

60 Acres +/- of Martin County Farmland PRIVATE LISTING FOR SALE



SUBJECT LOCATION: 60 Acres +/- located in Section 2 of Fairmont Township, Martin County, MN 2 miles east of Fairmont, MN.

LEGAL DESCRIPTION: NW 1/4 SW 1/4 & 20 AC in SW 1/4 NW 1/4 (S of I-90) of Section 2 of Fairmont Township, Martin County, MN T102N, R30W *Farm will be sold by deeded acres based on survey currently being completed.

REAL ESTATE SALE TERMS: The terms of sale for this farm are based on a cash sale with possession taking place after closing and once the 2020 crop has been removed. The successful buyer will enter into a purchase agreement & make a 20% down payment to Land Services Unlimited+ Trust account with closing following 30 days after. This sale is NOT CONTINGENT ON BUYER FINANCING and 20% down payment is NON-REFUNDABLE. 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. 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 seller in this transaction.

ADDITIONAL PROPERTY INFORMATION:

This site is 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 or Kevin Kahler 507-920-8060 with Land Services Unlimited+ Call us today!



REAL ESTATE SALES STAFF

DUSTYN HARTUNG 507-236-7629 KEVIN KAHLER 507-920-8060

LEAH HARTUNG MN Broker #40416719 Cell # 507-236-8786

www.landservicesunlimited.com



Real Estate and Appraisals
105 S State Street
Fairmont, MN 56031
Office: (507) 238-4318
Dustyn Hartung
Cell: (507) 236-7629

PROPERTY INFORMATION

DESCRIPTION: 60 Deeded Acres +/- dependent on farm survey. Farm will be sold by deeded acre which will arrive from completion of survey. SW ¼ of the NW ¼ South of I 90 & NW ¼ of the SW ¼ Sec 02-102-30 Fairmont Township Martin County, MN.
*Not to be used on legal documents.

TAX PARCEL ID #: 050020500

BUILDINGS: Bare Farmland

REAL ESTATE TAXES: 2020 AG (HSTD) Taxes = \$1,732.00
*These taxes are AG HSTD but based on more acres than what will be sold after the survey is complete.

FSA INFORMATION:

Total Acres	=	60.00 +/- acres dependent on survey
FSA Tillable Acres	=	59.90 +/- acres
Corn Base Acres	=	29.95 +/- acres
Corn PLC Yield	=	171 +/- bushels
Soybean Base Acres	=	29.95 +/- acres
Soybean PLC Yield	=	49 +/- bushels
Total Base Acres	=	59.90 +/- acres

SOIL DESCRIPTION: Canisteo-Glencoe, Clarion Swanlake, Nicollet Crippin, Clarion Loam, Linder Loam, Klossner Muck, Biscay Clay Loam
* See Soils Map

CPI: Crop Productivity Index = 90.1

TOPOGRAPHY: Level to Gently Rolling

DRAINAGE: Farm does have 24" county tile that goes through the SE corner and outlets to Center Creek. *See Tile Maps/ Air Photos

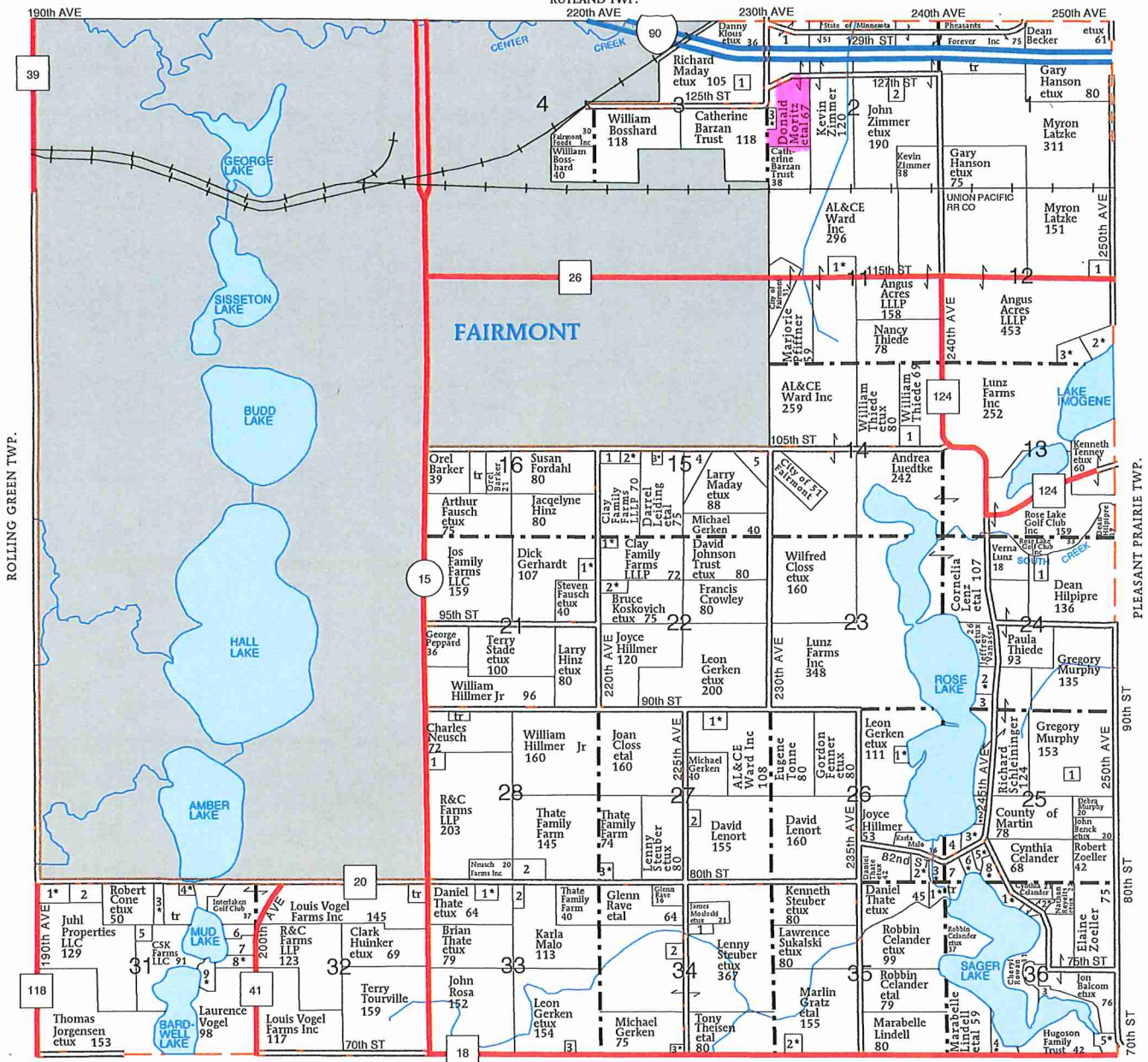
NRCS CLASSIFICATIONS ON TILLABLE ACRES: NHEL – Non-Highly Erodible Land.

