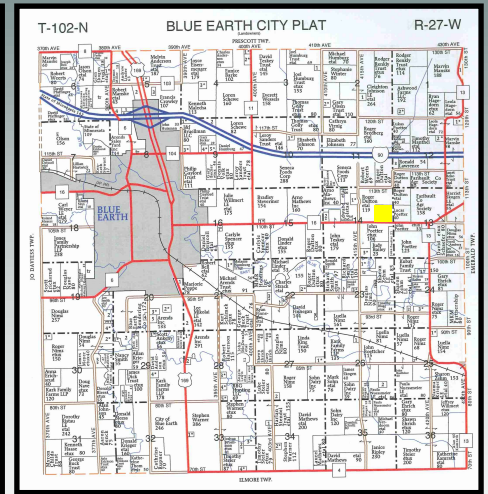
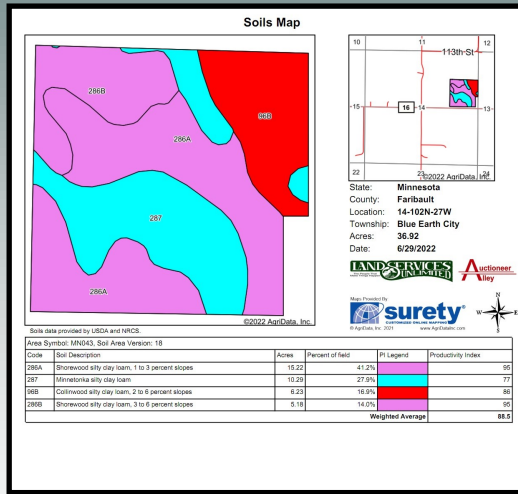


# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



PROPERTY LOCATION: From Blue Earth, MN: Go approximately 2 3/4 miles east on MN State Hwy 16.

PROPERTY LEGAL DESCRIPTIONS: 40 +/- Deeded Acres: SE 1/4 of the NE 1/4 in Section 14, Township 102 North, Range 27 West, Faribault County, Minnesota.

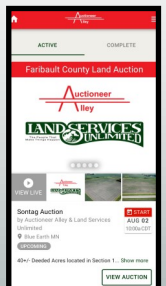
### AUCTION SALE TERMS:

The Sontag farm will be offered for sale as one parcel on sale day. Please review farm booklet for specific details. All bidders must register for a bidding number prior to bidding on sale day. The successful buyer at the conclusion of the auction will enter into a purchase agreement & make a 20% earnest money down payment the day of the auction. The unpaid balance shall be due and payable in full on or before September 8, 2022 when clear title will be furnished. 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 at the conclusion of the auction. The 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 or agreements of record. The property is being sold subject to a 2022 crop lease. Sellers and buyer will prorate the 2022 farm rent at the time of closing. Sellers and buyer will prorate the 2022 real estate taxes at the time of closing with all real estate taxes thereafter to be paid by the buyer. 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 the interested bidder's obligation to inspect the property prior to their purchase of it. For those that can't attend sale day and aren't able to bid online please make arrangements with sales staff 24 hours ahead of the auction to bid by phone. Any statements made at the auction may take precedence over any printed information. This sale is subject to the sellers approval. Auctioneer Alley, Land Services Unlimited+ & Sales Staff represent the sellers in this transaction.

### AUCTIONEERS NOTE:

Auctioneer Alley and Land Services Unlimited are pleased to be offering this high quality land on public auction for the Sontag Family. This nice laying, high CPI farm is located just outside of Blue Earth, MN. This good farm would make a great addition to your investment portfolio whether you are a farmer or an investor. 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.

