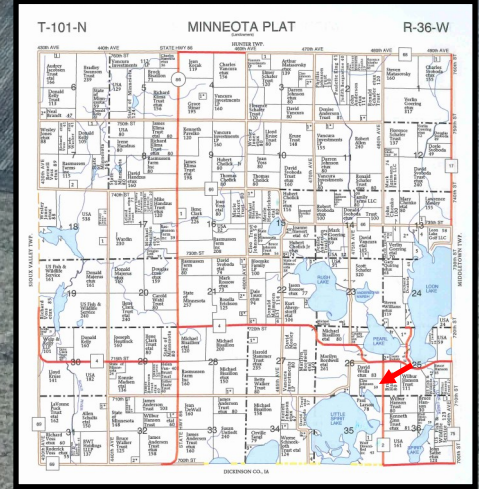


**SALE LOCATION:** Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.

**PROPERTY LEGAL DESCRIPTION:** 62.43 Deeded Acres located in the SE 1/4 Section 26, Township 101 North, Range 36 W, Jackson County, Minnesota. \*See farm booklet for full legal



**AUCTIONEERS NOTE:** We are excited to have the opportunity to work for the Weinzetl, Harden & Ohlrich Family as this is a great opportunity to buy some good tillable farmland in Jackson County! This is a nice bare 62.43 acres and would make a nice addition to your investment portfolio, whether you are a farmer or an investor! This farm is located on the NE corner of Little Spirit Lake and right off County Hwy 2. This information provided by the sellers & their agents is believed to be correct, but is not guaranteed. Any lines on maps are for informational purposes only and are not guaranteed to be actual boundary lines of the property. The buyers shall make themselves familiar with the property and verify all information & data for themselves. This auction is open to the public and we look forward to seeing you there! Respectfully, Dustyn Hartung and Sales Staff.

**www.auctioneeralley.com**



**COSTELLO, CARLSON & BUTZON, LLP-HANS CARLSON, LEGAL COUNSEL &  
CLOSING ATTORNEY**

ALLEN, RYAN KAHLER, DOUG WEDEL,  
CHRIS KAHLER & SCOTT CHRISTOPHER



62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
**FARMLAND AUCTION**

**Tuesday, December 28, 2021 @ 10:00 AM**

**SALE LOCATION:** Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.



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

**WEINZETL, HARDEN & OHLRICH FARM INFORMATION**

**SALE METHOD:** The farm will be offered as one parcel on sale day.  
62.43 Deeded Acres x the bid.

**LEGAL DESCRIPTION:** 62.43 Deeded Acres located in the SE ¼ of Section 26, Township  
101 North, Range 36W, Jackson County, MN  
\*See Attached Legal Description

**TAX PARCEL ID's #:** 130260625, 130260600, 130260650, 130260510

**BUILDINGS:** Bare Farmland

**REAL ESTATE TAXES:** 2021 Non (HSTD) Ag Taxes = \$1,902.00

**FSA INFO:**

Total Acres	=	62.43 +/- acres
FSA Tillable Acres	=	60.91 +/- acres
Corn Base Acres	=	38.40 +/- acres
Corn PLC Yield	=	153.00 +/- bushels
Soybean Base Acres	=	22.40 +/- acres
Soybean PLC Yield	=	45.00 +/- bushels
Total Base Acres	=	60.80 +/- acres

**CPI:** Crop Productivity Index 88.9  
\* See Soils Map

**PREDOMINANT SOILS:** Canisteo Clay Loam, Blue Earth Silt Loam & Clarion Loam

**TOPOGRAPHY:** Level to Gently Rolling  
\*See Topography Map

**DRAINAGE:** Farm is not part of a county drainage system.  
\*See Tile Maps

**NRCS CLASSIFICATIONS:** NHEL (Non-Highly Erodible)

**WETLAND STATUS:** Not Completed

**LEASE STATUS:** The 2021 crop has been removed by the current tenant. The new  
buyer will have possession of the farm upon a successful closing.

**AUCTIONS – REAL ESTATE - APPRAISALS**



**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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62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
***FARMLAND AUCTION***

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**FALL TILLAGE:**

The current tenant has completed the 2021 fall tillage. The new buyer at the conclusion of the auction will be responsible for reimbursing the current tenant. The amount owed will be \$23.00 x 60.91 FSA tillable acres = \$1,400.93

**If there are any questions prior to the sale please  
call and thank you for looking!**



**AUCTIONS – REAL ESTATE - APPRAISALS**



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

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62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
**FARMLAND AUCTION**  
**Tuesday, December 28, 2021 @ 10:00 AM**

**SALE LOCATION:** Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.

**LEGAL DESCRIPTION:**

Parcel #1:

A parcel of land located in the Southeast Quarter of Section Twenty-six (26), Township One Hundred One (101) North, Range Thirty-six (36), West, Jackson County, Minnesota, being more particularly described as follows: Commencing at the southeast corner of said section, said point also being the point of beginning of this description; Thence north, assumed bearing, along the east line of said section a distance 1957.29 feet; thence North 88 degrees 46 minutes 45 seconds West a distance of 313.99 feet; Thence South 01 degree 46 minutes 54 seconds West, a distance of 281.15 feet; thence South 87 degrees 53 minutes 52 seconds West, a distance of 1074.33 feet; thence South 11 degrees 51 minutes 59 seconds West, a distance of 1700.10 feet to the south line of said section; Thence North 89 degrees 20 minutes 12 seconds East, along the south line of said section, a distance of 1745.96 feet to the point of beginning; said parcel contains 62.38 acres of land, more or less, and is subject to existing easements of record.

EXCEPT that part of the Southeast Quarter (SE ¼) of Section 26, Township 101 North, Range 36 West of the Fifth Principal Meridian, described as follows:

Commencing at the east quarter corner of said Section 26, thence running south (assumed bearing) along the east line of said section a distance of 683.71 feet to the point of beginning of this description; thence North 88 degrees 46 minutes 54 seconds West a distance of 313.99 feet; thence South 01 degrees 46 minutes 54 seconds West a distance of 623.07 feet; thence South 89 degrees 49 minutes 30 seconds East a distance of 333.57 feet to the east line of said Section 26; thence North along said east section line a distance of 626.09 feet to the point of beginning, subject to roadway easements and other easements and restrictions of record.

FURTHER EXCEPTING that part of the Southeast Quarter of Section 26, Township 101 North, Range 36 West of the Fifth Principal Meridian, Jackson County, Minnesota, described as follows: Commencing at the southeast corner of said Section 26; thence South 89°20'12" West 1745.96 feet along the southerly line of the Southeast Quarter of said Section 26; thence North 11°51'59" East 460.98 feet to the point of beginning; thence continuing North 11°51'59" East 689.98 feet; thence South 0°00'00" West 673.60 feet; thence South 89°20'12" West 141.88 feet to the point of beginning, containing 1.10 acres.

AND



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62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
**FARMLAND AUCTION**  
**Tuesday, December 28, 2021 @ 10:00 AM**

SALE LOCATION: Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.

