



Document 2022 GW3282

Book 2022 Page 3282 Type 43 001 Pages 9
Date 11/14/2022 Time 12:50:25PM
Rec Amt \$.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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

TRANSFEROR:

Name Christopher R Egan

Address 1265 Upland Ln Van Meter IA 50261
Number and Street or RR City, Town or P.O. State Zip

TRANSFeree:

Name Ashley Bauer

Address 1265 Upland Ln Winterset IA 50261
Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:

1265 Upland Ln Van Meter IA 50261
Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary)

Parcel "D" located in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Sixteen (16), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 17.64 acres, more or less, as shown in Plat of Survey filed in Book 2017, Page 3461 on November 3, 2017, in the Office of the 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: Christopher R. Ego Telephone No.: (515) 344-5267
(Transferor or Agent)



IOWA DEPARTMENT of NATURAL RESOURCES
TIME OF TRANSFER INSPECTION WAIVER
BINDING AGREEMENT for FUTURE INSTALLATION
542-0064

This agreement is entered into this 7th day of November2, 20 22 by and
between the Madison County Board of Health and Ashley Bauer.

It is understood that Iowa Code 455B.172(11) requires an inspection of the private sewage disposal system on all properties not specifically exempted in Iowa at the time of transfer.

The property located at 1265 Upland Lane, Van Meter, Iowa is subject to the inspection,
and the buyer Ashley Bauer understands there is not an adequate private
sewage disposal system serving this property.

It is hereby agreed that the time of transfer inspection will not be required and the buyer agrees that a code compliant private sewage disposal system or connection to a public sewer shall be installed to serve the property and shall be completed no later than 10th day of February, 20 23

Dated the 7th day of November, 20 22.

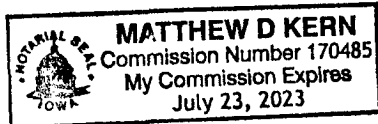
Ashley Bauer
BUYER

Brushup Krumpholtz
COUNTY BOARD OF HEALTH or
AUTHORIZED REPRESENTATIVE

This instrument was acknowledged before me on 11/10/22, 20 22

by [Signature]

Notary Public





TIME OF TRANSFER INSPECTION TOT# 2607 SETH BROWN CERT # 13190

Site Information

Parcel Description: **051011662020000**

Address: **1265 Upland Ln, Van Meter, IA 50261**

County: **Madison**

Owner Information

Property is owned by a business: **No**

Business Name:

Owner Name: **Renee & Christopher Egan**

Email Address: **renee.a.egan@gmail.com**

Address: **1265 Upland Ln, Van Meter, IA 50261**

Phone No:

Additional Contact Information

Name	Email Address	Affiliate Type
Connie Ridgway	cridgway@iowarealty.com	Realtor
Ashley Bauer	ashbau16@hotmail.com	Buyer
Matt Klein	matt@mattkleinrealtor.com	Realtor

Site related information

No Of Bedrooms: **5**

Inspection Date: **10/10/2022**

Facility Type: **Residential**

Currently Occupied: **Yes**

Last Occupied:

System Installation Date:

Permit issued by County: **N/A**

Permit Number:

All plumbing fixtures enter septic system: **Yes**

County contacted for records: **Yes**

Property Information Comments:

Primary Treatment

Tank 1

Tank Name: **Tank 1**

Type: **Septic Tank**

Tank Size (Gal): **1500**

Tank Material: Concrete	Tank Corrosion Type: Slight	Liquid Level Type: Normal
No. of Compartments: 2	Pump Tank Chamber: No	Licensed Pumper Name: Forest Septic
Date Pumped: 10/10/2022	Meets Setback to Well: N/A	Well Type:
Distance To Well (Ft.):	Is Accessible: Yes	Lid Intact: Yes
Risers Intact: Yes	Effluent Filter Present: Yes	Watertight: Yes
Tank/Vault Pumped: Yes	Inlet Baffle Present: Yes	Outlet Baffle Present: Yes
Tank Comments:	Functioning as Designed: Yes	

