

A close-up photograph of a person's hand holding a black pen, writing on a document. The hand is wearing a ring on the ring finger. The document has some faint text and lines, including the words "Application Form" and "Business Contract".

Iowa Land Records Guidance for Iowa County Recordors

GROUNDWATER HAZARD

HF 2343

- GWH statement need not be submitted or recorded when there are no hazardous conditions to report
- Worked with DNR to provide a joint training webinar on June 9
- Webinar recording distributed to all major stakeholder groups and available on our website for review.
- Starting July 1



GWH SCENARIOS

NOW TO JUNE 30

- Scenario 1
- Keep using current GWH form
- Submitters keep submitting GWH with DOV
- Submitters should NOT use the alternative statement yet (the exemption doesn't exist until July 1!)

- Scenario 2
- Document is executed using the exemption statement and a GWH is **NOT** submitted with the package
- Recorder Action: Decline the group and direct the submitter to attach a valid GWH statement – even if there are no reportable conditions



GWH SCENARIOS

NOW TO JUNE 30

- Scenario 3
- Document is executed and submitted with a GWH using the **NEW** form
- Recorder Action: Decline the group and direct the submitter to attach a GWH statement using the **current** form



GWH SCENARIOS

JULY 1 FORWARD

- Scenario 1
- Keep using current GWH form
- Submitters keep submitting GWH with DOV if there are conditions present
- Scenario 2
- Documents are executed on July 1 or after
- Submitter includes exemption statement on the conveyance document
- No GWH statement is included in the package
- Recorder Action: Record the package



GWH SCENARIOS

JULY 1 FORWARD

- Scenario 3
- Documents are executed BEFORE July 1
- Submitter includes exemption statement on the conveyance document
- No GWH statement is included in the package
- The submitter should NOT have used the exemption statement before July 1, but ...
- There are no conditions reported so why require the GWH statement?

- Recorder Action: Consult with your County Attorney or ... just record the package ...
Recorders record and don't make legal judgments