

Close~Converse

521 Charles Street | Brainerd, Minnesota 56401
PHONE: 218-828-3334 | FAX: 218-828-4330

www.CloseConverse.com

SELLER'S DISCLOSURE ALTERNATIVES

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1. Date November 8, 2011

2. Page 1 of _____ pages

3. Property located at 44047 & 44049 Little Pine Road

4. City of Emily, County of Crow Wing, State of Minnesota.

5. NOTICE

6. Sellers of residential property, with limited exceptions, are obligated to satisfy the requirements of MN Statutes 513.52
7. through 513.60. **To comply with the statute, Seller must provide either a written disclosure to the prospective
8. Buyer (see *Seller's Property Disclosure Statement*) or satisfy one of the following two options:**

9. *(Select one option only.)*

10. 1) **QUALIFIED THIRD-PARTY INSPECTION:** Seller shall provide to prospective Buyer a written report that
11. discloses material information relating to the real property that has been prepared by a qualified third party.
12. "Qualified third party" means a federal, state or local governmental agency, or any person whom Seller or
13. prospective Buyer reasonably believes has the expertise necessary to meet the industry standards of practice
14. for the type of inspection or investigation that has been conducted by the third party in order to prepare the
15. written report.

16. **Seller shall disclose to prospective Buyer material facts known by Seller that contradict any information
17. that is included in a written report, or material facts known by Seller that are not included in the
18. report.**

19. The inspection report was prepared by _____

20. _____

21. and dated _____, 20 _____.

22. Seller discloses to Buyer the following material facts known by Seller that contradict any information included
23. in the above referenced inspection report.

24. _____

25. _____

26. _____

27. _____

28. _____

29. Seller discloses to Buyer the following material facts known by Seller that are not included in the above
30. referenced inspection report.

31. _____

32. _____

33. _____

34. _____

35. _____

36. 2) **WAIVER:** The written disclosure required may be waived if Seller and prospective Buyer agree in writing. Seller
37. and Buyer hereby waive the written disclosure required under MN Statutes 513.52 through 513.60.

38. **Waiver of the disclosure required under MN Statutes 513.52 through 513.60 does not waive, limit or
39. abridge any obligation for Seller disclosure created by any other law.**

40. **ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.**

SELLER'S DISCLOSURE ALTERNATIVES

42. Property located at 44047 & 44049 Little Pine Road, Emily, Crow Wing County, MN

43. **OTHER REQUIRED DISCLOSURES:**

44. **NOTE:** In addition to electing one of the above alternatives to the material fact disclosure, Minnesota law also
45. requires sellers to provide other disclosures to prospective buyers, such as those disclosures listed below.
46. Additionally, there may be other required disclosures by federal, state, local or other governmental entities
47. that are not listed below.

48. **A. PRIVATE SEWER SYSTEM DISCLOSURE:** (A private sewer system disclosure is required by MN Statute 115.55.)
49. (Check appropriate box.)

50. Seller does not know of a private sewer system on or serving the above-described real property.

51. There is a private sewer system on or serving the above-described real property.

52. (See Private Sewer System Disclosure Statement.)

53. There is an abandoned private sewer system on the above-described real property.

54. (See Private Sewer System Disclosure Statement.)

55. **B. PRIVATE WELL DISCLOSURE:** (A well disclosure and Certificate are required by MN Statute 103I.235.)
56. (Check appropriate box.)

57. Seller certifies that Seller does not know of any wells on the above-described real property.

58. Seller certifies there are one or more wells located on the above-described real property.

59. (See Well Disclosure Statement.)

60. Are there any wells serving the above-described property that are not located on the property? Yes No

61. Contaminated Well: Is there a well on or serving the property that contains contaminated water? Yes No

62. To your knowledge, is the property in a Special Well Construction Area? Yes No

63. Comments: _____

64. _____

65. _____

66. **C. VALUATION EXCLUSION DISCLOSURE:** (Required by MN Statute 273.11, Subd. 16)

67. There IS IS NOT an exclusion from market value for home improvements on this property. Any valuation
68. ~~_____ (Check one.) _____~~
69. exclusion shall terminate upon sale of the property, and the property's estimated market value for property tax purposes
70. shall increase. If a valuation exclusion exists, Buyers are encouraged to look into the resulting tax
71. consequences.

71. Additional comments: _____

72. _____

73. **D. METHAMPHETAMINE PRODUCTION DISCLOSURE:**

74. (A methamphetamine production disclosure is required by MN Statute 152.0275, Subd. 2 (m).)

75. Seller is not aware of any methamphetamine production that has occurred on the property.

76. Seller is aware that methamphetamine production has occurred on the property.

77. (See Methamphetamine Production Disclosure Statement.)

78. **E. NOTICE REGARDING AIRPORT ZONING REGULATIONS:** The property may be in or near an airport safety zone
79. with zoning regulations adopted by the governing body that may affect the property. Such zoning regulations are
80. filed with the county recorder in each county where the zoned area is located. If you would like to determine if such
81. zoning regulations affect the property, you should contact the county recorder where the zoned area is located.

