



Document 2022 GW2524

Book 2022 Page 2524 Type 43 001 Pages 8
Date 8/25/2022 Time 3:29:16PM
Rec Amt \$.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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

TRANSFEROR:

Name BRANDON S. STANTON

Address 9418 Bellflower Ln Norwalk Iowa 50211
Number and Street or RR City, Town or P.O. State Zip

TRANSFeree:

Name DAVID MISHLER AND MARY L. MISHLER

Address 615 W South St. Winterset Iowa 50273
Number and Street or RR City, Town or P.O. State Zip

Address of Property Transferred:
2512 Victory Ln St. Charles Iowa 50240
Number and Street or RR City, Town or P.O. State Zip

Legal Description of Property: (Attach if necessary) _____

Long legal, 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)

- BS** ☒ 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 a 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 a 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 acknowledgement 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 acknowledgement is attached to this form.
☐ There is a building served by private sewage disposal system on this property. The buyer has executed a binding acknowledgement with the county board of health to install a new private sewage disposal system on this property with an agreed-upon time period. A copy of the binding acknowledgement 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 acknowledgement with the county board of health to demolish the building within an agreed-upon time period. A copy of the binding acknowledgement 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.: _____

515, 401-6021

**TIME OF TRANSFER INSPECTION TOT# 1682 RICK ROGERS CERT # 9597**

Site Information

Parcel Description: **Corrected TOT #11622**Address: **2512 Victory Lane, St. Charles, IA 50240**County: **Madison**

Owner Information

Property is owned by a business: **No**

Business Name:

Owner Name: **Brandon Stanton**

Email Address:

Address: **2512 Victory Lane, St. Charles, IA 50240**Phone No: **515-401-6021**

Additional Contact Information

Name	Email Address	Affiliate Type
Joan Axtell	jaxtell@dsmlhomes.com	Realtor
Rachel Eller	rachel@racheller.com	Realtor
David Mishler	marimishler5@gmail.com	Buyer

Site related information

No Of Bedrooms: **4**Inspection Date: **07/07/2022**Facility Type: **Residential**Currently Occupied: **Yes**

Last Occupied:

System Installation Date:

Permit issued by County: **N/A**

Permit Number:

All plumbing fixtures enter septic system: **Yes**County contacted for records: **Yes**

Property Information Comments:

Primary Treatment

Tank 1Tank Name: **Tank 1**Type: **Septic Tank**Tank Size (Gal): **2000**

Tank Material: **Concrete** Tank Corrosion Type: **None** Liquid Level Type: **Normal**
No. of Compartments: **2** Pump Tank Chamber: **No** Licensed Pumper Name: **Forest Septic**
Date Pumped: **7/7/2022** Meets Setback to Well: **N/A** Well Type:
Distance To Well (Ft.): Is Accessible: **Yes** Lid Intact: **Yes**
Risers Intact: **Yes** Effluent Filter Present: **Yes** Watertight: **Yes**
Tank/Vault Pumped: **Yes** Inlet Baffle Present: **Yes** Outlet Baffle Present: **Yes** Functioning as Designed: **Yes**
Tank Comments:

General Primary Treatment Comments:

Distribution Type

Distribution System : **No**

General Distribution System Comments :

Secondary Treatment

Pkg Treatment Media Filter1

Media Type: **Coco** Manufacturer: **Eco Flo** Model Number: **650**
Serial Number: **NA** Maintenance Contract: **No**
Maintenance Provider:
System Hydraulic Loaded: **Yes** Gallons Loaded: **350 gal** Discharge At Time of Inspection: **Yes**
CBOD Results (mg/L): **>108** TSS Results (mg/L): **132** Disinfection Present: **No**
Disinfection Type: Tertiary Treatment Present: **No** Tertiary Treatment Type:
Meets Setback to Well: **N/A** Well Type: Distance To Well (Ft.):
GP4 Permitted: **No** GP4 Required: **No** Vent(s) Present: **Yes**
Media Present: **Yes** Outlet Found: **Yes** Sample Taken: **Yes**
System Located on Owner Property: **Yes** Easement Present: **N/A** Functioning as Designed: **Yes**
Comments:

General Secondary Treatment Comments: **After Rogers Septic performed maintenance on the peat another sample was taken and sample passed per county. I have attached the water report that passed. CBOD <8, TSS 7**

