



Book 2018 Page 2147

Document 2018 GWH-2147 Type 53 001 Pages 9
Date 7/31/2018 Time 2:17:32PM
Rec Amt \$.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

TRANSFEROR:

Name Leslie L. Johnson and Charlene A. Johnson

Address 1730 50th Street, Marion, IA 52302

Number and Street or RR 625 - 3RD ST NW, Burlington, IA. 50035 City, Town or P.O. State Zip

TRANSFeree:

Name Brett S. Mather and Julie K. Mather

Address 1201 132nd Street, Dundee, IA 52038

Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:

21621 259th Street, Delhi, IA 52223

Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary) See Attached Legal Description - Exhibit "A"

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.: (319) 610-2272

FILE WITH RECORDER

DNR form 542-0960 (July 18, 2012)

EXHIBIT A

Lot Thirty Four (34) of Camp-O-Delhi, a Subdivision of the Southwest Quarter (SW¼) of the Southeast Quarter (SE¼) of Section Twenty Four (24), Township Eighty-Eight (88) North, Range Five (5), West of the Fifth P.M., in Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 78.

In addition, Grantors assign all of their right, title and interest in and to a non-exclusive perpetual easement for the benefit of assignees and successors in interest, and their agents, employees, invitees, guests and visitors over and across the following tract of ground:

A triangular tract of ground beginning at the Northwest Corner of Lot 33 of Camp-O-Delhi, a Subdivision of the Southwest Quarter (SW¼) of the Southeast Quarter (SE¼) of Section Twenty-four (24), Township Eighty-eight (88) North, Range Five (5), West of the Fifth P.M., in Delaware County, Iowa, according to the plat recorded in Book 5 Plats, Page 78. Thence twenty-five (25) feet along southern boundary line in an eastern direction of Lot 33; thence north twenty-five (25) feet to northern boundary line of Lot 33; thence west twenty-five (25) feet along the northern boundary line of Lot 33 to the point of beginning at the Northwest corner of Lot 33, for use as a driveway, right of way, parking area, and access for the Grantees and all successors in interest.



Time of Transfer Inspection Report

Property information

Current owner Les Johnson
 Buyer Bret Mather Realtor Kristine Baldwin
 Mailing address _____

Site Address/County 21621 259th Street Delhi, IA - Deleware County

No. of bedrooms 4 Last occupied? now Disposal? Y/N Softener? Y/N H2O Supply well

Records available YES Permit/installation date # / 1996 Separation distances ok / no? OK

Septic system information

Septic tank(s): size 1000 material Concrete condition Good
 Tank pumped? YES date 7-6-2018 licensed pumper Groth Services LLC
 Septic/trash/processing tank: size _____ material _____ condition _____
 Tank pumped? _____ date _____ licensed pumper _____

Aerobic treatment unit (ATU) MFGR _____ Size _____
 Tank pumped? _____ date _____ licensed pumper _____
 Maintenance contract? _____ expiration date _____ service provider _____
 Condition _____

Pump tanks/vaults: type _____ size _____ condition _____

Distribution system: distribution box plastic outlets used 3 condition good
 Header pipe(s) 3 # of lines 3 Pressure dosed? NO

Secondary treatment:

Length of absorption fields 220' determined by Probe- Records
 condition of fields Good determined by Probe- hydro test
 type of trench material SB2?

Size of sand filter _____ Determined by _____
 Vent pipes above grade? _____ Discharge pipe located? NONE
 Effluent sample taken? _____

Media filters: type _____
 Maintenance contract? _____ expiration date _____ service provider _____

NPDES General Permit No. 4: required? _____ permitted? _____ NOI provided _____



Time of Transfer Inspection Report

Other components:

Alarms No Working? _____ disinfection NO working? _____

Control box _____ Timers _____ inspection ports _____

Other components _____

Overall condition of the private sewage disposal system

Report system status Has required components

Explain (attach additional pages as needed) See Attached Narrative Report

Comments: _____

Signature of Certified inspector: _____

Date: _____

Name (print): Corey Groth Certificate #: 8810

Address: PO BOX 215 Epworth, IA 52045

Phone # 563-608-3567

A copy of this report, the narrative report and sketch has been sent to the following by us:

YES- Seller/agent

NO- Buyer

YES- County sanitarian/environmental health office

YES- Iowa DNR in Des Moines

GROTH SERVICES LLC

NARRATIVE INSPECTION REPORT

Les Johnson Property

This is a certified Time of Transfer inspection for a septic system with a total of four bedrooms, from two cabins that share one septic system. The two addresses are 21621 and 21663 259th Street. There are no basements in these two cabins at Camp O area of Lake Delhi. There is no water softener but there is one garbage disposal. The sewer line exits the cabin towards the south east yard and drains to a 1000 gallon two compartment septic tank by gravity. There is no effluent screen on outlet side of the tank, and the concrete baffle is fair condition. This is the primary treatment of the system. The outlet of the septic tank goes to a plastic distribution box. There are 3 lines that exit the distribution box- with 220 lineal feet completing the secondary treatment.

