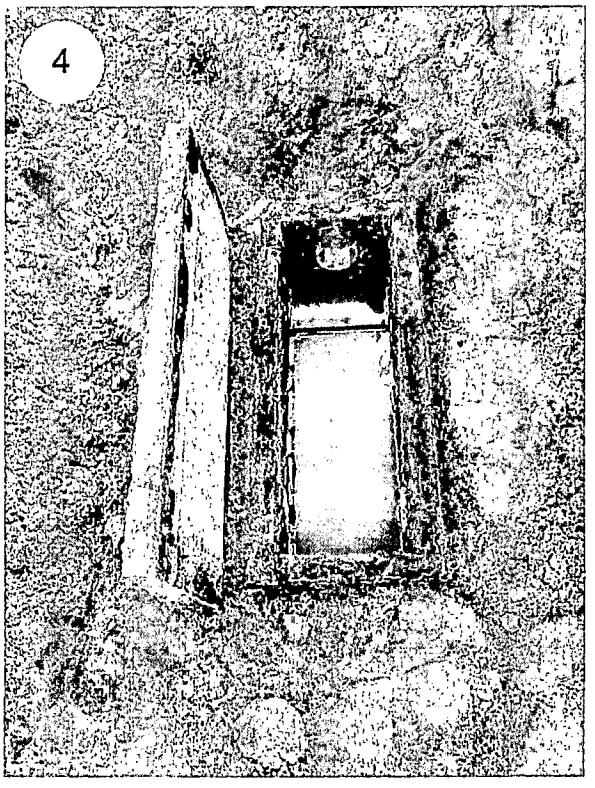
Backyard

Project: Berry Date: November 4th, 2020, 4:27 p.m. Created: Corey Groth

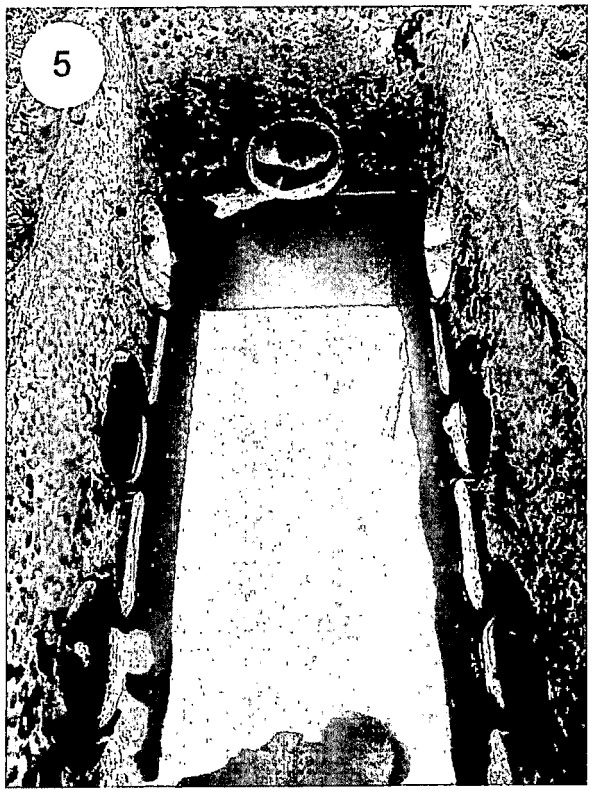


Home has partial basement only under garage

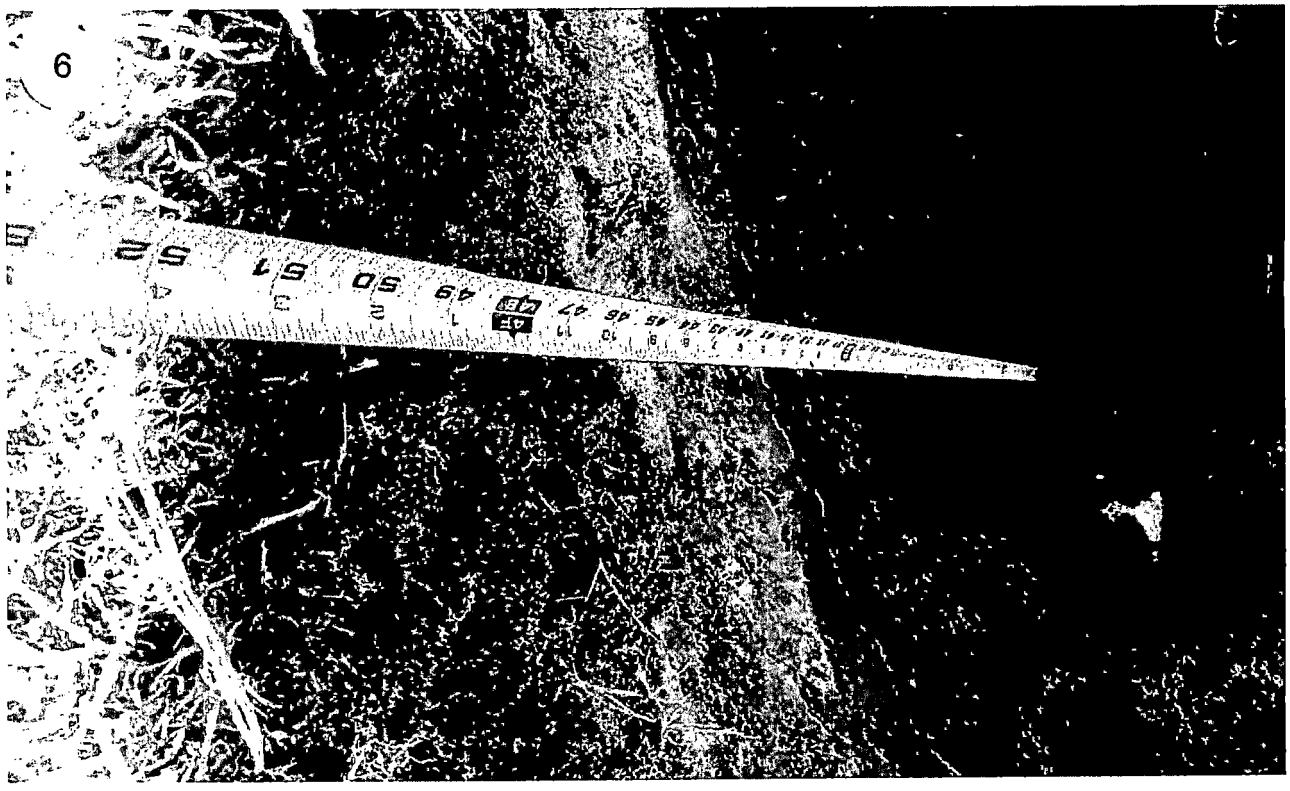
Project: Berry Date: November 5th, 2020, 8:37 a.m. Creator: Corey Groth



Project: Berry Date: November 5th, 2020, 10:23 a.m. Creator: Corey Groth



Project: Berry Date: November 5th, 2020, 10:23 a.m. Author: Corey Groth



Distribution box is deep in the sand

Project: Berry Date: November 5th, 2020, 10:24 a.m. Author: Corey Groth



Project: Berry Date: November 5th, 2020, 11:01 a.m. Photo: Corey Groth



1250 gallon tank

Project: Berry Date: November 5th, 2020, 11:40 a.m. Photo: Corey Groth



Riser to the surface for the septic tank was added

Project: Berry Date: November 5th, 2020, 1:45 p.m. Author: Corey Groth

GROTH SERVICES

TIME OF TRANSFEI INSPECTION MAP

DATE 11-5-20 **SELLER** BERRY & JANET SMITH **BUYER** BACHMAN

ADDRESS 1923 HWY 13 **CITY** MANCHESTER