General Primary Treatment Comments:

Distribution Type

Distribution Box 1

Label: Distribution Box 1	Material Type: Plastic	Accessible: Yes
Box Opened: Yes	Baffle Present: Yes	Speed Levelers Present: Yes
Watertight: Yes	Functioning As Designed: Yes	

General Distribution System Comments :

Secondary Treatment

Sand Filter1

Filter Type: Subsurface	Distribution Type: Distribution Box	Material Type: Rock and PVC Pipe
Absorption Area: 960	System Hydraulic Loaded: Yes	Gallons Loaded: 300
Discharge At Time of Inspection: Yes	CBOD Results: 12	TSS Results: 9
Disinfection Present: No	Disinfection Type:	Tertiary Treatment Present: No
Tertiary Treatment Type:	Meets Setback to Well: N/A	Well Type:
Distance To Well (Ft.):	Sand Filter Probed: Yes	Vent(s) Located: Yes
Saturation or Ponding Present: No	Grass Cover Over System: Yes	Outlet Found: Yes
Sample Taken: Yes	GP4 Permitted:	GP4 Required:
System Located on Owner Property: Yes	Easement Present: N/A	Functioning as Designed: Yes

Comments:

General Secondary Treatment Comments:

Narrative Report

TOT Inspection Report Overall Narrative Comments: **All waste water goes to septic. 1500 gallon watertight concrete septic tank in working condition with slight deterioration. Accessible by risers over inlet and outlet. Inlet and outlet baffle tees present, outlet filter present. Plastic watertight distribution box in working condition. Baffle and speed levelers present. 5**

header pipes goes to sand filter. Hydraulic load tested 300 gallons. Each header took water. 15x64 equaling 960 sq ft sand filter. Vents present. Probed dry and clean. Discharge pipe located. WATER SAMPLE COLLECTED.