WETLAND STATUS: Certified Wetland Determination was completed on 3-28-2011
*See Wetland Determination

LEASE STATUS: 2020 farm lease is terminated as 2020 crop has been removed. New buyer will have permission to enter premise for 2020 fall tillage as soon as purchase agreement is signed. New buyer will have possession of the farm upon closing.

Acresages - Commercial - Farm Land - Recreational

(Landowners)



SILVER LAKE TWP.

FAIRMONT TOWNSHIP

SECTION 2

- 1. Southern MN Construction 20
- 2. Thate, Chad 7
- 3. Moritz, Donald etux 6

SECTION 3

- 1. Stabner, Benjamin 6

SECTION 11

- 1. Spae LE, Lowell etal 13

SECTION 12

- 1. Zimmer, Kevin 9
- 2. Abel, Richard etal 8
- 3. Ferguson, Garey etux 11

SECTION 14

- 1. Lunz Farms Inc 11

SECTION 15

- 1. Skow Trust, Dan 5
- 2. Roloff, Luann etvir 5
- 3. Miller, Travis etux 5
- 4. City of Fairmont 15
- 5. City of Fairmont 17

SECTION 21

- 1. Schofield, Brian etux 8

SECTION 22

- 1. Artz, Kelly etal 5
- 2. Schomberg, Gary etux 5

SECTION 24

- 1. Anderson, Michael 9
- 2. VanGelder, Jed etux 12

SECTION 25

- 1. Murphy, Gregory 7

SECTION 26

- 2. Poppe, Brian etux 6
- 3. Luckow, Gordon etux 10
- 4. Dather, Karmen 9
- 5. Manzke, Dale etux 6
- 6. Klous, Daniel etux 6
- 7. Neist, Beth 10
- 8. Boesch, Merle etux 9

SECTION 28

- 1. Gerken, Edward etux 5
- 2. Pomeranke, Steven etux 7
- 3. Berry, Tracy etvir 8

SECTION 27

- 1. Gerken, Patrick etux 12
- 2. Trembley, Jay 5
- 3. Pomeranke, Steven etux 6

SECTION 28

- 1. MB Realty LLC 10
- 2. Thate, Brian 14

SECTION 31

- 1. Stone, Steven etux 9
- 2. Goche, Marcia 10
- 3. Green, Jeffrey etux 10
- 4. Cone, Robert etux 9
- 5. Ogren, Bruce 10
- 6. Vetter, Ramie 9
- 7. Maakestad, Derek 10
- 8. Pomeranke, Jared etux 12
- 9. Katzer, Dennis etux 12

SECTION 33

- 1. Thate, Daniel etux 13
- 2. East Chain Express Inc 7
- 3. Gerken, Michael 6

SECTION 34

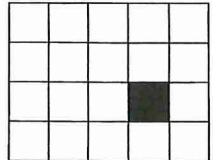
- 1. Struber, Jason 5
- 2. Jorgensen, Andrew 8
- 3. Murphy, Edwin etux 5

SECTION 35

- 1. Pomeranke, Steven etux 7
- 2. Gratz, Norman etux 6

SECTION 36

- 1. Meyer, Timothy etal 7
- 2. Reylets, Nathan etux 8
- 3. Walters, Craig 12
- 4. Clander, Robbin etal 11
- 5. Garry, Thomas etux 10

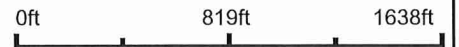


Aerial Map

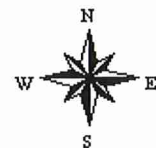


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Map Center: 43° 39' 59.09, -94° 23' 52.48