**LEGAL DESCRIPTION CONTINUED:**

Parcel #2:

That part of the Southeast Quarter of Section 26, Township 101 North, Range 36 West of the 5th P.M., Jackson County, Minnesota, described as follows: Commencing at the southeast corner of said Section 26; thence South 89°20'12" West 1745.96 feet along the southerly line of the Southeast Quarter of said Section 26; thence North 11°05'15.9" East 1150.96 feet to the point of beginning; thence continuing North 11°05'15.9" East 549.14 feet; thence North 87°53'52" East 1074.33 feet; thence South 89°20'12" West 1186.60 feet; thence South 0°00'00" West 563.07 feet to the point of beginning, containing 1.10 acres.

AND

That part of the Southwest Quarter of the Southeast Quarter (SW ¼ of the SE ¼) of Section 26, Township 101 North, Range 36, West of the Fifth Principal Meridian, Jackson County, Minnesota, described as follows: Commencing at the Southeast corner of said Section 26; thence on an assumed bearing of North 89 degrees 20 minutes 12 seconds West along the South line of said Section 26 a distance of 1745.96 feet to the point of beginning; thence Westerly along the South line of said Section 26 a distance of 396.82 feet; thence North 00 degrees 53 minutes 23 seconds West a distance of 450 feet; thence Easterly on a line parallel to the South line of said Section 26, to its intersection with a line having a bearing of South 11 degrees 51 minutes 59 seconds West, thence Southwesterly along said line to the point of beginning, together with all hereditaments and appurtenances thereto.



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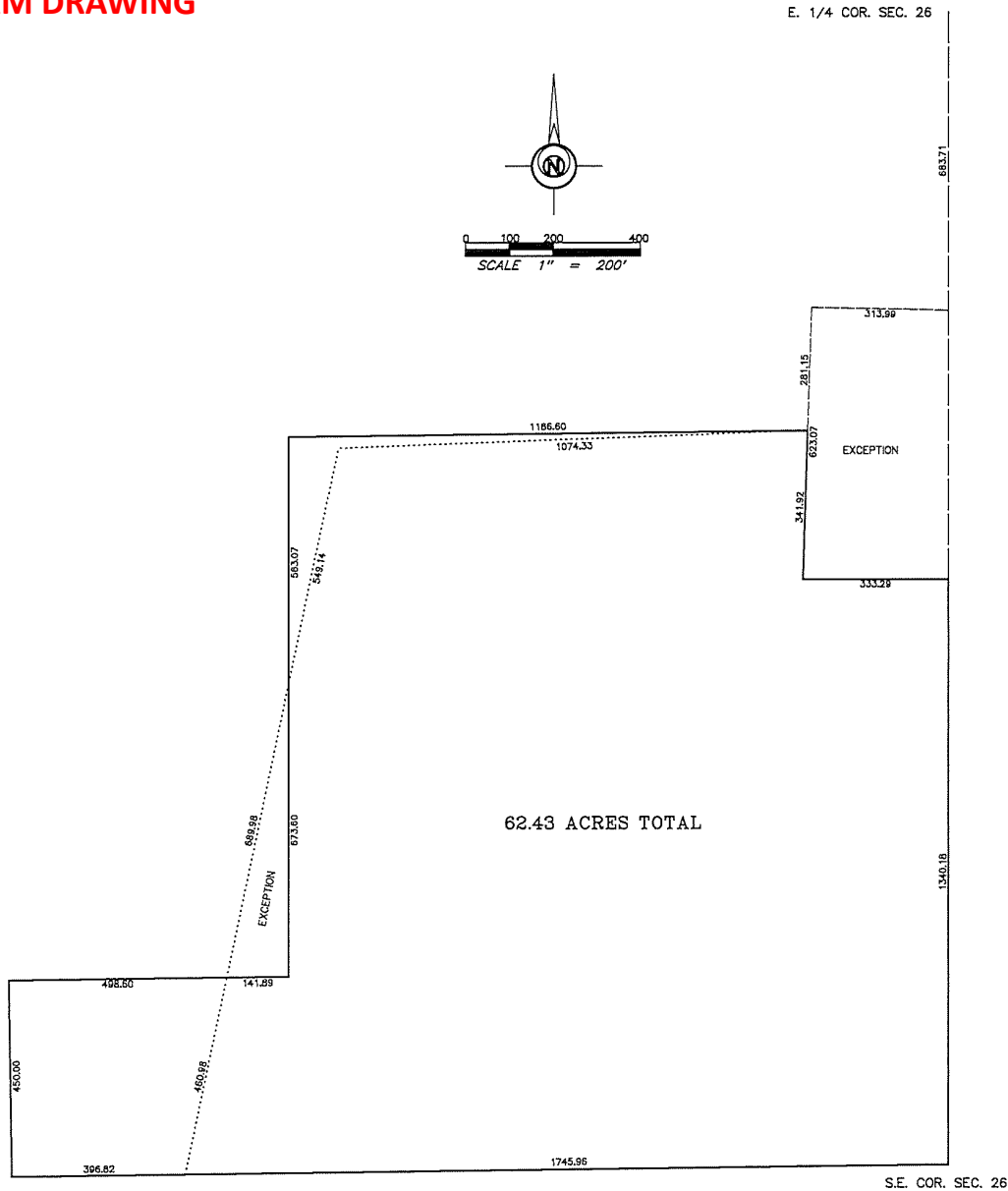