82. **ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.**

SELLER'S DISCLOSURE ALTERNATIVES

84. Property located at 44047 & 44049 Little Pine Road, Emily, Crow Wing County, MN

85. F. [Signature] [Signature] Buyer has had the opportunity to review page four (4) of this Agreement.
(Initial) (Initial)

86. G. NOTICE REGARDING PREDATORY OFFENDER INFORMATION: Information regarding the predatory
87. offender registry and persons registered with the predatory offender registry under MN Statute 243.166
88. may be obtained by contacting the local law enforcement offices in the community where the property is
89. located or the Minnesota Department of Corrections at (651) 361-7200, or from the Department of Corrections
90. web site at www.corr.state.mn.us.

91. H. SELLER'S STATEMENT:

92. (To be signed at time of listing.)

93. Seller(s) hereby authorizes any licensee(s) representing or assisting any party(ies) in this transaction to provide
94. a copy of this Disclosure to any person or entity in connection with any actual or anticipated sale of the property.

95. [Signature] 11/15/11
(Seller) (Date) (Seller) (Date)

96. I. BUYER'S ACKNOWLEDGEMENT:

97. (To be signed at time of purchase agreement.)

98. I/We, the Buyer(s) of the property, acknowledge receipt of this SELLER'S DISCLOSURE ALTERNATIVES form
99. and agree to the seller's disclosure option selected in this form. I/We further agree that no representations regarding
100. material facts have been made, other than those made in this form.

101. _____
(Buyer) (Date) (Buyer) (Date)

102. J. ADDITIONAL DISCLOSURES:

103. _____
104. _____
105. _____
106. _____
107. _____

108. K. SELLER'S ACKNOWLEDGEMENT:

109. (To be signed at time of purchase agreement.)

110. AS OF THE DATE BELOW, I/we, the Seller(s) of the property, state that the material facts are the same, except
111. for changes as indicated below, which have been signed and dated.

112. _____
113. _____
114. _____
115. _____
116. _____

117. _____
(Seller) (Date) (Seller) (Date)

118. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

SELLER'S DISCLOSURE ALTERNATIVES

119. Page 4

120. L. OTHER INFORMATION:

121. **WATER INTRUSION AND MOLD GROWTH:** Recent studies have shown that various forms of water intrusion
122. affect many homes. Water intrusion may occur from exterior moisture entering the home and/or interior moisture
123. leaving the home.

124. Examples of exterior moisture sources may be

- 125. • improper flashing around windows and doors,
- 126. • improper grading,
- 127. • flooding,
- 128. • roof leaks.

129. Examples of interior moisture sources may be

- 130. • plumbing leaks,
- 131. • condensation (caused by indoor humidity that is too high or surfaces that are too cold),
- 132. • overflow from tubs, sinks or toilets,
- 133. • firewood stored indoors,
- 134. • humidifier use,
- 135. • inadequate venting of kitchen and bath humidity,
- 136. • improper venting of clothes dryer exhaust outdoors (including electrical dryers),
- 137. • line-drying laundry indoors,
- 138. • houseplants—watering them can generate large amounts of moisture.

139. In addition to the possible structural damage water intrusion may do to the property, water intrusion may also result
140. in the growth of mold, mildew and other fungi. Mold growth may also cause structural damage to the property.
141. Therefore, it is very important to detect and remediate water intrusion problems.

142. Fungi are present everywhere in our environment, both indoors and outdoors. Many molds are beneficial to humans.
143. However, molds have the ability to produce mycotoxins that may have a potential to cause serious health problems,
144. particularly in some immunocompromised individuals and people who have asthma or allergies to mold.
145. To complicate matters, mold growth is often difficult to detect, as it frequently grows within the wall structure. If you
146. have a concern about water intrusion or the resulting mold/mildew/fungi growth, you may want to consider having
147. the property inspected for moisture problems before entering into a purchase agreement or as a condition of your
148. purchase agreement. Such an analysis is particularly advisable if you observe staining or any musty odors on the
149. property.

150. For additional information about water intrusion, indoor air quality, moisture or mold issues, go to the Minnesota
151. Association of REALTORS® web site at www.mnrealtor.com.

152. **LISTING BROKER AND LICENSEES MAKE NO REPRESENTATIONS AND ARE**
153. **NOT RESPONSIBLE FOR ANY CONDITIONS EXISTING IN THE PROPERTY.**

154. **ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER**

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COMMERCIAL & PREFERRED PROPERTIES
Specializing in Commercial Real Estate & Business Brokerage

521 Charles Street | Brainerd, Minnesota 56401
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VACANT LAND DISCLOSURE STATEMENT

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1. Date November 8, 2011

2. Page 1 of 5 pages

3. THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.

4. **NOTICE:** This disclosure is not a warranty or a guaranty of any kind by Seller(s) or licensee(s) representing or
5. assisting any party(ies) in the transaction.

6. **INSTRUCTIONS TO BUYER:** Buyers are encouraged to thoroughly inspect the property personally or have it inspected
7. by a third party, and to inquire about any specific areas of concern. NOTE: If Seller answers "NO" to any of the questions
8. listed below, it does not necessarily mean that it does not exist on the property. "NO" may mean that Seller is unaware
9. that it exists on the property.

