



Document 2024 GW2992

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Date 12/10/2024 Time 2:10:52PM

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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: Estate of Michael Duane Clark  
Address: 2197 175th Ct., Winterset, IA 50273

**TRANSFeree:**

Name: Komondor Homes, LLC  
Address: 2197 175th Ct., Winterset, IA 50273

Address of Property Transferred:  
2197 175th Ct., Winterset, Iowa 50273

**Legal Description of Property: (Attach if necessary)**

All that part of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) lying East of the center of U. S. Highway No. 169 and lying South and East of the present main channel of North River in Section Twelve (12), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, and more specifically described as follows, to-wit: Commencing at the East Quarter (1/4) Corner of said Section Twelve (12) which is the point of beginning, running thence North 771.6 feet along the section line to the center of the main channel of North River, thence South 70°18' West 110.0 feet along said channel, thence South 21°00' West 98.0 feet, thence South 13°48' East 230.0 feet, thence South 21°27' West 248.0 feet, thence South 62°00' West 300.0 feet, thence South 74°47' West 110.0 feet, thence North 64°29' West 170.9 feet, thence South 20°48' West 72.0 feet along the easterly right-of-way line of U. S. Highway No. 169, thence South 88°00' East 725.7 feet along the South line of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Twelve (12) to the point of beginning, containing 3.1327 acres, except that part conveyed or used for road purposes or public highway.

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

A. If you selected a box stating "No Condition" for every numbered section above, **STOP HERE**. Do not submit this information required by statements checked above should be provided here or on separate sheets attached hereto:

Well is at the NW corner of the house  
@ closer to the river

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

Signature: Melissa A. Clark Telephone No.: 515-390-8088  
(Transferor)



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

This agreement is entered into this 9th day of DECEMBER, 2024 by and

between the MADISON County Board of Health and KOMONDOR HOMES, LLC

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 2197 175th Ct. Winterset, IA 50273, Iowa is subject to the inspection,

and the buyer KOMONDOR HOMES, LLC 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, OR
- an inspection has occurred and the system needs to be renovated or replaced

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 9th day of

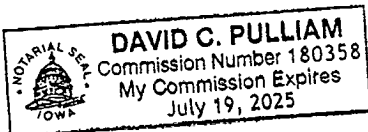
April, 2025.

Dated the 9th day of DECEMBER, 2024.

Alison Frank, Manager  
Buyer Signature

Ryan Hobart  
Digitally signed by Ryan Hobart  
Date: 2024.12.09 08:44:38  
-06'00'  
Signature of County Board of Health or  
Authorized Representative

*Acknowledged by Alison Frank,  
as Manager of Komondor Homes, LLC on 12-9-24.*



David C. Pulliam  
Notary Public - Iowa