



Book 2019 Page 2043

2019 GWH-2043 Type 53 001 Pages 7
Date 8/02/2019 Time 4:02:01PM
Rec Amt \$.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

TRANSFEROR:

Name James J. Boeckenstedt and Betty J. Boeckenstedt

Address 30824 Golf Course Road, Dyersville, IA 52040

Number and Street or RR

City, Town or P.O.

State

Zip

TRANSFeree:

Name Lindsey Zirtzman and Kevin Zirtzman

Address 106 West 3rd St., Earlville, IA 52041

Number and Street or RR

City, Town or P.O.

State

Zip

Address of Property Transferred:

21741 276th Ave., Earlville, IA 52041

Number and Street or RR

City, Town or P.O.

State

Zip

Legal Description of Property: (Attach if necessary) Lot Five (5), Block Three (3), of the Subdivision
of Lot Two (2) of Timbergate Subdivision in Section Thirty Six (36), Township Eighty Nine (89)
North, Range Four (4), West of the Fifth Principal Meridian in Delaware County, Iowa, according to
plat recorded in Book 4 Plats, Pages 65-67

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: James J. Beechurst
(Transferor or Agent)

Telephone No.: (563) 542-7285



Time of Transfer Inspection Report

Property information

Current owner Jim Boeckenstedt

Buyer Kevin Zirtsman Realtor American Realty

Mailing address 30824 Golf Course Rd, Dyersville, IA 52040

Site Address/County 21741 276th St, Earlville, IA Delaware County

Legal Description _____

No. of bedrooms 4 Last occupied? >Current Records available Yes

Permit/installation date 10/2010 Separation distances ok/ no? Ok

Septic system information

Septic tank(s): size 1,250 material concrete condition Fair, has some gas damage

Tank pumped? Yes date 11/16/2018 licensed pumper Groth

Inlet Baffle Good Outlet Baffle 2- Poly Lock effluent filters, good condition

Maintenance contract? No expiration date _____ service provider _____

Pump tanks/vaults: type NA size _____ condition _____

Distribution system: box Plastic /concrete outlets used 3 condition Good

Header pipe(s) Yes # of lines 3 Pressure dosed? No

Secondary treatment:

length of absorption fields 2-90' lines & 1- 100' line, 280' total determined by Map & Probing

condition of fields Good determined by Hydraulic water load test

type of trench material Rock and 4" Pipe

Size of sand filter NA Determined by _____

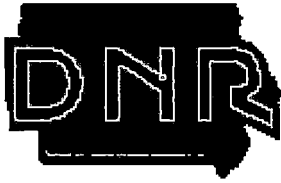
Vent pipes above grade? _____ Discharge pipe located? _____

Effluent sample taken? _____

Media filters: type NA

Maintenance contract? _____ expiration date _____ service provider _____

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



Time of Transfer Inspection Report

Other components:

Alarms _____ Working? _____ disinfection _____ working? _____

Control box _____ Timers _____ inspection ports _____

Other components _____

Overall condition of the private sewage disposal system

Report system status System is working properly

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

Comments: _____

Signature of Certified inspector:  Date: 6/26/2019

Name (print): Roger Groth Certificate #: 8813

Address: 1690 165th Street Manchester, IA 52057

Phone # 563-927-5823

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

Jim Boeckenstedt Property -21741 276th Ave, Earlville, IA 52041

HOME DESCRIPTION:

This is a four bedroom home w/a kitchen garbage disposal and a water softener. Wastewater drains via gravity to septic tank. The gravity sewer line exits towards the north yard and drains to a 1,250 gallon concrete, dual compartment septic tank. There are 2-24" diameter risers for access to both compartments and the 2-effluent filters. The effluent line goes north from the septic tank to the yard down steep hill approx. 200' to the distribution box. The secondary treatment is rock & pipe soil absorption lines, 280' linear feet total.

Distance from Septic tank to well is >100'

Secondary treatment is >100'

CONDITION:

Concrete septic tank was pumped on 11-16-2018. Inlet and outlet baffles are intact, outlet has 2- effluent filters. The entire tank has some gas damage.

The hydraulic load water test was performed for a 4-bedroom home on the distribution box and was successful (300 gals.). Leech lines were probed and found no indication of saturation.

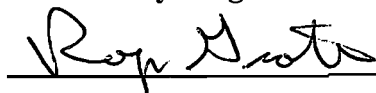
YES - This septic system does meet the Time of Transfer Inspection criteria in it having secondary treatment.

Company Disclaimer

Based on what we were able to observe and our experience with on-site wastewater 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 Roger Groth # 8813



DATE 6/26/2019

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GROTH SERVICES

Jim Boeckenstedt 563-923-7285
21741 276th Ave.
Earlville, Ia. 52041

Delaware County- Oneida Township # 36

Installation Date: 10-07-2010