Distance from Septic tank to well is >50'
Secondary treatment is >100'

CONDITION:

The septic tank was pumped on 7-6-18 which meets the 3 year requirement. The tank had 1" scum with 40% solids and is suggested to be cleaned every 2.5 years for the new owner. There are concrete access risers on the tank- but the home owner has covered with about 3" of sod. The tank liquid level was normal on the inspection day.

The distribution box was dug with a backhoe by someone else, it is very deep at over 48". A hydraulic load test was completed for a four bedroom cabin, 6.6 GPM for 55 minutes from the outside facet. The absorption system accepted all the water without backing up into the distribution box. There are pictures included in this report of the system components.

(Tank capacity was verified by Digital Tank Gauge)

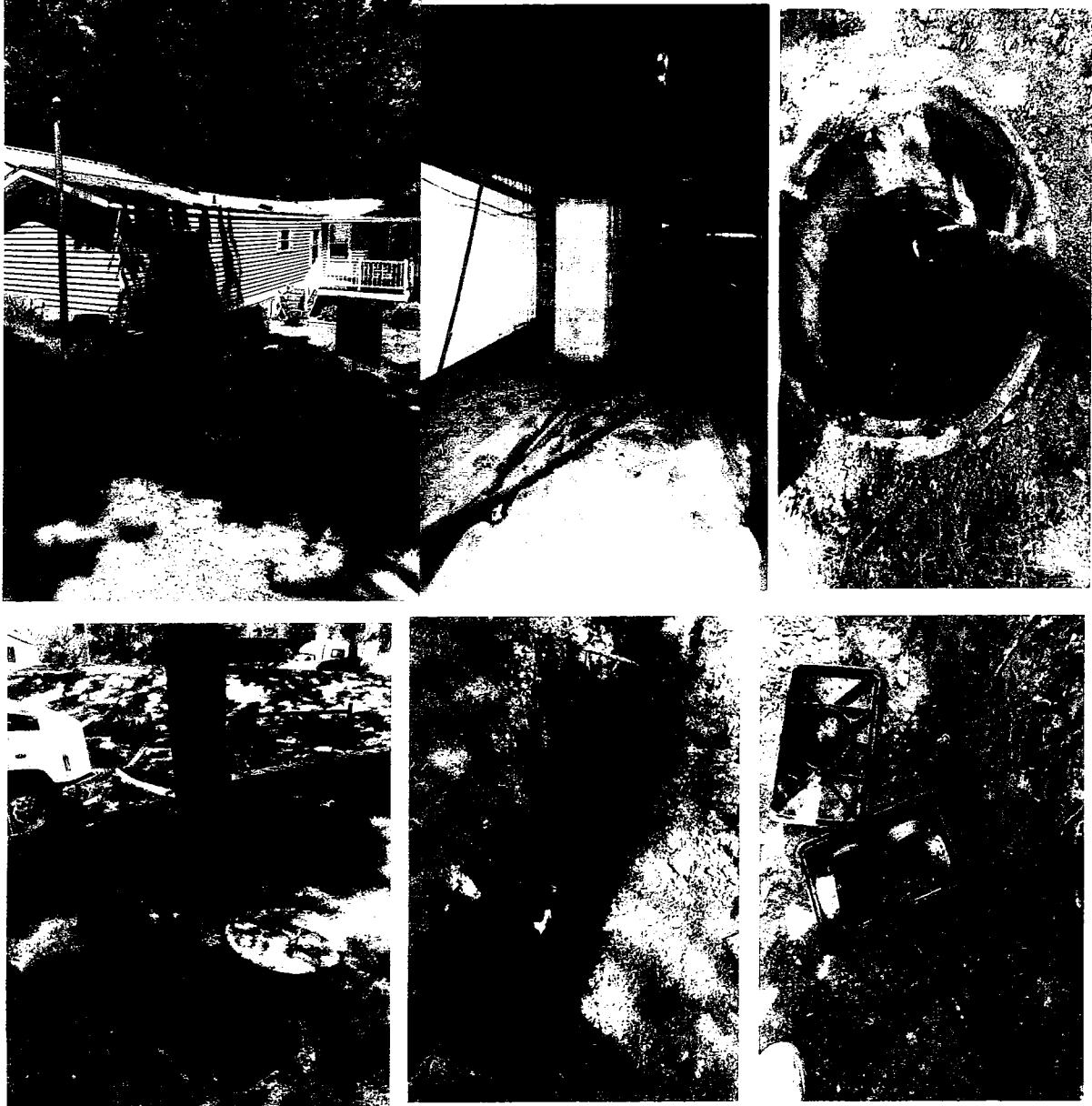
There is limited amount of space at these cabins for this type of a conventional septic system, causing it to be in an area that could be driven on by vehicles. It would be beneficial for the life of the system to fence off the area to ensure compaction doesn't occur from traffic.