2-102N-30W
Martin County
Minnesota



10/23/2020



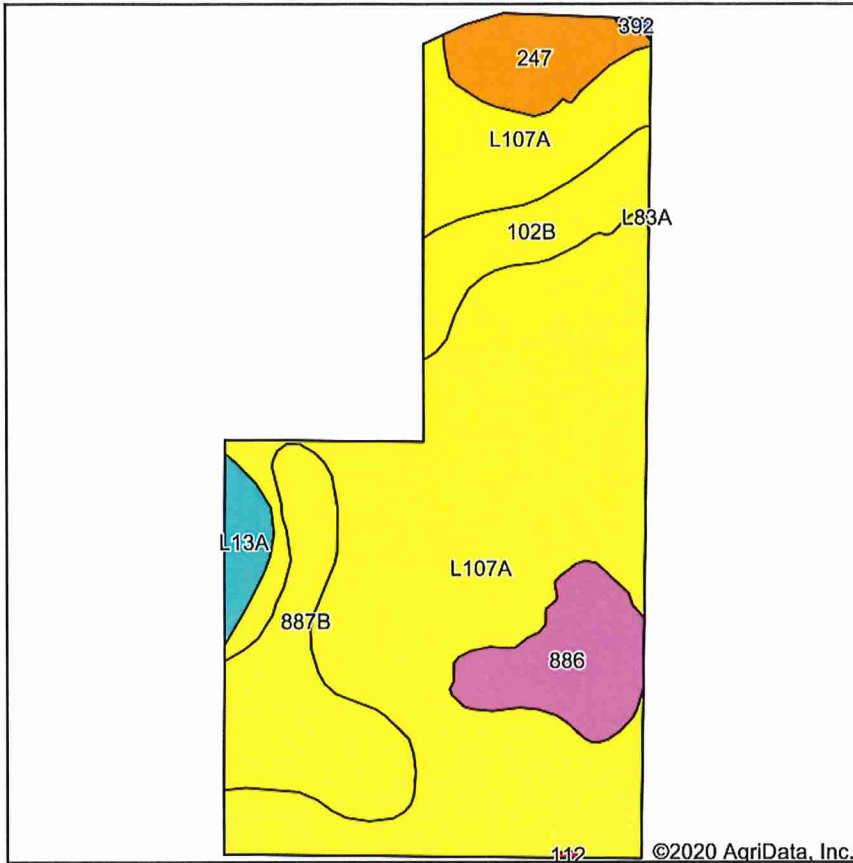
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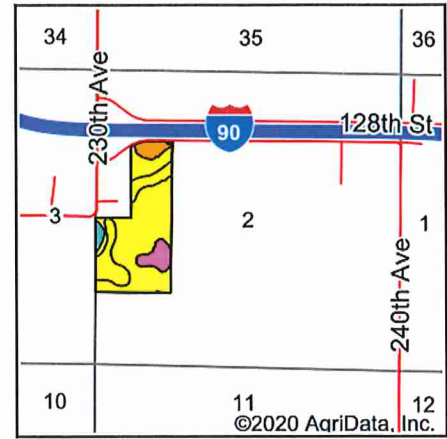
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Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.



State: **Minnesota**
 County: **Martin**
 Location: **2-102N-30W**
 Township: **Fairmont**
 Acres: **60**
 Date: **10/23/2020**



Maps Provided By:



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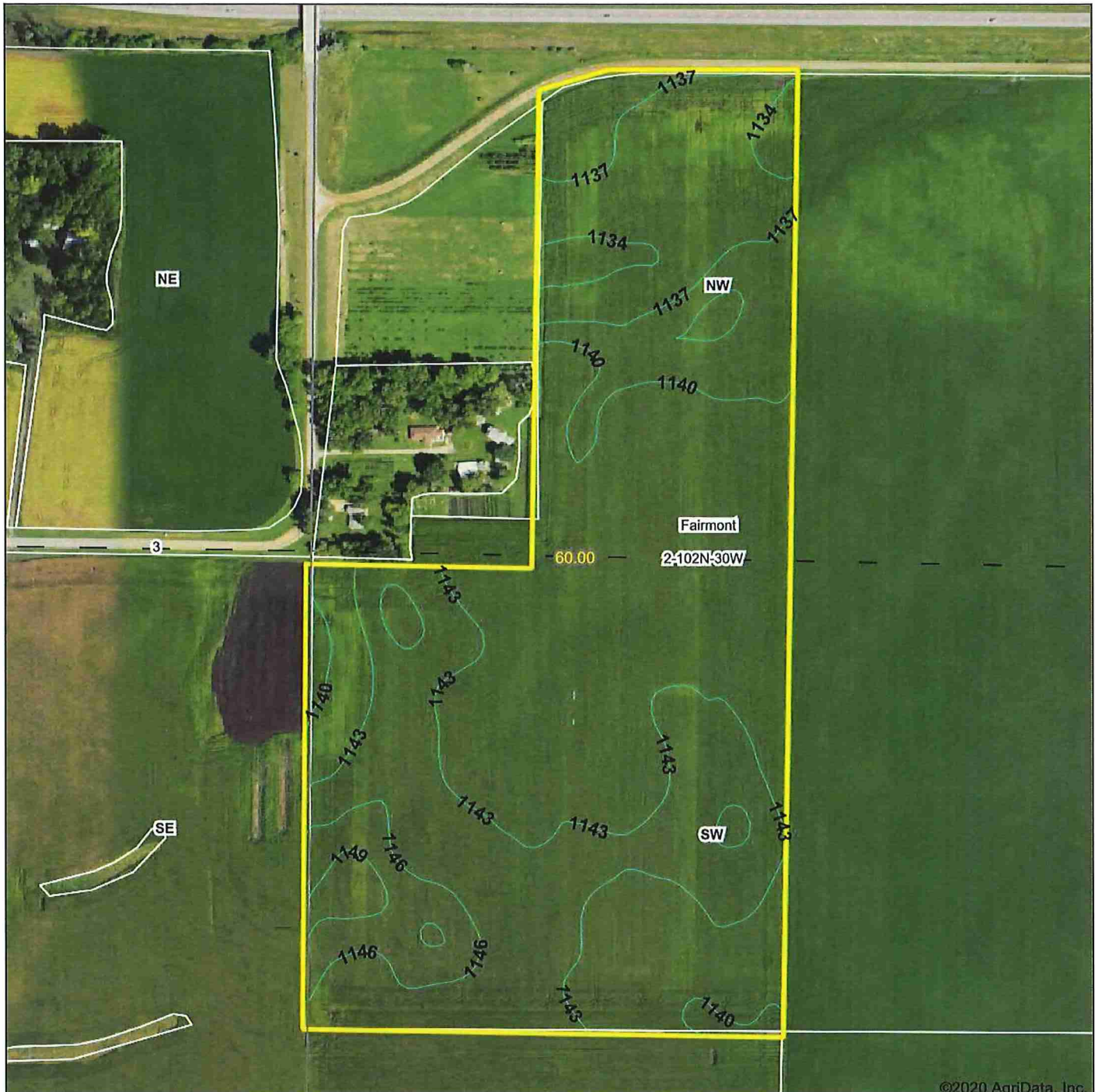
Area Symbol: MN091. Soil Area Version: 17										
Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index	Corn	Soybeans	Spring wheat	*n NCCPI Soybeans
L107A	Canisteo-Glencoe complex, 0 to 2 percent slopes	39.61	66.0%	Yellow	IIw	91				81
887B	Clarion-Swanlake complex, 2 to 6 percent slopes	7.39	12.3%	Light Yellow	IIe	92				83
886	Nicollet-Crippin complex	4.47	7.4%	Purple	I	100	210	60	5.2	83
102B	Clarion loam, 2 to 6 percent slopes	3.89	6.5%	Light Yellow	IIe	95				84
247	Linder loam	3.20	5.3%	Orange	IIs	60	126	36	49	52
L13A	Klossner muck, 0 to 1 percent slopes	1.33	2.2%	Light Blue	IIIw	77				83
392	Biscay clay loam, 0 to 2 percent slopes	0.11	0.2%	Dark Blue	IIw	70				66
Weighted Average						90.1	22.4	6.4	3	*n 80.1