62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
**FARMLAND AUCTION**

**Tuesday, December 28, 2021 @ 10:00 AM**

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**FARM DRAWING**



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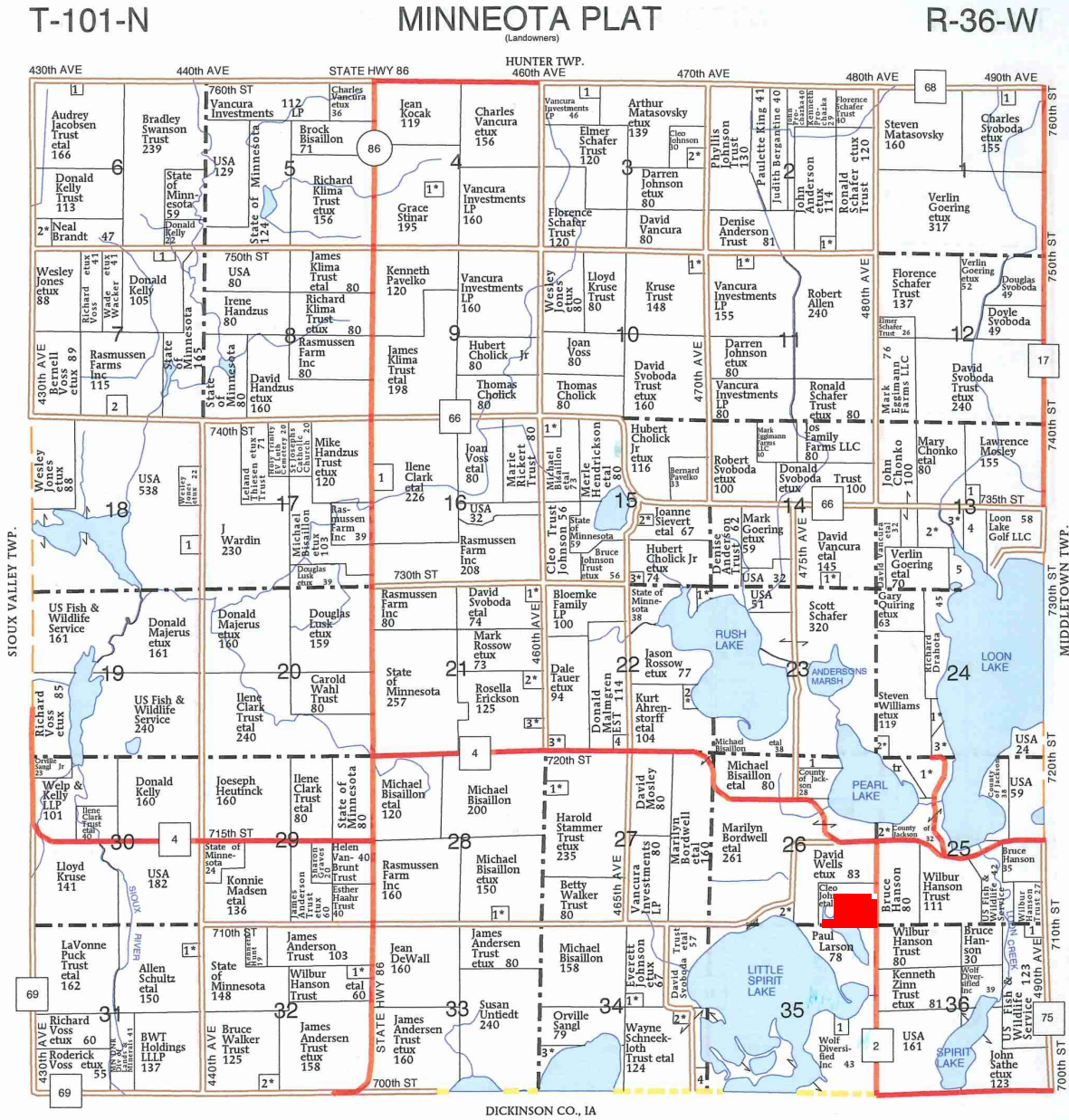
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62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
***FARMLAND AUCTION***

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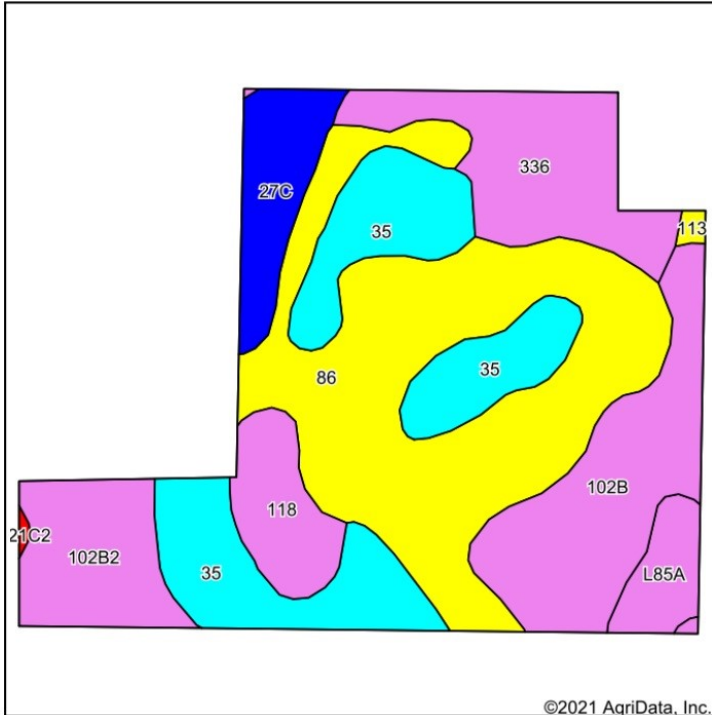
# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# **FARMLAND AUCTION**

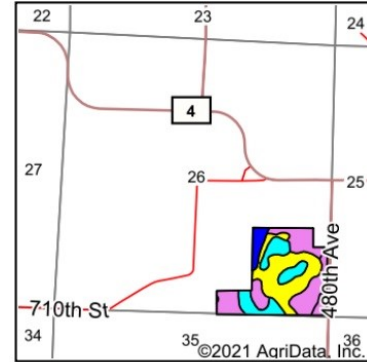
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**Soils Map**



Soils data provided by USDA and NRCS.



State: **Minnesota**  
 County: **Jackson**  
 Location: **26-101N-36W**  
 Township: **Minneota**  
 Acres: **60.91**  
 Date: **11/22/2021**



Maps Provided By



Area Symbol: MN063, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	PI Legend	Productivity Index
86	Canisteo clay loam, 0 to 2 percent slopes	20.49	33.6%		93
35	Blue Earth mucky silt loam, 0 to 1 percent slopes	11.88	19.5%		77
102B	Clarion loam, 2 to 6 percent slopes	8.42	13.8%		95
336	Delft clay loam, 0 to 2 percent slopes	6.78	11.1%		94
102B2	Clarion loam, 2 to 6 percent slopes, moderately eroded	4.71	7.7%		95
27C	Dickinson sandy loam, 6 to 12 percent slopes	3.37	5.5%		55
118	Crippin loam, 1 to 3 percent slopes	3.10	5.1%		100
L85A	Nicollet clay loam, 1 to 3 percent slopes	1.88	3.1%		99
113	Webster clay loam, 0 to 2 percent slopes	0.20	0.3%		93
921C2	Clarion-Storden complex, 6 to 10 percent slopes, moderately eroded	0.08	0.1%		87
<b>Weighted Average</b>					<b>88.9</b>



