



Document 2025 GW57

Book 2025 Page 57 Type 43 001 Pages 20  
Date 1/08/2025 Time 10:44:25AM  
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BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**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: Heath Bryan Osberg  
Address: 3295 230th Street, Saint Charles, IA 50240

**TRANSFeree:**

Name: Chad E. Porter  
Address: 3295 230th Street, Saint Charles, IA 50240

**Address of Property Transferred:**

3295 230th Street, Saint Charles, Iowa 50240

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

Lot Two (2) of Clanton Creek Corner Subdivision, located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Two (2), Township Seventy-five (75) North, Range Twenty-six (26) 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:  
\_\_\_\_\_.

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: 


 dotloop verified  
 01/07/25 10:38 AM CST  
 AUCB-VHWH-QDCO-LPF1
 
 Telephone No.: \_\_\_\_\_  
 (Transferor)

**GROUNDWATER HAZARD STATEMENT**

ATTACHMENT #1

NOTICE OF WASTE DISPOSAL SITE

**a. Solid Waste Disposal (check one)**


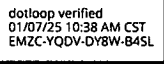
- There is a solid waste disposal site on this property, but no notice has been received from the Department of Natural Resources that the site is deemed to be potentially hazardous.
- There is a solid waste disposal site on this property which has been deemed to be potentially hazardous by the Department of Natural Resources. The location(s) of the site(s) is stated below or on an attached separate sheet, as necessary.

**b. Hazardous Wastes (check one)**

- There is hazardous waste on this property and it is being managed in accordance with Department of Natural Resources rules.
- There is hazardous waste on this property and the appropriate response or remediation actions, or the need therefore, have not yet been determined.

Further descriptive information:

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

Signature:   Telephone No.: \_\_\_\_\_ (Transferor)



# TIME OF TRANSFER INSPECTION TOT# 10491 BEN BEDWELL CERT # 11612

## Site Information

Parcel Description: **500090288002000**

Address: **3295 230th Street, St. Charles, IA 50240**

County: **Madison**

## Owner Information

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

Business Name:

Owner Name: **Heath Osberg**

Email Address: **jandh.osberg@gmail.com**

Address: **3295 230th Street, St. Charles, IA 50240**

Phone No: **515-339-3751**

## Site related information

No Of Bedrooms: **4**

Inspection Date: **06/03/2024**

Facility Type: **Residential**

Currently Occupied: **Yes**

Last Occupied:

System Installation Date: **11/10/2015**

Permit issued by County: **Yes**

Permit Number: **0010-15**

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): **1500**

Tank Material: **Concrete**

Tank Corrosion Type: **None**

Liquid Level Type: **Normal**

No. of Compartments: **2**

Pump Tank Chamber: **No**

Licensed Pumper Name: **Wiegert**

Date Pumped: **10/23/2023**

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:

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: **36**

Lines: **6**

Total Length of Absorption Line: **600**

System Hydraulic Loaded: **Yes**

Gallons Loaded: **300**

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.**



## TIME OF TRANSFER INSPECTION TOT# 10491 BEN BEDWELL CERT # 11612

Owner Name: **Heath Osberg**

Address: **3295 230th Street , St. Charles , IA 50240**

County: **Madison**

Inspection Date: **06/03/2024**

Submitted Date: **6/9/2024**

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).





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: 0010-15**

**Date Issued: 3/30/2015**

**Issued to: William Coder**  
**Address: 13012 Tanglewood Dr.**  
**Urbandale, IA 50323**

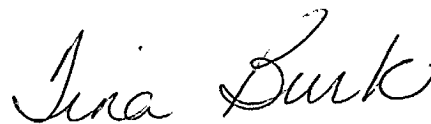
**Legal Description Lot 2 Clanton Creek Corner SE SE Sec 2 T75N R26W South TWP**  
**PID# 500090288002000 6.19 Acres**

**POWTS Components Specifications: 1500 gal. septic tank, 6 100' laterals @ 36"**

**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 max. trench depth 36"**



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

Application to Construct  
Private Sewage Disposal System (PSDS)

Office Use Only				Temp E911: 3295 230th St.	
Tracking No. 010-15	Date Received 3/30/15	Fee Paid 150.00	Check #	Date Issued 3/30/15	Section/Township 2-South

Application will not be accepted until site and soil analysis/percolation information 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 along with appropriate forms for recording before a permit will be issued.