*n: The aggregation method is "Weighted Average using all components"

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

Topography Contours



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Maps Provided By:



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Field borders provided by Farm Service Agency as of 5/21/2008.

Source: USGS 10 meter dem
 Interval(ft): 3.0
 Min: 1,133.3
 Max: 1,151.8
 Range: 18.5
 Average: 1,141.6
 Standard Deviation: 3.38 ft



10/23/2020

2-102N-30W
Martin County
Minnesota

Map Center: 43° 39' 59.09, -94° 23' 52.48

Topography Contours



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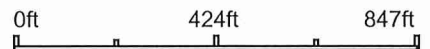
Maps Provided By:



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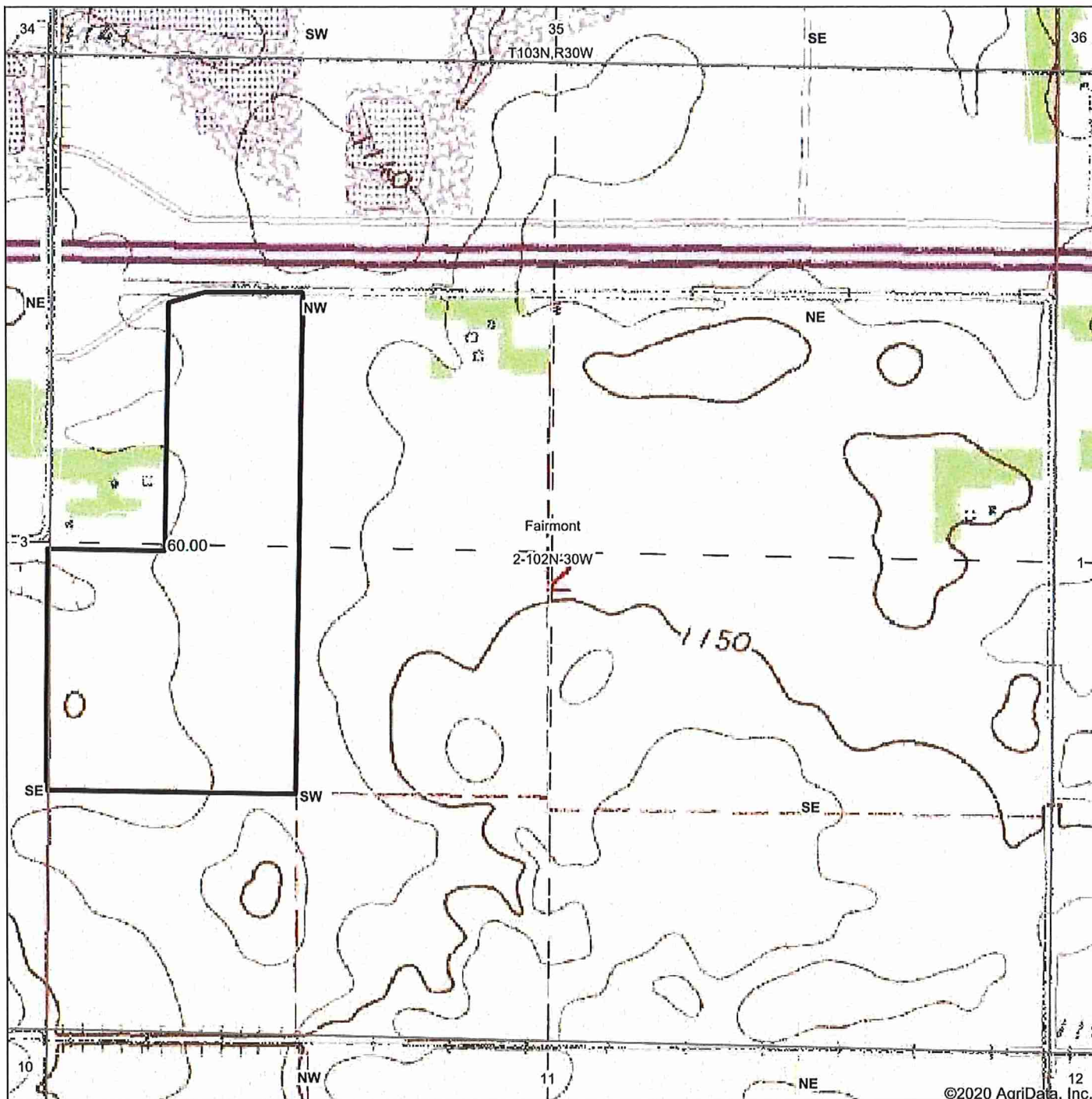


10/23/2020

2-102N-30W
Martin County
Minnesota

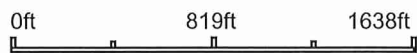
Map Center: 43° 39' 59.09, -94° 23' 52.48

Topography Map

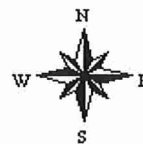


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map center: 43° 39' 59.09, -94° 23' 52.48



2-102N-30W
Martin County
Minnesota



10/23/2020



Maps Provided By:



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Field borders provided by Farm Service Agency as of 5/21/2008.



