

Recorded: 1/6/2023 at 12:13:21.0 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: 2023 PG: 45

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

**TRANSFEROR:**

Name: Brian D. Werner

Address: 100 Hankins Street, Delhi, Iowa 52223

**TRANSFeree:**

Name: Ann O'Connell Manson and Chad M. Manson

Address: 724 E. Union Street, Manchester, Iowa 52057

Address of Property Transferred:

2336-245th Street, Delhi, Iowa 52223

Legal Description of Property: (Attach if necessary)

Parcel L, Part Of Lot 1 Of The Subdivision Of Part Of The NW 1/4 Of The SW 1/4 Sec. 17, T88N, R4W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2005, Page 2614, also Parcel M, Part Of Lot 1 Of the Subdivision Of Part Of The NW 1/4 Of The SW 1/4 Sec. 17, T88N, R4W Of The Fifth P.M., Delaware County, Iowa, according to the plat recorded in Book 2008, Page 3282.

**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.

**FILE WITH RECORDER**

**DNR form 542-0960 (July 18, 2012)**

- ☐ 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)

Telephone No.: (563) 920-5933

*well located front left lot*



## Time of Transfer Inspection Report

### Property information

Current owner Cory Snyder & Rebecca Rawson

Buyer Brian Werner

Mailing address 2336 245th St., Delhi, IA 52223

Site Address/County 2336 245th St. Delhi, IA - Delaware County

### Legal Description

No. of bedrooms 5 Last occupied? Current Records available Yes

Permit/installation date 8-15-2008 Separation distances ok/ no? ok

### Septic system information

Septic tank(s): size 2,000 material concrete condition Good

Tank pumped? Yes Date 11-19-2021 Licensed Pumper Groth Services LLC

Septic/trash/processing tank: size \_\_\_\_\_ material \_\_\_\_\_ condition \_\_\_\_\_

Tank pumped? \_\_\_\_\_ date \_\_\_\_\_ licensed pumper \_\_\_\_\_

Maintenance contract? No expiration date \_\_\_\_\_ service provider \_\_\_\_\_

Pump tanks/vaults: type \_\_\_\_\_ size \_\_\_\_\_ condition \_\_\_\_\_

Distribution system: Distribution box concrete/plastic outlets used 4 condition good

Header pipe(s) 4 # of lines 4 Pressure dosed? no

### Secondary treatment:

Absorption field 4-100' lines/ 400' Determined by map & probing

condition of fields good determined by Hydraulic load test 350 gals.

type of trench material 10" SB 2 graveless

Size of sand filter \_\_\_\_\_ Determined by \_\_\_\_\_

Vent pipes above grade? \_\_\_\_\_ Discharge pipe located? \_\_\_\_\_

Effluent sample taken? \_\_\_\_\_

Media filters: type \_\_\_\_\_

Maintenance contract? \_\_\_\_\_ expiration date \_\_\_\_\_ service provider \_\_\_\_\_

NPDES General Permit No. 4: required? NO permitted? \_\_\_\_\_ NOI provided \_\_\_\_\_



# GROTH SERVICES LLC

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## NARRATIVE INSPECTION REPORT

Cory Snyder/ Rebecca Rawson  
2336 245<sup>th</sup> St.  
Delhi, IA 52223

### HOME DESCRIPTION:

This is a five (5) bedroom / 4 ½ bathroom, home with a walk out basement. There is a kitchen garbage disposal in the kitchen. There is a water softener in the basement. The sump pump drains to the east yard. All wastewater drains via gravity to septic tank. The gravity sewer line exits towards the south yard. The septic tank is approximately 53' from house to center of the first riser. Both new risers are above grade. The septic tank is a concrete, dual compartment, 2,000 gallon tank. The secondary treatment system consists of a plastic lined, concrete distribution box with four (4) 100' lines, all running westerly. The County permit states installation approval on 8-15-2008.

