

Recorded: 11/1/2021 at 3:54:01.0 PM
County Recording Fee: \$0.00
Iowa E-Filing Fee: \$0.00
Combined Fee: \$0.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3841

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

TRANSFEROR:

Name: M. Ruth Francois Revocable Trust
Address: 700 Ridgewood Dr., Manchester, IA 52057-1214

TRANSFeree:

Name: City of Manchester, Iowa
Address: 208 East Main Street, Manchester, IA 52057

Address of Property Transferred:
Early Stagecoach Road, Manchester, Iowa 52057

Legal Description of Property: (Attach if necessary)
See attached

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:

#1 - Drilled well in washing area located on south end of Parcel

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

Signature: M. Ruth Francois Telephone No.: 319-334-9992
(Agent)

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Recorded: 10/14/2021 at 12:59:53.0 PM

INDEX LEGEND

COUNTY: DELAWARE
CITY: MANCHESTER
PARCEL ID: 130250003660
LEGAL DESCRIPTION: PART OF E1/2 & SE1/4 SW1/4 SEC. 25-T89N-R6W
PROPRIETOR: Francine M Ruth Royocable Trust
SURVEYOR: CHAD W. MARSH
COMPANY: KIRKMAN MICHAEL
12700 WEST DODGE ROAD
OMAHA, NE 68134 402-393-5630

County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3594

PLAT OF SURVEY

PARCEL 2021-114

IN THE E1/2 AND THE SE1/4 SW1/4 OF SECTION 25, TOWNSHIP 89 NORTH,
RANGE 6 WEST OF THE 5TH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

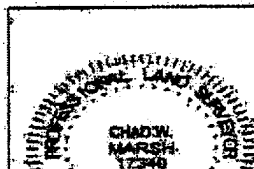
LEGAL DESCRIPTION

PARCEL 2021-114 IN THE E1/2 AND THE SE1/4 SW1/4 OF SECTION 25, TOWNSHIP 89 NORTH, RANGE 6 WEST OF THE 5TH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF SAID E1/2, THENCE N. 01°45'49" W. (ASSUMED BEARING), 412.94 FT. ON THE WEST LINE OF SAID E1/2 TO THE POINT OF BEGINNING, SAID POINT BEING ON THE CENTERLINE OF EARLY STAGECOACH ROAD; THENCE N. 87°01'06" W., 428.09 FT. ON SAID CENTERLINE; THENCE N. 01°52'03" W., 742.23 FT.; THENCE N. 88°20'56" E., 721.28 FT.; THENCE N. 01°00'18" W., 2852.05 FT. TO THE NORTH LINE OF THE SW1/4 NE1/4; THENCE N. 88°25'01" E., 68.78 FT. ON SAID NORTH LINE; THENCE S. 01°33'01" E., 3054.20 FT.; THENCE S. 88°17'28" W., 361.58 FT.; THENCE S. 01°53'38" E., 208.51 FT.; THENCE S. 88°23'18" W., 170.00 FT.; THENCE S. 01°32'41" E., 186.00 FT.; THENCE N. 88°20'54" E., 270.00 FT.; THENCE S. 01°33'54" E., 203.70 FT. TO SAID CENTERLINE; THENCE N. 88°02'58" W., 152.02 FT. ON SAID CENTERLINE TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT CONTAINS 13.61 ACRES MORE OR LESS OF WHICH 0.44 ACRES PREVIOUSLY USED AS ROAD RIGHT OF WAY.

REFERENCES ARE HEREBY MADE TO A SURVEY AND PLAT MADE BY ROGER R. MOHN, RECORDED NOVEMBER 8, 2018, IN BOOK 2018, PAGE 3122 AND TO A SURVEY AND PLAT MADE BY LYLE G. TROPPEL, RECORDED JUNE 18, 2013, IN BOOK 2013, PAGE 1330, BOTH ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA.



I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A duly LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

CHAD W. MARSH

10-13-21
DATE

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