

SELLERS LAND DISCLOSURE

Address or location: 172.52 Acres M/L @ 168th Place / 160th Avenue, Hamilton, IA 50116

Zoning: _____

Does zoning currently allow for the intended use? Yes No Unknown

Basis of this sale: Gross Acres Net Acres Unknown

School district: _____

Covenants established for this location? Yes No Unknown If Yes, attach a copy.

- 1. Are buildings present on the property?
 Yes No Unknown
- 2. Is there an association that requires dues?
 Yes No Unknown
- 3. Water availability:
 Rural Well Combination
 None Unknown
- 4. What types of sewage disposal systems are present at this location?
 City Sewer Septic None Unknown
- If Septic is checked, is the system in compliance with county regulations?
 Yes No If No, please explain.

5. Electric company that provides service to this location:
unknown, but one present

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

7. Are there any easements or other encumbrances on file for the location? Yes No Unknown
- If Yes, provide brief description.
a Conservation Easement to be in place at sale

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

9. Necessary to build a driveway to access the property?
 Yes No Unknown

- 10. Is there a private road located on this property?
 Yes No Unknown
- 11. Are fences present around the property?
 Yes No Unknown
- If Yes, what is the condition of the property line fences?
 New Properly Maintained Poor Unknown
- Are the fences accurate in comparison to property lines?
 Yes No Unknown
- 12. What type(s) of improvements are present to this property?
 Terraces Grain Bins Tile Springs Ponds
 Other Unknown
- 13. Is there currently a tenant on this property?
 Yes No Unknown
- If Yes, has tenant been provided a termination notice?
 Yes No Unknown
- What are the terms of the current agreement?

14. Is the land enrolled in any government programs?
 Yes No Unknown
- If Yes, identify the programs:
 CRP DCP Conservation Agreements
 Wetlands Forest Service Other

15. Environmental concerns are present on this property?
 Feedlots Landfills Burial Grounds
 Underground Storage Tanks Illegal Dump Sites
 None Other

Additional remarks: Please use back side for more information.

Seller: Ross Baister
Buyer: _____

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Buyer: _____

Date: 04/27/2023
Date: _____

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