

RESIDENTIAL PROPERTY SELLER DISCLOSURE STATEMENT

This is an approved uniform DMAAR Form



1 **PROPERTY ADDRESS** _____ 1600 NE Silkwood Drive, Grimes, Iowa 50111

3 **PROPERTY OWNER(S)** _____ William Johnson and Terrill Johnson

5 PURPOSE OF STATEMENT

6 Completion of this form shall satisfy the requirements of Chapter 558A of the Iowa Code which mandates the SELLER(S)
7 disclosure of the condition of, and information about, the property the SELLER(S) is about to sell unless the property is
8 exempt. This statement shall not be a warranty of any kind by the SELLER(S) or Listing Agent and shall not be intended as a
9 substitute for any inspection or warranty the BUYER(S) may wish to obtain.

11 **EXEMPT PROPERTIES**

12 **SELLER(S) is exempt from completing this form on the basis that:**

13 The property contains no dwelling units or more than 4 dwelling units.

14 This transfer is between joint tenants or tenants in common.

15 This transfer is to a spouse or a lineal descendent of SELLER(S).

16 This transfer is by a power of attorney.

17 This transfer is between spouses as a result of a dissolution of marriage.

18 This transfer is made pursuant to a court order.

19 Seller is a lender selling a foreclosed property.

20 This transfer is to or from a governmental body.

21 This transfer is by quit claim deed.

22

23 **If SELLER(S) is an Estate, Conservatorship, or Trust, check the appropriate box below:**

24 Was or will the fiduciary be an occupant in possession of the property at any time within the 12 consecutive months

25 immediately preceding the date of sale of the property?

26 Yes. SELLER(S) to complete disclosure form

27 No. SELLER(S) is exempt from completing disclosure form.

28

29 SELLER(S) certifies that the property is exempt from the requirement(s) of Iowa Code 558A because one of the exemptions

30 above. If so: sign and stop here.

31

Buyer	Date	Seller	Date
Buyer	Date	Seller	Date

38 SELLER INSTRUCTIONS

39 Unless EXEMPT as noted above, SELLER(S) must complete this entire RESIDENTIAL PROPERTY SELLER DISCLOSURE
40 STATEMENT and respond to ALL questions, OR attach reports allowed by Iowa Code section 558A.4(2).
41 SELLER(S) must disclose all known conditions materially affecting this property and provide information in good faith,
42 making a reasonable effort to ascertain the required information.

- 43 • If the required information is known, indicate by checking the box **(YES)**
- 44 • If there have been no identified or reported issues, indicate by checking the box **(NO)**
- 45 • If the required information is unknown, indicate by checking the box **(UNK)**
- 46 • If an item does not apply to this property, indicate that it is not applicable **(N/A)**
- 47 • If the required information is unavailable following a reasonable effort, use an approximation of the information and
- 48 identify your response as approximation **(AP)**
- 49 • Keep a copy of this statement with your other important papers
- 50 • Additional pages may be attached as needed

51
52 _____ BUYER INITIALS _____ BUYER INITIALS

 <small>05/18/26</small> SELLER INITIALS <small>dotloop verified</small>	 <small>05/18/26</small> SELLER INITIALS <small>dotloop verified</small>
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PROPERTY ADDRESS