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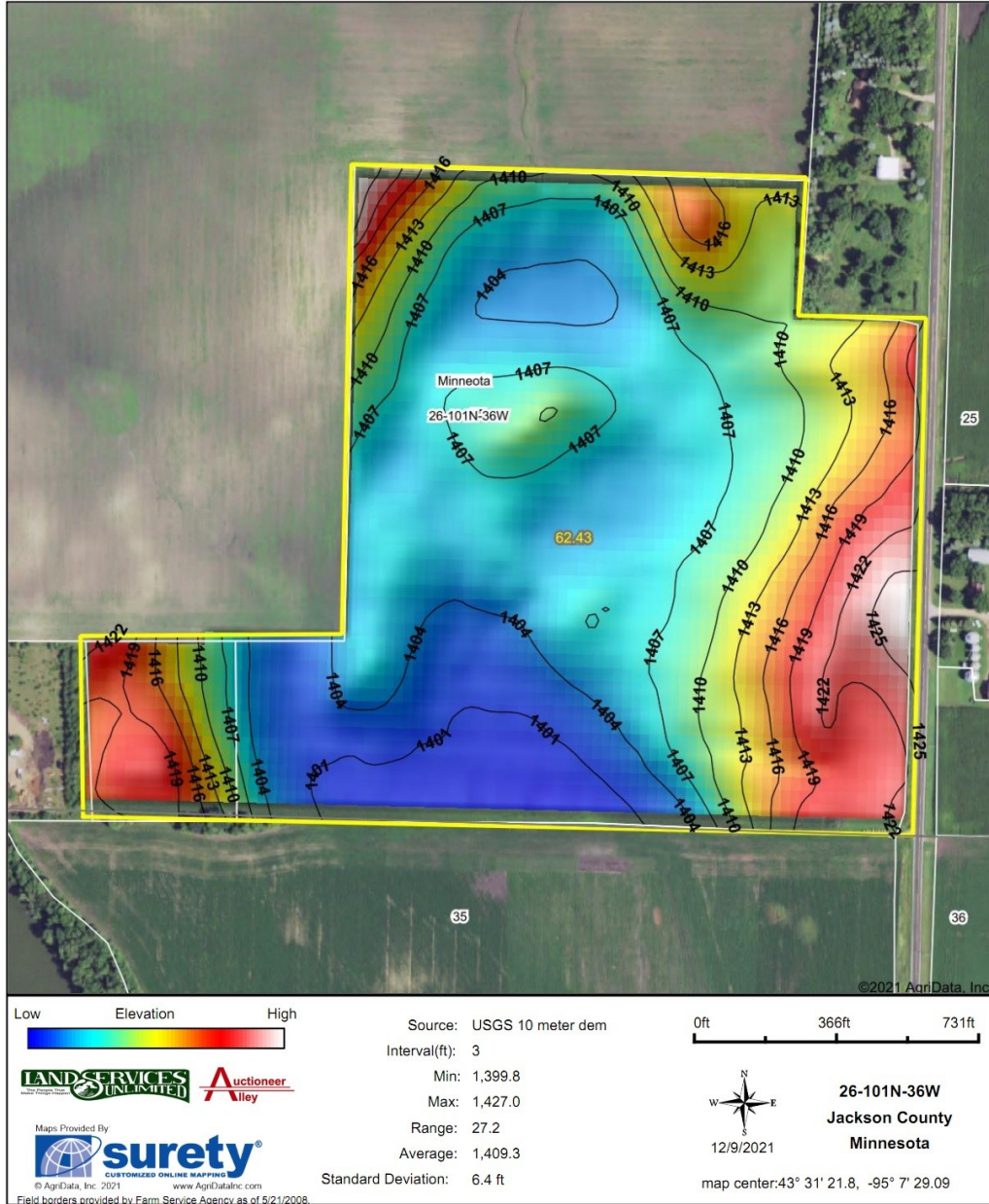


62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN  
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Topography Hillshade



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# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# FARMLAND AUCTION

**Tuesday, December 28, 2021 @ 10:00 AM**

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Minnesota  
Jackson

U.S. Department of Agriculture  
Farm Service Agency

FARM: 7263

Prepared: 11/22/21 8:00 AM

Crop Year: 2022

Page: 5 of 6

Report ID: FSA-156EZ

Abbreviated 156 Farm Record

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.

[REDACTED]

[REDACTED] Jackson, MN [REDACTED] Jackson, MN

[REDACTED] Recon Number  
2017 - 60

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
26.89	26.89	26.89	0.0	0.0	0.0	0.0	0.0

[REDACTED]

Tract Number: 14446 Description: N27ac SE 26 Minn 101 36

FSA Physical Location: Jackson, MN ANSI Physical Location: Jackson, MN

BIA Range Unit Number:

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

Recon Number  
2022 - 28

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
26.89	26.89	26.89	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	26.89	0.0	0.0	0.0

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	16.9	153	0.00
SOYBEANS	9.94	45	0.00
Total Base Acres:	26.84		



**REAL ESTATE SALES STAFF**

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62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# FARMLAND AUCTION

Tuesday, December 28, 2021 @ 10:00 AM

SALE LOCATION: Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.

Minnesota	U.S. Department of Agriculture	FARM: 7263
Jackson	Farm Service Agency	Prepared: 11/22/21 8:00 AM
Report ID: FSA-156EZ	Abbreviated 156 Farm Record	Crop Year: 2022
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.		Page: 6 of 6
Owners: WEINZETL, SHEILA KAYE		HARDEN, LINDSEY
Other Producers: None		

---

Tract Number: 14447      Description S30 Ac SE4 26 Minn 101 36

FSA Physical Location : Jackson, MN      ANSI Physical Location: Jackson, MN

BIA Range Unit Number:

HEL Status: NHEL: no agricultural commodity planted on undetermined fields      Recon Number 2022- 28

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
29.92	29.92	29.92	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	29.92	0.0	0.0		0.0	

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	18.8	153	0.00
SOYBEANS	11.06	45	0.00
Total Base Acres:	29.86		

Owners: WEINZETL, SHEILA KAYE      HARDEN, LINDSEY

OHLRICH, KYLEE

Other Producers: None



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REAL ESTATE SALES STAFF

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#40416719

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**SALE LOCATION:** Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.