**ONLINE BIDDING AVAILABLE!**



## Owners: Edward & Suzette Sontag



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

**www.auctioneeralley.com**

### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



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

### SONTAG PROPERTY INFORMATION

SALE METHOD:	This farm will be offered for sale as one parcel on sale day. 40 Deeded Acres x the bid * Selling by legal description only		
LEGAL DESCRIPTIONS:	40 +/- Deeded Acres located in the SE ¼ of the NE ¼ in Section 14 of Blue Earth Twp, Faribault County, MN T102N, R27W		
TAX PARCEL ID:	020140900		
BUILDINGS:	None		
REAL ESTATE TAXES:	2022 (NON-HSTD) Ag Taxes = \$1,541.06		
FSA INFORMATION:	Total Deeded Acres	=	40.00 +/- Acres
	FSA Tillable Acres	=	36.92 +/- Acres
	Corn Base Acres	=	28.51 +/- Acres
	Corn PLC Yield	=	156.00 +/- Bushels
	Soybean Base Acres	=	8.41 +/- Acres
	Soybean PLC Yield	=	42.00 +/- Bushels
	Total Base Acres	=	36.92 +/- Acres
PREDOMINANT SOILS:	Shorewood Silty Clay Loam & Minnetonka Silty Clay Loam		
CPI:	Crop Productivity Index = 88.5 *See Soils Map		
TOPOGRAPHY:	Level *See Topography Map		
DRAINAGE:	This farm is not part of a county drainage system. It has private tile only. *See Air Photo		
NRCS CLASSIFICATION:	NHEL (Non-Highly Erodible Land)		
WETLAND STATUS:	Completed 4-17-1989. This farm has no wetlands and is NW or PC. *See Wetland Determination		
LEASE STATUS:	This farm is under lease for the 2022 crop year. Sellers and buyer will prorate the 2022 farm rent. New buyer will have possession upon closing, but subject to the rights of the current tenant.		

