

80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN **PRIVATE LISTING FOR SALE**

80 Acres +/- in Section 26 of Seely Twp.

SUBJECT LOCATION: Farm is located 4 miles southeast of Bricelyn, MN and 20 miles south of Wells, MN.

LEGAL DESCRIPTION: W 1/2 OF SE 1/4 in Section 26 of Seely Township, Faribault County, MN T101N, R25W

REAL ESTATE SALE TERMS: The terms of sale for this farm are based on a cash sale with possession taking place after closing and the 2021 crop has been removed. The successful buyer will enter into a purchase agreement & make a 20% down payment to the Frundt, Lundquist & Gustafson Trust account with closing following 30 days after. This sale is **NOT CONTINGENT ON BUYER FINANCING** and 20% down payment is **NON-REFUNDABLE**. There will be a 2% buyers premium added onto the final sales price. Property is being sold **AS IS-WHERE IS**. Property is being sold subject to any and all zoning, environmental, state, federal laws or any easements including road, drainage, utility, or other easements of record. The 2021 property taxes will be paid by the Sellers and Sellers will be retaining all of 2021 rental income. Any new assessments of record after the signing of the purchase agreement will be the responsibility of the buyer. Any appraisal or loan fees are buyer's obligation. It is interested bidder's obligation to inspect property prior to their purchase of it. Land Services Unlimited+ and Sales Staff represent the Sellers in this transaction.

36.36 Acres +/- in Section 15 of Seely Twp.

SUBJECT LOCATION: Farm is located just South of Bricelyn, MN, which is located 16 miles south of Wells, MN.

LEGAL DESCRIPTION: 36.36 Acres Located in Section 15 of Seely Township, Faribault County, MN T101N, R25W. *See farm booklet for full legal description.

STEVE JELLE & ANN LACHNEY-OWNERS

FRUNDT, LUNDQUIST & GUSTAFSON, LTD.-DAN LUNDQUIST, CLOSING ATTORNEY

ADDITIONAL PROPERTY INFORMATION:

These parcels of bare farmland are being marketed and sold by the Private Sale Method. To receive information on price, terms & other pertinent information, interested parties please contact Dustyn Hartung 507-236-7629 with Land Services Unlimited+. Call us today and thank you for looking! VISIT OUR WEBSITE AT WWW.LANDSERVICESUNLIMITED.COM FOR FULL DETAILS!



REAL ESTATE SALES STAFF

DUSTYN HARTUNG 507-236-7629

LEAH HARTUNG MN Broker

#40416719

105 S State Street, Fairmont, MN 56031-507-238-4318

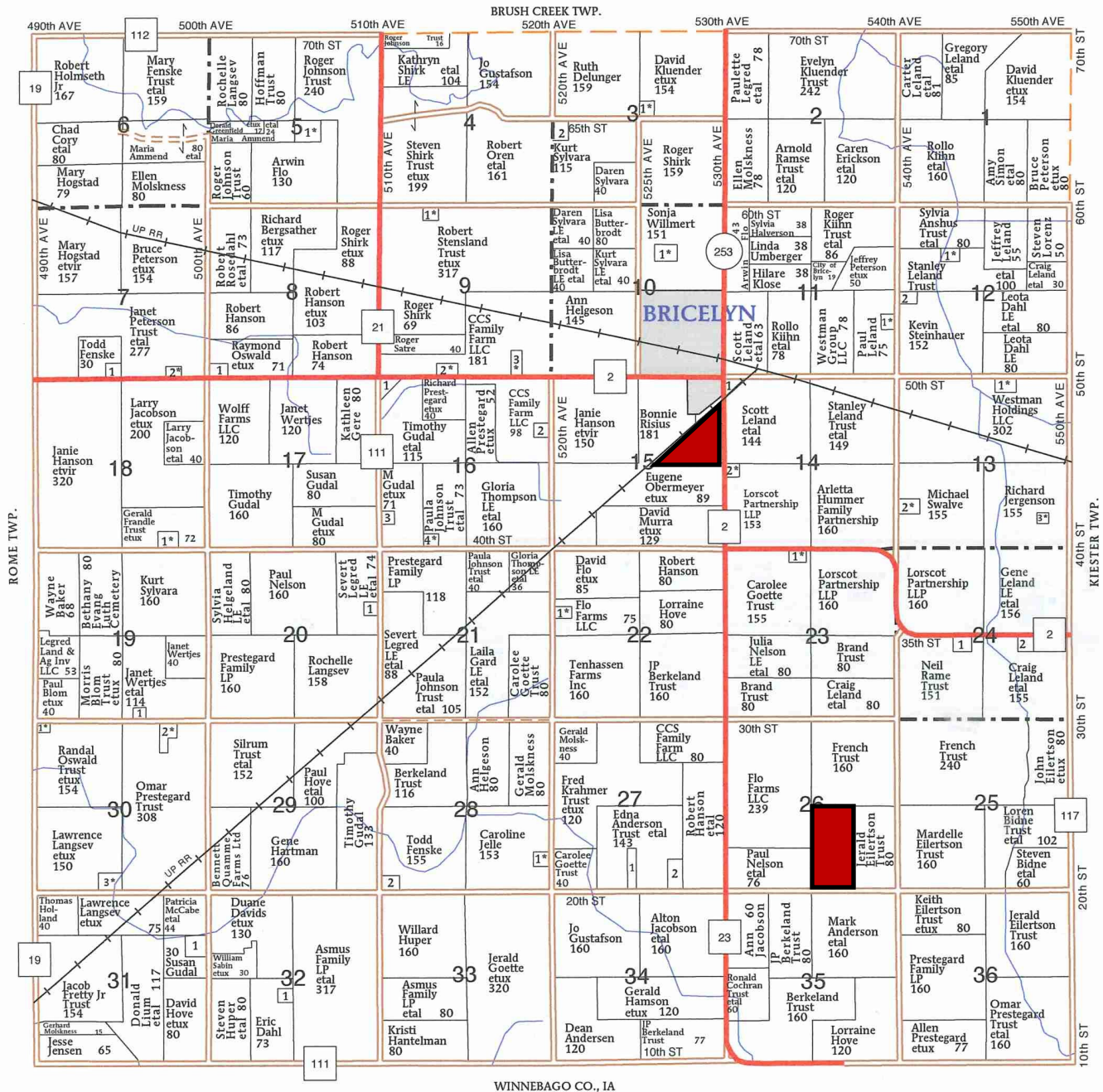
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T-101-N

SEELY PLAT

R-25-W



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Fairmont, MN 56031
507-238-4318

PROPERTY INFORMATION

DESCRIPTION PARCEL 1: 80 Deeded Acres, W 1/2 of the SE 1/4 Located in Section 26 of Seely Township, Faribault County, MN T101N, R25W

TAX PARCEL IDS #: 170260600

BUILDINGS: Bare Farmland

REAL ESTATE TAXES: 2021 AG (NON-HSTD) Taxes = \$2,781.43

FSA INFORMATION:

Total Acres	=	80.00 +/- Acres
FSA Tillable Acres	=	78.22 +/- Acres
Corn Base Acres	=	42.26 +/- Acres
Corn PLC Yield	=	168 +/- Bushels
Soybean Base Acres	=	30.47 +/- Acres
Soybean PLC Yield	=	46 +/- Bushels
Total Base Acres	=	72.73 +/- Acres

PREDOMINANT SOILS: Canisteo Clay Loam, Delft Clay Loam, Clarion Swanlake Complex, Clarion Storden Pilot Grove Complex

CPI: Crop Productivity Index = 89.3 *Good
*See Soil Map

TOPOGRAPHY: Rolling
*See Topography Map

DRAINAGE: County Tile JD 13F, 22" County tile which outlets NW to open ditch JD 13F. This farm was also recently pattern tiled.
*See Tile Maps/ Air Photos

NRCS CLASSIFICATIONS ON TILLABLE ACRES: NHEL (Non-Highly Erodible)

WETLAND STATUS: Certified Wetland Determination was completed on 2-11-20.
*See Wetland Determination

LEASE STATUS: 2021 farm lease runs thru the 2021 crop season. New buyer may enter property for 2021 fall tillage when the 2021 crop has been removed. New buyer will have possession of the farm upon closing, but subject to the rights of the current tenant.

AUCTIONS – REAL ESTATE - APPRAISALS



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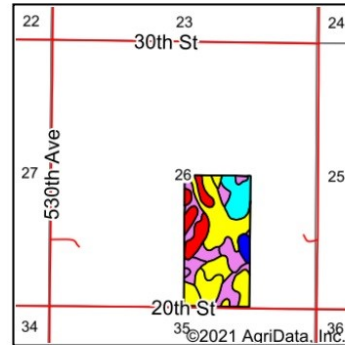
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An aerial photograph of a vast, flat landscape, likely a field or tundra. The foreground is a large, brownish, textured area, possibly a plowed field or a dry lake bed, with a small, isolated building or structure visible in the distance. The background shows a flat, green landscape with a few scattered trees and a small cluster of buildings. The sky is a pale, overcast blue.



