



Document 2016 GW2827

Book 2016 Page 2827 Type 43 001 Pages 2
Date 9/27/2016 Time 2:28:06PM
Rec Amt \$.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

TRANSFEROR:

Name 3J's Property Management, L.L.C.

Address 4012 146th St., Urbandale, Iowa 50323

Number and Street or RR

City, Town or P.O.

State

Zip

TRANSFeree:

Name Michael W. Ory and Denise M. Ory

Address 36444 Knox Avenue, Earlham, Iowa 50072

Number and Street or RR

City, Town or P.O.

State

Zip

Address of Property Transferred:

145 N. Chestnut Avenue, Earlham, Iowa 50072

Number and Street or RR

City, Town or P.O.

State

Zip

Legal Description of Property: (Attach if necessary) Lots One (1) and Two (2) in Block Four (4) of the Original Town of Earlham, 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: John Wilcox Telephone No.: (515) 556-4597
(Transferor or Agent)
 3 J's Property Management, L.L.C.



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Date 9/27/2016 Time 2:28:06PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$279.20
Rev Stamp# 376 DOV# 376

INDX
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CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



\$175,000

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

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Taxpayer Information: (Name and complete address)

Michael W. and Denise M. Ory
36444 Knox Avenue
Earlham, Iowa 50072

Return Document To: (Name and complete address)

Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:

3 J's Property Management, L.L.C.

Grantees:

Michael W. Ory
Denise M. Ory

Legal description:

Document or instrument number of previously recorded documents:



**WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of \$175,000.00 and no/100ths----- Dollar(s) and other valuable consideration, 3 J'S PROPERTY MANAGEMENT, L.L.C., a(n) Iowa limited liability company organized and existing under the laws of the State of Iowa does hereby Convey to MICHAEL W. ORY and DENISE M. ORY, husband and wife,

the following described real estate in Madison County, Iowa:

Lots One (1) and Two (2) in Block Four (4) of the Original Town of Earlham, Madison County, Iowa.



The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above stated; and it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on September 26, 2016.

3 J's Property Management, L.L.C., a(n) Iowa limited liability company

By John Wilcox
John Wilcox, Member

By Janet Wilcox
Janet Wilcox, Member

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on September 26, 2016, by John Wilcox and Janet Wilcox as Members of 3 J's Property Management, LLC



Kenneth M Flaherty
Signature of Notary Public