

BK: 2026 PG: 2758
Recorded: 9/15/2026 at 3:26:22.0 PM
Pages 11
County Recording Fee:
Iowa E-Filing Fee: \$0.00
Combined Fee:
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

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

If the transaction is exempt from filing a declaration of value pursuant to Iowa Code 428A.1(2), **STOP HERE**. Pursuant to Iowa Code section 558.69(1), when no declaration of value is submitted during a transaction, you are not required to submit a groundwater hazard statement or include the statutory language in Iowa Code section 558.69(8A). Please consult your realtor or legal counsel for further advice, including on whether a declaration of value is required. The Department provides this information for statutory reference only.

Instructions for this document can be found at: <https://www.iowadnr.gov/media/5465>.

Attachment 1, if required, can be found at: <https://www.iowadnr.gov/media/5466>.

TRANSFEROR:

Name	Lynn Scott and Dorisa Scott		
Address	1368 US Highway 169	Winterset	IA 50273
	Number and Street or RR	City, Town or PO	State Zip

TRANSFeree:

Name	MH Advisors, LLC		
Address	1370 US Highway 169	Winterset	IA 50273
	Number and Street or RR	City, Town or PO	State Zip

Address of Property Transferred:

1370 US Highway 169	Winterset	Iowa	50273
Number and Street or RR	City, Town or PO	State	Zip

Legal Description of Property: (Attach if necessary)

Parcel "B" located in the Northeast Quarter (¼) of the Southeast Quarter (¼) of Section Twenty-four (24), in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 4.65 acres, as shown in Plat of Survey filed in Book 2016, Page on 1313 on May 18, 2016, in the Office of the Recorder 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: _____

Review the following two directions carefully:

- A. If you selected a box stating "No Condition" for every numbered section above, STOP HERE. Do not submit this form.** Instead, pursuant to Iowa Code section 558.69(8A), you must include the following language on the first page of the recorded deed, instrument, or other writing:

"There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement."

Please consult your realtor or legal counsel for further advice on this exemption. By law, the owner of the property is responsible for the accuracy of this statement, and the Department provides this information for statutory reference only.

- B. If you checked any box stating "Condition Present" for any of the numbered sections above, continue below.** You must complete this form, including providing all required information, and you must submit this form to the county recorder's office with declaration of value.

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) 681-8901

TIME OF TRANSFER INSPECTION TOT# 22818 MIKE HARKIN CERT # 9450

Site Information

Parcel Description: **200032482013000**

Address: **1370 us hwy 169, Winterset, IA 50273**

County: **Madison**

Owner Information

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

Business Name:

Owner Name: **lynn Scott**

Email Address:

Address: **1370 us hwy 169, Winterset, IA 50273**

Phone No:

Additional Contact Information

Name

Email Address

Affiliate Type

Sarah Cowman

cowman.sm@gmail.com

Realtor

Site related information

No Of Bedrooms: **0**

Inspection Date: **08/12/2026**

Facility Type: **Residential**

Currently Occupied: **Yes**

Last Occupied:

System Installation Date:

Permit issued by County: **Yes**

Permit Number:

All plumbing fixtures enter septic system: **Yes**

County contacted for records: **Yes**

Property Information Comments:

All plumbing fixtures appear to go into the septic system

Primary Treatment

Tank 1

Tank Name: **Tank 1**

Type: **Septic Tank**

Tank Size (Gal): **1500**

Tank Material: **Concrete**

Tank Corrosion Type: **None**

Liquid Level Type: **Normal**

No. of Compartments: **1**

Pump Tank Chamber: **No**

Licensed Pumper Name: **Wiegert**

Date Pumped: 8/12/2026 Meets Setback to Well: Yes Well Type: Private
 Distance To Well (Ft): Over 100ft 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: 1 compartment 1500 gallon cement septic tank was in good working condition , with baffles and risers

Tank 2

Tank Name: Tank 2 Type: Septic Tank Tank Size (Gal): 1500
 Tank Material: Concrete Tank Corrosion Type: None Liquid Level Type: Normal
 No. of Compartments: 2 Pump Tank Chamber: No Licensed Pumper Name: Wiegert
 Date Pumped: 8/5/2026 Meets Setback to Well: Yes Well Type: Private
 Distance To Well (Ft): Over 100ft 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: 2 compartment cement septic tank was in good working condition with risers,baffles & filter ,there is also 1000 gallon holding tank for floor drain in good working condition

General Primary Treatment Comments:

Septic tanks were functioning as designed

Distribution Type

Distribution Box 1

Label: Distribution Box 1 Material Type: Plastic Accessible: Yes
 Box Opened: Yes Baffle Present: Yes Speed Levelers Present: Yes
 Watertight: Yes Functioning As Designed: Yes

General Distribution System Comments : Plastic distribution box was functioning as designed, with speed levelers and baffle

Secondary Treatment

Sand Filter1

Filter Type: Subsurface Distribution Type: Distribution Box Material Type: Rock and PVC Pipe
 Absorption Area: 1500 System Hydraulic Loaded: Yes Gallons Loaded: 300
 Discharge At Time of Inspection: No CBOD5 Results: TSS Results:
 Disinfection Present: No Disinfection Type: Tertiary Treatment Present: No
 Tertiary Treatment Type: Meets Setback to Well: Yes Well Type: Private
 Distance To Well (Ft): Over 100 ft Sand Filter Probed: Yes Vent(s) Located: Yes
 Saturation or Ponding Present: No Grass Cover Over System: Yes Outlet Found: Yes
 Sample Taken: No GP4 Permitted: GP4 Required:

System Located on Owner Property: **Yes** Easement Present: **N/A**

Functioning as Designed: **Yes**

Comments: **1500 sq ft sand filter was prob, and dry, hydraulic load sand filter & no discharge**

General Secondary Treatment Comments: **Sand filter was in good working condition at time of inspection**

Narrative Report

TOT Inspection Report Overall Narrative Comments: **Septic septic was functioning as designed, every thing looks good, this is not a guarantee for future operations**



IOWA DEPARTMENT OF NATURAL RESOURCES

GOVERNOR KIM REYNOLDS
LT. GOVERNOR CHRIS COURNOYER

DIRECTOR KAYLA LYON

TIME OF TRANSFER INSPECTION TOT# 22818 MIKE HARKIN CERT # 9450

Owner Name: **lynn Scott**

Address: **1370 us hwy 169 , Winterset , IA 50273**

County: **Madison**

Inspection Date: **08/12/2026**

Submitted Date: **8/14/2026**

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).