Summary

Parcel ID 050020500
 Property Address
 Sec/Twp/Rng 02-102-030
 Brief Tax Description Sect-02 Twp-102 Range-030 66.66 AC SW1/4 NW1/4 (S OF I-90 W EXC) & NW 1/4 SW 1/4 66.657
 (Note: Not to be used on legal documents)
 Deeded Acres 66.66
 Class 101 - (HSTD) AGRICULTURAL
 District (503) FAIRMONT T-2536
 School District 2536
 Neighborhood 5 - FAIRMONT TWP.
 Contact Appraiser: [Angie DeBoer](#)
 Creation Date 07/07/1989

Owner

Primary Taxpayer
 Donald R Moritz &
 N Fairbairn
 1256 230th Ave
 Fairmont, MN 56031

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	TILL A1 86-100 CPI	0	0	0	0	34.870	AC
2	TILL B1 70-74 CPI	0	0	0	0	23.660	AC
3	MEADOW/PASTURE 2	0	0	0	0	8.000	AC
4	ROAD	0	0	0	0	0.130	AC
Total						66.660	

Sales

Multi Parcel	IN	Q	Sale Date	Buyer	Seller	Sale Price	Adj Price	eCRV
N	PD	U	10/03/1995	MORITZ, DONALD RICHARD	MORITZ, HENRY J EST	\$0	\$0	.

Please contact Assessor's Office for CRV's prior to October 2014

Valuation

	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment	2016 Assessment
+ Estimated Land Value	\$431,700	\$410,700	\$436,000	\$423,000	\$435,300
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Total Estimated Market Value	\$431,700	\$410,700	\$436,000	\$423,000	\$435,300