10. **INSTRUCTION TO SELLER:** (1) Complete this form yourself. (2) Consult prior disclosure statement(s) and/or inspection
11. report(s) when completing this form. (3) Describe conditions affecting the property to the best of your knowledge. (4)
12. Attach additional pages with your signature if additional space is required. (5) Answer all questions. (6) If any items do
13. not apply, write "NA" (not applicable).

14. Property located at 44047 & 44049 Little Pine Road

15. City of Emily, County of Crow Wing, State of Minnesota.

16. A. GENERAL INFORMATION:

17. (1) When did you acquire the property? 10/3/11

18. (2) Type of title evidence: Abstract Registered (Torrens)

19. Location of Abstract: Crow Wing County

20. Is there an existing Owner's Title Insurance Policy? Yes No

21. (3) Has the land been surveyed? Yes No

22. Year surveyed: _____

23. (4) What company/person performed the survey? _____

24. Name: _____ Address: _____ Phone: _____

25. (5) Is this platted land? Yes No

26. If "Yes," _____

27. ~~has the plat been recorded? 11/17/11 BLO - inadvertently checked Yes No~~

28. do you have a certificate of survey in your possession? Yes No

29. If "Yes," _____

30. Who completed the survey? _____ When? _____

31. (6) Are you aware of any property markers on the property? Yes No

32. If "Yes," give details: _____

33. To your knowledge,

34. (7) are there encroachments? Yes No

35. (8) are there easements, other than utility or drainage easements? Yes No

36. (9) is the property located in a drainage district and/or drain tiled? Yes No

37. (10) is the property located in a designated flood plain? Yes No

38. (11) has there ever been a flood or other disaster at the property? Yes No

39. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

VACANT LAND DISCLOSURE STATEMENT

41. THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.

42. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County

43. (12) Are you in possession of prior vacant land disclosure statement(s)?

44. (If "Yes," please attach) Yes No

45. (13) Comments: _____

46. _____

47. _____

48. B. USE RESTRICTIONS AND FINANCING:

49. (1) To your knowledge, do any of the following types of covenants, conditions, reservations or restrictions affect the land?

51. (a) Subdivision or other recorded covenants, conditions or restrictions? Yes No

52. (b) Association requirements or restrictions? Yes No

53. (c) A right of first refusal to purchase? Yes No

54. (d) Reservations? Yes No

55. (e) Department of Natural Resources? Yes No

56. (f) Watershed? Yes No

57. (g) Local municipality? Yes No

58. (2) If any of the above questions [B(1)] are answered "Yes," list which written copies of these covenants, conditions, reservations or restrictions you have: _____

60. _____

61. _____

62. (3) Have you ever received notice from any person or authority as to any breach of any of these covenants, conditions, reservations or restrictions? Yes No

64. If "Yes," describe: _____

65. _____

66. _____

67. (4) To your knowledge, is this property approved for FHA financing? Yes No

68. C. CONDITION OF THE PROPERTY:

69. (Answer the following to the best of your knowledge.)

70. (1) Are there any structures, improvements, emblements or personal property included in the sale? Yes No

72. If "Yes," list all items: Home, Cabin, Pole Building

73. _____

74. _____

75. Are there any problems or defects with any of the above items? Yes No

76. If "Yes," describe all problems and defects: _____

77. _____

78. _____

79. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

81. THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.

82. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County
83. (2) Were there any previous structures on the property? Yes No
84. (3) Are there any buried storage tanks or buried debris or waste on the property? Yes No
85. If "Yes," give details: _____
86. _____
87. (4) Are there any hazardous or toxic substances or wastes in, on or affecting this property? Yes No
88. _____
89. If "Yes," give details: _____
90. _____
91. (5) Have any soil tests been performed? Yes No
92. When? _____ By whom? _____
93. Results? _____
94. (6) Are there any settling or soil movement problems on or affecting this property? Yes No
95. If "Yes," give details: _____
96. _____
97. (7) Are there any dead or diseased trees? Yes No
98. If "Yes," give details: _____
99. _____
100. (8) Are there any insect/animal/pest infestations? Yes No
101. (9) Other: _____

102. D. UTILITIES:

103. (Answer the following to the best of your knowledge.)
104. (1) Have any percolation tests been performed? Yes No
105. When? _____ By whom? _____
106. Results? _____
107. (2) Are any of the following presently existing within the property?
108. (a) Connection to public water? Yes No
109. (b) Connection to public sewer? Yes No
110. (c) Connection to private water system off property? Yes No
111. (d) Connection to electric utility? Yes No
112. (3) Private Sewer System Disclosure: (A private sewer system disclosure is required by MN Statute 115.55.)
113. (Check appropriate box.)
114. Seller does not know of a private sewer system on or serving the above-described real property.
115. There is a private sewer system on or serving the above-described real property.
116. (See Private Sewer System Disclosure Statement.)
117. There is an abandoned private sewer system on the above-described real property.
118. (See Private Sewer System Disclosure Statement.)

119. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

121. THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.

122. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County

123. (4) Private Well Disclosure: (A well disclosure and Certificate are required by MN Statute 103I.235.)

124. (Check appropriate box.)

125. Seller certifies that Seller does not know of any wells on the above-described real property.

126. Seller certifies there are one or more wells located on the above-described real property.

127. (See Well Disclosure Statement.)

128. Are there any wells serving the above-described property that are not located on the
 129. property? (If "Yes," see Well Disclosure Statement.)

Yes No

130. To your knowledge, is this property in a Special Well Construction Area?

Yes No

131. (5) Are any of the following existing at the boundary of the property?

132. (a) Public water system access?

Yes No

133. (b) Private water system access?

Yes No

134. (c) Electric service access?

Yes No

135. E. PREFERENTIAL PROPERTY TAX TREATMENT: Is the property subject to any preferential property tax status
 136. or any other credits affecting the property, which would terminate upon the sale of the property? (e.g., Green Acres,
 137. CRP, RIM)

Yes No

138. If "Yes," please explain: _____

139. _____

140. _____

141. _____

142. _____

143. _____

144. F. METHAMPHETAMINE PRODUCTION DISCLOSURE:

145. (A methamphetamine production disclosure is required by MN Statute 152.0275, Subd. 2 (m).)

146. Seller is not aware of any methamphetamine production that has occurred on the property.

147. Seller is aware that methamphetamine production has occurred on the property.

148. (See Methamphetamine Production Disclosure Statement.)

149. G. AIRPORT ZONING REGULATIONS: MN Statute 360.065, Subd. 3 requires sellers of real property located in
 150. airport safety zones A, B or C, under zoning regulations adopted by the governing body, to disclose to a buyer or
 151. transferee the existence of airport zoning regulations that affect the real property before accepting consideration
 152. or signing an agreement to sell or transfer the real property.

153. **Note:** This disclosure is **NOT** required for safety zones associated with an airport owned and operated by the
 154. Metropolitan Airports Commission which include the following airports: Anoka County, Crystal, Eden Prairie — Flying
 155. Cloud, Lake Elmo, Lakeville — Air Lake, Mps/St Paul International, St. Paul — Downtown Holman Field.

156. Seller discloses that the property, as described in this Disclosure, IS IS NOT located in airport safety
 (Check one.)

157. zone A, B or C and there IS IS NOT existing airport zoning regulations affecting the property.
 (Check one.)

158. MN Statute 360.065, Subd. 2 requires a copy of adopted airport zoning regulations be filed with the county recorder
 159. in each county in which the zoned area is located. **Contact the county where the property is located to obtain**
 160. **further information regarding airport zoning regulations.**

161. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

163. THE INFORMATION DISCLOSED IS GIVEN TO THE BEST OF SELLER'S KNOWLEDGE.

164. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County
165. H. **CEMETERY ACT:** MN Statute 307.08 prohibits any damage or illegal molestation of human remains, burials or
166. cemeteries. A person who intentionally, willfully and knowingly destroys, mutilates, injures, disturbs or removes
167. human skeletal remains or human burial grounds is guilty of a felony.
168. To your knowledge, are you aware of any human remains, burials or cemeteries located on the property?

169. Yes No

170. If "Yes," please explain: _____

171. _____
172. All unidentified human remains or burials found outside of platted, recorded or identified cemeteries and in contexts
173. which indicate antiquity greater than 50 years shall be dealt with according to the provisions of MN Statute 307.08,
174. Subd. 7.

175. I. **OTHER MATTERS:** To your knowledge,

176. (1) are there any landfills or waste disposal sites within two (2) miles of the property? Yes No

177. If "Yes," state their locations: _____

178. (2) is there anything else that may materially and adversely affect the property (e.g., including but not limited to,
179. pending claims or litigation, notice from any governmental authority of violation of any law or regulation,
180. proposed zoning changes, street changes, threat of condemnation)? Yes No

181. If "Yes," give details: _____

182. _____

183. LISTING BROKER AND LICENSEES MAKE NO REPRESENTATIONS AND ARE
184. NOT RESPONSIBLE FOR ANY CONDITIONS EXISTING ON THE PROPERTY.

185. J. **SELLER'S STATEMENT:**

186. (To be signed at time of listing.)

187. Seller(s) hereby states the condition of the property to be as stated above and authorizes any licensee(s)
188. representing or assisting any party(ies) in this transaction to provide a copy of this Disclosure to any person or
189. entity in connection with any actual or anticipated sale of the property.

190. Keith Philippe 11/15/11
(Seller) (Date) (Seller) (Date)

Landmark Community Bank

191. K. **BUYER'S ACKNOWLEDGEMENT:**

192. (To be signed at time of purchase agreement.)

193. I/We, the Buyer(s) of the property, acknowledge receipt of this Vacant Land Disclosure Statement and agree that
194. no representations regarding the condition of the property have been made other than those made above.

