

RESIDENTIAL PROPERTY SELLER DISCLOSURE STATEMENT

Property address: 17195 175th. Street Elma, Iowa 50628

PURPOSE:

Use this statement to disclose information as required by Iowa Code chapter 558A. This law requires certain sellers of residential property that includes at least one and no more than four dwelling units to disclose information about the property to be sold. The following disclosures are made by the seller(s) and not by any agent acting on behalf of the seller(s).

INSTRUCTIONS TO SELLER(S):

1. Seller(s) must complete this statement. Respond to all questions, or attach reports allowed by Iowa Code section 558A.4(2);
2. Disclose all known conditions materially affecting this property;
3. If an item does not apply to this property, indicate that it is not applicable (N/A);
4. Please provide information in good faith and make a reasonable effort to ascertain the required information. If the required information is **unknown** or is **unavailable** following a reasonable effort, use an **approximation** of the information, or indicate that the information is **unknown (UNK)**. All **approximations** must be identified as **approximations (AP)**;
5. Additional pages may be attached as needed;
6. Keep a copy of this statement with your other important papers.

1. Basement/Foundation: Any known water or other problems? Tenant said Yes No
SW corner of foundation has some settling.
2. Roof: Any known problems? Tenant said water leak by chimney. Yes No
Any known repairs? New Asphalt roof complete house 2011 Yes No
If yes, date of repairs/replacement: ___/___/___
3. Well and Pump: Any known problems? Yes No
Any known repairs? O'Brien Plumbing 7-27-16 - new Rheem 50 gal. Yes No
elec. water heater install. 12-30-20 - new WaterRight Berm Unit install
If yes, date of repairs/replacement: ___/___/___
Any known water tests? Yes No
If yes, date of last report: ___/___/___
and results: _____
4. Septic Tanks/Drain Fields: Any known problems? Yes No
Location of tank: from SE corner of dwelling, approx. 18' East 10' South
Date tank last cleaned: ___/___/2009 year, exact date unknown
5. Sewer System: Any known problems? Yes No
Any known repairs? Yes No
If yes, date of repairs/replacement: ___/___/___

6. Heating System(s): Any known problems? No central heat, propane heated Yes [] No
Any known repairs? with rented tank. Yes [] No
If yes, date of repairs/replacement: ___/___/___
7. Central Cooling System(s): Any known problems? No central air, window Yes [] No
Any known repairs? air conditioner. Yes [] No
If yes, date of repairs/replacement: ___/___/___
8. Plumbing System(s): Any known problems? Yes [] No
Any known repairs? O'Brien Plumbing repaired Yes No []
If yes, date of repairs/replacement: 5 / 7 / 18 water leak
9. Electrical System(s): Any known problems? Yes [] No
Any known repairs? Yes [] No
If yes, date of repairs/replacement: ___/___/___
10. Pest Infestation (e.g., termites, carpenter ants): Any known problems? Yes [] No
If yes, date(s) of treatment: ___/___/___
Any known structural damage? Yes [] No
If yes, date(s) of repairs/replacement: ___/___/___
11. Asbestos: Any known to be present in the structure? Yes [] No
If yes, explain: _____
12. Radon: Any known tests for the presence of radon gas? Yes [] No
If yes, date of last report: ___/___/___
and results: _____
13. Lead-Based Paint: Any known to be present in the structure? Yes [] No
14. Flood Plain: Do you know if the property is located in a flood plain? Yes [] No
If yes, what is the flood plain designation? _____
15. Zoning: Do you know the zoning classification of the property? Yes [] No
If yes, what is the zoning classification? _____

16. Covenants: Is the property subject to restrictive covenants? Yes No

If yes, attach a copy or state where a true, current copy of the covenants can be obtained.

17. Shared or Co-Owned Features: Any features of the property known to be shared in common with adjoining landowners, such as walls, fences, roads, and driveways whose use or maintenance responsibility may have an effect on the property? Yes No

Any known "common areas" such as pools, tennis courts, walkways, or other areas co-owned with others, or a Homeowner's Association which has any authority over the property? Yes No

18. Physical Problems: Any known settling, flooding, drainage or grading problems? Yes No
See ques. 1 Per 7-29-21 tel. disc. with Tenant, believes foundation SW corner

19. Structural Damage: Any known structural damage? has some settling. Yes No

SELLER(S) DISCLOSURE:

Seller(s) discloses the information regarding this property based on information known or reasonably available to the Seller(s).

Arlene Klobassa Life Estate, Arlene past away

The Seller(s) has owned the property since 5 / 8 / 2021 The Seller(s) certifies that as of the date signed this information is true and accurate to the best of my/our knowledge.

Seller(s) acknowledge(s) requirement that Buyer(s) be provided with the "Iowa Radon Home-Buyers and Seller Fact Sheet" prepared by the Iowa Department of Public Health.

Seller Charlene Meirik

Seller _____

Date 8 / 2 / 21

Date ___ / ___ / ___

BUYER(S) ACKNOWLEDGMENT:

Buyer(s) acknowledges receipt of a copy of this Real Estate Disclosure Statement. This statement is not intended to be a warranty or to substitute for any inspection the buyer(s) may wish to obtain.

Buyer(s) acknowledge(s) receipt of the "Iowa Radon Home-Buyers and Seller Fact Sheet" prepared by the Iowa Department of Public Health.

Buyer _____

Buyer _____

Date ___ / ___ / ___

Date ___ / ___ / ___