



Seller Land Disclosure

Address or Location: Sec. 2 & 5, Twp. 88N, Rng. 17W (County Parcel IDs: 881702100002, 881702200001, & 881705100001)
 * exact legal to be taken from the abstract

Zoning: A-1 Agriculture Does zoning currently allow for the intended use? ☒ Yes ☐ No

What will be the basis of this sale?: ☒ Gross Acres ☐ Net Acres No. Acres 214 +/- Acres

What School District is this property associated with?: Grundy Center School

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:

☐ None ☒ Well
☐ Rural No.
☐ Combination Provide detailed location
☐ Other of each well on back.

4. What types of Sewage Disposal Systems are present at this location?

☐ City ☐ Septic
☒ None Date Last Pumped

If septic is selected, 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: Grundy Co. Rural Cooperative

6. What type of fuel is available at this location?

☐ LP Gas
☐ Natural Gas
☐ Other
☒ Unknown

7. Are there any Easements or other encumbrances on file for the location? ☒ Yes ☐ No

If Yes, provide a brief description of such.

cell phone tower and powerlines-Tract 2
gas line (SW corner)-Tract 1

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?

Yes for farming tenant; no for cell tower-runs w/ land

14. Is the land enrolled in any Government Programs?

☐ Yes ☒ No

If Yes, identify the programs below.

☐ CRP ☐ Conservation Agreements
☐ DCP ☐ Forest Service
☐ Wetlands
☐ Other

15. What type(s) of Environmental Concerns are present on this property?

☐ Feedlots ☐ Underground Storage Tanks
☐ Landfills ☐ Illegal Dump Sites
☒ None ☐ Burial Grounds
☐ Other

16. Does the farm contain HEL tillable acres? ☐ Yes ☒ No

If Yes, Is the farm in compliance? ☐ Yes ☐ No

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

Seller Mark R Teske Seller
 Buyer Buyer

Date 01/27/2025

Date

Seller Land Disclosure



Add Additional Disclosure Information Below