HARDEN, LINDSEY



# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# **FARMLAND AUCTION**

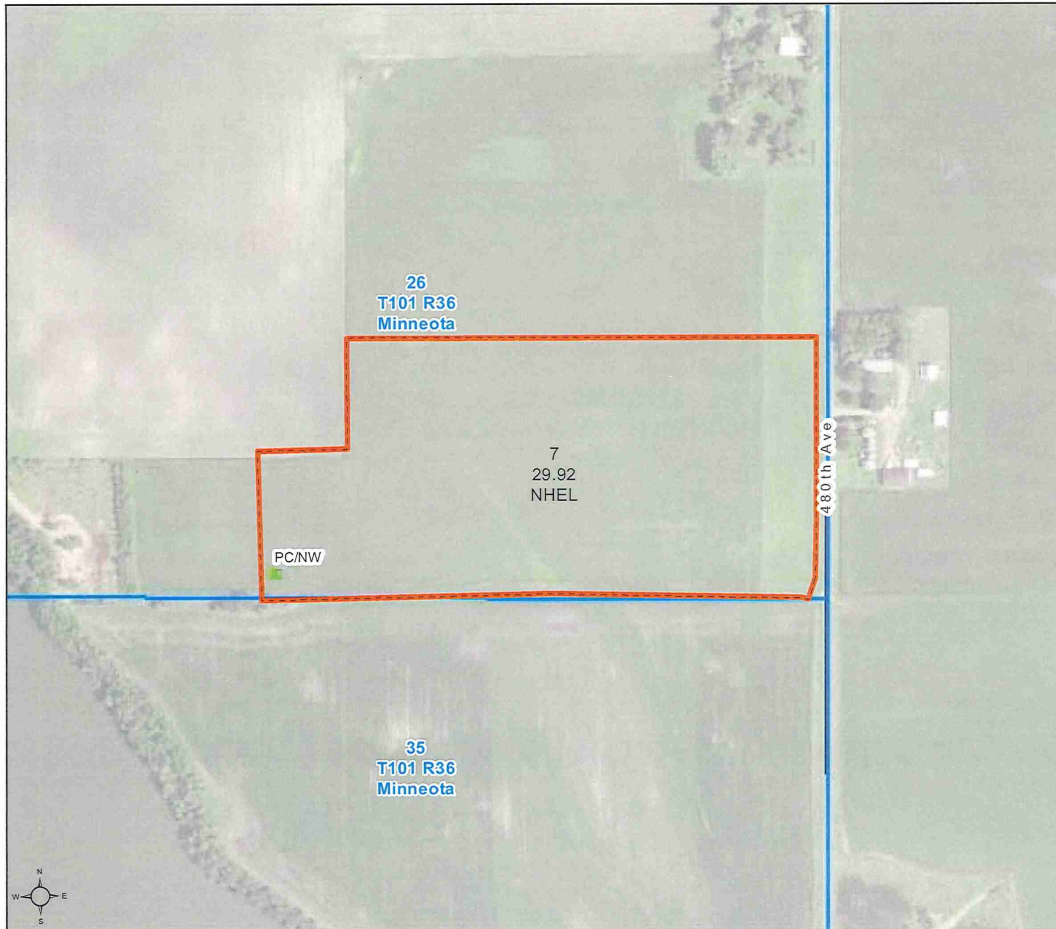
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United States  
Department of  
Agriculture

Jackson County, Minnesota

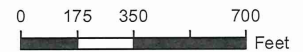


**Farm 7263**

**Tract 14447**

2022 Program Year

Map Created November 22, 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  
 Exempt from Conservation Compliance Provisions

Tract Cropland Total: 29.92 acres

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**REAL ESTATE SALES STAFF**

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# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# **FARMLAND AUCTION**

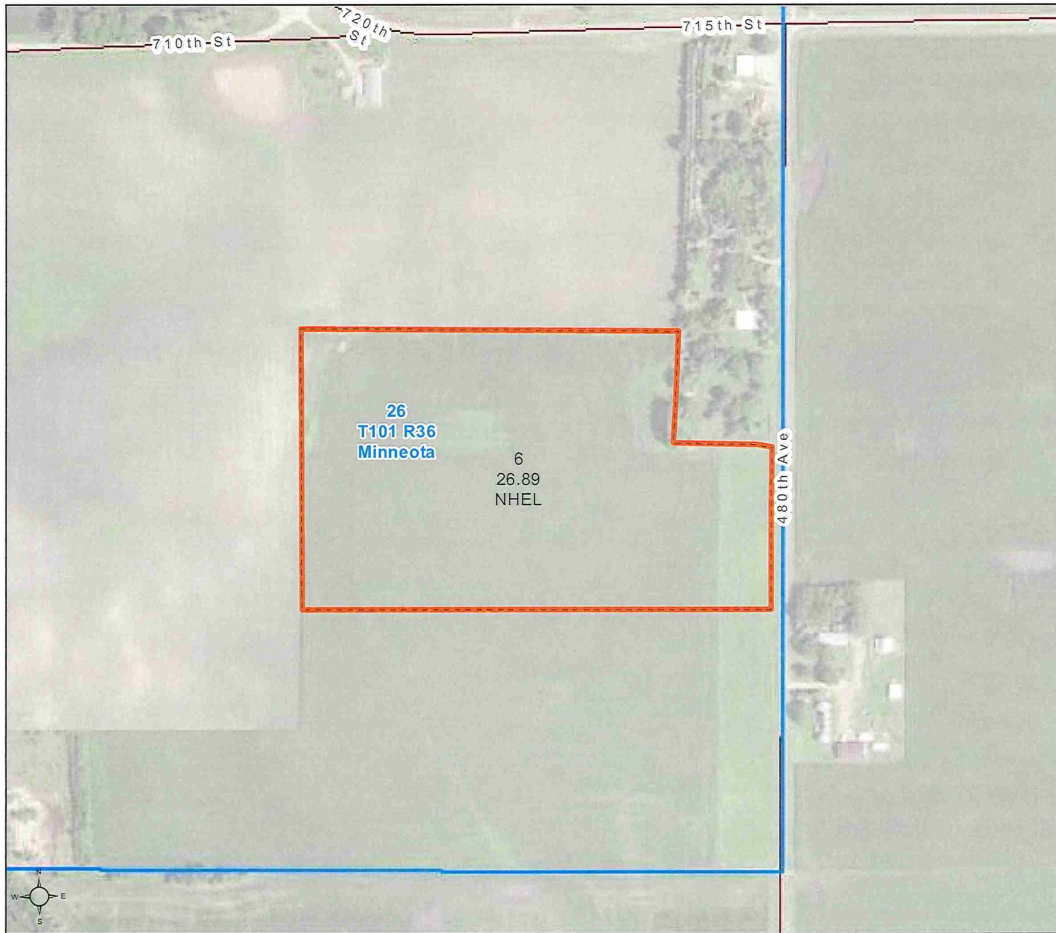
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United States  
Department of  
Agriculture

Jackson County, Minnesota

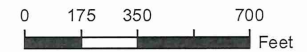


**Farm 7263**

**Tract 14446**

2022 Program Year

Map Created November 22, 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  
 Exempt from Conservation Compliance Provisions

Tract Cropland Total: 26.89 acres

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# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# **FARMLAND AUCTION**

