



Document 2025 GW2299

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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

TRANSFEROR:

Name: Joe J. Gingerich and Dora W. Gingerich
Address: 3199 Limestone Avenue, Lorimor, IA 50149

TRANSFeree:

Name: Justin Tyler Jordan and Crystal Marie Jordan
Address: 3106 265th Street, St. Charles, IA 50240

Address of Property Transferred:

3199 Limestone Avenue, Lorimor, Iowa 50149

Legal Description of Property: (Attach if necessary)

The Southeast Quarter (¼) of the Southwest Quarter (¼) of Section Twenty-four (24), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th PM, Madison County, Iowa; EXCEPT all that part of Parcel "M" located therein, as shown in Plat of Survey filed in Book 2025, Page 1107, on May 7, 2025 in the Office of Madison County, Iowa.

1. Wells (check one)

- ☐ No Condition - There are no known wells situated on this property.
☒ Condition Present - 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)

- ☒ No Condition - There is no known solid waste disposal site on this property.
☐ Condition Present - 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)

- ☒ No Condition - There is no known hazardous waste on this property.
☐ Condition Present - 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)

- ☒ No Condition - 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.)
☐ Condition Present - 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)

- ☒ No Condition - There are no known private burial sites on this property.
- ☐ Condition Present - 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)

- ☐ No Condition - All buildings on this property are served by a public or semi-public sewage disposal system.
- ☐ No Condition - This transaction does not involve the transfer of any building which has or is required by law to have a sewage disposal system.
- ☒ Condition Present - 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.
- ☐ Condition Present - 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.
- ☐ Condition Present - There is a building served by private sewage disposal system on this property. The system is failing to ensure effective wastewater treatment or is otherwise improperly functioning, and 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.
- ☐ Condition Present - 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 #7]
- ☐ Condition Present - There is a building served by private sewage disposal system on this property. This property is exempt from the private sewage disposal inspection requirements pursuant to the following Exemption [Note: for exemption #7 use prior check box]:

- ☐ Condition Present - There is a building served by private sewage disposal system on this property. 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:

The well is located 100 yards to the SW of the house in pasture 30 feet from the southern property line.

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. _____

319-238-3380

TIME OF TRANSFER INSPECTION TOT# 17086 SETH BROWN CERT # 13190

Site Information		
Parcel Description: 660142468010000		
Address: 3199 Limestone Ave, Lorimor, IA 50149		County: Madison
Owner Information		
Property is owned by a business: No		
Business Name:		
Owner Name: Joe & Dora Gingerich		
Email Address: acreger@midwestlandgroup.com		
Address: 3199 Limestone Ave, Lorimor, IA 50149		
Phone No: 319-238-3380		
Additional Contact Information		
Name	Email Address	Affiliate Type
Aaron Creger	acreger@midwestlandgroup.com	Realtor
JT Jordan	jt.jordan.jj@gmail.com	Buyer
Site related information		
No Of Bedrooms: 5	Inspection Date: 08/18/2025	
Facility Type: Residential	Currently Occupied: Yes	
Last Occupied:	System Installation Date:	
Permit issued by County: No	Permit Number:	
All plumbing fixtures enter septic system: Yes	County contacted for records: Yes	
Property Information Comments: SEE UPDATED DRAWING		
Primary Treatment		
Tank 1		
Tank 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: Rogers Septic
Date Pumped: 8/18/2025	Meets Setback to Well: Yes	Well Type: Private
Distance To Well (Ft): 281	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
Tank Comments:	Functioning as Designed: Yes	

General Primary Treatment Comments:

Distribution Type

Distribution Box 1

Label: Distribution Box 1	Material Type: Plastic	Accessible: Yes
Box Opened: Yes	Baffle Present: No	Speed Levelers Present: Yes
Watertight: Yes	Functioning As Designed: Yes	

General Distribution System Comments :

Secondary Treatment

Lateral Field1

Distribution Type: Distribution Box	Material Type: Leaching Chamber	Trench Width: 24
Lines: 7	Total Length of Absorption Line: 525	System Hydraulic Loaded: Yes
Gallons Loaded: 200	Meets Setback to Well: Yes	Well Type: Private
Distance To Well (Ft): 196	Lateral Lines Probed: Yes	Saturation or Ponding Present: No
Grass Cover Present: Yes	Lateral Lines Equal Length: Yes	System Located on Owner Property: Yes
Easement Present: N/A	Functioning as Designed: Yes	
Comments:		

General Secondary Treatment Comments:

Narrative Report

TOT Inspection Report Overall Narrative Comments: **SEE ATTACHED DRAWING OF UPDATED SYSTEM.**

All wastewater goes to septic. 2000 gallons watertight concrete watertight concrete septic tank in working condition with very slight deterioration. Accessible by inlet and outlet risers and lids to ground surface. Inlet and outlet baffles present, outlet effluent filter present. 2 compartment tank. Plastic watertight distribution box in working condition. No baffle present. Speed levelers present. Hydraulic load tested(via house) 7x75 equaling 525ft of 24" chambered laterals with 200 gallons. Each lateral took water and probed dry and clean.



GOVERNOR KIM REYNOLDS
LT. GOVERNOR CHRIS COURNOYER
DIRECTOR KAYLA LYON

TIME OF TRANSFER INSPECTION TOT# 17086 SETH BROWN CERT # 13190

Owner Name: Joe & Dora Gingerich

Address: 3199 Limestone Ave , Lorimor , IA 50149

County: Madison

Inspection Date: 08/18/2025

Submitted Date: 8/18/2025

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).