195. _____
(Buyer) (Date) (Buyer) (Date)

196. L. **SELLER'S ACKNOWLEDGEMENT:**

197. (To be signed at time of purchase agreement.)

198. **AS OF THE DATE BELOW**, I/we, the Seller(s) of the property, state that the condition of the property is the same,
199. **except for changes as indicated below, which have been signed and dated.**

200. _____

201. _____

202. _____
(Seller) (Date) (Seller) (Date)

203. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

Close~Converse

COMMERCIAL & PREFERRED PROPERTIES
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SUBSURFACE SEWAGE TREATMENT SYSTEM DISCLOSURE STATEMENT

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1. Date November 8, 2011
2. Page 1 _____ of pages: THE REQUIRED MAP IS
3. ATTACHED HERETO AND MADE A PART HEREOF
4. Property located at 44047 & 44049 Little Pine Road in the City of Emily
5. County of Crow Wing State of Minnesota, legally described as follows or on
6. attached sheet (the "Property") NW 1/4; NE 1/4; N 1/2 of SE 1/4; SESE, GL 3; GL 4; GL 5; all in 2-138-25
7. _____
8. This disclosure is not a warranty of any kind by Seller(s) or any licensee(s) representing or assisting any party(ies) in
9. this transaction, and is not a substitute for any inspections or warranties the party(ies) may wish to obtain.
10. **BUYER(S) AND SELLER(S) MAY WISH TO OBTAIN PROFESSIONAL ADVICE AND/OR INSPECTIONS OF THE**
11. **SUBSURFACE SEWAGE TREATMENT SYSTEM AND TO PROVIDE FOR APPROPRIATE PROVISIONS IN A**
12. **CONTRACT BETWEEN BUYER(S) AND SELLER(S) WITH RESPECT TO ANY ADVICE/INSPECTION/DEFECTS.**
13. **SELLER'S INFORMATION:** The following Seller disclosure satisfies MN Statutes Chapter 115.55. Seller discloses
14. the following information with the knowledge that even though this is not a warranty, prospective Buyers may rely on
15. this information in deciding whether and on what terms to purchase the Property. The Seller(s) authorizes any
16. licensee(s) representing or assisting any party(ies) in this transaction to provide a copy of this statement to any person
17. or entity in connection with any actual or anticipated sale of the Property.
18. Unless Buyer and Seller agree to the contrary in writing before the closing of the sale, a Seller who fails to disclose
19. the existence or known status of a subsurface sewage treatment system at the time of sale, and who knew or had
20. reason to know of the existence or known status of the system, is liable to Buyer for costs relating to bringing the
21. system into compliance with subsurface sewage treatment system rules and for reasonable attorney fees for collection
22. of costs from Seller. An action under this subdivision must be commenced within two years after the date on which
23. Buyer closed the purchase of the real property where the system is located.
24. Legal requirements exist relating to various aspects of location and status of subsurface sewage treatment systems.
25. Buyer is advised to contact the local unit(s) of government, state agency or qualified professional which regulates
26. subsurface sewage treatment systems for further information about these issues.
27. The following are representations made by Seller(s) to the extent of Seller(s) actual knowledge. This information is a
28. disclosure and is not intended to be part of any contract between Buyer and Seller.
29. **SUBSURFACE SEWAGE TREATMENT SYSTEM DISCLOSURE:**
30. *(Check the appropriate box.)*
31. Seller certifies that Seller does not know of any subsurface sewage treatment system on or serving the above-
32. described real property. *(If this option is checked, then skip to the last line and sign and date this Statement.)*
33. Seller certifies that the following subsurface sewage treatment system is on or serving the above-described
34. Property.
35. Is the subsurface sewage treatment system(s) currently in-use? Yes No
36. **TYPE:** *(Check appropriate box(es) and indicate location on attached MAP.)*
37. Septic Tank: with drain field with mound system seepage tank with open end
38. Is this system a straight-pipe system? Yes No Unknown
39. Sealed System (holding tank)
40. Other (Describe): _____
41. **NOTE:** If any water use appliance, bedroom or bathroom has been added to the Property, the system may
42. no longer comply with applicable sewage treatment system laws and rules.
43. **ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.**