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

**AUCTIONS – REAL ESTATE - APPRAISALS**



### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER

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

**www.auctioneeralley.com**

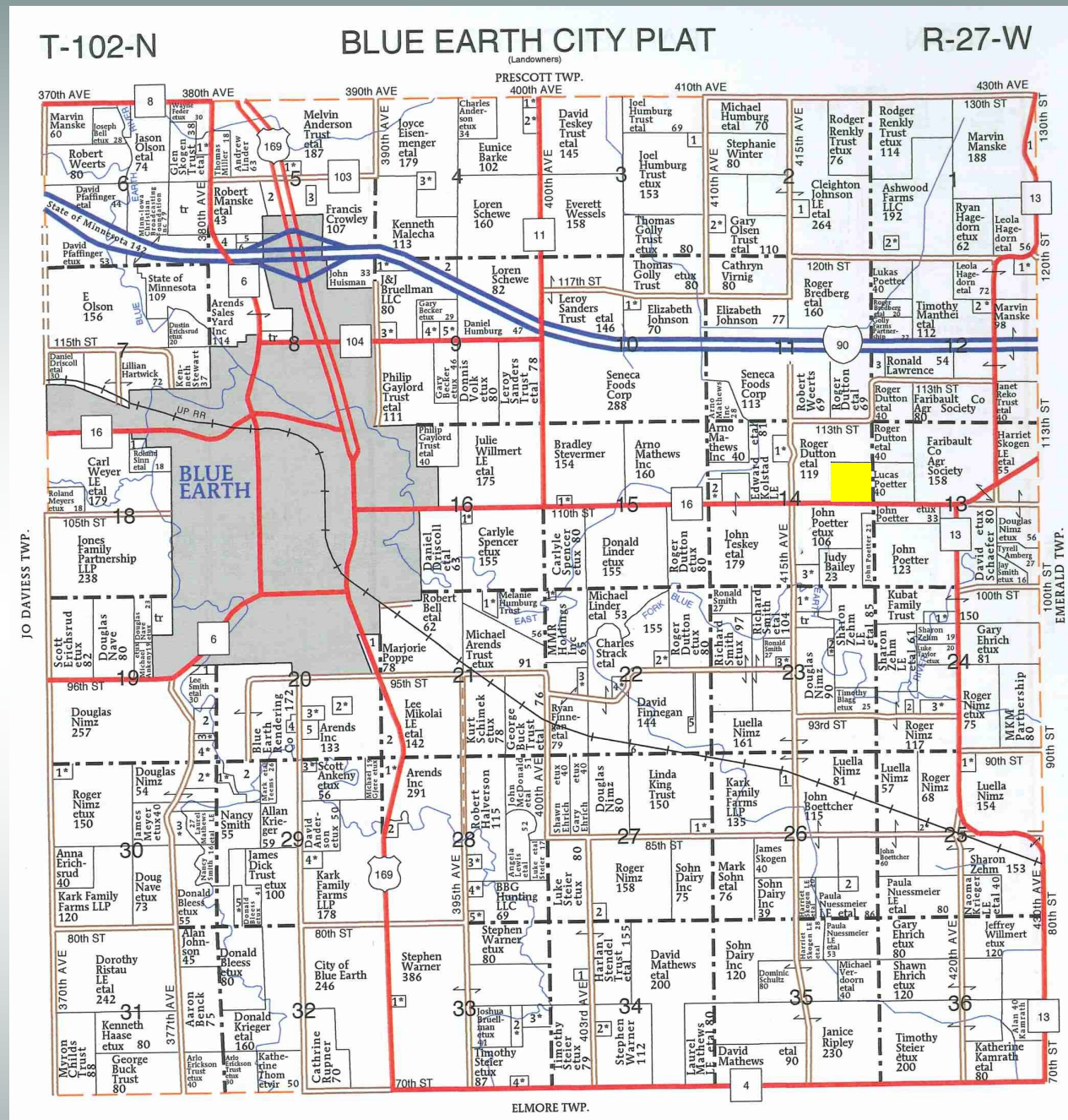


# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

**Tuesday, August 2, 2022 @ 10:00 AM**

**SALE LOCATION:** Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



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

AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

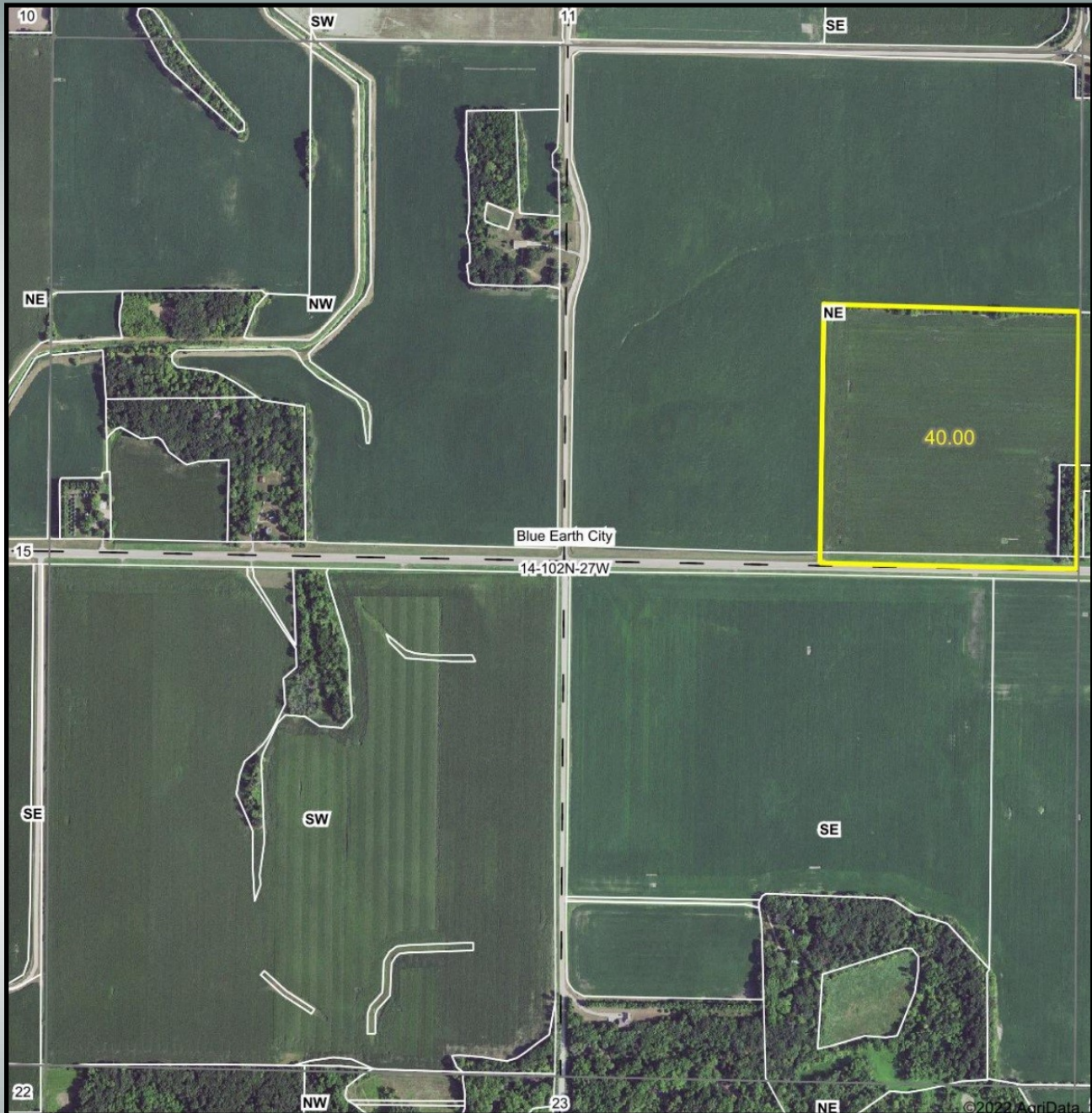
DOUG WEDEL & SCOTT CHRISTOPHER

[www.auctioneeralley.com](http://www.auctioneeralley.com)



