

BK: 2023 PG: 1817
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Pages 14
County Recording Fee:
Iowa E-Filing Fee: \$0.00
Combined Fee:
Revenue Tax:
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

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

If the transaction is exempt from filing a declaration of value pursuant to Iowa Code 428A.1(2), STOP HERE. Pursuant to Iowa Code section 558.69(1), when no declaration of value is submitted during a transaction, you are not required to submit a groundwater hazard statement or include the statutory language in Iowa Code section 558.69(8A). Please consult your realtor or legal counsel for further advice, including on whether a declaration of value is required. The Department provides this information for statutory reference only.

Instructions for this document can be found at:
<https://www.iowadnr.gov/Portals/idnr/uploads/forms/5420960%20Instructions.pdf>

Attachment 1, if required, can be found at: <https://www.iowadnr.gov/Portals/idnr/uploads/forms/5420960a.pdf>

TRANSFEROR:

Name Francine R Loest

Address 1004 Main St Guthrie Center IA 50115
Number and Street or RR City, Town or P.O. State Zip

TRANSFeree:

Name Jessie L. James

Address 4017 Mary Lynn Dr Urbandale IA 50322
Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:

3031 Clanton Creek Rd Peru IA 50222
Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary)

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

1. Wells (check one)

- No Condition - There are no known wells situated on this property.
 Condition Present - 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)

- No Condition - There is no known solid waste disposal site on this property.
 Condition Present - 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)

- No condition - There is no known hazardous waste on this property.
- Condition Present - 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)

- No condition - 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.)
- Condition Present - 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)

- No condition - There are no known private burial sites on this property.
- Condition Present - 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)

- No condition - All buildings on this property are served by a public or semi-public sewage disposal system.
- No condition - This transaction does not involve the transfer of any building which has or is required by law to have a sewage disposal system.
- Condition Present - 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.
- Condition Present - 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.
- Condition Present - There is a building served by private sewage disposal system on this property. The system is failing to ensure effective wastewater treatment or is otherwise improperly functioning, and 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.
- Condition Present - 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. [Exemption #7]
- Condition Present – There is a building served by private sewage disposal system on this property. This property is exempt from the private sewage disposal inspection requirements pursuant to the following Exemption [Note: for exemption #7 use prior check box]: _____
- Condition Present - There is a building served by private sewage disposal system on this property. The private sewage disposal system has been installed within the past two years pursuant to permit number:

Review the following two directions carefully:

A. If you selected a box stating "No Condition" for every numbered section above, **STOP HERE**. Do not submit this form. Instead, pursuant to Iowa Code section 558.69(8A), you must include the following language on the first page of the recorded deed, instrument, or other writing:

"There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement."

Please consult your realtor or legal counsel for further advice on this exemption. By law, the owner of the property is responsible for the accuracy of this statement, and the Department provides this information for statutory reference only.

B. If you checked any box stating "Condition Present" for any of the numbered sections above, continue below. You must complete this form, including providing all required information, and you must submit this form to the county recorder's office with declaration of value.

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: Francine P. Guest
(Transferor or Agent)

Telephone No.: 515-979-2967

EXHIBIT "A"

Parcel "B" located in the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Fifteen (15), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 5.532 acres, as shown in Plat of Survey filed in Book 2003, Page 658 on February 5, 2003, in the Office of the Recorder of Madison County, Iowa.



TIME OF TRANSFER INSPECTION TOT# 5941 BEN BEDWELL CERT # 11612

Site Information

Parcel Description: 700151548005000

Address: 3031 clanton creek rd, Peru, IA 50222

County: Madison

Owner Information

Property is owned by a business: No

Business Name:

Owner Name: Rene Loest

Email Address: renesloest@aol.com

Address: 1004 Main Street, Guthrie Center, IA 50115

Phone No: 515-979-2967

Site related information

No Of Bedrooms: 2

Facility Type: Residential

Last Occupied:

Permit issued by County: Yes

All plumbing fixtures enter septic system: No

Property Information Comments:

The kitchen sink, bathroom sink, bathroom shower, and washing machine do not drain into the septic system.

