



Seller Land Disclosure

Address or Location: Sec. 25, Twp. 83N, Rng. 25W (County Parcel IDs: 088325254100002, & 088325254400001)
Zoning: Agriculture Does zoning currently allow for the intended use? [X] Yes [] No
What will be the basis of this sale?: [] Gross Acres [X] Net Acres No. Acres 76.2 +/-
What School District is this property associated with?: United Community
Have covenants been established for this location? [] Yes [X] No If Yes, attach a copy.

1. Are buildings present on the property? [] Yes [X] No

10. Is there a Private Road located on this property? [] Yes [X] No

2. Is there an Association that requires Dues? [] Yes [X] No

11. Are fences present around the property? [X] Yes [] No
If Yes, what is the condition of the property line fences?
[] New
[] Properly Maintained
[X] Poor - some may not be visible
Are the fences accurate in comparison to property lines? [X] Yes [] No

3. Water Availability:
[X] None [] Well
[] Rural No.
[] Combination Provide detailed location of each well on back.
[] Other

12. What type(s) of improvements are present to this property?
[] Terraces
[] Grain Bins
[X] Tile County Tile
[] Springs
[] Ponds
[] Other

4. What types of Sewage Disposal Systems are present at this location?
[] City [] Septic
[X] None Date Last Pumped
If septic is selected, is the system in compliance with county regulations? [] Yes [] No If No, Explain

13. Is there currently a Tenant on this property? [X] Yes [] No
If Yes, has the tenant been provided with a termination notice? [X] Yes [] No

5. Name of the Electric Company that provides service to this location: Midland Power Coop.

What are the terms of the current agreement?
Currently Share Crop. Seller retains all income + share crop for 2026.

6. What type of fuel is available at this location?
[] LP Gas
[] Natural Gas
[] Other
[X] None

14. Is the land enrolled in any Government Programs? [X] Yes [] No
If Yes, identify the programs below.

7. Are there any Easements or other encumbrances on file for the location? [] Yes [X] No
If Yes, provide a brief description of such.

[] CRP [] Conservation Agreements
[] DCP [] Forest Service
[] Wetlands [] ARC County
[] Other [] PLC

8. Will a property survey be required? [] Yes [X] No
If Yes, who is responsible for the cost?
[] Seller [] Buyer

15. What type(s) of Environmental Concerns are present on this property?
[] Feedlots [] Underground Storage Tanks
[] Landfills [] Illegal Dump Sites
[X] None [] Burial Grounds
[] Other

9. Will it be necessary to build a driveway to access the property? [] Yes [X] No

16. Does the farm contain HEL tillable acres? [] Yes [X] No
If Yes, Is the farm in compliance? [] Yes [] No

Additional Remarks: (use page 2 for additional disclosure information)

Marta B. Witzelmann Seller
Buyer

Carly Hasbrot Seller Date 5-7-26
Buyer Date