**SUBSURFACE SEWAGE TREATMENT
SYSTEM DISCLOSURE STATEMENT**

44. Page 2

- 45. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County
- 46. Seller or transferor shall disclose to Buyer or transferee what Seller or transferor has knowledge of relative to the
- 47. compliance status of the subsurface sewage treatment system. _____
- 48. _____
- 49. _____
- 50. Any previous inspection report in Seller's possession must be attached to this Disclosure Statement.
- 51. When was the subsurface sewage treatment system installed? 6/26/08
- 52. Installer Name/Phone Jerald Holmviig
- 53. Where is tank located? _____
- 54. What is tank size? Sather 2350 Combo
- 55. When was tank last pumped? _____
- 56. How often is tank pumped? _____
- 57. Where is the drain field located? _____
- 58. What is the drain field size? 10x38
- 59. Describe work performed to the subsurface sewage treatment system since you have owned the Property.
- 60. _____
- 61. _____
- 62. Date work performed/by whom: _____
- 63. _____
- 64. Is subsurface sewage treatment system entirely within Property boundary lines, including set back
- 65. requirements? _____ Is the system shared? No How many units on system? _____ Annual Fee? _____
- 66. Comments: _____
- 67. _____
- 68. On this Property: _____
- 69. _____
- 70. Approximate number of:
- 71. people using the subsurface sewage treatment system _____
- 72. showers/baths taken per week _____
- 73. wash loads per week _____
- 74. Distance between well and subsurface sewage treatment system? > 50 yards
- 75. Have you received any notices from any government agencies relating to the subsurface sewage treatment system?
- 76. (If "Yes", see attached notice.) Yes No
- 77. Are there any known defects in the subsurface sewage treatment system? Yes No
- 78. If "Yes", please explain: _____
- 79. _____
- 80. _____

81. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.

**SUBSURFACE SEWAGE TREATMENT
SYSTEM DISCLOSURE STATEMENT**

82. Page 3

83. Property located at 44047 & 44049 Little Pine Road, Emily, MN 56447, Crow Wing County

84. **SELLER'S STATEMENT:**

85. *(To be signed at time of listing.)*

86. I/We, Seller(s) of the Property acknowledge the above subsurface sewage treatment system disclosure and MAP
87. and authorize listing broker to disclose this information to prospective buyers.

88. Edith Phelps 11/15/11 _____
(Seller) (Date) (Seller) (Date)

89. **BUYER'S ACKNOWLEDGMENT:**

90. *(To be signed at time of purchase agreement.)*

91. I/We, the Buyer(s) of the Property acknowledge receipt of this Subsurface Sewage Treatment System Disclosure
92. Statement and MAP and agree that no representation regarding the condition of the subsurface sewage treatment
93. system have been made, other than those made above.

94. **LISTING BROKER AND LICENSEES MAKE NO REPRESENTATIONS AND ARE NOT RESPONSIBLE FOR ANY**
95. **CONDITIONS EXISTING IN THE SUBSURFACE SEWAGE TREATMENT SYSTEM.**

96. _____
(Buyer) (Date) (Buyer) (Date)

97. **SELLER'S ACKNOWLEDGMENT:**

98. *(To be signed at time of purchase agreement.)*

99. AS OF THE DATE OF THE ACCEPTANCE OF THE PURCHASE AGREEMENT, I/We, the Seller(s) of the above
100. Property, agree that the condition of the subsurface sewage treatment system is the same as noted above, except for
101. changes as indicated below which have been signed and dated.

102. _____
103. _____
104. _____
105. _____
106. _____
107. _____
108. _____
109. _____
110. _____
111. _____
112. _____
113. _____

114. _____
(Seller) (Date) (Seller) (Date)

115. **ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER.**

Close~Converse

521 Charles Street | Brainerd, Minnesota 56401
PHONE: 218-828-3334 | FAX: 218-828-4330
www.CloseConverse.com

LOCATION MAP

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1. Page 1 of 1 pages

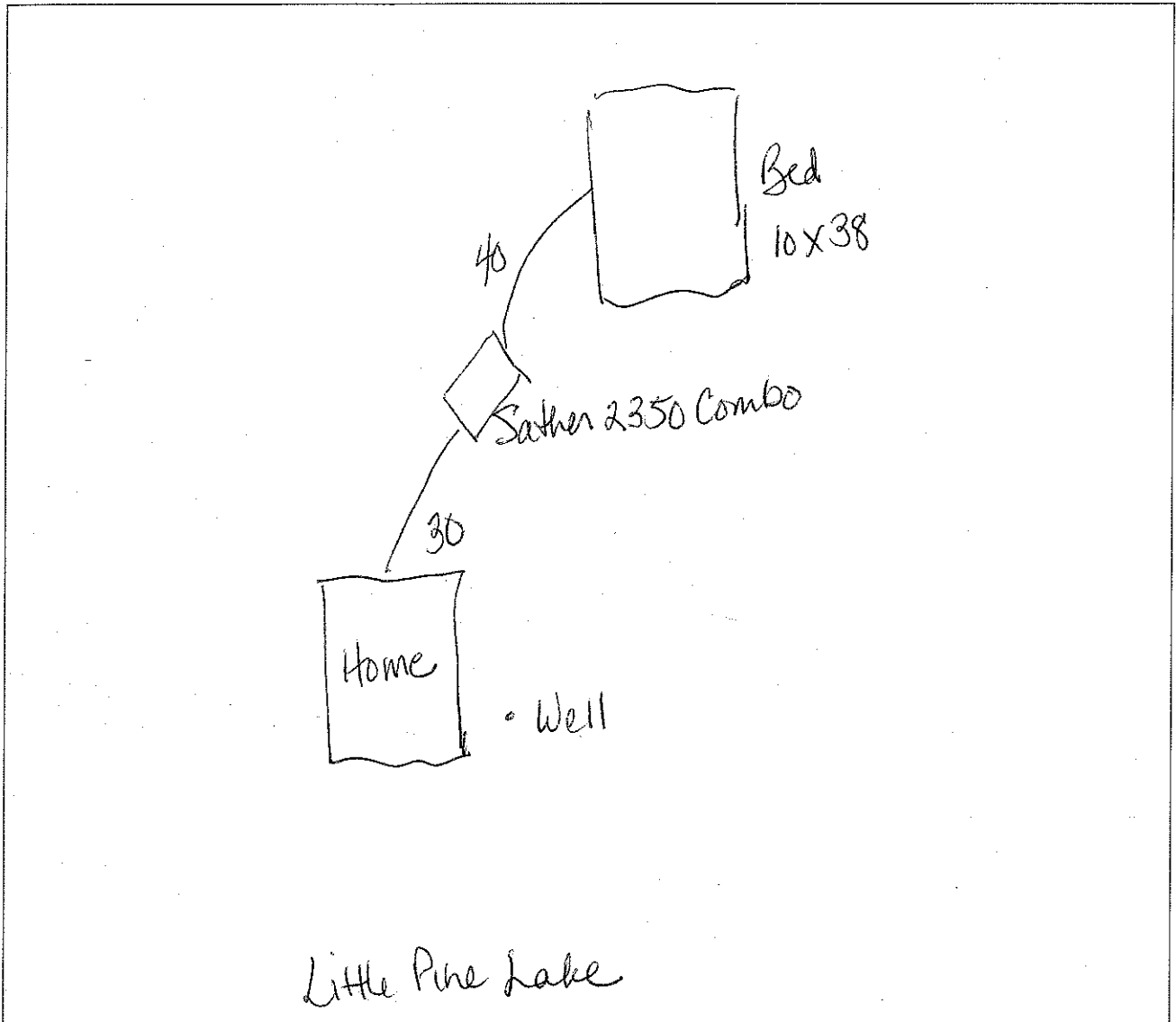
2. Please use the space below to sketch the real property being sold and, to Seller's knowledge, the approximate location of any of the following on the property.

