



SEPTIC SYSTEM INSPECTION AND REPAIR ADDENDUM



This agreement is an addendum to the Offer for Real Estate dated 06/30/2021

between Seller(s) Estate of Shirley E. Boehmer and Buyer(s) _____

Property Address:

3194 110th St., Charlotte, IA 52731

Purpose of Addendum: Iowa Code 455B.172 mandates the inspection of septic systems, unless exempt, prior to the transfer of property. The Code applies to transfer of property which includes at least one but not more than four dwelling units. This property has a septic system and is not connected to a sanitary sewer system.

Exempt Properties: Properties exempted from the Septic System Inspection Requirements include (IA Code 455B.172): Bare ground; property containing 5 or more dwellings units; court ordered transfers; foreclosures; lenders selling foreclosed properties; fiduciaries in the course of an administration of an decedent's estate, guardianship, conservatorship, or trust; between joint tenants or tenants in common; intra family transfers; between divorcing spouses; transfers, for which consideration is \$500 or less; certain intra-family or intra-company business organization transfers; properties which have been inspected within the last two years.

Also, the inspection requirement does not apply to a transfer in which the transferee intends to demolish or raze the building. An Iowa Department of Natural Resources (DNR) form must be used to certify the intent to raze or destroy.

Seller(s) certifies that the property is exempt from the requirement(s) of Iowa Code 455B because one of the above exemptions apply. If so, Seller(s) may stop here. The Exemption will need to be filled in on the Groundwater Hazard Statement.

<u>Shirley Boehmer</u> Seller	<u>5-24-21</u> Date	_____ Seller	_____ Date
<u>Miranda Greene</u> Buyer	_____ Date	_____ Buyer	_____ Date

Section I:

Seller's Disclosure Statement: Sellers warrant, to the best of their knowledge, that the septic system is entirely located on the above property is in good working order at the time of this offer. Brokerage makes no statements or warranty as to the septic system. Seller authorizes Agent to provide a copy of this statement to any person or entity in connection with actual or anticipated sale of the property or as otherwise provided by law. This statement shall not be a warranty of any kind by Seller or Seller's Agent and shall not be intended as a substitute for any other inspection the purchaser may wish to obtain.

Has the system been inspected by a DNR certified inspector within 2 years, or pumped/cleaned within 3 years?
Yes No Unknown

Date of inspection _____ Unknown
Date system last cleaned/pumped _____ Unknown

(Note: If inspected within 2 years of closing date, system may not need inspection and if pumped within 3 years may not need pumping/cleaning.)

Any known problems?
Yes If Yes, Explain _____

No Unknown
General location of system _____
Location Unknown Age _____ Unknown
Attached additional pages if necessary.

