



Document 2024 GW2507

Book 2024 Page 2507 Type 43 001 Pages 9

Date 10/11/2024 Time 10:49:07AM

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BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**REAL ESTATE TRANSFER - GROUNDWATER HAZARD STATEMENT**

TO BE COMPLETED IN FULL 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 James Beach and Jodie Beach

Address 2393 132nd Ct Van Meter, IA 50261

Number and Street or RR

City, Town or PO

State

Zip

**TRANSFeree:**

Name Ryan Berven and Katherine Berven

Address 2393 132nd Ct Van Meter, IA 50261

Number and Street or RR

City, Town or PO

State

Zip

Address of Property Transferred:

2393 132nd Ct. Van Meter, IA 50261-8593

Number and Street or RR

City, Town or PO

State

Zip

Legal Description of Property: (Attach if necessary)

see attached exhibit - legal description

**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: \_\_\_\_\_

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:**

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

Signature: \_\_\_\_\_

(Transferor or Agent)

Telephone No.: \_\_\_\_\_

515-661-7174

## TIME OF TRANSFER INSPECTION TOT# 12572 MIKE HARKIN CERT # 9450

### Site Information

Parcel Description: **121022022017000**

Address: **2393 132 nd ct, Van Meter, IA 50211**

County: **Madison**

### Owner Information

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

Business Name:

Owner Name: **James Beach**

Email Address: **jimedbeach@icloud.com**

Address: **2393 132 nd ct, Van Meter, IA 50211**

Phone No: **515-661-7174**

### Additional Contact Information

Name	Email Address	Affiliate Type
<b>Kasey Kliegl</b>	<b>Kasey.kliegl@cbdsm.com</b>	<b>Realtor</b>

### Site related information

No Of Bedrooms: **5**

Inspection Date: **10/08/2024**

Facility Type: **Residential**

Currently Occupied: **Yes**

Last Occupied:

System Installation Date:

Permit issued by County: **Yes**

Permit Number:

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

County contacted for records: **Yes**

Property Information Comments:

**Zip code is 50261**

**All plumbing fixtures appears to enter septic system**

### Primary Treatment

#### Tank 1

Tank Name: **Tank 1**

Type: **Septic Tank**

Tank Size (Gal): **2-1000**

Tank Material: **Plastic**

Tank Corrosion Type: **None**

Liquid Level Type: **Normal**

No. of Compartments: **2**

Pump Tank Chamber: **No**

Licensed Pumper Name: **Wiegert**

Date Pumped: **10/8/2024** Meets Setback to Well: **N/A** Well Type:

Distance To Well (Ft.): Is Accessible: **Yes** Lid Intact: **Yes**

Risers Intact: **Yes** Effluent Filter Present: **No** Watertight: **Yes**

Tank/Vault Pumped: **Yes** Inlet Baffle Present: **Yes** Outlet Baffle Present: **Yes** Functioning as Designed: **Yes**

Tank Comments: **2- 1000 gallon plastic tanks looks good**

General Primary Treatment Comments:

**Functioning as design**

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 : **D- box working properly,looks good**

Secondary Treatment

**Pkg Treatment Media Filter1**

Media Type: **Peat Moss** Manufacturer: **Eco flow premier tech** Model Number: **No #**

Serial Number: **No #** Maintenance Contract: **Yes**

Maintenance Provider: **Allen akers**

System Hydraulic Loaded: **Yes** Gallons Loaded: **400** Discharge At Time of Inspection: **Yes**

CBOD5 Results (mg/L): **2** TSS Results (mg/L): **6** Disinfection Present: **No**

Disinfection Type: Tertiary Treatment Present: **No** Tertiary Treatment Type:

Meets Setback to Well: **N/A** Well Type: Distance To Well (Ft.):

GP4 Permitted: **No** GP4 Required: Vent(s) Present: **Yes**

Media Present: **Yes** Outlet Found: **Yes** Sample Taken: **Yes**

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

Comments: **2-Eco -300 tanks are properly working**

General Secondary Treatment Comments: **Secondary system is functioning as design**

Narrative Report

TOT Inspection Report Overall Narrative Comments: **Septic system was working properly at time of inspection, septic system looks good**

