



Document 2026 GW2783

Book 2026 Page 2783 Pages 10
Date 9/17/2026 Time 11:58:12AM
Rec Amt \$.00

BRANDY MACUMBER, COUNTY 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	Samuel Bontrager and Millie Bontrager			
Address	14529 W Spring Valley Rd	Orfordville	WI	53576
	Number and Street or RR	City, Town or PO	State	Zip

TRANSFeree:

Name	Nicholas L. Roberts and Leah N. Knobloch			
Address	2450 Hwy 169	Winterset	IA	50273
	Number and Street or RR	City, Town or PO	State	Zip

Address of Property Transferred:

3035 Clark Tower Road	Winterset	Iowa	50273
Number and Street or RR	City, Town or PO	State	Zip

Legal Description of Property: (Attach if necessary)

Parcel "E" located in the Northwest Quarter (¼) of the Northwest Quarter (¼) of Section Thirteen (13), and in the Northeast Quarter (¼) of the Northeast Quarter (¼) and the Southeast Quarter (¼) of the Northeast Quarter (¼) of Section Fourteen (14), ALL IN Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 10.01 acres, as shown in Plat of Survey filed in Book 2026, Page 2397 on August 13, 2026, 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.”

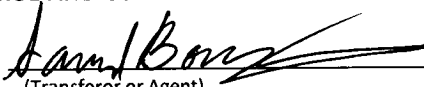
Please consult your realtor or legal counsel for further advice on this exemption. By law, the owner of the property is responsible for the accuracy of this statement, and the Department provides this information for statutory reference only.

- 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) 462-7359

GROUNDWATER HAZARD STATEMENT

ATTACHMENT #1

NOTICE OF WASTE DISPOSAL SITE

a. Solid Waste Disposal (check one)

☒ There is a solid waste disposal site on this property, but no notice has been received from the Department of Natural Resources that the site is deemed to be potentially hazardous.

☐ There is a solid waste disposal site on this property which has been deemed to be potentially hazardous by the Department of Natural Resources. The location(s) of the site(s) is stated below or on an attached separate sheet, as necessary.

b. Hazardous Wastes (check one)

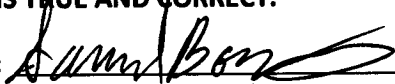
☐ There is hazardous waste on this property and it is being managed in accordance with Department of Natural Resources rules.

☐ There is hazardous waste on this property and the appropriate response or remediation actions, or the need therefore, have not yet been determined.

Further descriptive information:

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) 462-7359

TIME OF TRANSFER INSPECTION TOT# 22991 AJ KILLEN CERT # 12978

Site Information

Parcel Description: **3035 Clark Tower Rd Winterset, IA 50273 United States**
Address: **3035 Clark Tower Rd Winterset, IA 50273 United, Winterset, IA 50273** County: **Madison**

Owner Information

Property is owned by a business: **No**
Business Name:
Owner Name: **Sam Bontrager**
Email Address: **Acreger@midwestlandgroup.com**
Address: **3035 Clark Tower Rd Winterset, IA 50273 United, Winterset, IA 50273**
Phone No: **151-549-19567**

Site related information

No Of Bedrooms: 4	Inspection Date: 08/17/2026
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:	

Primary Treatment

Tank 1

Tank Name: Tank 1	Type: Septic Tank	Tank Size (Gal): 2250
Tank Material: Concrete	Tank Corrosion Type: Slight	Liquid Level Type: Normal
No. of Compartments: 3	Pump Tank Chamber: Yes	Licensed Pumper Name: Mike killen
Date Pumped: 8/17/2026	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

Siphon / Flout 1

Label: **Siphon / Flout 1**

Material Type : **Manufactured**

Device Type : **Siphon**

Accessible: **Yes**

Functioning As Designed: **Yes**

General Distribution System Comments :

Secondary Treatment

Sand Filter1

Filter Type: **Subsurface**

Distribution Type: **Siphon / Flout**

Material Type: **EPS**

Absorption Area: **900**

System Hydraulic Loaded: **Yes**

Gallons Loaded: **320**

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: **N/A**

Well Type:

Distance To Well (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:

General Secondary Treatment Comments:

Narrative Report

TOT Inspection Report Overall Narrative Comments: **Tank was a concrete 1750/500 tank in good shape watertight with a functioning siphon in it going to a 15x60 sand filter that took 3 siphon loads good. No discharge at time of inspection system appeared to be at normal working order at time of inspection**

TIME OF TRANSFER INSPECTION TOT# 22991 AJ KILLEN CERT # 12978

Owner Name: **Sam Bontrager**

Address: **3035 Clark Tower Rd Winterset, IA 50273 United , Winterset , IA 50273**

County: **Madison**

Inspection Date: **08/17/2026**

Submitted Date: **8/25/2026**

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).

Samuel Bontrager
3035 Clark Tower Rd.

