



Document 2024 GW192

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Date 1/29/2024 Time 12:40:15PM

Rec Amt \$.00

INDX
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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

TRANSFEROR:

Name: Jeffrey D. Strachan and Deborah V. Strachan
Address: 2196 198th Court, Winterset, IA 50273

TRANSFeree:

Name: Eric P. Blessington and Brooke L. Blessington
Address: 1225 W Court, Winterset, IA 50273

Address of Property Transferred:

2196 198th Court, Winterset, Iowa 50273

Legal Description of Property: (Attach if necessary)

Lot Two (2) of Cedar Ridge Subdivision, a subdivision located in the Southeast Quarter (¼) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

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)

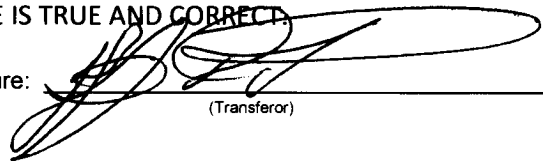
- No Condition - There are no known private burial sites on this property.
- Condition Present - There is a private burial site on this property. The location(s) of the site(s) and known identifying information of the decedent(s) is stated below or on an attached separate sheet, as necessary.

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 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 #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:
_____.

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: 
(Transferor)

Telephone No.: 937-875-8229



TIME OF TRANSFER INSPECTION TOT# 8486 MIKE HARKIN CERT # 9450

Site Information

Parcel Description: **340062480022000**

Address: **2196 198th court, Winterset, IA 50061**

County: **Madison**

Owner Information

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

Business Name:

Owner Name: **Jeff & deb STRACHAN**

Email Address: **Dvstrachan@gmail.com**

Address: **2196 198th court, Winterset, IA 50061**

Phone No: **937-875-8229**

Site related information

No Of Bedrooms: **3**

Facility Type: **Residential**

Last Occupied:

Permit issued by County: **Yes**

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

Property Information Comments:

Zip code is 50273

Inspection Date: **12/07/2023**

Currently Occupied: **Yes**

System Installation Date:

Permit Number: **078-19**

County contacted for records: **Yes**

Primary Treatment

Tank 1

Tank Name: **Tank 1**

Type: **Septic Tank**

Tank Size (Gal): **1250/500**

Tank Material: **Concrete**

Tank Corrosion Type: **None**

Liquid Level Type: **Normal**

No. of Compartments: **3**

Pump Tank Chamber: **Yes**

Licensed Pumper Name: **Wiegert**

Date Pumped: **7/20/2023**

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** Functioning as Designed: **Yes**

Tank Comments: **Septic tank was in good shape & working properly**

General Primary Treatment Comments:

Tank looks good

Distribution Type

Siphon / Flout 1

Label: **Siphon / Flout 1**

Material Type: **Manufactured**

Device Type: **Siphon**

Accessible: **Yes**

Functioning As Designed: **Yes**

General Distribution System Comments: **Siphon was properly working**

Secondary Treatment

Sand Filter1

Filter Type: **Subsurface**

Distribution Type: **Siphon / Flout**

Material Type: **Gravelless Pipe**

Absorption Area: **540**

System Hydraulic Loaded: **Yes**

Gallons Loaded: **300**

Discharge At Time of Inspection: **Yes**

CBOD Results: **33**

TSS Results: **12**

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: **No**

GP4 Required: **No**

System Located on Owner Property: **Yes** Easement Present: **N/A**

Functioning as Designed: **Yes**

Comments: **Inspected sand filter, looks good ,no ponding**

General Secondary Treatment Comments: **Sand filter functioning as design**

Narrative Report

TOT Inspection Report Overall Narrative Comments: **Septic system was working properly,fad,& looks good**



TIME OF TRANSFER INSPECTION TOT# 8486 MIKE HARKIN CERT # 9450

Owner Name: **Jeff & deb STRACHAN**

Address: **2196 198th court , Winterset , IA 50061**

County: **Madison**

Inspection Date: **12/07/2023**

Submitted Date: **12/20/2023**

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).