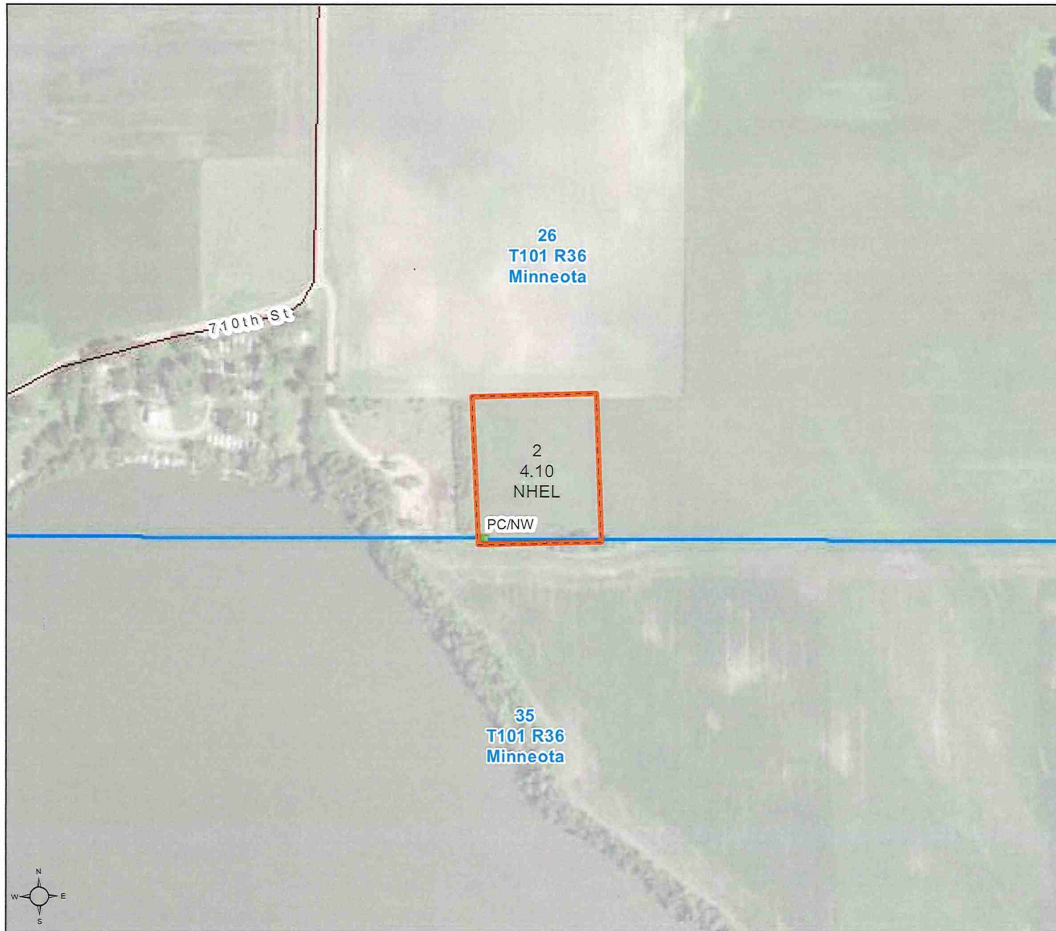
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United States  
Department of  
Agriculture

**Jackson County, Minnesota**



**Farm 7263**

**Tract 10448**

**2022 Program Year**

Map Created October 18, 2021

0 175 350 700  
Feet

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\_02142019

#### Wetland Determination Identifiers

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

Tract Cropland Total: 4.10 acres

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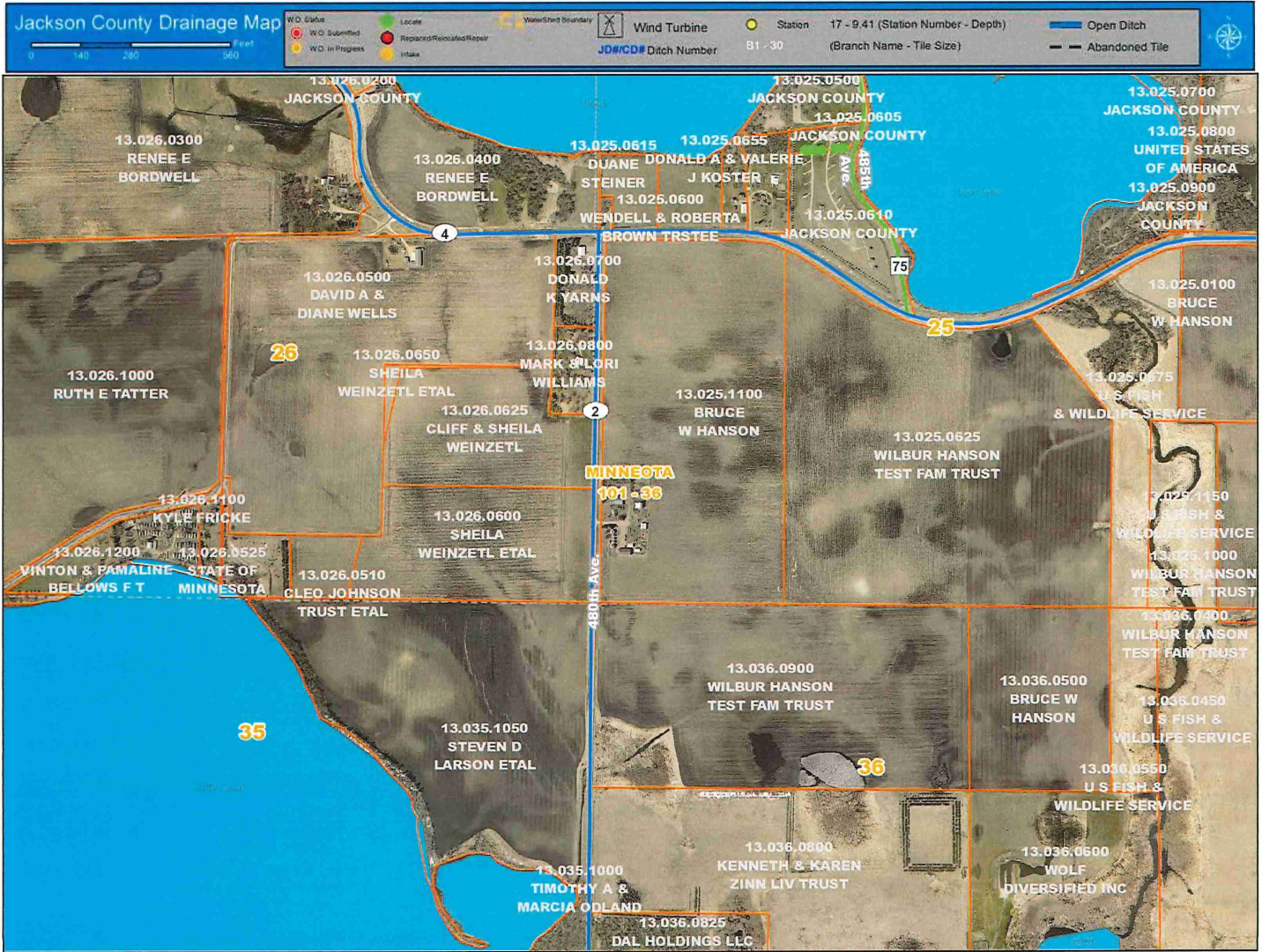
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# FARMLAND AUCTION