LAND SERVICES UNLIMITED, INC. 509-238-4341

Surveying • Engineering • Construction

10000 1st Ave. S.E. • Everett, WA 98203

Maps Provided By:

 **surety**
CUSTOMIZED ONLINE MAPPING

© AgriData, Inc. 2021 www.AgrIDataInc.com



Area Symbol: MN043, Soil Area Version: 17

[illegible]

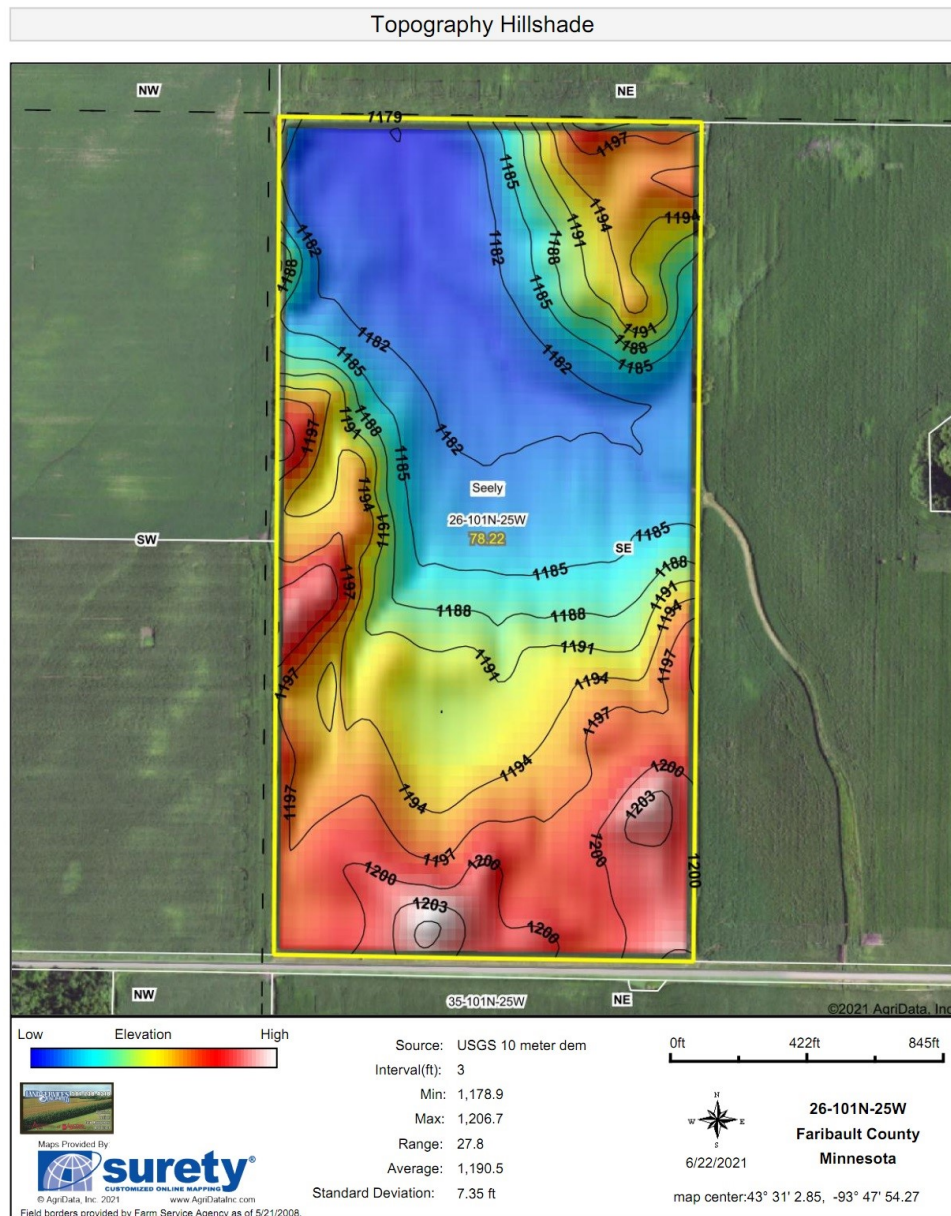
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Client: Steve Jelle
Farm: 80
Field: 100 ft spacing

4 in 23722.30 ft
5 in 1454.19 ft
- - - - -



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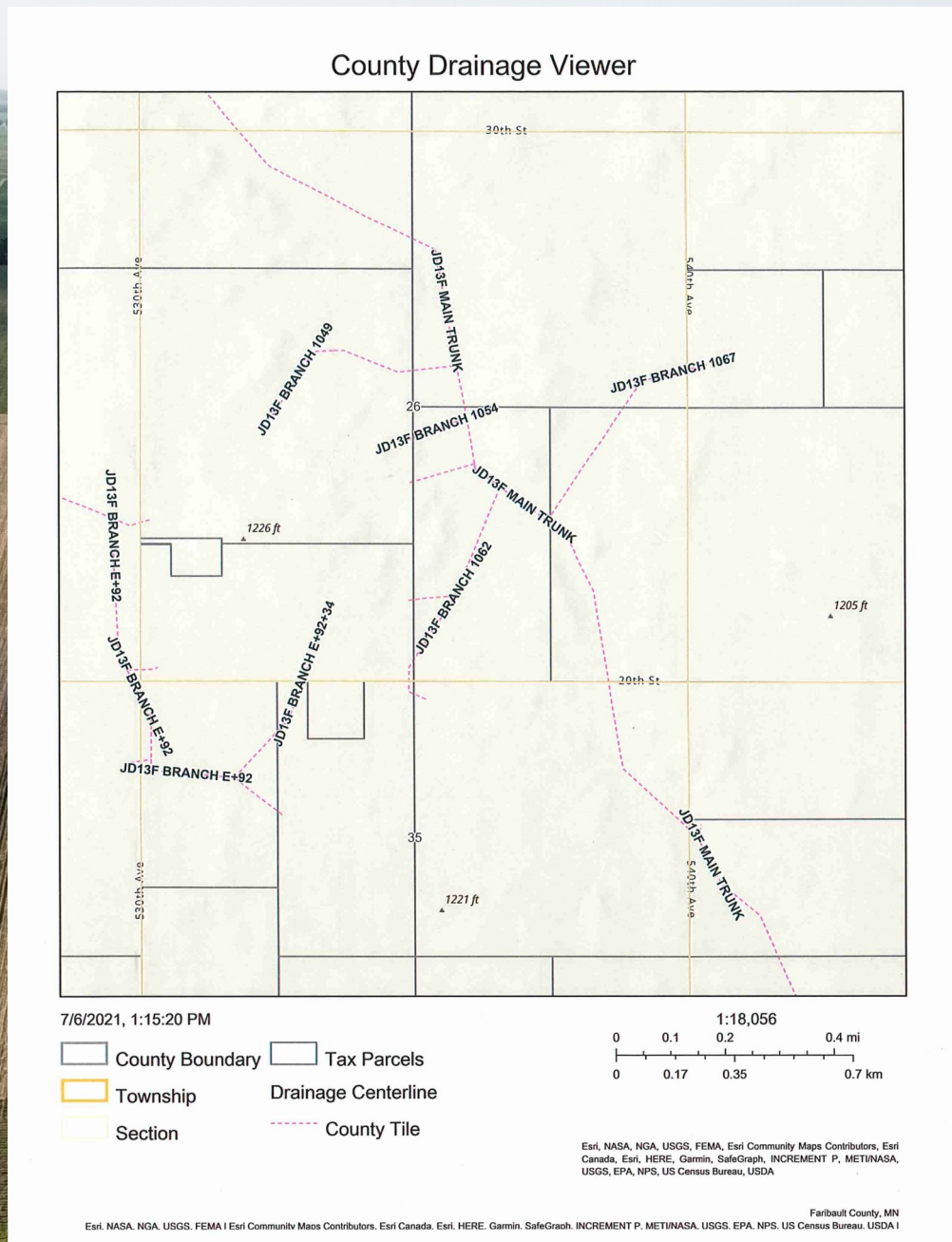
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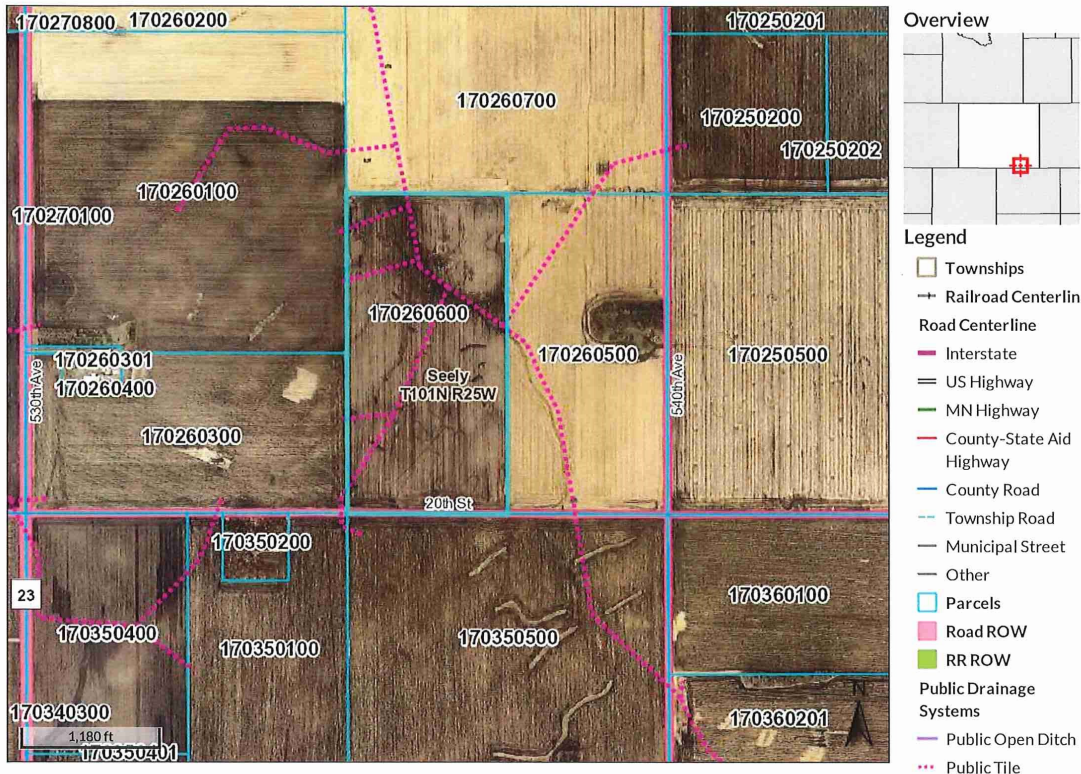
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 **Beacon**™ Faribault County, MN