This inspection was completed at 21621, 259th Street Delhi, IA on 7-6-2018 and is valid for two years from this date.

Company Disclaimer Based on what we were able to observe and our experience with on-site waste-water technology, we submit this sanitary sewage disposal system inspection report based on the present condition of the on-site sewage disposal system. Groth Services LLC has not been retained to warrant, guarantee, or certify the proper functioning of the system for any period of time in the future. Because of the numerous factors (usage, soil characteristics, previous failures, etc.) which effect the proper operation of a septic system as well as the inability of our Company to supervise or monitor the use or maintenance of the system, this report shall not be construed as a warranty by our Company that the system will function properly for any particular buyer. Groth Services LLC DISCLAIMS ANY WARRANTY, either expressed or implied, arising from the inspection of the septic system or this report. We are also not ascertaining the impact the system is having on the ground water.



I have studied the information contained herein and that my assessment is honest, thorough, and to the best of my ability correct. This Narrative report may not be copied without written approval from Groth Services LLC.



Certified by Corey J Groth # 8810

Signature

A handwritten signature in dark ink, appearing to read 'Corey J Groth', written over a horizontal line.

Date

7-11-18

Groth Services LLC

Manchester, IA 52057

563-927-5823

1690 165th St.

DATE	INVOICE #
7/6/2018	67720

BILL TO
Johnson, Les 625 3rd St. NW Bondurant, IA. 50035

COPY

P.O. NUMBER	TERMS	SERVICEMAN	Next Pumping Due	COUNTY
	NET 10 DAYS	CG		Delaware

ITEM	QUANTITY	DESCRIPTION	RATE	AMOUNT
		Job Site: Cabin- 21621 259th St. Delhi Lake		
Service Call	1	Service Call- Pumper Truck	0.00	0.00
Pumpings - Reside...	1	Residential Septic Tank Pumping	210.00	210.00
Disposal	1	Disposal Charge- 1000 gals.	110.00	110.00
Corey	1.5	Hand Labor- Corey	65.00	97.50T
Inspection	1	Time of Transfer Septic System Inspection	125.00	125.00T
		Septic Tank has concrete risers, but homeowner has covered with approx. 3" of sod. Customer dug up. Septic System is a shared system. Cabins 21621 250th St. & 21663 259th St. Delhi. Total of 4 Bedrooms between both cabins. Pumped Concrete Dual Compartment Septic Tank approx. 1000 gals. had approx. 1" scum layer on top and approx. 40% solids. Septic Tank was at normal level. There is no Effluent Filter in Septic Tank. Concrete Baffle is in fair condition., Customer machine dug up deep Distribution Box. Did Hydraulic Water Load Test from D-Box on Soil Absorption System. Probed and located 3 Lines from D-Box for a total of 220 lineal feet of Soil Absorption System. Inspected plumbing for Time of Transfer Inspection. There are no basement for both cabins. There is no water softener, but there is 1 garbage disposal. Did Time of Transfer Report paperwork & map. Distributed copies to Delaware County Sanitarian, DNR and customer. State and Local Option Tax	7.00%	15.58
Give us a call for Locating and Televising drain lines for condition or problems.			Total	\$558.08

Finance Charge of 1.75% per month will be charged on all accounts after 30 days with a minimum charge of \$1.00.

TIME OF TRANSFER INSPECTION MAP

DATE 7-6-18

SELLER LES JOHNSON

BUYER BRETT MATHER

ADDRESS 21621 259th St. CITY DELHI

CAMP D AREA