Inspection Date: 06/23/2023

Currently Occupied: Yes

System Installation Date: 09/27/2004

Permit Number: 103-04

County contacted for records: Yes

Primary Treatment

Tank 1

Tank Name: Tank 1

Tank Material: Plastic

No. of Compartments: 2

Date Pumped: 6/27/2023

Distance To Well (Ft.):

Risers Intact: Yes

Type: Septic Tank

Tank Corrosion Type: None

Pump Tank Chamber: No

Meets Setback to Well: N/A

Is Accessible: Yes

Effluent Filter Present: Yes

Tank Size (Gal): 1500

Liquid Level Type: Normal

Licensed Pumper Name: Wiegert

Well Type:

Lid Intact: No

Watertight: Yes

Tank/Vault Pumped: **Yes** Inlet Baffle Present: **Yes** Outlet Baffle Present: **Yes** Functioning as Designed: **Yes**
Tank Comments: **Tank lids are broken.**

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

Lateral Field1

Distribution Type: Distribution Box	Material Type: Leaching Chamber	Trench Width: 24
Lines: 7	Total Length of Absorption Line: 402.5	System Hydraulic Loaded: Yes
Gallons Loaded: 250	Meets Setback to Well: N/A	Well Type:
Distance To Well (Ft.):	Lateral Lines Probed: Yes	Saturation or Ponding Present: No
Grass Cover Present: Yes	Lateral Lines Equal Length: Yes	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: **The system was working properly during the inspection. The kitchen sink, bathroom sink, bathroom shower, and washing machine do not drain into the septic.**



TIME OF TRANSFER INSPECTION TOT# 5941 BEN BEDWELL CERT # 11612

Owner Name: **Rene Loest**

Address: **3031 clanton creek rd , Peru , IA 50222**

County: **Madison**

Inspection Date: **06/23/2023**

Submitted Date: **7/6/2023**

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).

Madison County
Office of Zoning and
Environmental Health

*Authorization to Construct a
Private On-site Wastewater
Treatment System (POWTS)*

112 N. John Wayne Drive
P.O. Box 152
Winterset, IA 50273-0152
Telephone: (515) 462-2636

Permit Number: 103-04

Date Issued: September 14, 2004]

Issued to: Richard C Loest
Address: 3031 Clanton Creek Road
Peru, Iowa 50222

700151548005000

Legal Description: PAR B SE NW 5.53A Section 15 T74 T27 Walnut Twp

POWTS Components Specifications: 1500 gal septic – EQ24 4 @ 100'

General Conditions:

1. System must be constructed in conformance with attached system layout, profiles, and cross-sections.
2. Structures must be constructed in conformance with 567 IAC Chapter 69 and the Madison County Environmental Health Regulations.
3. Permit shall be null and void if system is not constructed within one year of permit issuance. The Environmental Health Officer must approve any request for extension of permit.
4. The Environmental Health Officer must approve any design modifications to the permitted system prior to construction.
5. Once constructed, all system components must be uncovered for inspection and the system must be approved before it can be put into operation. Notice for inspection must be received with 24 hours in advance (8 a.m. through 4:30 p.m., Monday - Friday). If weather necessitates the need to cover the system components, then the system owner or contractor must notify and follow the procedures given by the Environmental Health Officer.

Special Conditions:



Environmental Health Officer Assistant
Madison County
Office of Zoning and Environmental Health

Application to Construct
Private On-Site Wastewater Treatment
System (POWTS)

Office Use Only					Temp E911:		
Tracking No.	Date Received	Fee Paid	Date Issued	Date Inspected	Date Approved	Section/Township	NPDES Authorization #
103-04	9-14-04	150	9-14-04				

Application will not be accepted until site and soil analysis/percolation information, and two diagrams of the system layout, profiles and cross-sections have been received; and fee has been paid. For systems requiring an NPDES General Permit #4 (surface discharge), its application must be submitted to this office and appropriate forms recorded before a permit will be issued.

Please Print All Information.