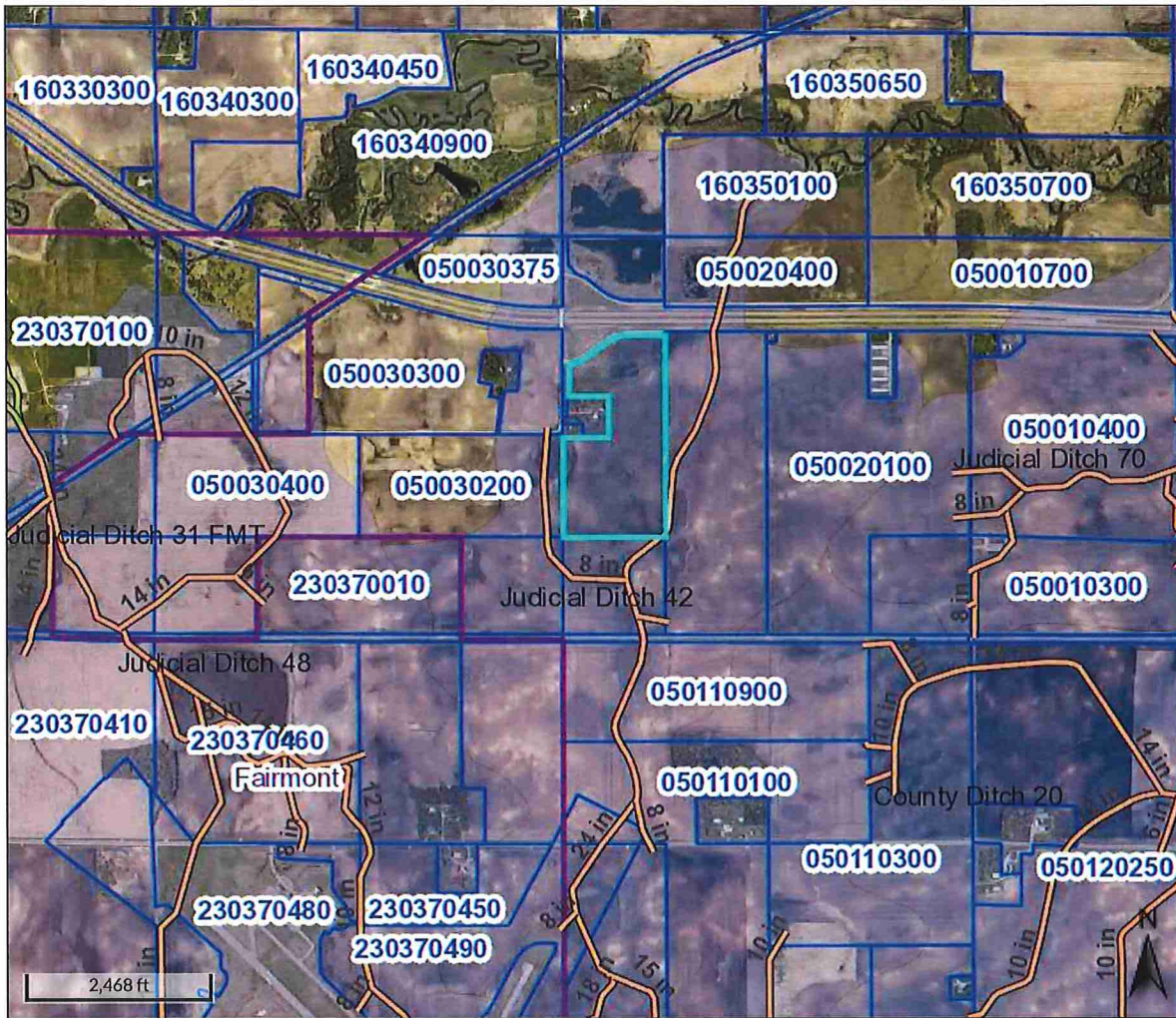
Taxation

	2020 Payable	2019 Payable	2018 Payable	2017 Payable
Estimated Market Value	\$410,700	\$436,000	\$423,000	\$435,300
- Exempt Value	\$0	\$0	\$0	\$0
- Excluded Value	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0
= Taxable Market Value	\$410,700	\$436,000	\$423,000	\$435,300
Net Taxes Due	\$1,732.00	\$1,772.00	\$1,632.00	\$1,686.00
+ Special Assessments	\$0.00	\$0.00	\$0.00	\$0.00
= Total Taxes Due	\$1,732.00	\$1,772.00	\$1,632.00	\$1,686.00

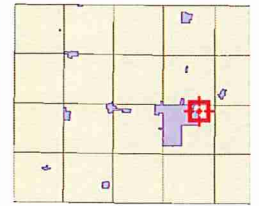
IF YOU OWE BACK TAXES PLEASE CALL THE AUDITOR/TREASURER OFFICE

Unpaid Taxes

No taxes are due at this time



Overview



Legend

-  Parcels
-  Corporate Limits
-  Drainage Districts
- Legal Drains
-  <all other values>
-  Open
-  Tile

Parcel ID	050020500	Alternate ID	n/a	Owner Address	MORITZ,DONALD R & N FAIRBAIRN
Sec/Twp/Rng	02-102-030	Class	101 - AGRICULTURAL		N FAIRBAIRN
Property Address		Acreage	66.66		1256 230TH AVE
					FAIRMONT, MN 56031
				Note	n/a
District	FAIRMONTT-2536				
Brief Tax Description	Sect-02 Twp-102 Range-030 66.66 AC SW1/4 NW1/4 (S OF I-90 W EXC) & NW 1/4 SW 1/4 66.657				
	(Note: Not to be used on legal documents)				

Date created: 10/23/2020
 Last Data Uploaded: 10/23/2020 1:53:58 AM

Developed by  **Schneider**
 GEOSPATIAL

Farm 11483



Tract 15118

2020 Program Year

Map Created April 29, 2020

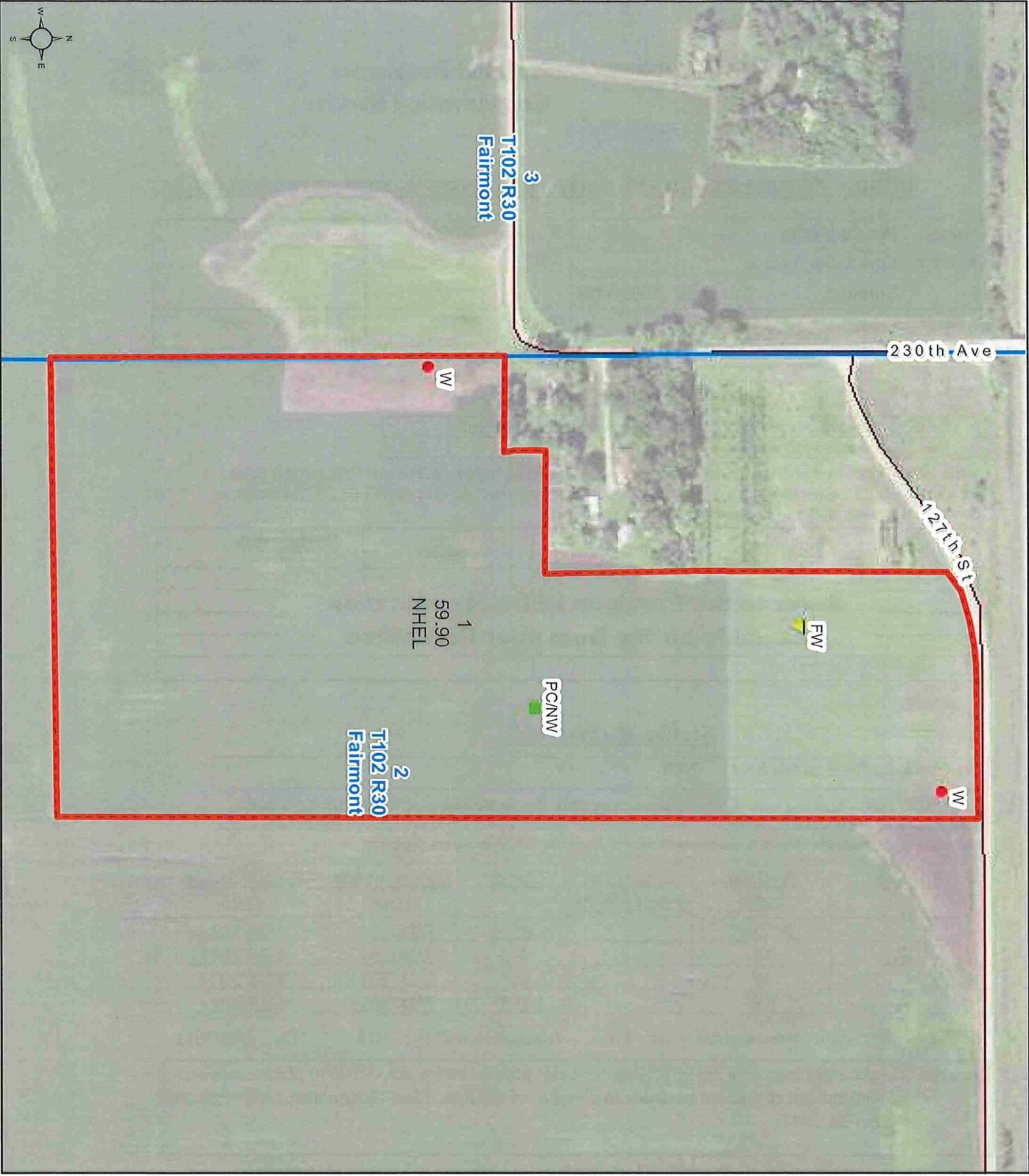


- Unless otherwise noted:
 Shares are 100% operator
 Crops are non-irrigated
 Corn = yellow for grain
 Soybeans = common soybeans for grain
 Wheat = HRS, HRW = Grain
 Sunflower = Oil, Non-Oil = Grain
 Oats and Barley = Spring for grain
 Rye = for grain
 Peas = process
 Alfalfa, Mixed Forage AGM, GMA,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