Parcel ID 170260600
Sec/Twp/Rng 26-101-025
Property Address

Alternate ID n/a
Class 101 - AGRICULTURAL
Acreage 80

Owner Address LACHNEY, ANN
STEVEN JELLE
7763 GRINNELL WAY
LAKEVILLE, MN 55044

District 1701 SEELY TOWNSHIP
Brief Tax Description Sect-26 Twp-101 Range-025 80.00 AC W 1/2 OF SE 1/4
(Note: Not to be used on legal documents)

Date created: 6/21/2021
Last Data Uploaded: 6/20/2021 7:18:57 PM

Developed by  **Schneider**
GEOSPATIAL

LAND SERVICES UNLIMITED
The People That Make Things Happen

Auctioneer Alley

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Summary

Parcel ID 170260600
 Property Address 26-101-025
 Sec/Twp/Rng Sect-26 Twp-101 Range-025 80.00 AC W 1/2 OF SE 1/4
 Brief Tax Description (Note: Not to be used on legal documents)
 Deeded Acres 80.00
 Class 101 - (NON-HSTD) AGRICULTURAL
 District (1701) 1701 SEELY TOWNSHIP
 School District 2134
 Creation Date 06/27/1989

Owner

Primary Taxpayer
 Ann Lachney &
 Steven Jelle
 7763 Grinnell Way
 Lakeville, MN 55044

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER	71.2	0	0	0	78.220	AC
2	ROAD	0	0	0	0	1.780	AC
Total						80.000	

Valuation

	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment	2016 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$501,200	\$501,200	\$501,200	\$501,200	\$529,100
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$501,200	\$501,200	\$501,200	\$501,200	\$529,100

Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable	2017 Payable
Estimated Market Value	\$501,200	\$501,200	\$501,200	\$501,200	\$529,100
- Excluded Value	\$0	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0	\$0
= Taxable Market Value	\$501,200	\$501,200	\$501,200	\$501,200	\$529,100
Net Taxes Due	\$2,781.43	\$2,807.43	\$2,972.13		
+ Special Assessments	\$4.57	\$4.57	\$189.87		
= Total Taxes Due	\$2,786.00	\$2,812.00	\$3,162.00		

IF YOU OWE BACK TAXES PLEASE CALL THE AUDITOR/TREASURER OFFICE

Taxes Paid

Receipt #	Receipt Print Date	Bill Pay Year	Amt Adj	Amt Write Off	Amt Charge	Amt Payment
425777	4/21/2021	2021	\$0.00	\$0.00	\$0.00	(\$2,786.00)
403181	5/4/2020	2020	\$0.00	\$0.00	\$0.00	(\$2,812.00)
377386	4/8/2019	2019	\$0.00	\$0.00	\$0.00	(\$3,162.00)
366413	6/14/2018	2018	\$0.00	\$0.00	\$0.00	(\$1,545.00)
353449	3/30/2018	2018	\$0.00	\$0.00	\$0.00	(\$1,545.00)
343180	9/18/2017	2017	\$0.00	\$0.00	\$0.00	(\$1,714.00)
331152	4/19/2017	2017	\$0.00	\$0.00	\$0.00	(\$1,714.00)
319512	8/31/2016	2016	\$0.00	\$0.00	\$0.00	(\$1,068.00)
307219	4/13/2016	2016	\$0.00	\$0.00	\$0.00	(\$1,068.00)



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Minnesota
Faribault
Report ID: FSA-156EZ
DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

U.S. Department of Agriculture
Farm Service Agency
Abbreviated 156 Farm Record

FARM: 3996
Prepared: 6/22/21 8:55 AM
Crop Year: 2021
Page: 1 of 2

Operator Name _____ Farm Identifier
90-1698/1216

Farms Associated with Operator: _____

ARC/PLC G//F Eligibility: Eligible

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
116.4	116.4	116.4	0.0	0.0	0.0	0.0	0.0	Active	2

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FPW	Native Sod
0.0	0.0	116.4	0.0	0.0	0.0

ARC/PLC					
PLC	ARC-CO	ARC-IC	PLC-Default	ARC-CO-Default	ARC-IC-Default
NONE	CORN , SOYBN	NONE	NONE	NONE	NONE

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	62.52	168	0.00
SOYBEANS	45.08	46	0.00
Total Base Acres:	107.6		

Tract Number: 190 Description W2SE4(26)SEE
FSA Physical Location : Faribault, MN ANSI Physical Location: Faribault, MN
BIA Range Unit Number:
HEL Status: NHEL: no agricultural commodity planted on undetermined fields
Wetland Status: Tract does not contain a wetland
WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
78.22	78.22	78.22	0.0	0.0	0.0	0.0	0.0

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FPW	Native Sod
0.0	0.0	78.22	0.0	0.0	0.0

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	42.26	168	0.00
SOYBEANS	30.47	46	0.00
Total Base Acres:	72.73		

Owners: LACHNEY, ANN M JELLE, STEVEN MYRON



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United States
Department of
Agriculture

Faribault County, Minnesota

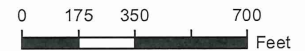


Farm 3996

Tract 190

2021 Program Year

Map Created May 03, 2021



Unless otherwise noted:
Shares are 100% operator
Crops are non-irrigated
Corn = yellow for grain
Soybeans = common soybeans for grain
Wheat = HRS, HRW = Grain
Sunflower = Oil, Non-Oil = Grain
Oats and Barley = Spring for grain
Rye = for grain
Peas = process
Alfalfa, Mixed Forage AGM, GMA, IGS = for forage
Beans = Dry Edible
NAG = for GZ
Canola = Spring for seed

Common Land Unit

Cropland
 Tract Boundary

Wetland Determination Identifiers

Restricted Use
 Limited Restrictions
 Exempt from Conservation Compliance Provisions

Tract Cropland Total: 78.22 acres

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS). This map displays the 2019 NAIP imagery.



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United States Department
of Agriculture

Natural Resources
Conservation Service

NRCS-CPA-026E
9/2012

HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION

Name Address	Request Date: 11/18/2019	County: Faribault
Agency or Person Requesting Determination:	Operator	Tract No: 190 FSA Farm No: 3996

Section I - Highly Erodible Land

Is a soil survey now available for making a highly erodible land determination?	
Are there highly erodible soil map units on this farm?	

Fields in this section have undergone a determination of whether they are highly erodible land (HEL) or not; fields for which an HEL determination has not been completed are not listed. In order to be eligible for USDA benefits, a person must be using an approved conservation system on all HEL.

Field(s)	HEL(Y/N)	Sodbust (Y/N)	Acres	Determination Date
Refer to the Previous HEL determination available on file from your FSA office				

The Highly Erodible Land determination was completed in the

Section II - Wetlands

Fields in this section have had wetland determinations completed. See the Definition of Wetland Label Codes for additional information regarding allowable activities under the wetland conservation provisions of the Food Security Act and/or when wetland determinations are necessary to determine USDA program eligibility.

Field(s)	Wetland Label	Occurrence Year	Acres	Determination Date	Certification Date
	PC/NW		78.2	2/11/2020	

The wetland determination was completed in the: Office It was delivered by: Mail On: 2/11/2020

Remarks:	
----------	--

I certify that the above determinations are correct and were conducted in accordance with policies and procedures contained in the National Food Security Act Manual

Signature Designated Conservationist	Date
 Jeremy Kite	2/11/2020

The U.S. Department of Agriculture (USDA) prohibits discrimination in all of its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, political beliefs, genetic information, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Assistant Secretary for Civil Rights, Office of the Assistant Secretary for Civil Rights, 1400 Independence Avenue, S.W., Stop 9410, Washington, DC 20250-9410, or call tollfree at (866) 632-9992 (English) or (800) 877-8339 (TDD) or (866) 377-8642 (English Federal-relay) or (800) 845-6136 (Spanish Federal-relay). USDA is an equal opportunity provider and employer.

Received
FEB 12 2020
Faribault County FSA



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United States Department of Agriculture

Natural Resources
Conservation Service

Minnesota
Blue Earth Field Office

411 S Grove Street
Suite 1, Blue Earth,
MN 56013

Ph: 507-526-3282
www.mn.nrcs.usda.gov

February 11, 2020

RE: Certified Wetland Determination

Dear _____

The Natural Resources Conservation Service (NRCS) recently received from the Farm Service Agency (FSA), a Highly Erodible Land Conservation (HELCS) and Wetland Conservation (WC) Certification (Form AD1026) for Tract 190. As a result, NRCS is issuing a Preliminary Technical Determination (PTD) in accordance with the wetland provisions of the Food Security Act of 1985, as amended. This PTD was conducted by NRCS Wetland Compliance staff and concluded that Field 1 on tract 190, Section 26, Seely Township, Choose an item. County, Minnesota, qualify for an exemption to the wetland conservation provisions and is labeled as Prior Converted/ Non-Wetland (PC/NW) and delineated as 78.2 acres. Please consider the enclosed NRCS-CPA-026 and map for more information.