1. Owner Information (Applicant) First Name: <u>Dick</u> Last Name: <u>Loest</u> Address: <u>3031 Clanton Creek Rd</u> City: <u>Peru, IA</u> State: <u>IA</u> Zip: <u>50222</u> Phone Number (area code): <u>975</u> Fax or E-mail: <u>1657</u> Cell Phone: <u>975 1657</u>		2. Contractor Information First Name: <u>Mark</u> Last Name: <u>Mease</u> Address: <u>3189 Peru Rd.</u> City: <u>Peru, IA</u> State: <u>IA</u> Zip: <u>50257</u> Phone Number (area code): <u>641</u> Fax or E-mail: <u>414-2700</u> Cell Phone: <u>641-414-2700</u>			
3. System Requirement Information IAC CHAPTER 69 DOUBLE COMPARTMENT TANK REQUIRED Minimum Tank Size Required 1-3 Bedroom 1000 4 Bedroom 1250 5 Bedroom 1500 6 Bedroom 1750		4. Site and Soil Evaluator (Percolation Test) PERCOLATION TEST MUST BE COMPLETED AND APPROVED PRIOR TO THE ISSUANCE OF PERMIT Date test taken _____ Test taken by _____ Test Results: Hole 1 _____ min/in Hole 2 _____ min/in Hole 3 _____ min/in Hole 4 _____ min/in Average _____ min/in Depth of Test Holes _____ Number of Laterals Required _____ Length of Laterals Required _____ ft. ea			
5. Type of Submittal <input type="checkbox"/> New <input type="checkbox"/> Revision <input type="checkbox"/> Repair, Tank <input type="checkbox"/> Repair, Treatment Area <input type="checkbox"/> System Replacement Previous Permit #: _____		6. Address Information Location, Number & Street of project (if unknown, indicate nearest road): <u>Clanton Creek Rd</u> Legal Description: <u>Par B S/2 NW 5.53A</u> <u>15-74-27 Walnut Twp</u>			
7. Type of Building (Completed by Owner) <input type="checkbox"/> Residential Number of Bedrooms: <u>2</u> <input type="checkbox"/> Commercial/Other Non-Residential Use: _____ Other buildings served by this system: <u>None</u> <input type="checkbox"/> Garbage Disposal <u>None</u> <input type="checkbox"/> High Water Usage Appliance (i.e. whirlpool bath, water softener) Qty: _____					
Your contractor or system designer should complete the remaining portion of this application.					
8. Primary and/or Mechanical Treatment Type: <u>Plastic</u> Manufacturer: <u>AK</u> Model: _____ Size (gal): <u>1500</u> Type: _____ Manufacturer: _____ Model: _____ Size (gal): _____		9. Pump/Siphon <input type="checkbox"/> Not Applicable Type: _____ Manufacturer: _____ Model: _____ Dosing Frequency: _____			
10. Secondary Treatment Area Type: <input type="checkbox"/> Not Applicable					
Type of Laterals	Number of Laterals	Length of ea. Lateral	Other	Other	Maximum Trench Depth (inches):
<u>6024</u>	<u>4</u>	<u>100'</u>			<u>24"</u>
I hereby attest the truth and accuracy of all facts and information presented on this application. Request for inspection of the system must be made 24 hours in advance. Water at the site to test the distribution box must be available. Mechanical systems require use of a free-access sand filter and must be covered by a maintenance agreement, which must be recorded in the Madison County Recorder's Office. Discharge from mechanical systems and sand filters require periodic testing as set forth in IAC Chapter 69 and the results submitted to BOH.					It is unlawful to start construction, reconstruction, or repair of any POWTS prior to issuance of a POWTS permit by the Environmental Health Officer.
Applicant Signature: <u>[Signature]</u> Date: <u>9-14-04</u>					

