

BK: 2021 PG: 3297
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Pages 5
County Recording Fee: \$0.00
Iowa E-Filing Fee: \$0.00
Combined Fee: \$0.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

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

TRANSFEROR:

Name LeAnna Dunham
Address 2647 Bittersweet Avenue, Winterset, Iowa 50273
Number and Street or RR City, Town or P.O. State Zip

TRANSFeree:

Name Janssen Properties, LLC
Address 1325 Union Court, Van Meter, IA 50261
Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:

2647 Bittersweet Avenue, Winterset, Iowa 50273
Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary) Parcel "A" located in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) and in the Northeast Quarter (1/4) of the Southeast Quarter (1/4), all in Section Thirty (30), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 4.90 acres, as shown in Plat of Survey filed in Book 2007, Page 2391 on June 12, 2007, in the Office of Recorder of Madison County, Iowa

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.

5. Private Burial Site (check one)

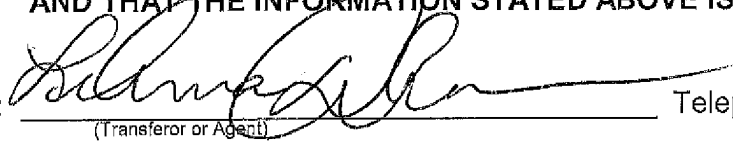
- There are no known private burial sites on this property.
- There is a private burial site on this property. The location(s) of the site(s) and known identifying information of the decedent(s) is stated below or on an attached separate sheet, as necessary.

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.
- 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.: 515 468 9182
(Transferor or Agent)



Time of Transfer Inspection Report

Property Information

Current Owner: Leanna Dunham

Buyer: Adam Janssen Realtor: _____

Mailing Address: _____

Site Address/County: 2647 Bittersweet Ave, Winterset IA/ Madison County

Legal Description _____

No. of bedrooms: 3 Last occupied: Current Records available: yes

Permit/ installation date: 5-2-07 Separation distances (ok/no?): ok

Septic System Information

Septic tank(s): Size: 1,250 gal Material: Concrete Condition: good

Tank pumped? Y N Date: 7-24-21 Licensed pumper: Wiegert

Septic/Trash/Processing tank: Size: _____ Material: _____ Condition: _____

Tank pumped? Y N Date: _____ Licensed pumper: _____

Aerobic treatment unit (ATU) mfg _____ Size _____

Tank pumped? Y N Date: _____ Licensed pumper: _____

Maintenance contract? Y N Expiration date: _____ Service provider: _____

Condition: _____

Pump tanks/vaults: Type: Concrete Size: 500 gal Condition: good

Distribution system: Distribution box Plastic Outlets used 4 Condition: good

Header pipe(s): 4"sch40 No. of lines: 4 Pressure dosed? yes

Secondary Treatment: _____

Length of absorption fields: 4x100' Determined by: County Map

Condition of fields: good/dry Determined by: hydraulic test

Type of trench material: 36" chambers

Size of sand filter: _____ Determined by: _____

Vent pipes above grade? Y N Discharge pipe located? Y N

Effluent sample taken _____ Results: _____

Media Filters: Type: _____

Maintenance contract? Y N Expiration date: _____ Service provider: _____

Condition: _____

NPDES General Permit No. 4: Required? Y N Permitted? Y N NOI provided: _____



Time of Transfer Inspection Report

Other components:

Alarms: Y N Working: Y N Disinfection: Y N Working: Y N

Control Box: Timers: Inspection Ports:

Other components:

Overall condition of the private sewage disposal system:

Report system status: System was working properly during the inspection

Explain (attach additional pages as needed): Tanks are in good condition. Pump and Alarms work.

D-box was good. Hydraulic test was good. Lateral field was dry. All plumbing goes to the septic.

Comments: Septic tank lids were cracked.

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: *Ben Bedwell* Date: 7-31-21

Name (print): Ben Bedwell Certificate #: 11612

Address: 1500 N B St, Indianola

Phone #: 515-681-2053

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

Permit # 025-07 Schulz Inspection 5/2/07

2647 Bittersweet Ave