4. SUBSURFACE SEWAGE TREATMENT SYSTEM WELL METHAMPHETAMINE PRODUCTION AREA
(Check all that apply.)

5. Include approximate distances from fixed reference points such as streets, buildings and landmarks.

6. Property located at 44047 & 44049 Little Pine Road, Emily MN 56447

7. _____



8. ATTACH ADDITIONAL SHEETS AS NEEDED.

9. Seller and Buyer initial: CP 11/15/11
(Seller) (Date) (Buyer) (Date)

10. _____
(Seller) (Date) (Buyer) (Date)

11. ORIGINAL COPY TO LISTING BROKER; COPIES TO SELLER, BUYER, SELLING BROKER
MN-IM (8/09)

**COUNTY OF CROW WING
CERTIFICATE OF INSTALLATION**

Issued in accordance with the provisions of the Zoning Ordinance for Crow Wing County, Minnesota to:

James Lang
4105 County Road 44
Mound, MN 55364

Zoning Permit #0839431
Soil Absorption: X
Holding Tanks:

RE: 740023104000009

For the installation of a Conforming Sewage System on the property legally described as follows: Gov Lot 4 (E 1/2 of SW 1/4); Section 02, Township 138, Range 25; Little Pine Township.

This installation meets or exceeds all minimum Minnesota Pollution Control Agency Chapter 7080 Individual Sewage Treatment Standards and Crow Wing County's Article 37 Ordinance Requirements for a Type 1, 3 Bedroom Dwelling, generating up to 450 gallons of waste water a day in soils rated 6 to 15 minutes per inch.

The above described sewage system is consistent with at least the minimum requirements of the Zoning Ordinance and the Minnesota State Shore lands Regulations.

This system has not been inspected since date of installation. Changes in State Regulations regarding onsite sewage treatment rules, number of bedrooms or water use appliances may invalidate this certificate.

**THIS SYSTEM IS NOT DESIGNED TO ACCOMMODATE A GARBAGE DISPOSAL.
THIS SYSTEM HAS NOT BEEN INSPECTED SINCE DATE ON CERTIFICATE.**

Installer: Jerald Holmwig

Date: 06-26-2008

Tom Espersen, Zoning
Technician, Zoning Coordinator
Authorized Agent, Crow Wing
County, Minnesota

**CROW WING COUNTY
SEPTIC INSTALLATION INFORMATION**

DATE: 4/20/08

PROPERTY OWNER JAMES LANG PERMIT NUMBER 0837431

NUMBER OF BEDROOMS 3 TYPE OF HOME I SOIL RATE 1.27

Garbage Disposal: NO Basement lift: NO Hot Tub: — Water Softener: —

LINE FROM HOUSE TO TANK: Length: 35' Size: 4" Type: SFO

SEPTIC TANK SATUR 2350 COMBO FILTER NO ALARM —

LINE FROM SEPTIC TO LIFT TANK: Length: N/A Size: — Type: —

LIFT TANK: — PUMP: LIBERTY 283 ALARM: ELECT

LINE FROM: Septic Tank — Lift Tank: X TO: Drop Box — Manifold: X

Length: 40' Size: 2" Type: SFO

MANIFOLD: Length: 8' Size: 2" Type: SFO

LATERAL: Size: 2" Number & Length: 3 36' Hole Size: 1/4" Hole spacing: 36"