MADISON COUNTY ENVIRONMENTAL HEALTH

PERCOLATION TEST REPORT

TEST # _____

Date taken: 9-13-04

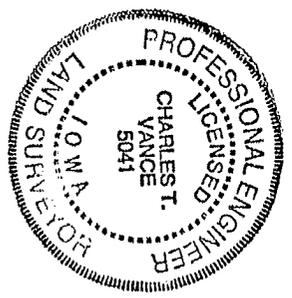
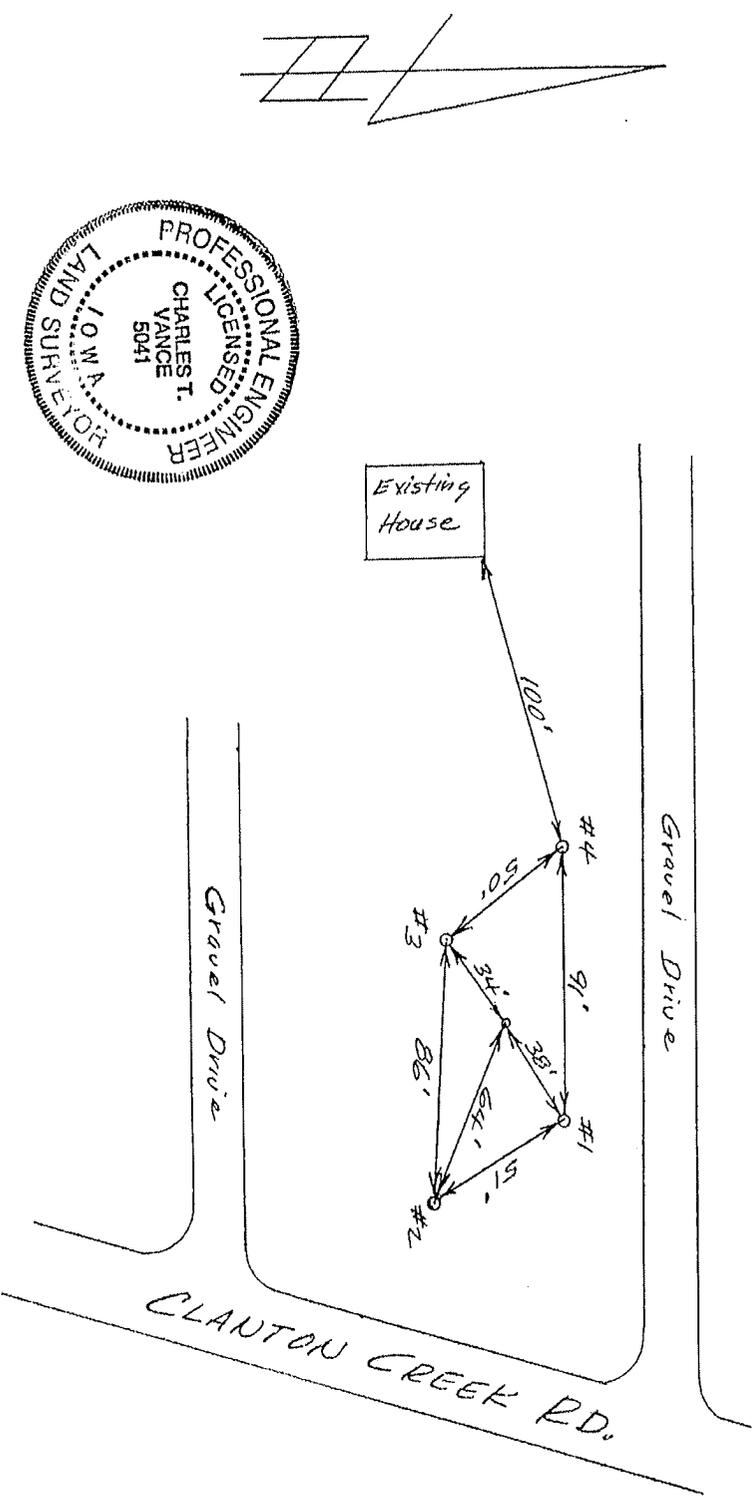
By: JIM VANCE

Owner: DICK LOEST
Site Address: 3031 CLANTON CREEK ROAD
Phone No. 641-728-4328

Lot Size: 5.3 AC. Legal Description: PARCEL "B" IN THE SE 1/4 OF THE NW 1/4 SEC. 15-T74N-R27W
Structure: X Existing # Bedrooms: 2 Installer: _____
Owner's Current Mailing Address: 3031 CLANTON CREEK ROAD, PERRU, IOWA 50222