Distance from Septic tank to well is > 100' +  
Secondary treatment is > 150' +

### CONDITION:

Groth Services LLC, pumped the septic tank on 11/19/2021. The 1<sup>st</sup> comp. had heavy solids throughout and the 2<sup>nd</sup> comp. had over 16" sludge on bottom. The concrete tank seemed to be in very good condition. The inlet and outlet baffles are intact and in good condition. The plastic lined, concrete distribution box is in good condition (approx. 12" deep). The distribution box had a lot of sludge in it, I would suggest pumping the septic tank more frequently and possibly adding an effluent filter in the septic tank. The secondary treatment system accepted the prescribed 350 gallons of water for the hydraulic load test and seems to be functioning properly.

Yes-This system does meet the Time of Transfer inspection criteria in it having primary and secondary treatment.

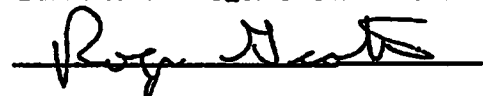
This inspection was completed at 2336 245th Street, Delhi, IA., on 11-19-2021 and is valid for two years from this date.

### *Company Disclaimer*

Based on what we were able to observe and our experience with on-site 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.

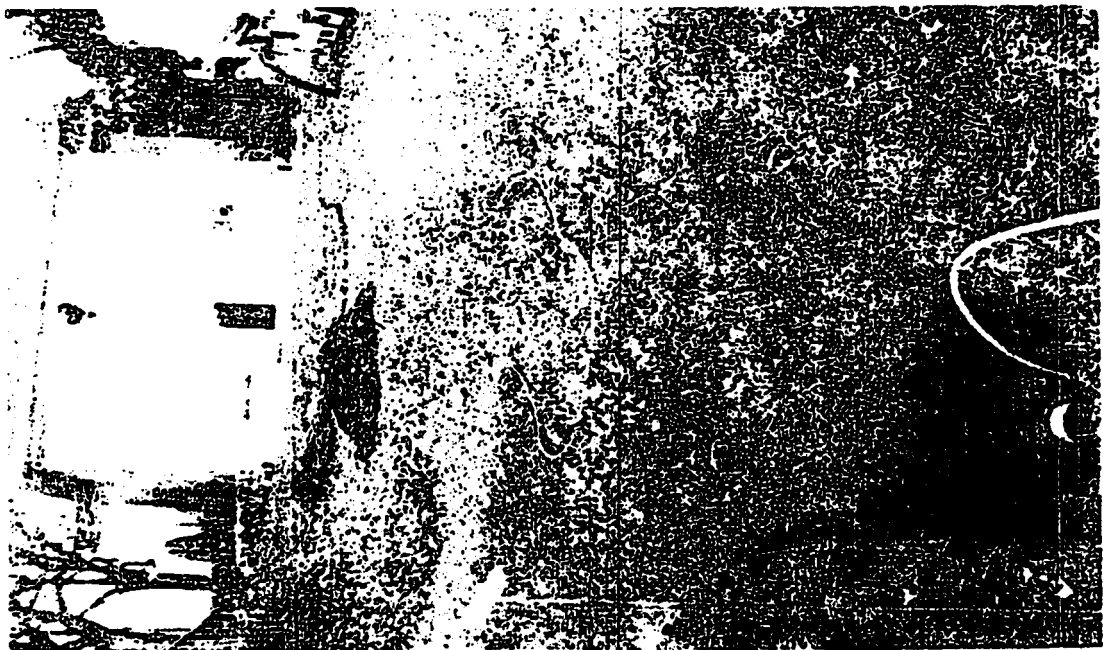
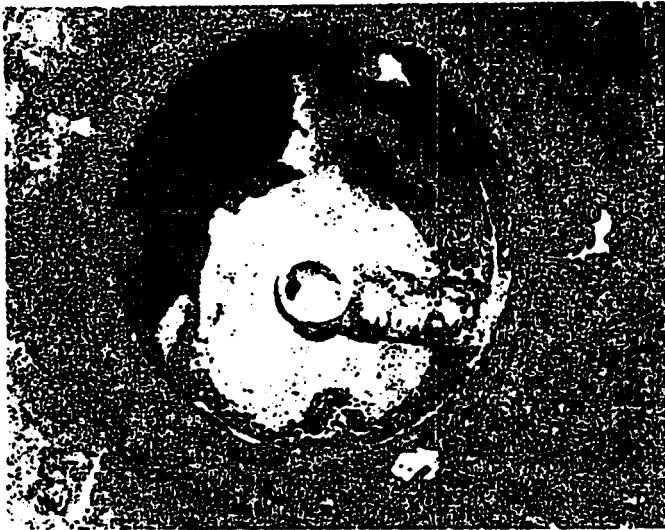
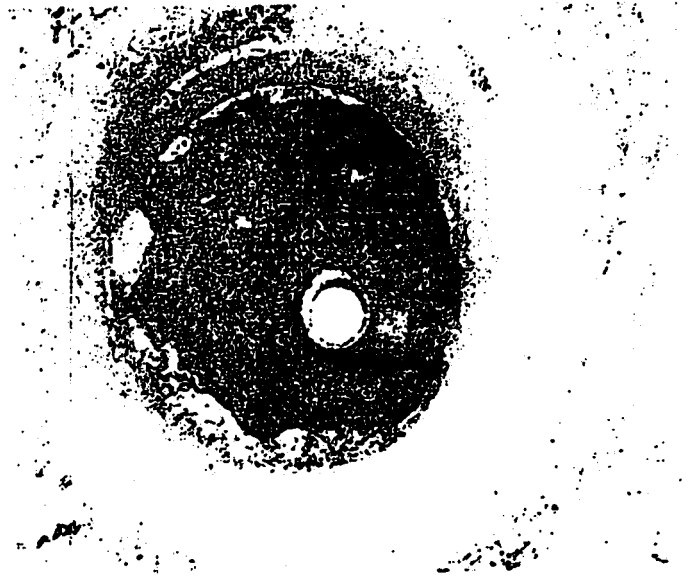
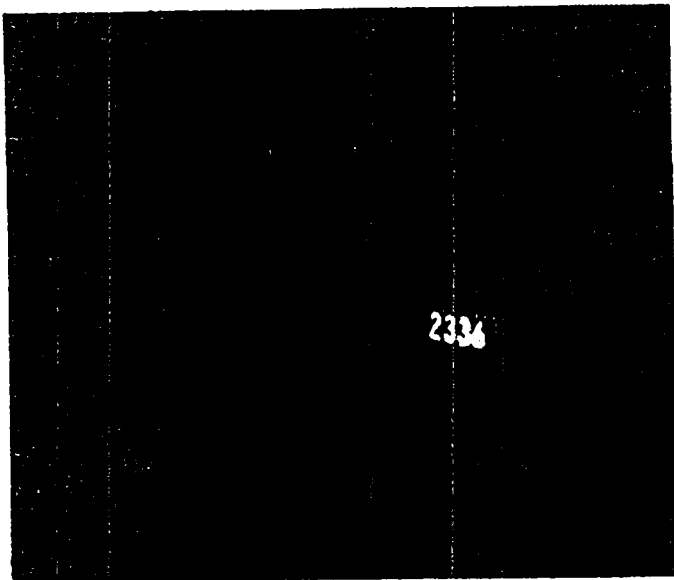
I have studied the information contained herein and that my assessment is honest, thorough, and to the best of my ability correct. This Narrative report may not be copied without written approval from Groth Services LLC.

Certified by Roger Groth # 8813



DATE 11/19/2021

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# GROTH SERVICES

## TIME OF TRANSFER INSPECTION MAP

DATE 11-19-2021 SELLER Cory Snyder BUYER Brian Warner

ADDRESS 2336 245<sup>th</sup> St. CITY Delhi