Please Print All Information.

1. Owner Information (Applicant)			2. Installation Contractor Information		
First Name William	Last Name Coker		First Name Mark	Last Name McCase	
Address 13012 Tanglewood Dr.			Address 2989 Truro Rd		
City Urbandale	State IA	Zip 50323	City Truro	State IA	Zip 50257
Phone Number (area code) 515-782-3371		Cell Phone	Phone Number (area code) 515-468-1671		Cell Phone

3. System Requirement Information		4. Site and Soil Evaluator (Percolation Test/Soils Analysis)	
IAC CHAPTER 69 DOUBLE COMPARTMENT TANK REQUIRED		PERCOLATION/SOILS ANALYSIS MUST BE COMPLETED AND APPROVED PRIOR TO THE ISSUANCE OF PERMIT	
Minimum Tank Size Required		Date test taken 7/3/14 Test taken by Construction Materials Testing	
1-3 Bedroom	1250	Passed: <input checked="" type="checkbox"/> Failed: <input type="checkbox"/>	
4 Bedroom	1500	Percolation Rate: 27 min/in	
5 Bedroom	1750	Soils Loading Rate: 0.375 gpsf/Day	
6 Bedroom	2000		

5. Type of Submittal	6. Address Information
<input checked="" type="checkbox"/> New House <input type="checkbox"/> Existing House <input type="checkbox"/> Repair, Tank <input type="checkbox"/> Repair, Treatment Area <input type="checkbox"/> System Replacement	911 Address or nearest road: 3295 230th St Saint Charles
Previous Permit #:	Legal Description: Lot 2 6.19A Clanton Creek Corner <del>dated</del> SE SE 2, 75, 26 500090288002000

7. Type of Building (Completed by Owner)			
Building Square ft.: 2145	Number of Bedrooms: 4	Number of Bathrooms: 3 1/2	Non-Residential uses:
Other buildings served by this system:		Any other circumstances which may affect water usage:	
Water softeners must be routed to a brine pit independent of septic system.			

Your contractor or system designer should complete the remaining portion of this application.

8. Tanks			
Septic Tank	Type: Concrete	Size: 1500 Gal	Manufacturer: Polle - Precast
Pump Tank	Type:	Size:	Manufacturer:
Additional Tank	Type:	Size:	Manufacturer:
9. Secondary Treatment Area			
Laterals	Type: 36" Dicutflex	Length of each: 100'	Total number: 6
Sand Filter	Square ft.:	Length:	Width:
Peat System	Model:	Manufacturer:	
Other	Description:		

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. Discharging systems must be covered by a maintenance agreement, which shall be recorded in the Madison County Records Office. Discharging systems also require periodic testing as set forth in IAC Chapter 69 and Madison County Environmental Health Regulations.		It is unlawful to start construction, reconstruction, or repair of any PSDS prior to issuance of a PSDS permit by the Environmental Health Officer.
Applicant Signature: <i>[Signature]</i>	Date: 3/28/15	

Print Form

#250 house  
#150 septic #50 911 Address



SEPTIC SYSTEM

SOIL ANALYSIS & DESIGN

T&P. 3295  
3202 230<sup>th</sup> STREET - ST. CHARLES

MADISON COUNTY

Performed For:

Mr. William Coder  
13012 Tanglewood Drive  
Urbandale, Iowa 50322

Conducted By:

Construction Materials Testing, Inc.  
1610 E. Madison Ave  
Des Moines, IA 50313

July 3, 2014

	I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.	
	<i>Sybil K. Ferrier</i>	<i>7-7-14</i>
	Sybil K. Ferrier, P.E. License No. 20479	Date
My License renewal date is December 31, <u>2014</u> .		
Pages or sheets covered by this seal: <u>All Pages</u> .		

