

# SELLERS LAND DISCLOSURE

Address or location: 184 m/l acres in Sections 2 & 3 T76N R26W and Sections 34 & 35 T77N R26W Madison County, Iowa

Zoning: Ag

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

Basis of this sale:  Gross Acres  Net Acres  Unknown

School district: MARTINDALE ST MORIS 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 Rural water on road

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. NA  
Old cistern in food lot area

5. Electric company that provides service to this location:  
MIDAMERICAN

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.  
Easement to enter farm on SE corner

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

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 Except for 1/4 mile on east side of DE 70 acres  
 - 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?  
Cash rent crops & pasture; 50/50 lease

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: Thomas M Lynch Trustees

Seller: \_\_\_\_\_

Date: 7/18/2023

Buyer: \_\_\_\_\_

Buyer: \_\_\_\_\_

Date: \_\_\_\_\_