**TIME OF TRANSFER INSPECTION TOT# 12572 MIKE HARKIN CERT # 9450**

Owner Name: **James Beach**

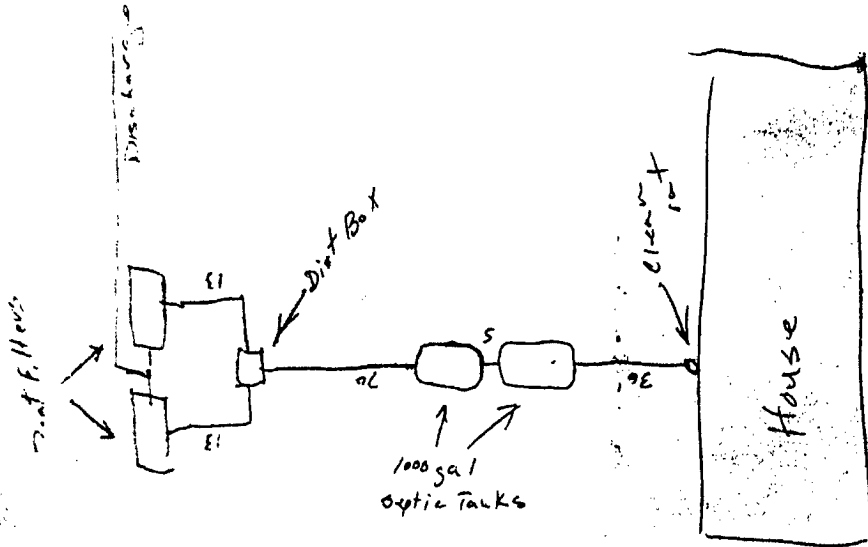
Address: **2393 132 nd ct , Van Meter , IA 50211**

County: **Madison**

Inspection Date: **10/08/2024**

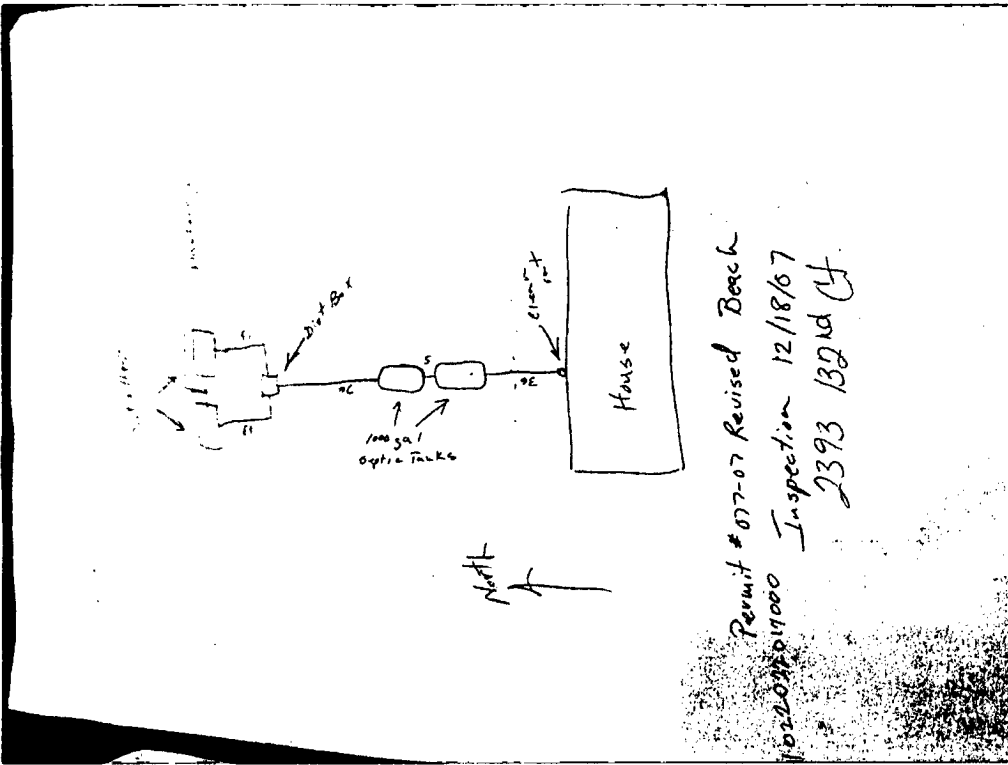
Submitted Date: **10/8/2024**

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).



Permit # 077-07 Revised Beach  
Inspection 12/18/07  
2393 182nd Ct

North ↑





Lot Eighteen (18) of Prairie Ridge Estates, Madison County, Iowa, together with the undivided percentage interest in the general common elements as set forth in the Declaration of Association for Prairie Ridge Estate Association filed in Book 2002, Page 2126 of the Madison County Recorder's Office.