 Common Land Unit
 Cropland Tract Boundary
 Minnesota_Transparency_Polygon_021420

- Wetland Determination Identifiers**
- Restricted Use
 - ▼ Limited Restrictions
 - Exempt from Conservation Compliance Provisions

Tract Cropland Total: 59.90 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.

Abbreviated 156 Farm Record

Tract Number

Description
FSA Physical Location :
ANSI Physical Location :
BIA Unit Range Number :
HEL Status :
Wetland Status :
WL Violations :
Owners :
Other Producers :
Recon ID

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL	EWP	DCP Ag. Rel Activity	Broken From Native Sod

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn			
Soybeans			

TOTAL

NOTES

Tract Number : 15118

Description : SW4 NW4, NW4 SW4 (X BLDG) (2) FMT
FSA Physical Location : MINNESOTA/MARTIN
ANSI Physical Location : MINNESOTA/MARTIN
BIA Unit Range Number :
HEL Status : NHEL: No agricultural commodity planted on undetermined fields
Wetland Status : Tract contains a wetland or farmed wetland
WL Violations : None
Owners : DONALD MORITZ, NANCY FAIRBAIRN
Other Producers : None
Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane
59.90	59.90	59.90	0.00	0.00	0.00	0.00	0.00
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL	EWP	DCP Ag. Rel Activity	Broken From Native Sod
0.00	0.00	59.90	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield

Abbreviated 156 Farm Record

Tract 15118 Continued ...

Corn	29.95	0.00	171
Soybeans	29.95	0.00	49
TOTAL	59.90	0.00	

NOTES

Tract Number

Description

FSA Physical Location :
ANSI Physical Location :
BIA Unit Range Number :
HEL Status :
Wetland Status :
WL Violations :
Owners :
Other Producers :
Recon ID

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL	EWP	DCP Ag. Rel Activity	Broken From Native Sod

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn			
Soybeans			
TOTAL			

NOTES

Tract Number : 16310

Description

FSA Physical Location :
ANSI Physical Location :
BIA Unit Range Number :
HEL Status :
Wetland Status :
WL Violations :
Owners :
Other Producers :
Recon ID



HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION

Name: Donald Moritz, Address: 1256 230th Aveune, Fairmont MN 56031-464, Request Date: 2/2/2010, County: Martin, Agency or Person Requesting Determination: Landowner, Tract No: 15118, FSA Farm No: 8997

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.

Table with columns: Field(s), HEL(Y/N), Sodbust (Y/N), Acres, Determination Date. Content: Refer to the Previous HEL determination available on file from your FSA office

Section II - Wetlands

Are there hydric soils on this farm? Yes

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.

Table with columns: Field(s), Wetland Label, Occurrence Year (CW)**, Acres, Determination Date, Certification Date. Rows: 1 (PC/NW, 65.5, 3/28/2011, 4/28/2011), 1 B (W, 0.3, 3/28/2011, 4/28/2011), 1 C (W, 0.4, 3/28/2011, 4/28/2011), 1 A (FW, 0.5, 3/28/2011, 4/28/2011)

The wetland determination was completed in the Field It was delivered by: Mail On: 3/28/2011

Remarks: Original 038 were sent 2/2/2010. Ask for field reconsideration on 5/25/2010. Reduce the size of wetland and change the label due to presence of tile line. Final Determination was sent on March 28, 2011.

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: Carissa Spencer, Date: 3/28/2011, File ID: 68

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Handwritten signature/initials

Customer: Donald Moritz
 Tract: 15118 Fairmont 2
 Date: March 28, 2011

Certified Wetland Determination

Agency: NRCS
 Field Office: Martin County
 District: Martin SWCD

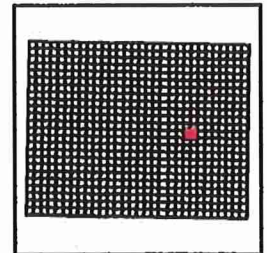


Wetland Label

PC/NW	CC	MW
W	CPD	MWM
FW	CMW	NW/NAD
FWP	CW or CW+yr	OW
AW	CWNA	TP
AW/FW	CWTE	WX
AW/W	MIW	NI



1:4,617



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United States Department of Agriculture



Natural Resources Conservation Service
375 Jackson Street, Suite 600
St. Paul, MN 55101-1854

December 13, 2010

Mr. Donald Moritz
1256 230th Avenue
Fairmont, Minnesota 56031-4641

Dear Mr. Moritz:

This is a final technical determination in response to your wetland appeal for Sites 1A and 1B, Tract 15118, in Section 2, Fairmont Township, Martin County.

The request questioned the determination of Sites 1A and 1B as wetland (W). Two field visits of the sites were completed on May 13, 2010, and May 25, 2010. During these visits you exposed the tiles within these two sites and flagged them for NRCS to GPS the locations into our records. A thorough investigation of the aerial imagery was completed for both Sites 1A and 1B. The tile and its lateral effect does have some affect on Site 1A, but the does not extend to Site 1B. Based on this review I have determined that Site 1A is now determined a farmed wetland (FW) and its size is reduced. Site 1B is correctly labeled a wetland (W).