This PTD will become a final technical determination in accordance with regulatory requirements (Title 7 Code of Federal Regulations (CFR.) Part 614.8(a) (1)). NRCS has determined that the determination presented here are not appealable. You may seek a review of this determination by filing with the National Appeals Division (NAD) director a written request no later than 30 calendar days after the date you receive this notice in accordance with the NRCS appeal procedures found at 7 CFR. Part 614 and the NAD appeal procedures found at 7 CFR. Part 11. If you believe that this issue is appealable, you must write to the NAD director at the applicable address shown and explain why you believe this determination is appealable. If you seek an appealability review with the NAD director, provide NRCS a copy of your request:

National Appeals Division (NAD)
PO Box 68806
Indianapolis, IN 46268-0806

Please keep NRCS informed of your decision to exercise these options.

This certified wetland determination/delineation has been conducted for the purpose of implementing the wetland conservation provisions of the Food Security Act of 1985. This determination/delineation may not be valid for identifying the extent of the Corps of Engineers' (COE's) Clean Water Act jurisdiction for this site. If you intend to conduct any activity that constitutes a discharge of dredged or fill material

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into wetlands or other waters, you should request a jurisdictional determination from the local office of the COE prior to starting the work. Other federal, state or local permits or restrictions may apply to activities impacting wetlands. Contact the US Fish and Wildlife Service for information concerning conservation easements. Contact the Local Governmental Unit (LGU) for State Wetland Conservation Act permits and Minnesota Department of Natural Resources for protected water permits prior to initiating wetland activities by completing the "Minnesota Joint Project Notification Form" available from the LGU.

The 2014 Farm Bill connected producer eligibility for Federal crop insurance premium subsidy to compliance with the wetland conservation provisions. Eligibility for most USDA programs is lost for any wetland conversions that have occurred after December 23, 1985. However, only wetland conversions that occur after February 7, 2014, result in ineligibility for Federal crop insurance premium subsidy.

If you have questions concerning this notification, please contact Jeremy Kite at 507-526-3282 ext. 113.

Sincerely,


Jeremy Kite, Wetland Specialist
USDA-NRCS

Enclosures

cc: Nicki Miranowski, Faribault FSA County Executive Director, Blue Earth, MN
DC, Faribault County District Conservationist, Blue Earth, MN



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U.S.D.A. Soil Conservation Service 8CS-CPA-028 (1-88) 1. Name and Address of Person *KPS* 2. Date of Request *12-21-89*

HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION 3. County *Faribault*

4. Name of USDA Agency or Person Requesting Determination *ASCS* 5. Farm No. and Tract No. *FF 1216 T 180*

SECTION I - HIGHLY ERODIBLE LAND

6. Is soil survey now available for making a highly erodible land determination? Yes ☒ No ☐ Field No.(s) Total Acres

7. Are there highly erodible soil map units on this farm? Yes ☒ No ☐ Field No.(s) Total Acres

8. List highly erodible fields that, according to ASCS records, were used to produce an agricultural commodity in any crop year during 1981-1985. *None*

9. List highly erodible fields that have been or will be converted for the production of agricultural commodities and, according to ASCS records, were not used for this purpose in any crop year during 1981-1985; and were not enrolled in a USDA set-aside or diversion program.

10. This Highly Erodible Land determination was completed in the: Office ☒ Field ☐

NOTE: If you have highly erodible cropland fields, you may need to have a conservation plan developed for these fields. For further information, contact the local office of the Soil Conservation Service.

SECTION II - WETLAND

11. Are there hydric soils on this farm? Yes ☒ No ☐ Field No.(s) Total Wetland Acres

List field numbers and acres, where appropriate, for the following EXEMPTED WETLANDS:

12. Wetlands (W), including abandoned wetlands, or Farmed Wetlands (FW). Wetlands may be farmed under natural conditions. Farmed Wetlands may be farmed and maintained in the same manner as they were prior to December 23, 1985, as long as they are not abandoned. *None*

13. Prior Converted Wetlands (PC) - The use, management, drainage, and alteration of prior converted wetlands (PC) are not subject to FSA unless the area reverts to wetland as a result of abandonment. You should inform SCS of any area to be used to produce an agricultural commodity that has not been cropped, managed, or maintained for 5 years or more. *1*

14. Artificial Wetlands (AW) - Artificial Wetlands includes Irrigation Induced wetlands. These Wetlands are not subject to FSA. *None*

15. Minimal Effect Wetlands (MW) - These wetlands are to be farmed according to the minimal effect agreement signed at the time the minimal effect determination was made.

NON-EXEMPTED WETLANDS:

16. Converted Wetlands (CW) - In any year that an agricultural commodity is planted on these Converted Wetlands, you will be ineligible for USDA benefits. If you believe that the conversion was commenced before December 23, 1985, or that the conversion was caused by a third party, contact the ASCS office to request a commenced or third party determination.

17. The planned alteration measures on wetlands in fields *N/A* are considered maintenance and are in compliance with FSA.

18. The planned alteration measures on wetlands in fields *N/A* are not considered to be maintenance and if installed will cause the area to become a Converted Wetland (CW). See Item 16 for information on CW.

19. This wetland determination was completed in the: Office ☒ Field ☐

20. This determination was: Delivered ☐ Mailed ☒ To the Person on Date: *1-25-90*

NOTE: If you do not agree with this determination, you may request a reconsideration from the person that signed this form in Block 22 below. The reconsideration is a prerequisite for any further appeal. The request for the reconsideration must be in writing and must state your reasons for the request. The request must be mailed or delivered within 45 days after this determination is mailed to or otherwise made available to you. Please see reverse side of the producer's copy of this form for more information on appeals procedure.

NOTE: If you intend to convert additional land to cropland or alter any wetlands, you must initiate another Form AD-1026 at the local office of ASCS. Abandonment is where land has not been cropped, managed, or maintained for 5 years or more. You should inform SCS if you plan to produce an agricultural commodity on abandoned wetlands.

21. Remarks *This is a 180 acre section 26 of Sec 1.*

22. Signature of SCS District Conservationist *Randy Hultberg* 23. Date *1-25-90*

Assistance and programs of the Soil Conservation Service available without regard to race, religion, color, sex, age, handicap, etc.



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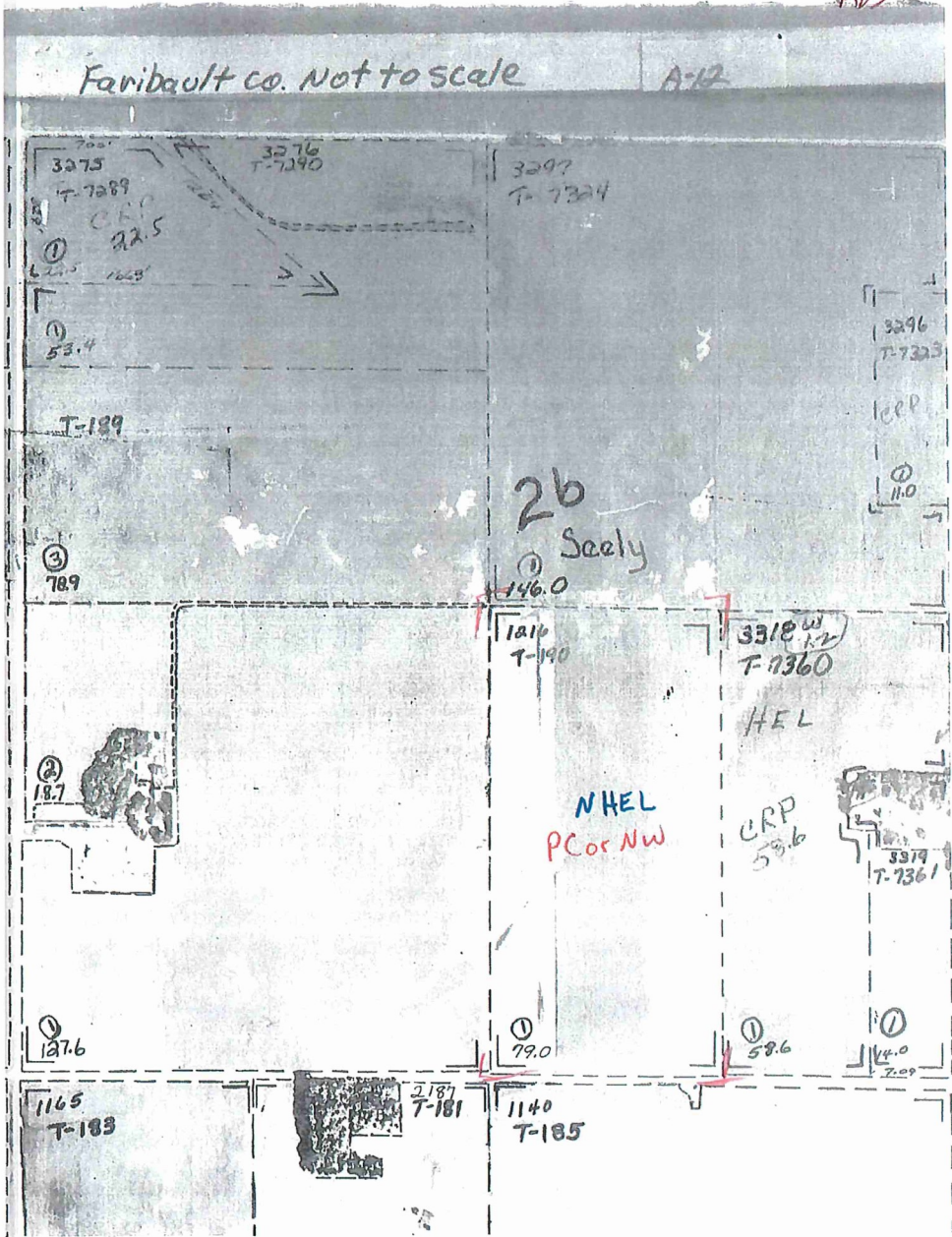
REAL ESTATE SALES STAFF