TIME OF TRANSFER INSPECTION TOT# 2607 SETH BROWN CERT # 13190

Owner Name: **Renee & Christopher Egan**

Address: **1265 Upland Ln , Van Meter , IA 50261**

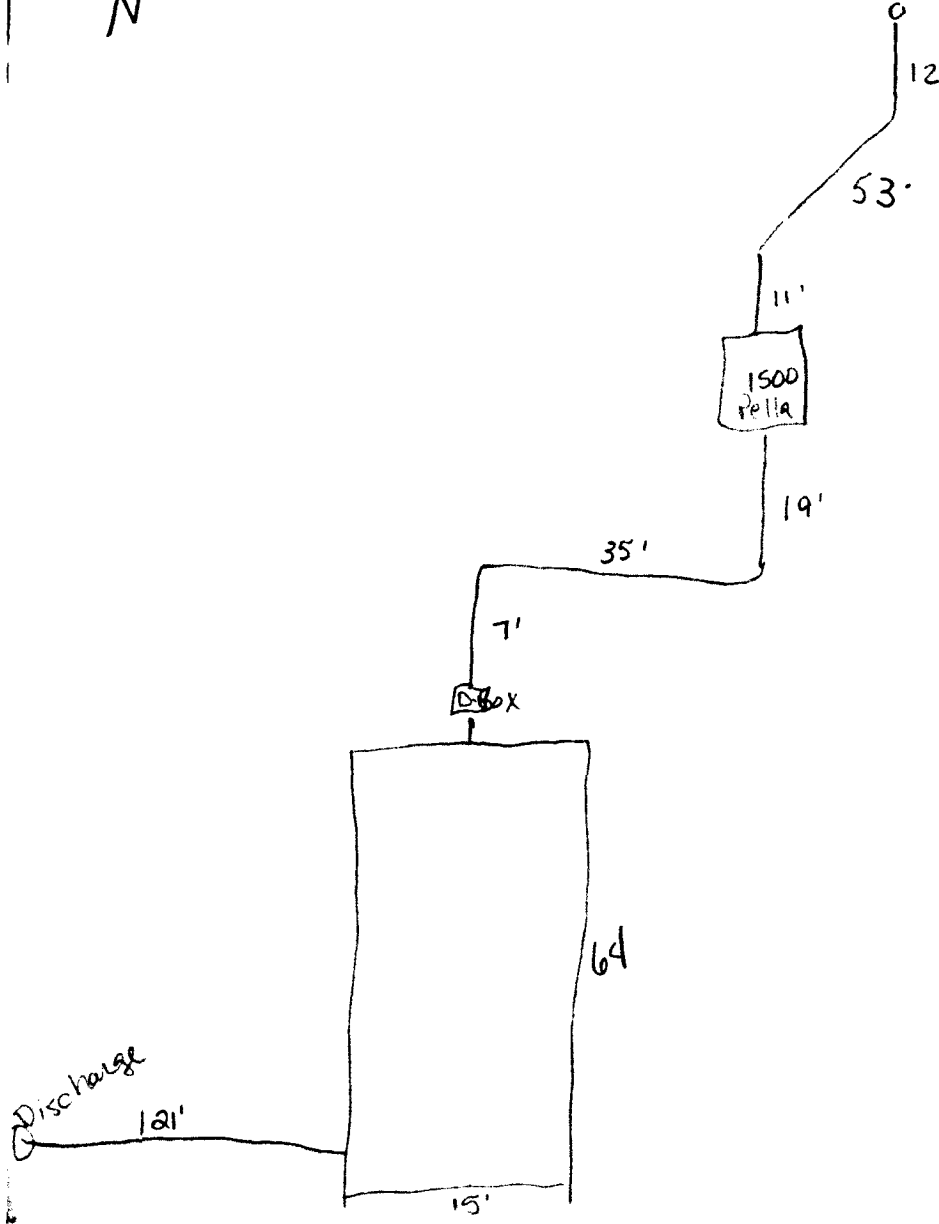
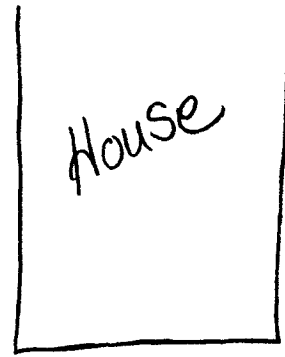
County: **Madison**

Inspection Date: **10/10/2022**

Submitted Date: **10/20/2022**

This page certifies a Time of Transfer inspection was conducted and submitted for the property listed above in accordance with Subrule 567 IAC 69.2(8).

1265 Upland Ln.
Permit # 103-17
Sand Filter
Inspection 3/19/18



ANALYTICAL REPORT

October 18, 2022
Page 1 of 1

Work Order: 1FJ0979

Report To
Amanda Kouski Rogers Septic Maintenance and Repair 401 NE 52nd Ave Des Moines, IA 50313

Work Order Information
Date Received: 10/11/2022 12:22PM
Collector:
Collector Phone: (515) 282-0777
PO Number:

Project: Septic Sampling

Project Number: Septic Sampling

1FJ0979-01 1265 Upland Ln, Van Meter

Matrix: Water

Collected: 10/10/22 13:00

Analyte	Result	MRL	Method	Analyst	Analyzed	Qualifier
CBOD (5 day)	12 mg/L	8	SM 5210 B	AJE	10/11/22 16:15	
Solids, total suspended	9 mg/L	4	USGS I-3765-85	MEAH	10/17/22 10:53	

End of Report

Dara Hanson

Keystone Laboratories, Inc.
Dara Hanson
Project Manager I

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety. Samples were preserved in accordance with 40 CFR for pH adjustment unless otherwise noted.
MRL= Method Reporting Limit.1FJ0979-01*