**SALE LOCATION:** Auction will be held at the Jackson American Legion Hall at 411 First Street, Jackson, MN.



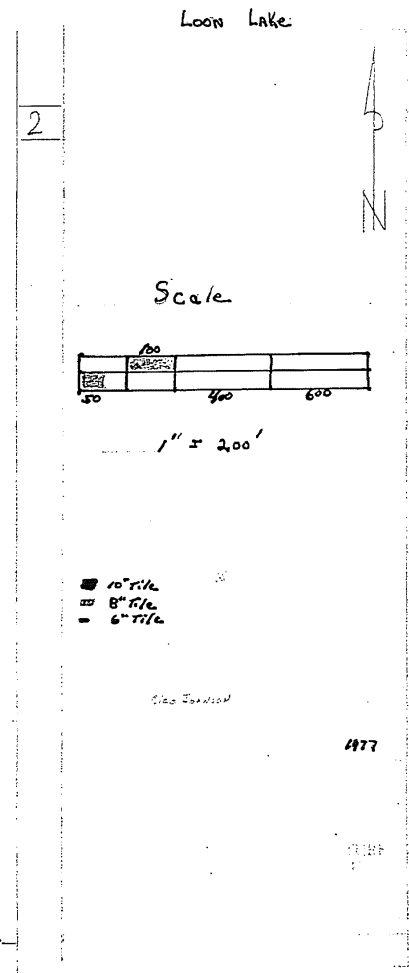
# #40416719

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# FARMLAND AUCTION

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**REAL ESTATE SALES STAFF**  
**DUSTYN HARTUNG 507-236-7629**

**www.auctioneeralley.com**



# 62.43 Acres +/- of Farmland in Minneota Twp, Jackson Co., MN

# **FARMLAND AUCTION**

**Tuesday, December 28, 2021 @ 10:00 AM**

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171916

## DRAINAGE EASEMENT

OFFICE OF COUNTY RECORDER  
County of Jackson, Minn.  
I hereby certify that the within instrument was filed in this office for record on this 7 day of March A. D., 1978 at 2 o'clock P. M., and was duly recorded on Microfilm  
No. 171916  
Dorinda J. Dwyer  
County Recorder

THIS AGREEMENT, Made and entered into this 5th day of May, 1977

by and between CLEO JOHNSON and PHYLLIS JOHNSON, his wife, parties of the first part, RICHARD BRYAN and MARY ELIZA BRYAN, his wife, parties of the second part, RENO BORDWELL and RUBY BORDWELL, parties of the third part.

WHEREAS, parties of the first part are the contract vendees with regard to the Southeast Quarter (SE $\frac{1}{4}$ ) of Section 26, Township 101 North of Range 36, West, of the Fifth P.M.; and,

WHEREAS, parties of the second part are the contract vendors with regard to part of R13 the Southeast Quarter (SE $\frac{1}{4}$ ) of Section 26, Township 101 North of Range 36, West, of the Fifth P.M.; and, contract purchasers of the entire said SE R13 Quarter; and

WHEREAS, parties of the third part are the owners of that portion of the Northeast Quarter (NE $\frac{1}{4}$ ) of Section 35, Township 101 North of Range 36, West, of the Fifth P.M.; lying and being East and North of Little Spirit Lake in said Section 35; and,

WHEREAS, it will be to the mutual benefit of the parties hereto to construct a private underground tile drain and open ditch and berm. The underground tile drain will run from the premises owned by parties of the first part and by parties of the second part across the portion of the premises owned by parties of the third part with an outlet to said open ditch and berm; and,

WHEREAS, it will be to the mutual benefit of the parties hereto to establish a pumping station located adjacent to said open ditch and berm; and,

WHEREAS, the approximate location of said underground private tile will be as follows: A ten inch tile running generally in a Southeasterly direction from the premises described hereinabove into which parties of the first part and parties of the second part have an interest, across the North boundary of the premises owned by parties of the first part to a sixteen inch underground tile which will run generally into the pumping station hereinabove referred to.

The sixteen inch tile running generally East and West located in the premises owned by parties of the third part into the pumping station referred to hereinabove.

The ten inch tile and sixteen inch tile will, with the assistance of said pumping system, outlet into the above referred to ditch and berm; and,

WHEREAS, they desire to establish additional tile drain systems to be used in connection with the above described systems.



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**LEAH HARTUNG MN Broker**

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NOW THEREFORE, the parties agree for and in consideration of the mutual covenants herein as follows:

1. Parties of the first part and parties of the third part agree to construct said ten inch tile, sixteen inch tile and open ditch and berm, and pumping system, each to pay fifty per cent of the cost of establishing said system.

2. Parties of the first part shall have by these presents the right to construct such additional tile drain systems in connection with the above as they may deem suitable and proper. The cost of constructing and establishing said additional systems shall be born by parties of the first part.

3. Parties of the third part shall have the right to construct and maintain such additional systems as they may deem necessary with regard to the above described system, it being understood that parties of the third part shall pay the cost of construction and maintaining any such tile drain system so constructed.

4. It is mutually agreed that no land other than that described herein shall be permitted to drain into said system without the written consent of the parties hereto.

5. Parties of the first part and parties of the third part agree that they will be equally responsible for the maintenance and repair of the above described ten inch tile and sixteen inch tile together with the open ditch and berm, and pumping system.

6. Parties of the first part and parties of the third part agree that they shall be responsible for the maintenance, repair and installation of any additional branches of said tile which is constructed or installed for the benefit of the respective premises owned by them and hereinabove described.

7. Parties of the third part hereby grant and convey unto parties of the first part the perpetual easement and right of drainage for the construction, establishment, perpetual maintenance, and repair of all of said drainage systems hereinabove described. Parties of the third part grant unto parties of the first part the right to enter upon their land for the purpose of maintaining, or repairing and keeping said drainage system in a good working condition. Said construction, maintenance and repair and keeping to be done at such time so as to cause no damage to standing crops to be hereafter planted on land owned by parties of the third part.



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# **FARMLAND AUCTION**

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8. This grant of easement, right of drainage and all of the covenants herein shall run with the land and be binding upon all of the heirs, executors, administrators and assigns of the respective parties hereto.

IN TESTIMONY WHEREOF, The parties have hereunto set their hands and seals the day and year first above written.

This instrument prepared by  
**DAVID M. MEYER**  
ATTORNEY AT LAW  
LAKEFIELD, MINN. 56150

*Cleo Johnson*  
*Reno Bordwell*  
*Ruby Bordwell*  
*Richard Bryan*  
*Mary Eliza Bryan*  
*Phyllis Johnson*

STATE OF MINNESOTA }  
COUNTY OF JACKSON } ss

On this 20<sup>th</sup> day of February, 1978, before me, a notary public within and for said County, personally appeared CLEO JOHNSON and PHYLLIS JOHNSON, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

*Lois Lutman*  
STATE OF MINNESOTA }  
COUNTY OF JACKSON } ss  
On this 10<sup>th</sup> day of Feb, 1978, before me, a notary public within and for said County, personally appeared RICHARD BRYAN and MARY ELIZA BRYAN, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

STATE OF MINNESOTA }  
COUNTY OF JACKSON } ss

On this 5<sup>th</sup> day of May, 1977, before me, a notary public within and for said County, personally appeared RENO BORDWELL and RUBY BORDWELL, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

*Mary Eliza Bryan*  
NOTARY PUBLIC - MINNESOTA  
JACKSON COUNTY  
My Commission Expires Aug. 22, 1978



