

BK: 2025 PG: 1011

Recorded: 4/29/2025 at 11:54:52.0 AM

Pages 11

County Recording Fee:

Iowa E-Filing Fee: \$0.00

Combined Fee:

Revenue Tax: \$0.00

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: Komondor Homes, LLC

Address: PO Box 194, Cumming, IA 50061

**TRANSFeree:**

Name: Laura Jean Cisewski

Address: 2197 175th Court, Winterset, IA 50273

Address of Property Transferred:

2197 175th Court, 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 5th 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 27°27' West 248.0 feet, thence South 62°00' West 300.0 feet, thence South 74°47' West 110.00 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 covered 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. **See Section B on Page 3.**

**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.

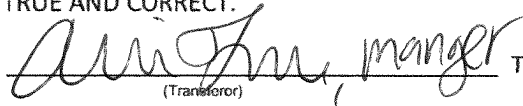
- B. If you checked any box stating "Condition Present" for any of the numbered sections above, continue below. You must complete this form, including providing all required information, and you must submit this form to the county recorder's office with declaration of value.

**Information required by statements checked above should be provided here or on separate sheets attached hereto:**

Private Standby Water Well is located 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:

  
(Transferor)

Telephone No.: (515) 238-1594

**TIME OF TRANSFER INSPECTION TOT# 13420 SETH BROWN CERT # 13190**

Site Information

Parcel Description: **340061228020000**

Address: **2197 175th Ct, Winterset, IA 50273**

County: **Madison**

Owner Information

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

Business Name:

Owner Name: **MICHAEL CLARK (ESTATE)**

Email Address:

Address: **2197 175th Ct, Winterset, IA 50273**

Phone No:

Additional Contact Information

Name	Email Address	Affiliate Type
<b>ALYSSA TADLOCK</b>	<b>alyssa.tadlock@icloud.com</b>	<b>Realtor</b>
<b>KOMONDOR HOMES LLC</b>		<b>Buyer</b>
<b>Alison Frank</b>	<b>alison@alisonfrankrealestate.com</b>	<b>Buyer</b>

Site related information

No Of Bedrooms: **2**

Inspection Date: **12/04/2024**

Facility Type: **Residential**

Currently Occupied: **No**

Last Occupied:

System Installation Date:

Permit issued by County: **No**

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): **1000**

Tank Material: <b>Concrete</b>	Tank Corrosion Type: <b>Slight</b>	Liquid Level Type: <b>Normal</b>
No. of Compartments: <b>1</b>	Pump Tank Chamber: <b>No</b>	Licensed Pumper Name: <b>Rogers Septic</b>
Date Pumped: <b>12/4/2024</b>	Meets Setback to Well: <b>N/A</b>	Well Type:
Distance To Well (Ft.):	Is Accessible: <b>Yes</b>	Lid Intact: <b>Yes</b>
Risers Intact: <b>Yes</b>	Effluent Filter Present: <b>No</b>	Watertight: <b>Yes</b>
Tank/Vault Pumped: <b>Yes</b>	Inlet Baffle Present: <b>Yes</b>	Outlet Baffle Present: <b>Yes</b>
Functioning as Designed: <b>Yes</b>		
Tank Comments:		

## Tank 2

Tank Name: <b>Tank 2</b>	Type: <b>Pump Vault</b>	Tank Size (Gal): <b>500</b>
Tank Material: <b>Concrete</b>	Tank Corrosion Type: <b>Excessive</b>	Liquid Level Type: <b>Normal</b>
No. of Compartments: <b>1</b>	Pump Tank Chamber: <b>No</b>	Licensed Pumper Name: <b>Rogers Septic</b>
Date Pumped: <b>12/4/2024</b>	Meets Setback to Well: <b>N/A</b>	Well Type:
Distance To Well (Ft.):	Is Accessible: <b>Yes</b>	Lid Intact: <b>Yes</b>
Risers Intact: <b>Yes</b>	Effluent Filter Present:	Watertight: <b>No</b>
Tank/Vault Pumped: <b>Yes</b>	Inlet Baffle Present: <b>No</b>	Outlet Baffle Present: <b>N/A</b>
Functioning as Designed: <b>No</b>		
Tank Comments:		

General Primary Treatment Comments:

**Concrete lift station has roots coming in around seams indicating the tank is not watertight.**

## Distribution Type

### Pump System 1

Label: <b>Pump System 1</b>	Accessible: <b>Yes</b>	Control Box Functioning: <b>Yes</b>
Alarm(s) Present and Functioning: <b>No</b>	Functioning As Designed: <b>No</b>	

### Distribution Box 1

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

General Distribution System Comments : **Alarm panel(located in basement above electrical panel) and float present but not functioning. Alarm sounds off when manually tested, but does not work off float.**

## Secondary Treatment

### Lateral Field1

Distribution Type: <b>Distribution Box</b>	Material Type: <b>Rock and PVC Pipe</b>	Trench Width: <b>24</b>
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Lines: <b>3</b>	Total Length of Absorption Line: <b>300</b>	System Hydraulic Loaded: <b>Yes</b>
Gallons Loaded: <b>200</b>	Meets Setback to Well: <b>N/A</b>	Well Type:
Distance To Well (Ft.):	Lateral Lines Probed: <b>Yes</b>	Saturation or Ponding Present: <b>No</b>
Grass Cover Present: <b>Yes</b>	Lateral Lines Equal Length: <b>Yes</b>	System Located on Owner Property: <b>Yes</b>
Easement Present: <b>N/A</b>	Functioning as Designed: <b>Yes</b>	
Comments:		

General Secondary Treatment Comments:

Narrative Report

TOT Inspection Report Overall Narrative Comments: **All wastewater goes to septic. Plumbing goes down through floor. Washer and sink in basement goes to septic. 1000 gallon watertight concrete septic tank in working condition with slight deterioration. Accessible by concrete riser and lid, buried just beneath surface. Exposed outlet pancake lid. Inlet and outlet concrete baffle present, no outlet filter. Outlet flows into concrete lift station. Concrete lift station has roots coming in around seams indicating the tank is not watertight. Accessible to ground surface. Pump and float present and in working condition. There is a secondary pump in this lift station that has drop cord and hooked to hose for some reason. Alarm panel(located in basement above electrical panel) and float present but not functioning. Alarm sounds off when manually tested, but does not work off float. Pumps to distribution box. Plastic watertight distribution box in working condition. Baffle and speed levelers present. Due to water being turned off in house, hydraulic load tested via pump truck. Hydraulic load tested 3x100 equaling 300 ft of rock and pipe laterals with 200 gallons. Each lateral took water and probed dry and clean.**

**TIME OF TRANSFER INSPECTION TOT# 13420 SETH BROWN CERT # 13190**

Owner Name: **MICHAEL CLARK (ESTATE)**

Address: **2197 175th Ct , Winterset , IA 50273**

County: **Madison**

Inspection Date: **12/04/2024**

Submitted Date: **12/4/2024**