# Construction CMT Materials Testing

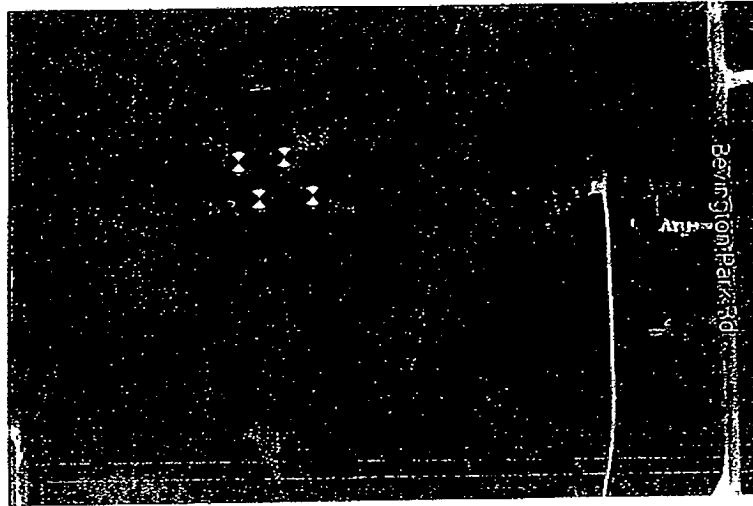
July 3, 2014

13012 Tanglewood Dr.  
Urbandale, Iowa 50322

Re: Septic Design  
Temp 3202-230<sup>th</sup> St - St. Charles  
3295 Madison County

Dear Mr. Coder:

The following is a report designed to determine potential septic field locations and determine soil classifications for your project in Madison County, Iowa.



↑  
North  
Not to Scale

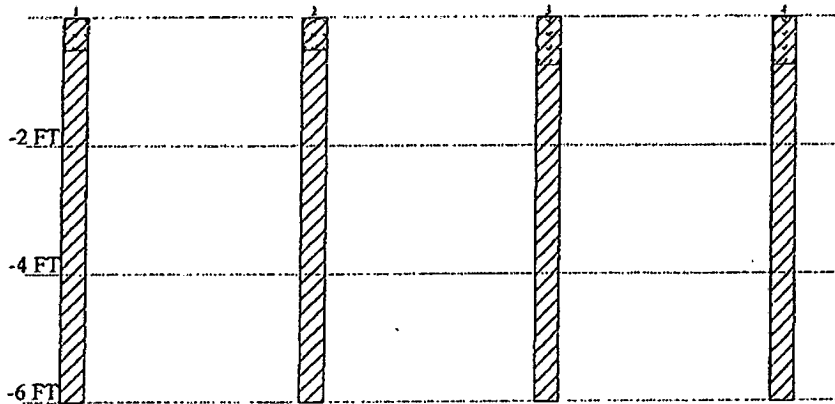
- B-1 Approximately 100 ft south of the treeline
- B-2 Approximately 70 ft south and 20 ft east of B-1
- B-3 Approximately 90 ft south of the treeline and 60 ft east of B-1
- B-4 Approximately 70 ft east of B-2

1610 East Madison Ave. • Des Moines, Iowa 50313  
(515) 263-0794 • Fax (515) 263-0851  
[www.cmt-iowa.com](http://www.cmt-iowa.com)

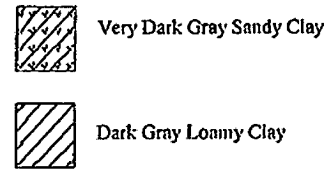
# Construction Materials Testing

The test results indicate that the soil will support a lateral system. This system is a new system. General locations were provided by measurement. When the septic field area is determined, please refrain from using equipment that will compact the soil during the construction and site clearing process. This report should be forwarded to Madison County officials in order to expedite the construction of the septic system. Please refer to the above Site Plan for a layout of the septic field.

## Soil Boring Logs



## Boring Legend



# Bedrooms: 4

Design Flow: 600 GPD

Structure: New Home

Soil Loading Rate: 0.375 gpsf/day

Based on Surface Area of: Trench Bottom

Water Table: No free water at 6 ft

Maximum depth of Trench: 36 inches

Percolation Rate: 27 min/inch

Depth to Restrictive Layer: None

2-Foot Wide Trench: 800 ft

3-Foot Wide Trench: 535 ft

Soil Structure: Moderate



Notes and Recommendations:

#1 This site consists of typical soil for the area, it has a profile that gently slopes SSSSSSSS. Locations of test holes are noted on the above drawing.


