



## Sellers Land Disclosure

Address or Location: Hwy G64 / Peru Road

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?: Interstate 35 Community School District

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:** MidAmerican

**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?**

Ask Agent

**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

**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)**

|                     |  |                                                                 |  |
|---------------------|--|-----------------------------------------------------------------|--|
| <i>Steve Bruere</i> |  | dotloop verified<br>11/03/15 11:20AM CST<br>CO47-H3JG-FT00-00NI |  |
| Seller              |  | Date                                                            |  |
| Buyer               |  | Date                                                            |  |