



Document 2015 GW2634

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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

TRANSFEROR:

Name Cynthia A. Flagg Trust, utd 5/26/1993

Address 2393 Walnut Trl. Saint Charles IA 50240
Number and Street or RR City, Town or P.O. State Zip

TRANSFeree:

Name Adam Oser

Address 3752 Holmes Ln Johnstown CO 80534
Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:

2393 Walnut Trl. Saint Charles IA 50240
Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary)

The North Half (1/2) of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Twelve (12), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

1. Wells (check one)

- There are no known wells situated on this property.
- 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)

- There is no known solid waste disposal site on this property.
- 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)

- There is no known hazardous waste on this property.
- 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)

- 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.)
- 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)

- There are no known private burial sites on this property.
- 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.

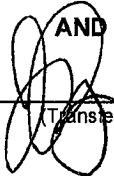
6. Private Sewage Disposal System (check one)

- All buildings on this property are served by a public or semi-public sewage disposal system.
- This transaction does not involve the transfer of any building which has or is required by law to have a sewage disposal system.
- 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.
- 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.
- There is a building served by private sewage disposal system on this property. 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.
- 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 #9]
- This property is exempt from the private sewage disposal inspection requirements pursuant to the following exemption [Note: for exemption #9 use prior check box]: _____.
- 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 or Agent)

Telephone No.: (515) 661-0426

Name: Cindy Flagg
Phone: (515) 661 - 0365

58715
Jeff & Cindy Flagg

8-10-15 emailed Madison Co
8-17-15 emailed report

Seller Agent/Realtor or Seller (if For Sale by Owner)

Name: Marc Lee
Email: mlee@iowarealty.com
Phone: (515) 998 - 2568

2010 Pumped 1500 gal. tank

About the Home

Address: 2393 Walnut Trail St. Charles, IA, 50240

County: Madison
Age System: 10
of Bedrooms: 3
Occupied: yes
Water: yes Type: rural
Legal: N1/2 SE1/4 Sec. 12-75-26
Township: South
Section #: 12-75-26

② DNR ③

Jamie & Tony d
Wed 8:00
All good

Owner

First & Last Name(s): Jeff & Cindy Flagg
Address: 2393 Walnut Trail St. Charles, IA, 50240
Phone: (515) 661 - 0365
Email: cflagg@hotmail.com

④

Buyer Agent/Realtor

Name: Stephanie Wright
Email: swright@iowarealty.com
Phone: (515) 202 - 6150

⑤

Buyer

Name(s): Adam Oser
Phone (000) 000-0000
Email: name@email.com
Address: 1111 Street City, IA, 00000
Closing Date:

The Cleaning and Inspection takes us 1 1/2 to 2 hours to complete.
Someone must be present to gain access in the home for us to check the plumbing and run water which is required by the DNR.
The DNR requires the septic tank to be pumped as part of the inspection unless the tank has been pumped within the last 3 years by a State Licensed Hauler. (Must show documentation.)

NOTE: PAYMENT IS DUE AT TIME OF SERVICE





Time of Transfer Inspection Report

Property Information

Current Owner: Jeff Flagg
 Buyer: Adam Oser Realtor: Marc Lee
 Mailing Address: 2393 Walnut Trl. St. Charles, Ia
 Site Address/County: same 50240 Warren County
 Legal Description As Abstract
 No. of bedrooms: 3 Last occupied: currently Records available: Y N
 Permit/ installation date: #874-04/8-1-05 Separation distances (ok/no?): OK

Septic System Information

Septic tank(s): Size: 1500 Material: Concrete/Poly Condition: OK
 Tank pumped? Y N Date: 8-12-15 Licensed pumper: Forest septic
 Septic/Trash/Processing tank: Size: _____ Material: _____ Condition: _____
 Tank pumped? Y N Date: _____ Licensed pumper: _____
 Aerobic treatment unit (ATU) mfr _____ Size _____
 Tank pumped? Y N Date: _____ Licensed pumper: _____
 Maintenance contract? Y N Expiration date: _____ Service provider: _____
 Condition: _____

Pump tanks/vaults: Type: Concrete/Poly Size: _____ Condition: _____
 Distribution system: Distribution box yes Outlets used 6 Condition: OK
 Header pipe(s): OK No. of lines: 6 Pressure dosed? no

Secondary Treatment:
 Length of absorption fields: 100 FT Determined by: drawings
 Condition of fields: dry + clean Determined by: Hydraulic Test and Probing
 Type of trench material: gravelled pipe
 Size of sand filter: _____ Determined by: _____

Vent pipes above grade? Y N Discharge pipe located? Y N
 Effluent sample taken _____ Results: _____
 Media Filters: Type: _____
 Maintenance contract? Y N Expiration date: _____ Service provider: _____
 Condition: _____

NPDES General Permit No. 4: Required? Y N Permitted? Y N NOI provided: _____



Time of Transfer Inspection Report

Other components:

Alarms: Y N Working: Y N Disinfection: Y N Working: Y N

Control Box: _____ Timers: _____ Inspection Ports: _____

Other components: _____

Overall condition of the private sewage disposal system:

Report system status: Functioning properly
Explain (attach additional pages as needed): _____

Comments: _____

Site status at conclusion of Time of Transfer inspection:

- Verify that controls are set on the appropriate mode.
- Power is on to all components.
- Revisit all components to verify lids are secure.
- Gather all tools for removal from the site.
- Verify that no sewage is on the ground surface.

Using this worksheet, write a narrative report of the inspection results and attach a site sketch.

This report indicates the condition of the private sewage disposal system at the time of the inspection. It does not guarantee that it will continue to function satisfactorily.

Signature of Certified Inspector: Tory Forest Date: 8-12-15
Name (print): Tory Forest Certificate #: 10762

Address: PO Box 219, Indianola, IA 50125
Phone #: 515-360-7847

Provide a copy of this report, the narrative report and sketch to the seller/agent, buyer/agent or the person ordering the inspection, the county sanitarian/environmental health office and to:

Iowa DNR
Private Sewage Disposal Program
502 E 9th St
Des Moines IA 50319

DNR Time of Transfer Report System Status

Address: 2393 Walnut Trl.

Date: 8-12-15

Technician Tory Forest

All waste water from house drains to septic system. Yes No

Remarks:

The tank is a Poly Concrete 1500 gallon tank. In good condition. Yes No

Remarks:

The distribution box is in good condition. Yes No None

Remarks:

The laterals are in good condition. Yes No None

Remarks:

This is not a guarantee!

- This certifies that the septic system was in good working condition at the time of the inspection.
- This certifies the condition of the septic system at the time of the inspection.

Permit # 074-04 Flag Inspection 8/1/05
2393 Walnut Trg, 1