The topsoil is approximately 1 foot thick in the septic field area. Beneath this layer is a higher permeable dark gray loamy clay that begins approximately 1 foot below the surface and extends down to a depth of at least 6 feet below the ground surface.


#2 Proper maintenance of the septic system will extend the useful life span of the system. Any changes to the information used to produce this report will nullify its recommendations and information. Changes will require written documentation from our office to be incorporated at this location.

#3 Care should be taken to maintain the septic system area during and after construction. The system will require a new tank. A 1,500 gallon tank is recommended. Please ensure the lateral field area is not compacted during installation. Prior to the installation of the system, please provide information to the county regarding equipment type and size. Maintain proper distances from the conservation easement. A licensed septic contractor is required in Madison County.

Please feel free to call our office, should you have any questions or if we may be of any further assistance.

Sincerely,

  
Sybil K. Ferrier, P.E.  
Principal Engineer

  
Doug Clement  
President/CEO

Telephone or Fax Number: 712-563-2030  
Email [lynhansen@iowatelecom.net](mailto:lynhansen@iowatelecom.net)

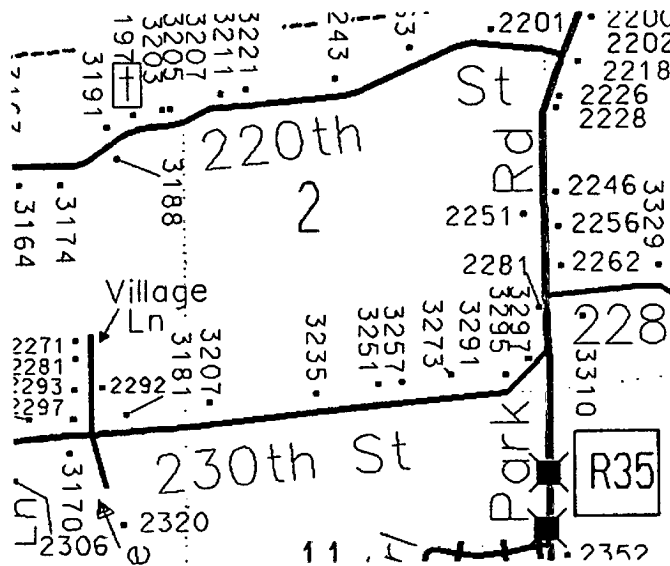
November 17, 2015

Ref: Madison County: Address Issued 3295 230<sup>th</sup> St

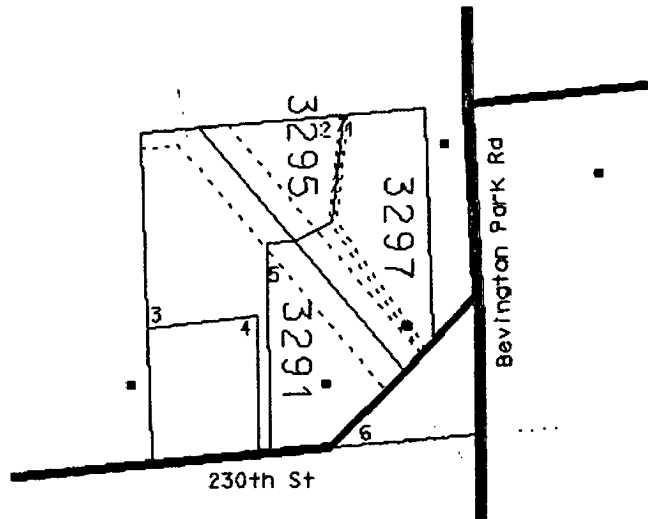
**Madison County Map Entries**

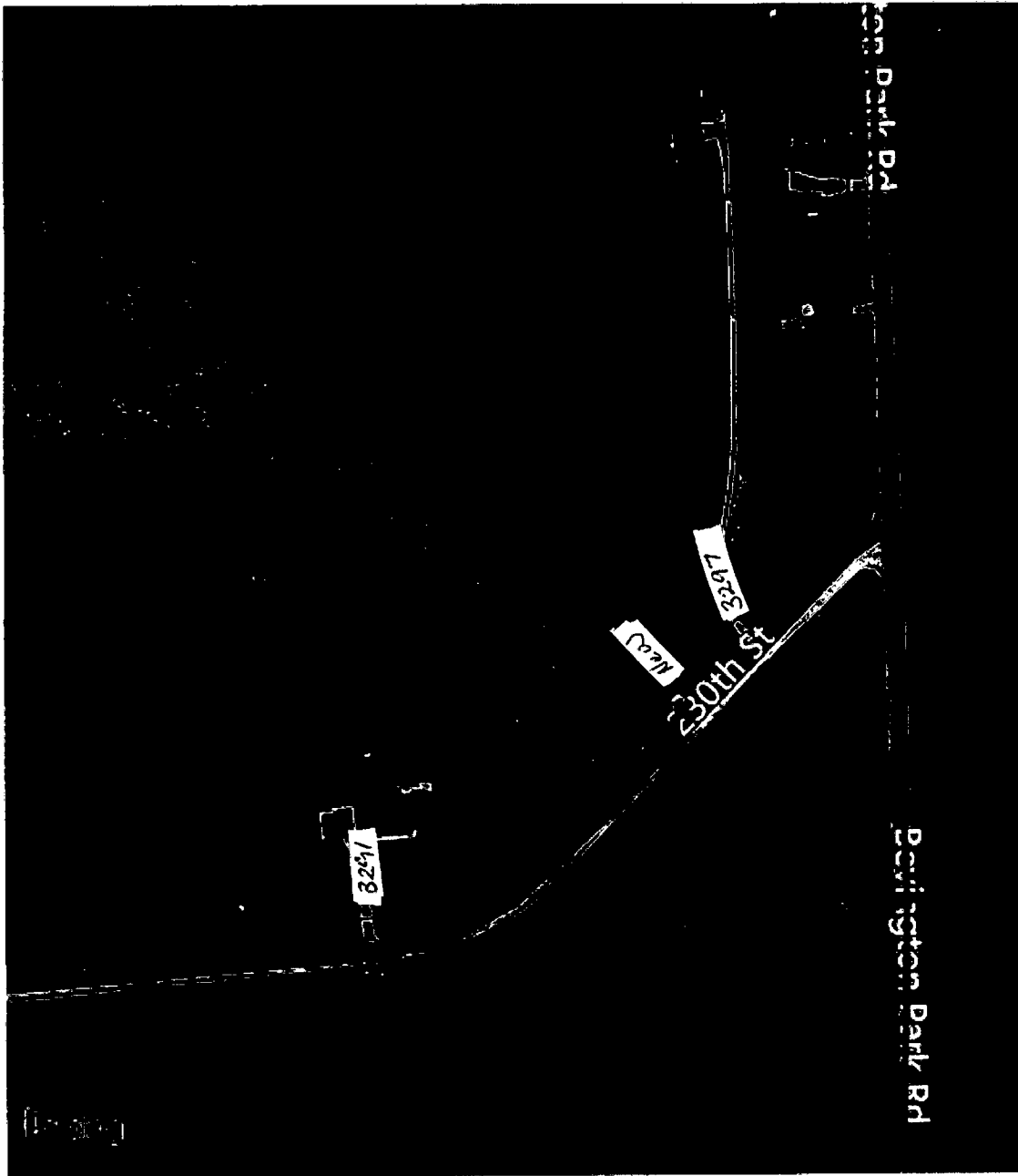
MAP INSERT	MAPPED	Verified	Location	#	Date	Name	Address	Community	Township	Section	Zip Code	ESN	MEMO
1,2	x		County	2043	11/17/2015	William & Taylor Coder	3295 230th St	St Charles	SOUTH	2	50240	509	GPS provided 41.321601 -93.809901 Clanton Creek Corner Lot 2

Insert 1: 3295 230<sup>th</sup> St



Insert 2:





