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INDX

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LISA SMITH, COUNTY RECORDER

MADISON COUNTY IOWA

CHEK

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

TRANSFEROR:

Name Adams Angus, LLC

Address 2201 Highway 92, Winterset, IA 50273

Number and Street or RR

City, Town or P.O.

State

Zip

TRANSFeree:

Name William E. Adams and Cheryl L. Adams, Trustees

Address 2201 Highway 92, Winterset, IA 50273

Number and Street or RR

City, Town or P.O.

State

Zip

Address of Property Transferred:

Number and Street or RR

City, Town or P.O.

State

Zip

Legal Description of Property: (Attach if necessary) See attached description.

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)

- ☐ 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:

1 well 100 feet South of the NE corner 20 feet West of the East boundary line of the
West 1/2 of the NE 1/4 of the SW 1/4

**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) 468-1039

The South Half (1/2) of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) and the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M. EXCEPT a parcel of land described as commencing at the center of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence N. 90°00'E. 802.2 feet to point of beginning; thence continuing N.90°00'E. 509.0 feet; thence N.0°10'E. 770.0 feet along the east line of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of said Section Twenty-three (23); thence S.89°58'W. 531.0 feet; thence S.1°28'E 769.9 feet to point of beginning, containing 8.841 Acres including 0.468 acres of county road right of way. NOTE: The south line of the NE 1/4 of Section 23, Township 76 North, Range 28 West of the 5th P.M. is assumed to bear due east and west.

South Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-three (23), and the East Half (1/2) of the Northeast Quarter (1/4) of Section Twenty-six (26) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" that part of the South Half (1/2) of the Southeast Quarter of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Beginning at the Northwest corner of the Southwest Quarter (1/4) of the Southeast Quarter (1/4) of said Section Twenty-three (23); thence on an assumed bearing of North 89 degrees 57 minutes 57 seconds East along the North line of the South Half (1/2) of the Southeast Quarter (1/4) of said Section Twenty-three (23) a distance of 584.51 feet; thence South 02 degrees 05 minutes 35 seconds West 719.07 feet to the centerline of Cedar Creek; thence North 81 degrees 40 minutes 45 seconds West along said centerline 196.74 feet; thence South 76 degrees 57 minutes 32 seconds West along said centerline 191.05 feet; thence North 88 degrees 08 minutes 14 seconds West along said centerline 185.17 feet to the West line of the Southwest Quarter (1/4) of the Southeast Quarter (1/4) of said Section Twenty-three (23); thence North 00 degrees 36 minutes 01 seconds East along said West line 726.90 feet to the Northwest corner of said Southwest Quarter (1/4) of the Southeast Quarter (1/4) and the point of beginning. Said tract contains 9.44 acres and is subject to a Madison County Highway Easement over the Westerly 0.55 acres thereof,

AND

EXCEPT Parcel "B" That part of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Commencing at the southwest corner of said Southeast Quarter (SE 1/4); thence on an assumed bearing of North 00°36'01" East along the west line of said Southeast Quarter (SE 1/4) 141.40 feet to the point of beginning; thence continuing North 00°36'01" East along said west line 450.00 feet to the center of Cedar Creek and the south line of Parcel A, recorded in Book 2003, Page 7265, Madison County Recorder's Office; thence South 88°08'14" East along said south line 185.17 feet; thence North 76°57'32" East along said south line 191.05 feet; thence South 81°40'41" East along said south line 60.78 feet; thence South 00°00'00" East 58.29 feet; thence South 13°20'43" West 118.84 feet; thence South 58°55'22" West 262.96 feet; thence South 00°45'03" West 168.62 feet; thence South 90°00'00" West 181.19 feet to the west line of the Southeast Quarter (SE 1/4) of said Section Twenty-three (23) and the point of beginning. Said tract contains 3.12 acres and is subject to a Madison County Highway Easement over the westerly 0.34 acres thereof,

The East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section Twenty-three (23), in Township Seventy-six (76) North, of Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, excepting railroad, AND EXCEPT that part of the Southwest Quarter (SW 1/4) of said Section Twenty-three (23), containing 3.52 acres, as shown in Plat of Survey filed in Book 2, Page 318 on June 16, 1992, in the Office of the Recorder of Madison County, Iowa; AND EXCEPT Parcel "A" Located in the Southwest Quarter (SW 1/4) of said Section Twenty-three (23), containing 3.40 acres, as shown in Plat of Survey filed in Book 2, Page 462 on May 10, 1994, in the Office of the Recorder of Madison County, Iowa; AND EXCEPT Parcel "B" located in the Southwest Quarter (SW 1/4) of said Section Twenty-three (23), containing 7.16 acres, as shown in Plat of Survey filed in Book 2, Page 463 on May 10, 1994, in the Office of the Recorder of Madison County, Iowa.

AND

The former right-of-way of the Chicago, Rock Island and Pacific Railroad Company situated on and within the East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

The East Half (E 1/2) of the Northwest Quarter (NW 1/4) of Section Twenty-six (26), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except that part thereof which lies Northeasterly of the Southwesterly line of the railroad right of way heretofore conveyed to the Chicago Rock Island & Pacific Railway Company being 150 feet wide, the center line of which is described as commencing 395.5 feet West of the Northeast corner of said East Half (E 1/2) of the Northwest Quarter (NW 1/4) of said Section Twenty-six (26), thence Southeasterly 770.1 feet to a point on the East line of the said above-described 80-acre tract 660.8 feet South of the Northeast corner thereof; and also except that part of said 80-acre tract heretofore conveyed to Madison County, Iowa, for highway purposes described as follows: Commencing 925.6 feet South of the Northeast corner of said 80-acre tract and running thence West 51.3 feet, thence in a Northwesterly direction 237.34 feet to the Southwesterly line of said railway, thence Southeasterly along said railway 137.28 feet to the East line of said 80-acre tract, thence South 118.76 feet to the point of beginning.

The West Half (W 1/2) of the Northwest Quarter (NW 1/4) of Section Twenty-six (26), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa

The West Three-fourths ($\frac{3}{4}$) of the North Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-four (24), and the North Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty-three (23), all in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

Parcel "C" located in the North Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Twenty-six (26), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 14.508 acres, as shown in Amended Plat of Survey filed in Book 2004, Page 5772 on December 12, 2004, in the Office of the Recorder of Madison County, Iowa

Parcel "A" located in the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-six (76), Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa,

EXCEPT

Parcel "E" located in the West Half ($W\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section 24, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, containing 1.82 acres, as shown in the Plat of Survey filed in Book 2016, Page 2738 on September 20, 2016, in the Office of the Recorder of Madison County, Iowa.