The farmed wetland designation acknowledges that the hydrology of the site has been manipulated. The drainage manipulation can be maintained to the original scope and effect that was present December 23, 1985. Exceeding the prior scope and effect of the original drainage system may result in a violation.

The field visit confirmed that the site supports a predominance of hydrophytic vegetation under normal circumstances. Normal circumstances refer to the soil and hydrologic conditions that are normally present, without regard to whether the vegetation has been removed. Site 1A was primarily red clover; however you had seeded this area to this species, disturbing the native vegetation. Site 1B is a cropped field, however seedlings of river bulrush were observed amongst the crop.

The soils at the sites are Klossner muck and Canisteo-Glencoe clay loam. These soils are listed on the Martin County hydric soils list. In an un-drained condition this soil is saturated, flooded, or ponded long enough during a growing season to develop an anaerobic condition that supports the growth and regeneration of hydrophytic vegetation.

The hydrology of the site was evaluated. Long-term hydrology, determined by evaluation of aerial imagery, indicates the areas in question exhibit wet signatures during many normal rainfall years. During the site visits, saturation at the surface was present at Site 1B, and NRCS noted the geomorphic position of the site is in the lowest position on the landscape.

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) 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

Helping People Help the Land

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impacting wetlands. 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. The producer can contact these agencies using the "Minnesota Joint Project Notification Form" available from the LGU.

If you do not agree with this determination, you may proceed with the next level of appeal.

You may appeal this determination to any of the following entities. The National Appeals Division (NAD) serves as the final step in the USDA appeal process and decisions issued by NAD cannot be appealed to any other entity. Appeals to and decisions issued by the county committee or the state conservationist may be appealed to NAD.

1. Appeal to either the Farm Service Agency (FSA) county committee or the NRCS State Conservationist at:

Martin County FSA
923 North State Street, Suite 100
Fairmont, MN 56031-3854

or

Mr. Don Baloun
State Conservationist
USDA NRCS
375 Jackson Street, Suite 600
St. Paul, MN 55101-1854

or;

2. Appeal to the National Appeals Division (NAD) at:

U.S. Department of Agriculture
National Appeals Division
Post Office Box 68806
Indianapolis, IN 46268

Your appeal to any entity shown above must be done in writing and must be requested no later than 30 days after the receipt of this determination.

Sincerely,



DON A. BALOUN
State Conservationist

Enclosure: NRCS CPA-026E

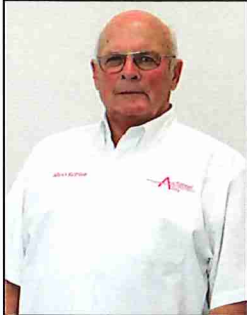
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File, NRCS, Fairmont, MN

*DEFINITIONS OF WETLAND LABEL CODES

AW	Artificial Wetland. An area that is artificial or irrigation induced wetland. These wetlands are not subject to the wetland conservation provision.
AW/FW	An area that contains both AW and FW.
AW/W	An area that contains both AW and W.
CC	Commenced Conversion exemption.
CPD	Corps Permit Decision. Corps of Engineers permit decisions regarding section 404 of the Clean Water Act will be relied upon to satisfy the wetland conservation provisions of the Food Security Act of 1985, as amended.
CMW	An area that receives a Categorical Minimal Effect determination.
CW	Converted Wetlands. An area converted between December 23, 1985 and November 28, 1990. IN any year that an agricultural commodity is planted on these converted wetlands, you will ineligible for USDA benefits.
*CW+year	An area converted after November 28, 1990. You will be ineligible for USDA program benefits until this wetland is restored.
CWNA	Converted Wetland Non-Agricultural use. A wetland area converted to other than agricultural commodity production.
CWTE	Converted Wetland Technical Error. An area converted or commenced based on an incorrect NRCS determination or misinformation from a NRCS or FSA employee.
FW	Farmed Wetland. An area that is farmed wetland; was manipulated and planted before December 23, 1985, but still meets wetland criteria. These may be farmed and maintained in the same manner as long as they are not abandoned.
FWP	Farmed Wetlands Pasture. An area that is pasture or hayland, manipulated before December 23, 1985 but still meets wetland criteria. These may be farmed and maintained in the same manner as long as they are not abandoned.
MIW	Mitigation Wetlands. Wetlands on which a person is actively mitigating a frequently cropped area or a wetland converted between December 23, 1985 and November 28, 1990. A converted wetland, farmed wetland, or farmed wetland pasture on which functions and values were lost are compensated for through wetland restoration, enhancement or creation.
MW	Minimal effect Wetland. An area determined to be minimal effect. These wetlands are to be farmed according to the minimal-effect agreement signed at the time the minimal-effect determination was made,
MWM	An area determined to be minimal effect with mitigation.
NI	Not Inventoried – No wetland determination has been completed.
NW	Non-Wetland. An area that does not contain a wetland.
NW/NAD	An area determined to be a non-wetland resulting from a decision from the National Appeals Division.
OW	Other Waters of the U.S. Area that fall under the jurisdiction of the Clean Water Act.
PC	Prior Converted cropland, which was drained filled, or manipulated before December 23, 1985; was cropped prior to December 23, 1985; was not abandoned; and does not meet FW criteria. These are not subject to the wetland conservation provision unless the area reverts to wetland as a result of abandonment.
PC/NW	An area that contains both PC and NW.
TP	Third Party Exemption.
W	Wetlands. An area meeting wetland criteria, including wetland farmed under natural conditions. If you plan to clear, drain, fill, level or manipulate these areas, contact NRCS and the Army Corp of Engineers prior to any such activity.
WX	A wetland area that has been manipulated after December 23, 1985, but was not, for the purpose of making production possible and production was not made possible. These include wetlands manipulated by drainage maintenance agreements.



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