1600 NE Silkwood Drive, Grimes, Iowa 50111

EVERY QUESTION MUST BE ANSWERED AS DIRECTED ON FORM - CHECK ONLY ONE RESPONSE IN EACH STATEMENT


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- 1. Basement/Foundation: Any known water or other problems?..... YES NO UNK N/A
- 2. Roof: Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: 06 / / 2023 AP
- 3. Well and Pump: (If not applicable, check the box and skip to Question #4) N/A
 Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
 Any known water tests?..... YES NO UNK N/A
 If yes, date of last report: / / AP
 and results: _____
- 4. Septic Tanks/Drain Fields: (If not applicable, check box and skip to Question #5) N/A
 Any known problems?..... YES NO UNK N/A
 If yes, explain: _____
 Has the system been inspected by an Iowa DNR certified inspector within 2 years? YES NO UNK N/A
 Date of Inspection: / / AP
 Has the system been pumped/cleaned within the last 3 years?..... YES NO UNK N/A
 Date tank last cleaned: / / AP
 (Note: If inspected within 2 years of closing date, system may not need inspection,
 and if pumped within 3 years, system may not need pumping/cleaning)
 General location of system: _____
 Age of system: _____ AP UNK
- 5. Sewer System: Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
- 6. Heating System(s): Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
- 7. Central Cooling System(s): Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
- 8. Plumbing System(s): Any known problems?..... YES NO UNK N/A
 Any known repairs?..new garbage disposal 05/2026..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
- 9. Electrical System(s): Any known problems?..... YES NO UNK N/A
 Any known repairs?..... YES NO UNK N/A
 If yes, date of repairs/replacement: / / AP
- 10. Pest Infestation (termites, carpenter ants, bats, etc.): Any known problems?..... YES NO UNK N/A
 If yes, date(s) of treatment: / / AP
 Any known structural damage?..... YES NO UNK N/A
 If yes, date(s) of repairs/replacement: / / AP
- 11. Asbestos: Any known to be present in the structure?..... YES NO UNK N/A
 If yes, explain: _____
- 12. Radon: Any known tests for the presence of radon gas?..... YES NO UNK N/A
 If yes, date of last report: / / AP and results: _____
- 13. Lead-Based Paint: Any known to be present in the structure?..... YES NO UNK N/A
- 14. Flood Plain: Do you know if the property is located in a flood plain?..... YES NO UNK N/A
 If yes, what is the flood plain designation? _____
- 15. Zoning: Do you know the zoning classification of the property?..... YES NO UNK N/A
 If yes, what is the zoning classification? Residential

BUYER INITIALS

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108 16. Covenants: Is the property subject to restrictive covenants?..... YES NO UNK N/A

109 If yes, a true, current copy of the covenants can be obtained:

110 Attached to this Property Disclosure

111 At the _____ county recorder's office

112 Other: _____

113 17. Shared or Co-Owned Features: Any features of the property known to be shared
114 in common with adjoining landowners, such as walls, fences, roads, and driveways
115 whose use or maintenance responsibility may have an effect on the property?..... YES NO UNK N/A

116 Any known "common areas" such as pools, tennis courts, walkways, or other
117 areas co-owned with others, or a Homeowner's Association which has any
118 authority over the property?..... YES NO UNK N/A

119 18. Physical Problems: Any known settling, flooding, drainage or grading problems?..... YES NO UNK N/A

120 19. Private Burial Grounds: Does property contain any private burial grounds?..... YES NO UNK N/A

121 20. Structural Damage: Any known structural damage or modification?..... YES NO UNK N/A

122 If yes, what is the damage or modification? _____

123 21. Has there been a property/casualty loss resulting in an insurance claim? YES NO UNK N/A

124 If yes, indicate date(s) 2023 Loss type(s) hail damage to roof

125 Loss amount(s) \$ 18,000 Correction(s) New roof

127 22. Are you related to Listing Agent? YES NO UNK N/A

129 You MUST explain any "YES" response(s) above. Use additional sheets as necessary:

130 _____
131 _____
132 _____
133 _____
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135 _____

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137 **SELLER(S) DISCLOSURE**

139 SELLER(S) discloses the information regarding this property based on information known or reasonably available.

141 The SELLER(S) has owned the property since 10 / ___ / 2015. The SELLER(S) certifies that as of the date signed this
142 information is true and accurate to the best of my/our knowledge. If any changes occur between the date SELLER(S)
143 completes this form and the date of closing which would result in any of the above disclosures being inaccurate, SELLER(S)
144 shall immediately disclose such changes to BUYER(S) in writing, unless the statement is not required to be amended per
145 558A.3(2).

147 SELLER(S) acknowledges requirement that BUYER(S) be provided with the "Iowa Radon Home-Buyers and Sellers Fact
148 Sheet" prepared by the Iowa Department of Public Health.

150 William Johnson dotloop verified 05/18/26 7:07 PM CDT X9NY-P9GH-8KMP-KJOY

152 Seller William Johnson Date

150 Terrill Johnson dotloop verified 05/18/26 8:14 PM CDT 0PUR-JJOA-LQM6-ETR7

152 Seller Terrill Johnson Date

154 **BUYER(S) ACKNOWLEDGMENT**

156 BUYER(S) acknowledges receipt of a copy of this Residential Property Seller Disclosure Statement. This statement is not
157 intended to be a warranty or to substitute for any inspection BUYER(S) may wish to obtain. BUYER(S) acknowledges receipt
158 of the "Iowa Radon Home-Buyers and Sellers Fact Sheet" prepared by the Iowa Department of Public Health.

161 _____
162 Buyer Date

161 _____
162 Buyer Date