DUSTYN HARTUNG 507-236-7629

LEAH HARTUNG MN Broker

#40416719

80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN



Auctioneer
Alley

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PROPERTY INFORMATION

LEGAL DESCRIPTION: 36.36 Deeded Acres located in Section 15 of Seely Township, Faribault County, MN T101N, R25W

All of the land lying South and East of the right-of-way of the Burlington, Cedar Rapids and Northern Railway Company in the Northeast Quarter of the Northeast Quarter, and all the land lying South and East of the right-of-way of the Burlington, Cedar Rapids and Northern Railway Company in the Southeast Quarter of the Northeast Quarter and all the land lying South and East of right-of-way of the Burlington, Cedar Rapids and Northern Railway Company in the Southwest Quarter of the Northeast Quarter, all in section fifteen (15) in Township One Hundred One (101) North of Range Twenty-five (25) West of the Fifth Principal Meridian, excepting therefrom the following described tract: commencing at the point of beginning on the East line of the Northeast Quarter of Section Fifteen (15) a distance of 988.9 feet South of the Northeast Corner thereof; thence continuing South along the said East line of the Northeast Quarter of Section Fifteen (15) a distance of 590.0 feet, thence South 90°00' West at right angles to the said East line the Northeast Quarter of Section Fifteen (15) a distance of 361.5 feet, thence North 0°00' East a distance of 316.4 feet to the Southerly right-of-way line of the Chicago Rock Island and Pacific Railroad, thence North 48°51' East along the said Southerly right-of-way line a distance of 414.3 feet, thence North 90°00' East a distance of 49.5 feet to the point of beginning. Subject thereto an easement across the East 45'.5 feet for Faribault County State Aid Highway No. 2 right of way. Said exception containing 3.2 acres of land excluding roadway right-of-way & A parcel of land located in the Northeast Quarter (NE 1/4) of Section Fifteen (15), Township One Hundred One (101) North of Range Twenty-Five (25) West in the City of Briceyn, County of Faribault, State of Minnesota, more particularly described as follows: Commencing at a point of 725 feet South of the Northeast Corner of the said Northeast Quarter (NE 1/4) thence Southwesterly 25 feet Southeasterly of and parallel to the centerline of the main track of Midwestern Railroad Properties, Inc. ('MRPI') to a point where said course intersects the Southerly extension of the West boundary of Bassett Avenue being the POINT OF BEGINNING; thence Southwesterly on the same course to a point which is 2,276 feet distant from the East line of the Northeast Quarter (NE 1/4) of said Section Fifteen (15) measured along the last-described course; thence Southeasterly at a right angle to the last described course 25 feet to a point for a corner; thence Northeasterly at a right angle to the last described course 100 feet to a point for a

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corner; thence Southeasterly at a right angle to the last described course 150 feet to a point for a corner; thence Northeasterly at a right angle to the last described course to a point of intersection with the Southerly extension of the West boundary of Bassett Avenue; thence Northerly along said extended boundary of Bassett Avenue to the POINT OF BEGINNING.

***Not to be used on legal documents**

TAX PARCEL ID #: 31.36 Acre Parcel-170150901
5 Acre Parcel-170150500

BUILDINGS: Bare Farmland

REAL ESTATE TAXES: 2021 AG (NON-HSTD) Taxes = \$1,373.72

FSA INFORMATION:

Total Acres	=	36.36 +/- acres
FSA Tillable Acres	=	34.87 +/- acres
Corn Base Acres	=	20.26 +/- acres
Corn PLC Yield	=	168 +/- bushels
Soybean Base Acres	=	14.61 +/- acres
Soybean PLC Yield	=	46 +/- bushels
Total Base Acres	=	34.87 +/- acres

***Some of tillable acres are adjoining property owners surrounding acreage**

SOIL DESCRIPTION: Canisteo Glencoe, Nicollet Clay Loam

CPI: Crop Productivity Index = 92.1 *Excellent
***See Soil Map**

TOPOGRAPHY: Flat
***See Topography Map**

DRAINAGE: Private Tile
***See Tile Maps/ Air Photos**

NRCS CLASSIFICATIONS ON TILLABLE ACRES: NHEL (Non-Highly Erodible)

WETLAND STATUS: Certified Wetland Determination was completed on 9-30-13.
***See Wetland Determination**

LEASE STATUS: 2021 farm lease runs thru the 2021 crop season. New buyer may enter property for 2021 fall tillage when the 2021 crop has been removed. New buyer will have possession of the farm upon closing, but subject to the rights of the current tenant.

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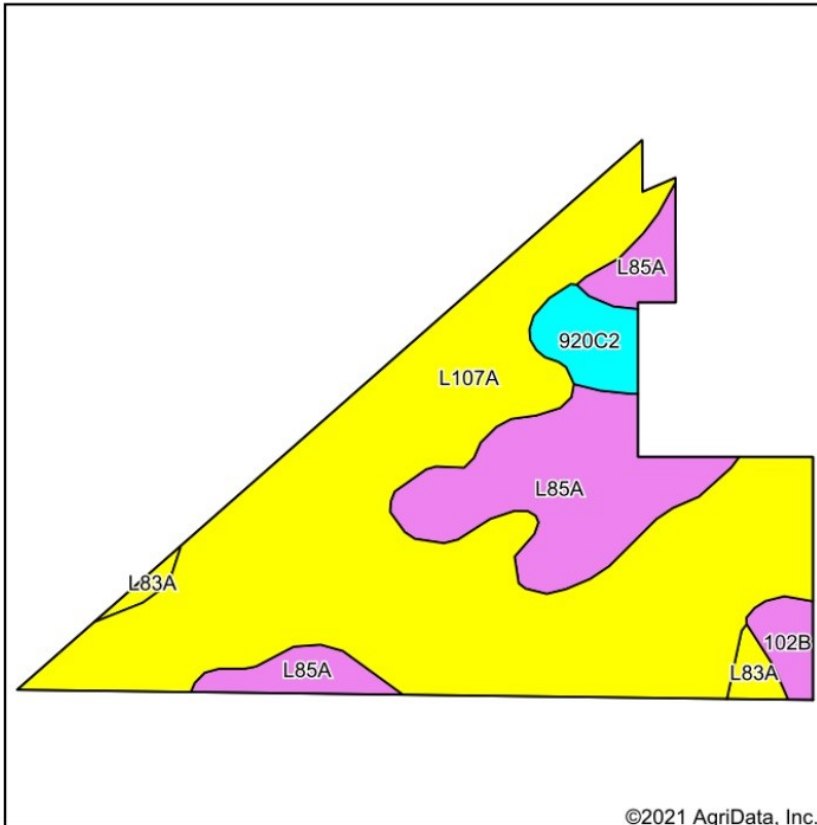
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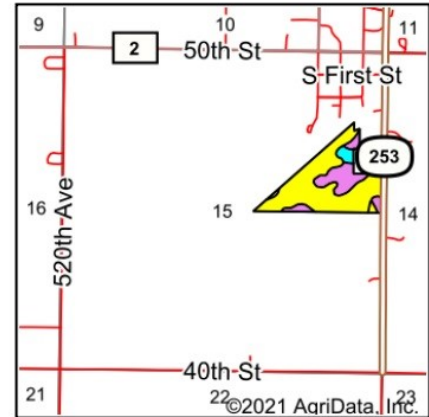
80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN PRIVATE LISTING FOR SALE

Soils Map



Soils data provided by USDA and NRCS.

©2021 AgriData, Inc.



State: **Minnesota**
County: **Faribault**
Location: **15-101N-25W**
Township: **Seely**
Acres: **35.66**
Date: **6/29/2021**



Maps Provided By



Area Symbol: MN043, Soil Area Version: 17

Code	Soil Description	Acres	Percent of field	PI Legend	Soil Drainage	Non-Irr Class *c	Productivity Index	*n NCCPI Soybeans
L107A	Canisteo-Glencoe complex, 0 to 2 percent slopes	25.33	71.0%		Poorly drained	IIw	91	81
L85A	Nicollet clay loam, 1 to 3 percent slopes	7.54	21.1%		Somewhat poorly drained	Iw	99	82
920C2	Clarion-Storden-Pilot Grove complex, 6 to 10 percent slopes, moderately eroded	1.37	3.8%		Well drained	IIIe	73	63
102B	Clarion loam, 2 to 6 percent slopes	0.78	2.2%		Moderately well drained	Ile	95	84
L83A	Webster clay loam, 0 to 2 percent slopes	0.64	1.8%		Poorly drained	IIw	93	82
Weighted Average							92.1	*n 80.6