**REAL ESTATE SALES STAFF**

**DUSTYN HARTUNG 507-236-7629**

**LEAH HARTUNG MN Broker**

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**Beacon™** Jackson County, MN

## Summary

Parcel ID 130260600  
Property Address  
Sec/Twp/Rng 26-101-036  
Brief Tax Description Sect-26 Twp-101 Range-036 30.00 AC SOUTH 30 AC IN SE 1/4  
(Note: Not to be used on legal documents)  
Deeded Acres 30.00  
Class 101 - (NON-HSTD) AGRICULTURAL; 101 - (NON-HSTD) AGRICULTURAL  
District (1301) MINNEOTA/2895  
School District 2895  
Creation Date 07/10/1989

## Owners

Primary Taxpayer  
Sheila Weinzettl Etal  
82687 510th Ave  
Jackson, MN 56143

## Valuation

	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$174,700	\$174,700	\$174,700	\$186,100	\$187,800
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$174,700	\$174,700	\$174,700	\$186,100	\$187,800

## Value Notice

[2021 Valuation Notice \(PDF\)](#)  
[2020 Valuation Notice \(PDF\)](#)  
[2019 Valuation Notice \(PDF\)](#)

## Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable	2017 Payable
Estimated Market Value	\$174,700	\$174,700	\$186,100	\$187,800	\$382,400
- Excluded Value	\$0	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0	\$0
= Taxable Market Value	\$174,700	\$174,700	\$186,100	\$187,800	\$382,400
Net Taxes Due	\$956.00	\$490.00	\$468.00	\$448.00	\$944.00
+ Special Assessments	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
= Total Taxes Due	\$956.00	\$490.00	\$468.00	\$448.00	\$944.00

IF YOU OWE BACK TAXES, PENALTIES, OR INTEREST, PLEASE CALL THE AUDITOR/TREASURERS OFFICE FOR A PAYMENT AMOUNT.



**REAL ESTATE SALES STAFF**

**DUSTYN HARTUNG 507-236-7629**

**LEAH HARTUNG MN Broker**

**#40416719**

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**Beacon™** Jackson County, MN

## Summary

Parcel ID 130260625  
Property Address  
Sec/Twp/Rng 26-101-036  
Brief Tax Description Sect-26 Twp-101 Range-036 27.72 AC 27.72 AC IN SE 1/4  
(Note: Not to be used on legal documents)  
Deeded Acres 27.72  
Class 101 - (NON-HSTD) AGRICULTURAL  
District (1301) MINNEOTA/2895  
School District 2895  
Creation Date 01/18/2018

## Owners

Primary Taxpayer  
[Cliff & Sheila Weinzel](#)  
82687 510th Ave  
Jackson, MN 56143

## Valuation

	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$146,800	\$146,800	\$146,800	\$156,400	\$176,400
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$146,800	\$146,800	\$146,800	\$156,400	\$176,400

## Value Notice

[2021 Valuation Notice \(PDF\)](#)  
[2020 Valuation Notice \(PDF\)](#)  
[2019 Valuation Notice \(PDF\)](#)

## Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable
Estimated Market Value	\$146,800	\$146,800	\$156,400	\$176,400
- Excluded Value	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0
= Taxable Market Value	\$146,800	\$146,800	\$156,400	\$176,400
Net Taxes Due	\$804.00	\$190.00	\$146.00	
+ Special Assessments	\$0.00	\$0.00	\$0.00	
= Total Taxes Due	\$804.00	\$190.00	\$146.00	

IF YOU OWE BACK TAXES, PENALTIES, OR INTEREST, PLEASE CALL THE AUDITOR/TREASURERS OFFICE FOR A PAYMENT AMOUNT.

## Tax Statements



**REAL ESTATE SALES STAFF**

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**Beacon™** Jackson County, MN

## Summary

Parcel ID 130260650  
Property Address  
Sec/Twp/Rng 26-101-036  
Brief Tax Description Sect-26 Twp-101 Range-036 1.10 AC 1.10 AC IN SE 1/4  
(Note: Not to be used on legal documents)  
Deeded Acres 1.10  
Class 101 - (NON-HSTD) AGRICULTURAL; 101 - (NON-HSTD) AGRICULTURAL  
District (1301) MINNEOTA/2895  
School District 2895  
Creation Date 01/18/2018

## Owners

Primary Taxpayer  
Sheila Weinzetl Etal  
82687 510th Ave  
Jackson, MN 56143

## Valuation

	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$3,800	\$3,800	\$3,800	\$4,000	\$7,200
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$3,800	\$3,800	\$3,800	\$4,000	\$7,200

## Value Notice

[2021 Valuation Notice \(PDF\)](#)  
[2020 Valuation Notice \(PDF\)](#)  
[2019 Valuation Notice \(PDF\)](#)

## Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable
Estimated Market Value	\$3,800	\$3,800	\$4,000	\$7,200
- Excluded Value	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0
= Taxable Market Value	\$3,800	\$3,800	\$4,000	\$7,200
Net Taxes Due	\$20.00	\$16.00	\$16.00	
+ Special Assessments	\$0.00	\$0.00	\$0.00	
= Total Taxes Due	\$20.00	\$16.00	\$16.00	

IF YOU OWE BACK TAXES, PENALTIES, OR INTEREST, PLEASE CALL THE AUDITOR/TREASURERS OFFICE FOR A PAYMENT AMOUNT.



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**Beacon™** Jackson County, MN

## Summary

Parcel ID 130260510  
Property Address  
Sec/Twp/Rng 26-101-036  
Brief Tax Description Sect-26 Twp-101 Range-036 4.10 AC APPROX 396.82' X 450' PT SW 1/4 SE 1/4  
(Note: Not to be used on legal documents)  
Deeded Acres 4.10  
Class 101 - (NON-HSTD) AGRICULTURAL  
District (1301) MINNEOTA/2895  
School District 2895  
Creation Date 03/16/1992

## Owners

Primary Taxpayer  
Cleo Johnson Trust Etal  
C/O Phyllis Johnson  
13560 240th Ave  
Spirit Lake, IA 51360

## Valuation

	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment	2017 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$22,400	\$22,400	\$22,400	\$23,900	\$25,800
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$22,400	\$22,400	\$22,400	\$23,900	\$25,800

## Value Notice

[2021 Valuation Notice \(PDF\)](#)  
[2020 Valuation Notice \(PDF\)](#)  
[2019 Valuation Notice \(PDF\)](#)

## Taxation

	2021 Payable	2020 Payable	2019 Payable	2018 Payable	2017 Payable
Estimated Market Value	\$22,400	\$22,400	\$23,900	\$25,800	\$26,600
- Excluded Value	\$0	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0	\$0
= Taxable Market Value	\$22,400	\$22,400	\$23,900	\$25,800	\$26,600
Net Taxes Due	\$122.00	\$126.00	\$120.00	\$124.00	\$132.00
+ Special Assessments	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
= Total Taxes Due	\$122.00	\$126.00	\$120.00	\$124.00	\$132.00

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