



Sellers Land Disclosure

Address or Location: 40 Acres - TBT 130th Ave, Indianola, IA 50125

Zoning: Agriculture Does zoning currently allow for the intended use? Yes No

What will be the basis of this sale?: Gross Acres Net Acres

What School District is this property associated with?: Indianola

Have covenants been established for this location? Yes No If Yes, attach a copy.

1. Are buildings present on the property?
 Yes No

10. Is there a Private Road located on this property?
 Yes No

2. Is there an Association that requires Dues?
 Yes No

11. Are fences present around the property? Yes No
If Yes, what is the condition of the property line fences?

3. Water Availability:
 Rural
 Well
 Combination
 None

New
 Properly Maintained
 Poor
Are the fences accurate in comparison to property lines?
 Yes No

4. What types of Sewage Disposal Systems are present at this location?
 City Sewer
 Septic
 None
If septic is circled, is the system in compliance with county regulations?
 Yes No *If No, Explain*

12. What type(s) of improvements are present to this property?
 Terraces
 Grain Bins
 Tile
 Springs
 Ponds
 Other

5. Name of the Electric Company that provides service to this location: Mid American

13. Is there currently a Tenant on this property? Yes No
If Yes, has the tenant been provided with a termination notice? Yes No
What are the terms of the current agreement?

6. What type of fuel is available at this location?
 LP Gas
 Natural Gas
 Other
 None

14. Is the land enrolled in any Government Programs?
 Yes No
If Yes, identify the programs below.

7. Are there any Easements or other encumbrances on file for the location? Yes No
If Yes, provide a brief description of such.

CRP
 DCP
 Conservation Agreements
 Wetlands
 Forest Service
 Other _____

8. Will a property survey be required? Yes No
If Yes, who is responsible for the cost?
 Seller Buyer

15. What type(s) of Environmental Concerns are present on this property?
 Feedlots
 Landfills Burial Grounds
 Underground Storage Tanks
 Illegal Dump Sites
 None
 Other _____

9. Will it be necessary to build a driveway to access the property? Yes No

Additional Remarks: (use back side for more information)

<i>Troy Bailey</i>	dotloop verified 02/03/21 7:17 AM CST R81M-GFSI-AIE7-OZLH	<i>Holly Bailey</i>	dotloop verified 02/03/21 7:24 AM CST NG5D-H2IF-PBCX-ATSO
Seller		Date	
Buyer		Date	