



Sellers Land Disclosure

Address or Location: 160A
Zoning: Ag 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?: Aden Comm.
Have covenants been established for this location? ☐ Yes ☒ No If Yes, attach a copy.

1. Are buildings present on the property?
☐ Yes ☒ No
2. Is there an Association that requires Dues?
☐ Yes ☒ No
3. Water Availability:
☐ Rural
☐ Well
☐ Combination
☒ None
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 _____
5. Name of the Electric Company that provides service to this location: NIA
6. What type of fuel is available at this location?
☐ LP Gas
☐ Natural Gas
☐ Other
☒ None
7. Are there any Easements or other encumbrances on file for the location? ☐ Yes ☒ No
If Yes, provide a brief description of such. _____
8. Will a property survey be required? ☐ Yes ☒ No
If Yes, who is responsible for the cost?
☐ Seller ☐ Buyer
9. Will it be necessary to build a driveway to access the property? ☐ Yes ☒ No

10. Is there a Private Road located on this property?
☐ Yes ☒ No
11. Are fences present around the property? ☒ Yes ☐ No
If Yes, what is the condition of the property line fences?
☐ New
☐ Properly Maintained
☒ Poor
Are the fences accurate in comparison to property lines?
☒ Yes ☐ No
12. What type(s) of improvements are present to this property?
☐ Terraces
☐ Grain Bins
☒ Tile
☐ Springs
☐ Ponds
☐ Other
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?
Cash rent \$222.60/A'
14. Is the land enrolled in any Government Programs?
☒ Yes ☐ No
If Yes, identify the programs below.
☐ CRP
☐ DCP
☐ Conservation Agreements
☐ Wetlands
☐ Forest Service
☒ Other ARC-CO
15. What type(s) of Environmental Concerns are present on this property?
☐ Feedlots
☐ Landfills Burial Grounds
☐ Underground Storage Tanks
☐ Illegal Dump Sites
☒ None
☐ Other _____

Additional Remarks: (use back side for more information)

<u>Denna Cusack</u> Seller	<u>Tracie</u> Seller	<u>Myron & Patricia</u> Date
<u>[Signature]</u> Buyer	<u>[Signature]</u> Buyer	<u>[Signature]</u> Date