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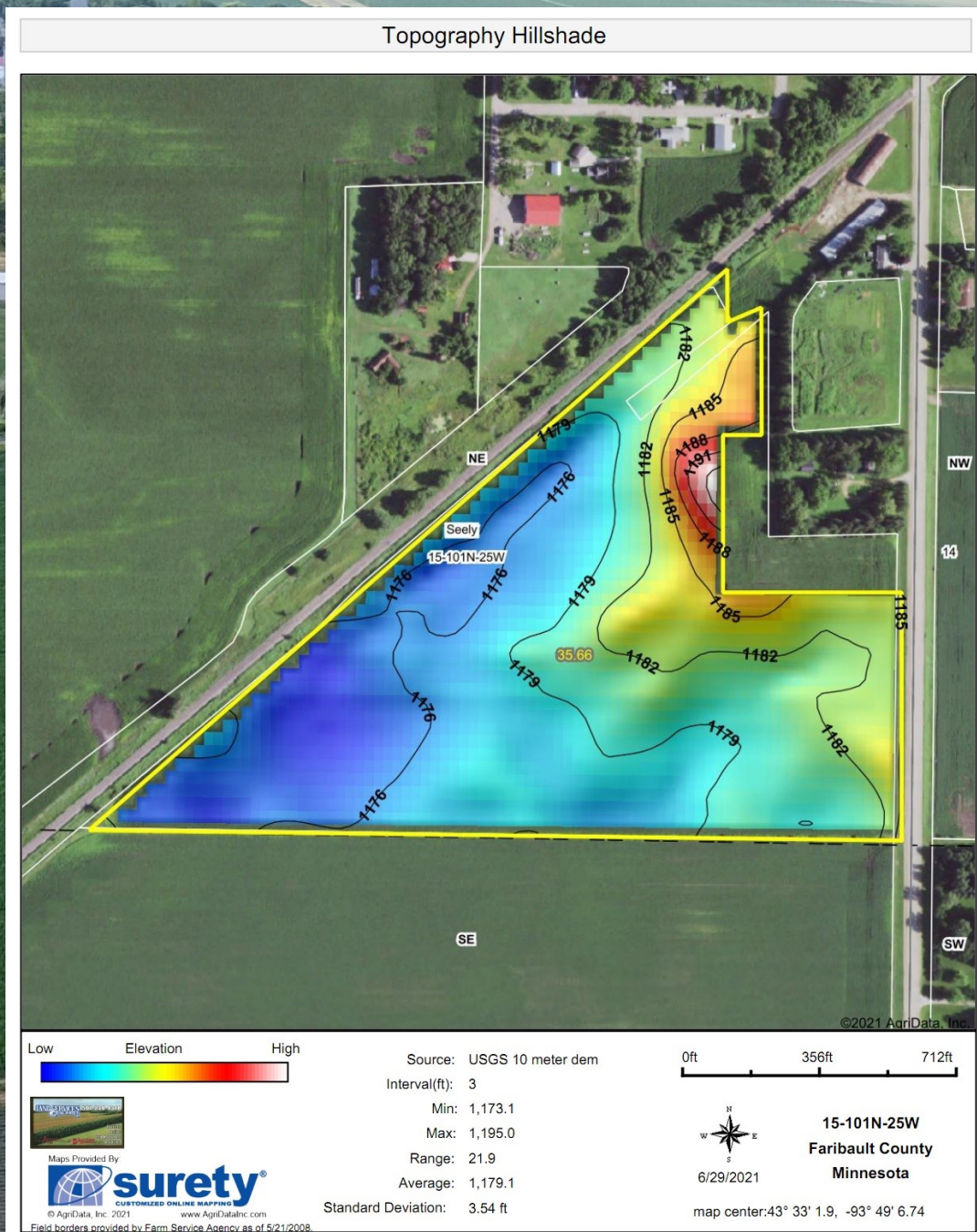
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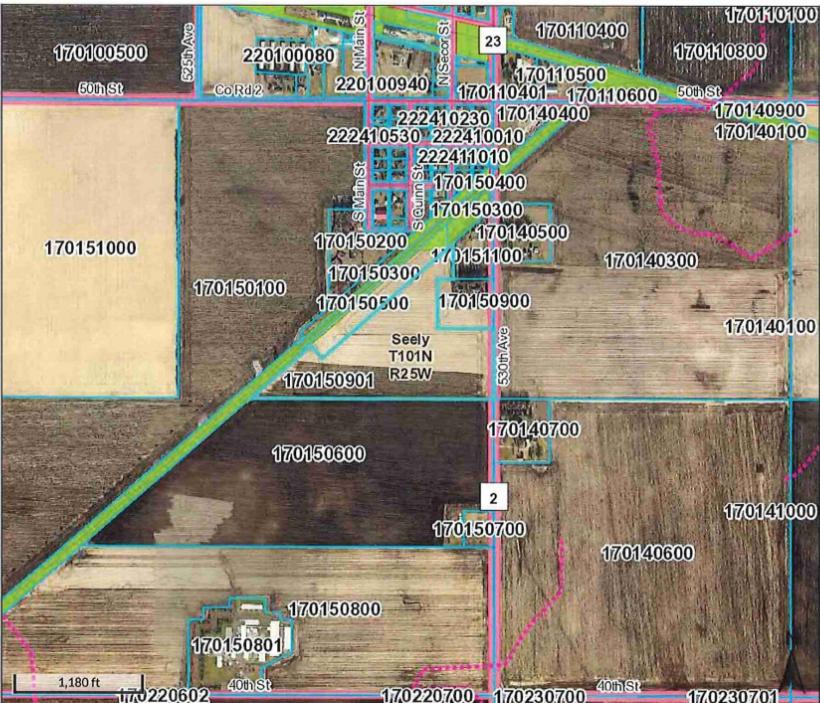
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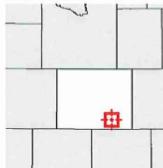




Faribault County, MN



Overview



Legend

- Townships
- Railroad Centerline
- Road Centerline
- Interstate
- US Highway
- MN Highway
- County-State Aid Highway
- County Road
- Township Road
- Municipal Street
- Other
- Parcels
- Road ROW
- RR ROW
- Public Drainage Systems**
- Public Open Ditch
- ... Public Tile

Parcel ID	170150901	Alternate ID	n/a	Owner Address	LACHNEY,ANN
Sec/Twp/Rng	15-101-025	Class	101 - AGRICULTURAL		STEVEN JELLE
Property Address		Acreage	31.36		7763 GRINNELL WAY LAKEVILLE, MN 55044

District 1701 SEELY TOWNSHIP

Brief Tax Description Sect-15 Twp-101 Range-025 31.36 AC 1.09AS OF RR IN NE 1/4 OF NE 1/4 & 38.19AS OF RR IN S 1/2 OF NE 1/4 EX TR COM 49.5'W OF E LINE OF NE 1/4 & ON S LINE OF RR S59° W312' N TO RR NELY TO BEG & EX TR COM 1578.90'S OF NE COR OF NE 1/4 TH W500' S435.60' E500' N435.60' TO BEG

(Note: Not to be used on legal documents)

Date created: 6/21/2021
 Last Data Uploaded: 6/20/2021 7:18:57 PM
 Developed by **Schneider**
 GEOSPATIAL



80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN

PRIVATE LISTING FOR SALE



Summary

Parcel ID 170150901
 Property Address
 Sec/Twp/Rng 15-101-025
 Brief Sect-15 Twp-101 Range-025 31.36 AC 1.09AS OF RR IN NE 1/4 OF NE 1/4 & 38.19AS OF RR IN S 1/2 OF NE 1/4 EX TR COM 49.5'W OF E LINE OF NE 1/4
 Tax Description & ON S LINE OF RR S590' W312' N TO RR NELY TO BEG & EX TR COM 1578.90'S OF NE COR OF NE 1/4 TH W500' S435.60' E500' N435.60' TO BEG
 (Note: Not to be used on legal documents)
 Deeded Acres 31.36
 Class 101 - (NON-HSTD) AGRICULTURAL
 District (1701) 1701 SEELY TOWNSHIP
 School District 2134
 Creation Date 07/30/2018

Owner

Primary Taxpayer
[Ann Lachnev &](#)
 Steven Jelle
 7763 Grinnell Way
 Lakeville, MN 55044

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER	76.1	0	0	0	31.020	AC
2	ROAD	0	0	0	0	0.340	AC
Total						31.360	

Valuation

	2020 Assessment	2019 Assessment	2018 Assessment
+ Estimated Building Value	\$0	\$0	\$0
+ Estimated Land Value	\$212,500	\$212,500	\$212,500
+ Estimated Machinery Value	\$0	\$0	\$0
= Estimated Market Value	\$212,500	\$212,500	\$212,500

Taxation

	2021 Payable	2020 Payable	2019 Payable
Estimated Market Value	\$212,500	\$212,500	\$212,500
- Excluded Value	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0
= Taxable Market Value	\$212,500	\$212,500	\$212,500
Net Taxes Due	\$1,179.07	\$1,189.88	
+ Special Assessments	\$198.93	\$166.12	
= Total Taxes Due	\$1,378.00	\$1,356.00	

IF YOU OWE BACK TAXES PLEASE CALL THE AUDITOR/TREASURER OFFICE

Taxes Paid

Receipt #	Receipt Print Date	Bill Pay Year	Amt Adj	Amt Write Off	Amt Charge	Amt Payment
425778	4/21/2021	2021	\$0.00	\$0.00	\$0.00	(\$1,378.00)
403182	5/4/2020	2020	\$0.00	\$0.00	\$0.00	(\$1,356.00)
377387	4/8/2019	2019	\$0.00	\$0.00	\$0.00	(\$1,260.00)



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80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN

PRIVATE LISTING FOR SALE



Beacon™ Faribault County, MN

Summary

Parcel ID 170150500
 Property Address
 Sec/Twp/Rng 15-101-025
 Brief Sect-15 Twp-101 Range-025 5.00 AC TR COM 725'S & SWLY TO W LI BASSETT AVE OF NE COR NE1/4 SWLY 2276' SELY 25' NELY 100' SELY 150' NELY TO W LI BASSETT AVE NLY TO BEG
 Tax Description (Note: Not to be used on legal documents)
 Deeded Acres 5.00
 Class 101 - (NON-HSTD) AGRICULTURAL
 District (1701) 1701 SEELY TOWNSHIP
 School District 2134
 Creation Date 06/27/1989

Owner

Primary Taxpayer
 Ann Lachney &
 Steven Jelle
 7763 Grinnell Way
 Lakeville, MN 55044

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER	77.8	0	0	0	5.000	AC
Total						5.000	

Valuation

	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment	2016 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$35,000	\$35,000	\$35,000	\$35,000	\$37,000
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$35,000	\$35,000	\$35,000	\$35,000	\$37,000

Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable	2017 Payable
Estimated Market Value	\$35,000	\$35,000	\$35,000	\$35,000	\$37,000
- Excluded Value	\$0	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0	\$0
= Taxable Market Value	\$35,000	\$35,000	\$35,000	\$35,000	\$37,000
Net Taxes Due	\$194.65	\$196.81	\$208.00		
+ Special Assessments	\$37.35	\$31.19	\$0.00		
= Total Taxes Due	\$232.00	\$228.00	\$208.00		

IF YOU OWE BACK TAXES PLEASE CALL THE AUDITOR/TREASURER OFFICE

Taxes Paid

Receipt #	Receipt Print Date	Bill Pay Year	Amt Adj	Amt Write Off	Amt Charge	Amt Payment
425776	4/21/2021	2021	\$0.00	\$0.00	\$0.00	(\$232.00)
403180	5/4/2020	2020	\$0.00	\$0.00	\$0.00	(\$228.00)
377385	4/8/2019	2019	\$0.00	\$0.00	\$0.00	(\$208.00)
366415	6/14/2018	2018	\$0.00	\$0.00	\$0.00	(\$101.00)
354531	4/16/2018	2018	\$0.00	\$0.00	\$0.00	(\$101.00)
343179	9/18/2017	2017	\$0.00	\$0.00	\$0.00	(\$113.00)
331150	4/19/2017	2017	\$0.00	\$0.00	\$0.00	(\$113.00)
319513	8/31/2016	2016	\$0.00	\$0.00	\$0.00	(\$61.00)
307217	4/13/2016	2016	\$0.00	\$0.00	\$0.00	(\$61.00)



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80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN

PRIVATE LISTING FOR SALE

Minnesota
Faribault

U.S. Department of Agriculture
Farm Service Agency
Abbreviated 156 Farm Record

FARM: 3996
Prepared: 6/22/21 8:55 AM
Crop Year: 2021
Page: 2 of 2

Report ID: FSA-156EZ

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Other Producers: None

Tract Number: 466 Description 43AC S OF RR NE4(15)SEE

FSA Physical Location : Faribault, MN

ANSI Physical Location: Faribault, MN

BIA Range Unit Number:

HEL Status: NHEL: no agricultural commodity planted on undetermined fields

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
38.18	38.18	38.18	0.0	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		Native Sod	
0.0	0.0	38.18	0.0	0.0		0.0	

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	20.26	168	0.00
SOYBEANS	14.61	46	0.00
Total Base Acres:	34.87		

Owners: LACHNEY, ANN M
Other Producers: None

JELLE, STEVEN MYRON



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United States
Department of
Agriculture

Faribault County, Minnesota

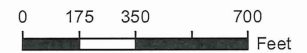


Farm 3996

Tract 466

2021 Program Year

Map Created May 03, 2021



Unless otherwise noted:
Shares are 100% operator
Crops are non-irrigated
Corn = yellow for grain
Soybeans = common soybeans for grain
Wheat = HRS, HRW = Grain
Sunflower = Oil, Non-Oil = Grain
Oats and Barley = Spring for grain
Rye = for grain
Peas = process
Alfalfa, Mixed Forage AGM, GMA, IGS = for forage
Beans = Dry Edible
NAG = for GZ
Canola = Spring for seed

Common Land Unit

- Cropland
- Tract Boundary

Wetland Determination Identifiers

- Restricted Use
- ▼ Limited Restrictions
- Exempt from Conservation
- Compliance Provisions

Tract Cropland Total: 38.18 acres

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United States Department
of Agriculture

Natural Resources
Conservation Service

NRCS-CPA-026E
9/2012

HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION

Name _____ Request Date: 9/30/2013 County: Faribault
Address _____

Agency or Person Operator Tract 466 FSA Farm 3996
Requesting Determination: No: No:

Section I - Highly Erodible Land

Is a soil survey now available for making a highly erodible land determination? ☐
Are there highly erodible soil map units on this farm? ☐

Fields in this section have undergone a determination of whether they are highly erodible land (HEL) or not; fields for which an HEL Determination has not been completed are not listed. In order to be eligible for USDA benefits, a person must be using an approved conservation system on all HEL.

Field(s)	HEL(Y/N)	Sodbust (Y/N)	Acres	Determination Date
Refer to the Previous HEL determination available on file from your FSA office				

The Highly Erodible Land determination was completed in the

Section II - Wetlands

Fields in this section have had wetland determinations completed. See the Definition of Wetland Label Codes for additional information regarding allowable activities under the wetland conservation provisions of the Food Security Act and/or when wetland determinations are necessary to determine USDA program eligibility.

Field(s)	Wetland Label	Occurrence Year	Acres	Determination Date	Certification Date
1	PC/NW		37.5	9/30/2013	10/30/2013

The wetland determination was completed in the Office It was Mail On: 9/30/2013

Remarks:	
----------	--

I certify that the above determinations are correct and were conducted in accordance with policies and procedures contained in the National Food Security Act Manual.

Signature Designated Conservationist	Date
	9/30/2013

The U.S. Department of Agriculture (USDA) prohibits discrimination in all of its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, political beliefs, genetic information, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Assistant Secretary for Civil Rights, Office of the Assistant Secretary for Civil Rights, 1400 Independence Avenue, S.W., Stop 9410, Washington, DC 20250-9410, or call tollfree at (866) 632-9992 (English) or (800) 877-8339 (TDD) or (866) 377-8642 (English Federal-relay) or (800) 845-6136 (Spanish Federal-relay). USDA is an equal opportunity provider and employer.



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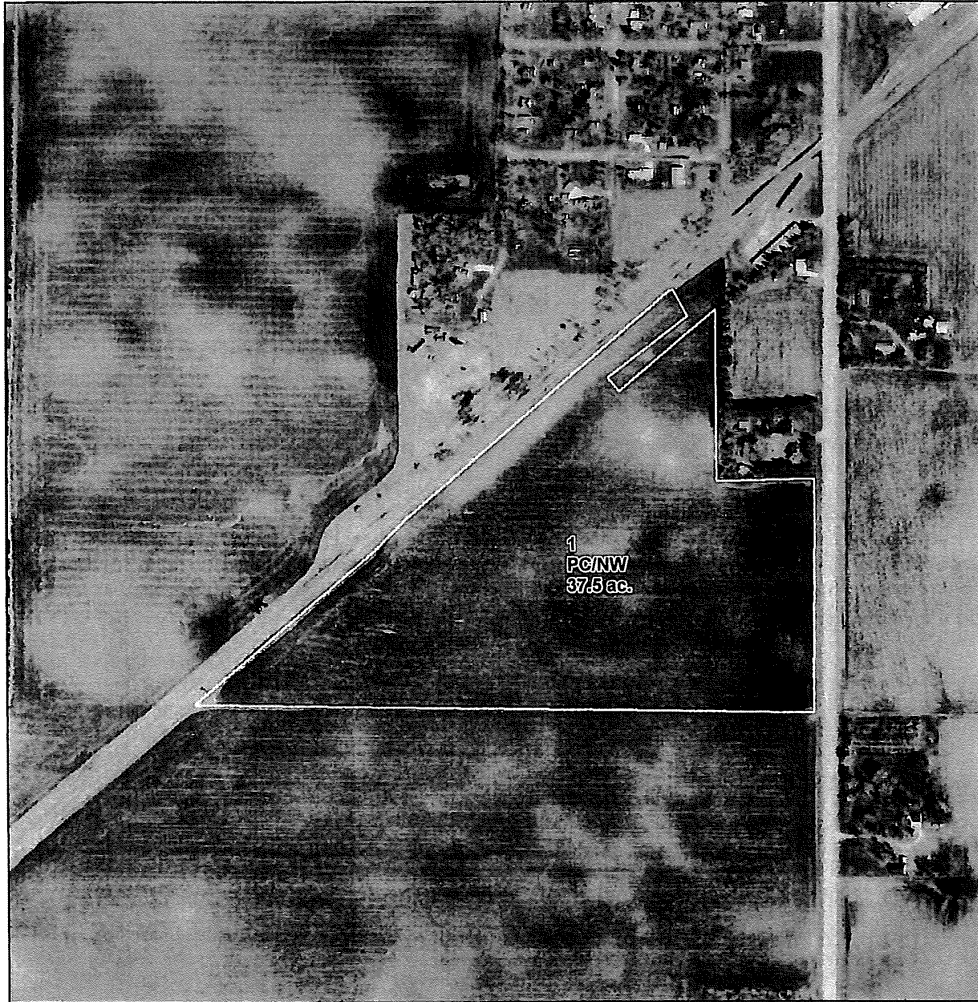
80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN

PRIVATE LISTING FOR SALE

Customer:
Tract: 466
9/30/2013

Certified Wetland
Determination

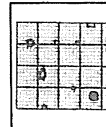
Agency: NRCS
Field Office: Blue Earth
District: Faribault Co.



☐ Missing Label
☐ W
☐ PC/NW
☐ AW
☐ CC
☐ CPD
☐ CMW
☐ CW or CW+yr
☐ CWNA
☐ CWTE
☐ FW
☐ FWP
☐ MIW
☐ MWM
☐ YP
☐ WX
☐ Old Labels
☐ Not Inventoried

Seely T101 R25 S15

1:5,280 1 inch = 440 feet
0 330 660 1,320 Feet



This certified wetland determination/delineation has been conducted for the purpose of implementing the wetland conservation provisions of the Food Security Act of 1985. This determination/delineation may not be valid for identifying the extent of the COE's Clean Water Act jurisdiction for this site. If you intend to conduct any activity that constitutes a discharge of dredged or fill material into wetlands or other waters you should

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80 Acres +/- & 36.36 Acres +/- of Bare Farmland in Faribault County, MN PRIVATE LISTING FOR SALE



United States Department of Agriculture
Natural Resources Conservation Service

Natural Resources Conservation Service
330 Elton Hills Drive, NW
Rochester, MN 55901

Phone: (507) 289-7454
FAX: (507) 289-3742

September 30th, 2013

RE: Non-Adverse Preliminary Wetland Technical Determination

You recently signed an AD-1026 Highly Erodible Land Conservation and Wetland Conservation Certification, indicating a need for evaluation of proposed wetland activity on Tract: 466. As a result of that request, NRCS is issuing a certified wetland determination.