Pressure Bed Size: — Mound Bed Size: 10x39 Berm Grade: 6:1

Sand Supplier and Yards BAVERLY 140 Washed Sand — Pit Run —

DROP BOXES: Number: N/A Type: —

TRENCHES: Number N/A Width — Total Length of Trenches 75'

Inches of Rock Under Pipe: 9 Total Yards of Rock in System 20

CHAMBERS: Width: N/A Sidewall Height: — Brand/Type: —

WELL: Shallow — Deep X Setback From Treatment Area 10'

Separation Verification: -36-

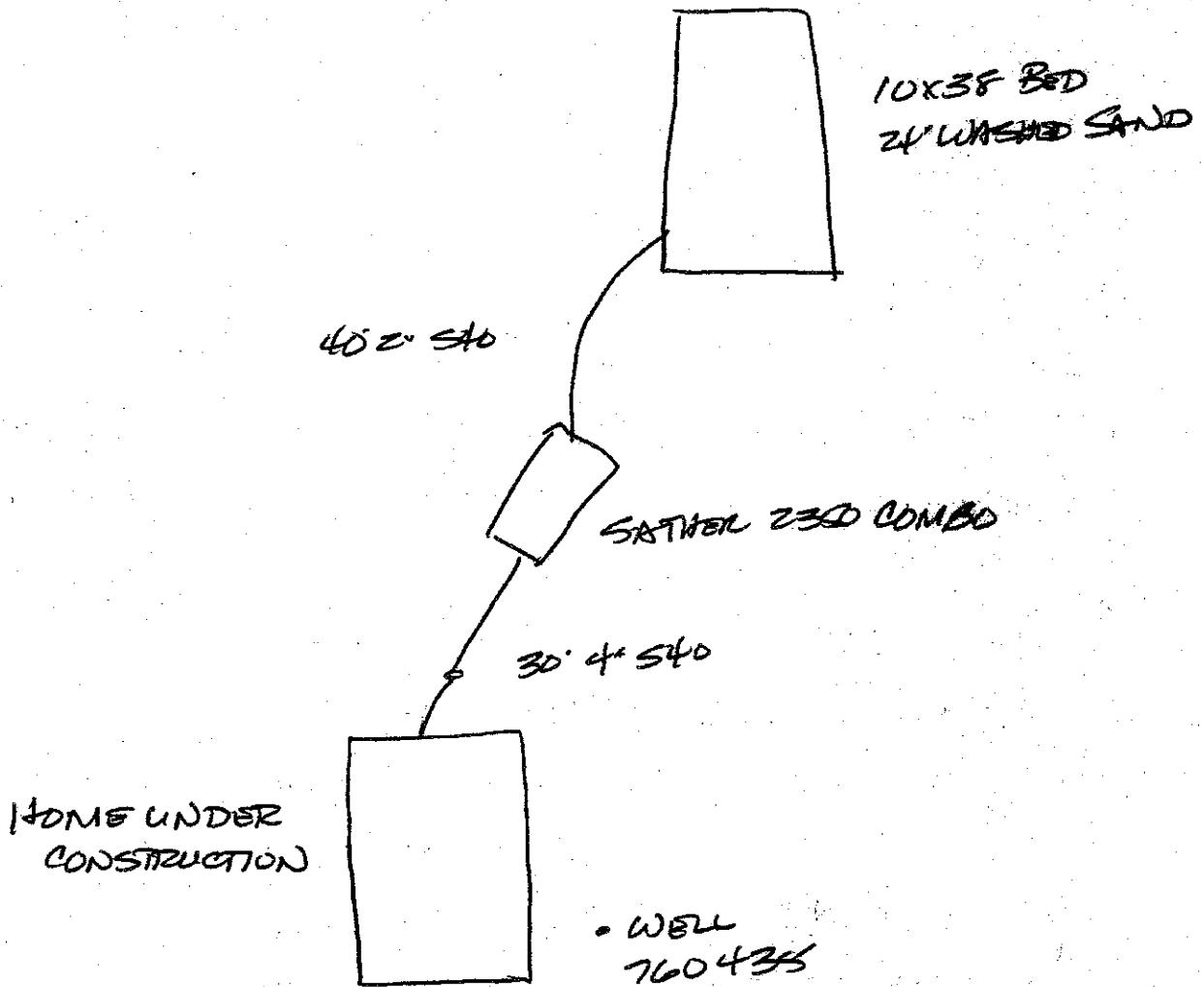
Installer/Employer: JANE HOLMVIK License Number: 1167

Inspector Signature: Tom Green Gallons Per Day: 450

Sq. Ft. Required: 373

Sq. Ft. Installed: 380

NOTE: Water Softener discharge is not recommended or required to be treated before disposal



JAMES LANG
PIN 0839431 012608
RS: 740 023 104000009

LITTLE PINE LAKE