Septic Permit # 010-15

William Coder

Lot 2 Clanton Creek Corner SE SE Section 2 South Township

Temp 911: 3295 230<sup>th</sup> Street

GPS: 41.321601, -93.809901



Permit No 010-15 Name: Coder 911 Sign Locate

Date of Inspection: 11/10/15 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/heat pump wells/suction water lines/lakes Yes  No
- 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**

- Septic/Pump Tank Size & Manufacturer 1500 Pella Concrete  Plastic
- Pump Tank Size & Manufacturer Concrete  Plastic
- Septic compartments 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. Poly Lock 4" Gray
- Tank depth 6 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**

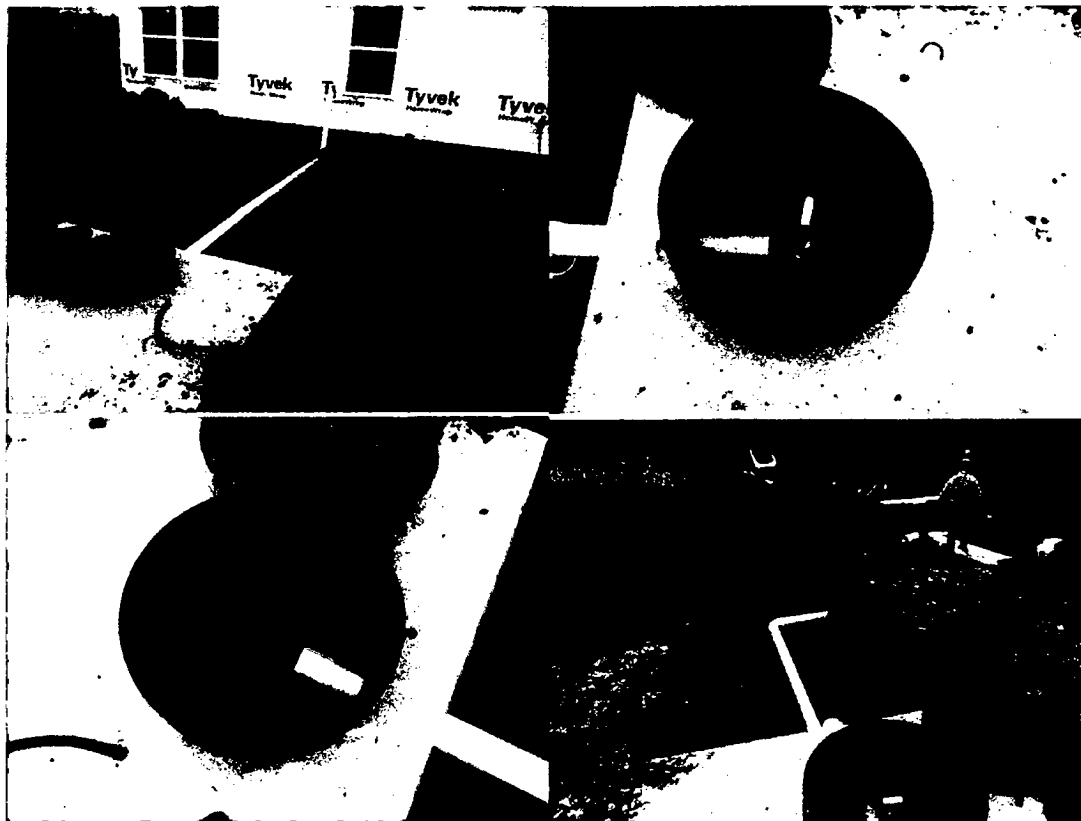
- Distribution lines: 4 -inch PVC pipe – Sch 40
- Lateral used. 36" Chamber Reduction? Yes  No
- Lateral depth. 36 inches Perc depth 36 inches
- Laterals were level. Yes  No
- Adequate amount of undisturbed soil between laterals. Yes  No
- Distance 8 feet between laterals.

Comments:

Permit # 010-15 Coder inspection 11/10/15

329 S 230<sup>th</sup> Street





Permit # 010-15  
Inspection 11/10/15  
3295 230th Street