This area, as identified on the attached map and form CPA-026, has been determined Prior-Converted Cropland and/or Non-Wetland (PC\NW). The identified land meets the definition of a prior-converted cropland and/or non-wetland (7 CFR 12.5-b) and as such, is exempt from the USDA wetland compliance provisions.

Through this letter NRCS has issued a non-adverse preliminary technical determination in accordance with the regulations found at 7 CFR Part 12. This preliminary technical determination was conducted by the local NRCS field office and is restricted to the areas specified in your request and identified on the attached map.

This determination is not adverse by definition (7 CFR 614.2c) and is not an appealable issue since producer eligibility is not in question. Likewise, this determination does not constitute an adverse decision under the National Appeals Division rules of procedure 7 CFR 11.3a.

This certified wetland determination/delineation has been conducted for the purpose of implementing the wetland conservation provisions of the Food Security Act of 1985. This determination/delineation may not be valid for identifying the extent of the Corps of Engineers' (COE's) Clean Water Act jurisdiction for this site. If you intend to conduct any activity that constitutes a discharge of dredged or fill material into wetlands or other waters, you should request a jurisdictional determination from the local office of the COE prior to starting the work. Other federal, state or local permits or restrictions may apply to activities impacting wetlands. Contact the Local Governmental Unit (LGU) for State Wetland Conservation Act permits, and the Minnesota Department of Natural Resources for protected water permits prior to initiating wetland activities. The producer can contact these agencies using the "Minnesota Joint Project Notification Form" available from the LGU.

Sincerely,

A handwritten signature in black ink, appearing to be "J. Hartung", written over a horizontal line.

Resource Conservationist

cc: FSA County Executive Director, Farm Services Agency



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United States Department of Agriculture
Natural Resources Conservation Service

Natural Resources Conservation Service
411 S Grove St, Suite 1
Blue Earth, MN 56013

Phone: (507) 526-2400
FAX: (507) 526-2152

September 30th, 2013

RE: Proposed drainage response – Tract 466 – Seely, Section 15

Dear _____

The Natural Resources Conservation Service (NRCS) recently received a Highly Erodible Land Conservation (HELC) and Wetland Conservation (WC) Certification (form AD-1026). You have indicated your intention to create a new or modify an existing drainage system specific to Tract Number 466 of the Farm Service Agency (FSA) Farm Number 3996.

A review of the file, for this tract, indicates wetland certification has not previously taken place. A Preliminary Technical Determination (PTD) has been completed and mailed to you along with your appeal rights. NRCS also reviewed your drainage project reflective of the PTD. Maintenance or improvement of drainage systems is allowable only if the action does not adversely affect a certified wetland or those wetlands adjacent or interdependent of the drainage system. Your proposed project details are unknown and it is unclear if the scope and effect of your project will adversely affect any wetlands certified within the area.

It may be possible to avoid a potential conversion of the site by any of the following:

- limiting the extent of the proposed drainage and avoiding the wetland delineation;
- using non-perforated tile in or near the identified wetland delineation; and/or
- perform maintenance to the extent of the scope and effect of the drainage as it existed on December 23, 1985, and not expand, increase, or improve the system associated with the wetland delineation(s).

To assist you in maintaining compliance, please consider the enclosed Setback Distance Worksheet and the soil map specific to the area reviewed. Drainage setbacks are based on the soil type and the depth of drainage manipulation. The size of the tile does not affect the scope and effect of the drainage. Please consider this information towards the project and your requirement to remain in compliance with the wetland provisions.

It is, and continues to be, your responsibility to document and retain records of all drainage activities. This information can be documented on the Drainage Worksheets available at your USDA Service Center. It is your responsibility to restrict all drainage activity to only that allowable under the wetland compliance provisions. If you have questions or need an additional



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scope and effect evaluation towards the planned hydrologic manipulation, please contact your local Field Office (see letterhead for contact information). NRCS will ask you for a list of information in order to act on the scope and effect analysis and technical needs.

This information applies to the 1985 Food Security Act (FSA) as amended. Other federal, state or local permits or restrictions may apply to activities impacting wetlands. It is the responsibility of the participant to obtain other necessary permits. Contact the Army Corps of Engineers for Clean Water Act permits, the Local Government Unit (LGU) for State Wetland Conservation Act permits, and the Minnesota Department of Natural Resources for protected water permits prior to initiating wetland activities. You can contact these agencies using the "Minnesota Combined Project Application Form" available from the LGU.

Sincerely,


Resource Conservationist
USDA-NRCS

cc: FSA County Executive Director, Faribault County
NRCS District Conservationist Faribault County



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U.S.D.A. Soil Conservation Service		SCS-CPA-028 (1-88)	1. Name and Address of Person		2. Date of Request 12-1-89
HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION					3. County Faribault
4. Name of USDA Agency or Person Requesting Determination			5. Farm No. and Tract No. ASCS 77 1016 77 416		

SECTION I - HIGHLY ERODIBLE LAND

6. Is soil survey now available for making a highly erodible land determination?	Yes	No	Field No.(s)	Total Acres
	X			
7. Are there highly erodible soil map units on this farm?	Yes	No		
	X			
8. List highly erodible fields that, according to ASCS records, were used to produce an agricultural commodity in any crop year during 1981-1985.			None	
9. List highly erodible fields that have been or will be converted for the production of agricultural commodities and, according to ASCS records, were not used for this purpose in any crop year during 1981-1985; and were not enrolled in a USDA set-aside or diversion program.			-	
10. This Highly Erodible Land determination was completed in the: Office <input checked="" type="checkbox"/> Field <input type="checkbox"/>				

NOTE: If you have highly erodible cropland fields, you may need to have a conservation plan developed for these fields. For further information, contact the local office of the Soil Conservation Service.

SECTION II - WETLAND

11. Are there hydric soils on this farm?	Yes	No	Field No.(s)	Total Wetland Acres
	X			
List field numbers and acres, where appropriate, for the following EXEMPTED WETLANDS:				
12. Wetlands (W), including abandoned wetlands, or Farmed Wetlands (FW). Wetlands may be farmed under natural conditions. Farmed Wetlands may be farmed and maintained in the same manner as they were prior to December 23, 1985, as long as they are not abandoned.			None	
13. Prior Converted Wetlands (PC) - The use, management, drainage, and alteration of prior converted wetlands (PC) are not subject to FSA unless the area reverts to wetland as a result of abandonment. You should inform SCS of any area to be used to produce an agricultural commodity that has not been cropped, managed, or maintained for 5 years or more.			1	
14. Artificial Wetlands (AW) - Artificial Wetlands Includes Irrigation Induced wetlands. These Wetlands are not subject to FSA.			None	
15. Minimal Effect Wetlands (MW) - These wetlands are to be farmed according to the minimal effect agreement signed at the time the minimal effect determination was made.			-	
NON-EXEMPTED WETLANDS:				
16. Converted Wetlands (CW) - In any year that an agricultural commodity is planted on these Converted Wetlands, you will be ineligible for USDA benefits. If you believe that the conversion was commenced before December 23, 1985, or that the conversion was caused by a third party, contact the ASCS office to request a commenced or third party determination.			-	
17. The planned alteration measures on wetlands in fields _____ are considered maintenance and are in compliance with FSA.				
18. The planned alteration measures on wetlands in fields _____ are not considered to be maintenance and if installed will cause the area to become a Converted Wetland (CW). See item 16 for information on CW.				
19. This wetland determination was completed in the: Office <input checked="" type="checkbox"/> Field <input type="checkbox"/>				
20. This determination was: Delivered <input type="checkbox"/> Mailed <input checked="" type="checkbox"/> To the Person on Date: 1-25-90				
NOTE: If you do not agree with this determination, you may request a reconsideration from the person that signed this form in Block 22 below. The reconsideration is a prerequisite for any further appeal. The request for the reconsideration must be in writing and must state your reasons for the request. The request must be mailed or delivered within 60 days after this determination is mailed to or otherwise made available to you. Please see reverse side of the producer's copy of this form for more information on appeals procedure.				
NOTE: If you intend to convert additional land to cropland or alter any wetlands, you must initiate another Form AD-1026 at the local office of ASCS. Abandonment is where land has not been cropped, managed, or maintained for 5 years or more. You should inform SCS if you plan to produce an agricultural commodity on abandoned wetlands.				
21. Remarks This is for acres 986 in section 15 of Survey.				
22. Signature of SCS District Conservationist				23. Date 1-25-90
Assistance and programs of the Soil Conservation Service available without regard to race, religion, color, sex, age, handicap, etc.				



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An aerial photograph of a rural landscape. The foreground is dominated by a large, vibrant green field, likely a cornfield, with visible rows of crops. A dark, straight line, possibly a road or a ditch, runs horizontally across the middle of the frame. In the background, there is a cluster of farm buildings, including a large white cylindrical silo, a red-roofed barn, and several smaller structures. A road curves through the scene, bordered by lush green trees and shrubs. The overall scene depicts a typical agricultural setting.



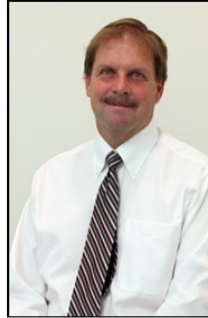
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