Narrative Report

TOT Inspection Report Overall Narrative Comments: **All waste water goes from house to septic. 2000 gal concrete tank with baffles and risers in working condition. 650 gpd eco flo coco filter in working condition. Media is starting to pond and roughly 80% deteriorated. Lift pump in working condition. Located discharge and collected water sample. Update: After Rogers Septic performed maintenance on the peat another sample was taken, and sample passed per county. I have attached the water report that passed. CBOD <8, TSS 7**



TIME OF TRANSFER INSPECTION TOT# 1682 RICK ROGERS CERT # 9597

Owner Name: **Brandon Stanton**

Address: **2512 Victory Lane , St. Charles , IA 50240**

County: **Madison**

Inspection Date: **07/07/2022**

Submitted Date: **8/18/2022**

This page certifies a Time of Transfer inspection was conducted and submitted for the property listed above in accordance with Subrule 567 IAC 69.2(8).

ANALYTICAL REPORT

Work Order: 1FH1010

August 16, 2022

Page 1 of 1

Report To
Amanda Kouski Rogers Septic Maintenance and Repair 401 NE 52nd Ave Des Moines, IA 50313

Work Order Information
Date Received: 08/09/2022 9:10AM Collector: Beckett, Dillon Collector Phone: (515) 282-0777 PO Number:

Project: Septic Sampling

Project Number: Septic Sampling

1FH1010-01 Brandon Stanston, 2512 Victory Ln. Matrix: Water Collected: 08/08/22 17:00

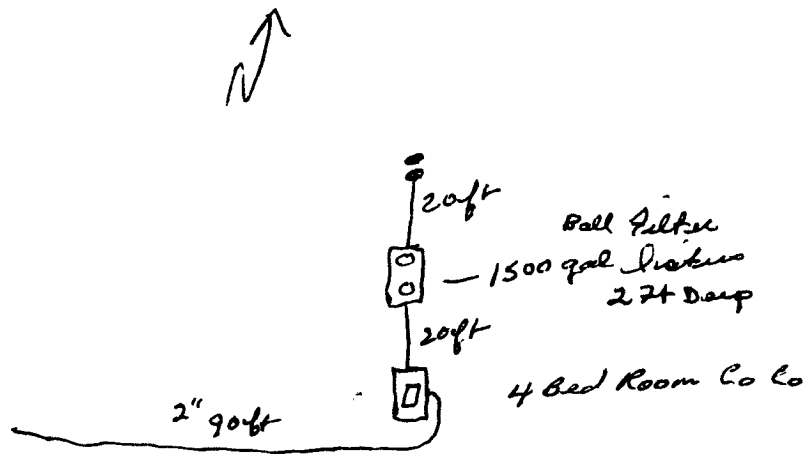
Analyte	Result	MRL	Method	Analyst	Analyzed	Qualifier
CBOD (5 day)	<8 mg/L	8	SM 5210 B	AJE	08/10/22 8:40	
Solids, total suspended	7 mg/L	4	USGS I-3765-85	MEAH	08/11/22 13:10	

End of Report



Keystone Laboratories, Inc.
Sue Thompson For Dara Hanson
Project Manager I

The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety. Samples were preserved in accordance with 40 CFR for pH adjustment unless otherwise noted.
MRL= Method Reporting Limit. 1FH1010-01



EcoFlo
AAQ 331
3.4

Hubb2 Adv.

Permit #057-16

2512 Victory Lane

Not Available for inspection

ANALYTICAL REPORT

Work Order: 1FG0800

July 13, 2022

Page 1 of 1

Report To

Amanda Kouski
Rogers Septic Maintenance and Repair
401 NE 52nd Ave
Des Moines, IA 50313

Work Order Information

Date Received: 07/08/2022 10:27AM
Collector: Unknown
Collector Phone: (515) 282-0777
PO Number:

Project: Septic Sampling

Project Number: Septic Sampling

1FG0800-02 2512 Victory Ln.

Matrix: Water

Collected: 07/07/22 11:00

Analyte	Result	MRL	Method	Analyst	Analyzed	Qualifier
CBOD (5 day)	> 108 mg/L	8	SM 5210 B	LDA	07/08/22 16:35	
Solids, total suspended	132 mg/L	13	USGS I-3765-85	MEAH	07/12/22 12:40	

End of Report



Keystone Laboratories, Inc.
Dara Hanson
Project Manager I

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MRL = Method Reporting Limit. 1FG0800-02*