Time for 1 inch of water: 1. 40.0 MIN 2. 30.0 MIN 3. 48.0 MIN 4. 34.3 MIN 5. _____ 6. _____
Depth of holes tested: 1. 24" 2. 24" 3. 24" 4. 24" 5. _____ 6. _____
Results of 6 foot hole: NO ROCK NO WATER

Min. recommended lateral footage per IAC Ch. 69: 400 FEET Drawing of perc site below.
Number of laterals required: 4 EACH Average length of laterals: 100 FEET



I hereby certify that this engineering document was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Iowa.

Signed: Charles T. Vance Date: 14 Sept 2004 Reg. No. 5041 Exp. Date: 31 Dec 2005

Permit No 103-04 Name: Loest 911 Sign Locate

Date of Inspection: 9/27/04 Inspected by: Elton Root

Contractor: Mark Mease

Dwelling under construction or moved in Yes No

Setbacks

Meets required setbacks.

- Rural Water Yes No
- Private wells/Groundwater heat pump bore holes/suction water lines/lakes
 - Outside required 50-foot setback for tank Yes No
 - Outside required 100-foot setback for laterals Yes No
- Streams/ponds (25-25 ft)-ditches (10-10 ft) Yes No
- Indications of water lines under pressure Yes No

Comments:

Building Sewer

- Clean outs – one right outside of house Yes No
- location of cleanout inside house and set requirement
- Pipe is sch 40 and has a 4-inch diameter. Yes No
- Grade – has adequate fall. Yes No

Comments:

Tank

- Tank. Manufacture AK Concrete Plastic
- Capacity 1500 -gallon
- Two compartments, both meet the specs for capacity. Yes No
- Baffle Yes No
- Inlet/Outlet tees are ok. Yes No
- Effluent filter in the outlet. Yes No Manuf. Tuf-Tite
- Tank depth. 8 inches
- Risers Yes No
- Lids above grade screwed on Yes No Will be

Comments:

Distribution Box

- Brand Tuf-Tite Other
- Bedded in cement. Yes No Will be
- Has required inlet baffle. Yes No Will be
- Outlet levels –are level. Yes No Unknown

Comments:

Laterals

- Distribution lines: 4-inch PVC pipe – SCH40
- Distribution lines screwed to laterals. Yes No Will be
- Lateral used. ADS Reduction? Yes No
- Lateral depth 24 inches Perc depth 24 inches
- Laterals were level. Yes No
- Adequate amount of undisturbed soil between laterals. Yes No
- Distance 8 feet between laterals.

Comments:

RLI1002 PID 700151548005000 00 Tax Dist 700 00 Class R INQUIRY
 2004 061 Map# 000001515100011 GIS#

Property 003734000 DED Loest, Richard C.
 Ownership 3031 Clanton Creek Rd
 Peru IA 50222-

000000000

Location 3031 Street CLANTON CREEK ROAD City PERU

Rec REC 129 351

Doc

Misc Exempt Code No Ag Cr VIN#

Sec-Twp-Rng 015 074 027 Cty-Adn-Blk 00015 Title

Legal Desc PAR B SE NW 5.53A

Applications Typ 1 AGL Ovr Amt 1,600 Typ 2 H . . Ovr Amt

Typ 3 Ovr Amt Typ 4 Ovr Amt

			Acres	Typ Desc	Value	Rollback	Acres
	100%	Rollback Gr	5.53	LND Land	23,700	11,484	5.53
Grs	73,100	35,421 Ex	.00	BLD Bldgs	49,400	23,937	
Mil		PE	.00				
Net	73,100	35,421 Dr	.00				
		Net	5.53				

F3=Exit F10=Ownership F12=Prev F13=Rec Doc F14=Image F15=Legal F16=IE
 F18=TaxHist F19=Aplic F20=Value F21=Print F22=View Image F23=Indexing

Permit # 103-04 Loest Inspection 9/27/04