40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN  
**FARMLAND AUCTION**  
Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



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

[www.auctioneeralley.com](http://www.auctioneeralley.com)

AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



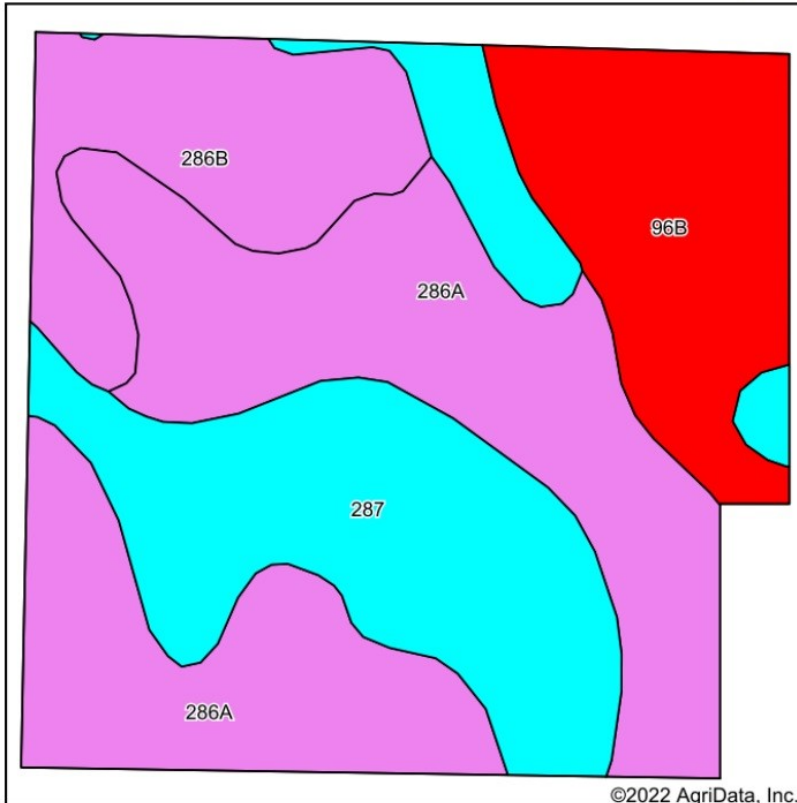
# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

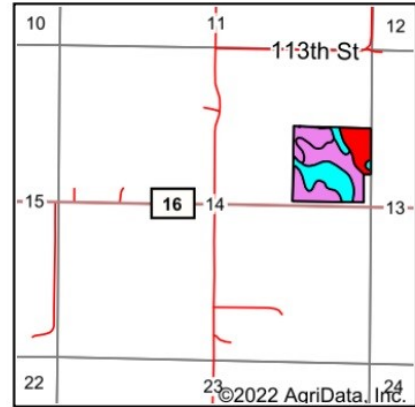
SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

Soils Map



©2022 AgriData, Inc.

Soils data provided by USDA and NRCS.



State: **Minnesota**  
County: **Faribault**  
Location: **14-102N-27W**  
Township: **Blue Earth City**  
Acres: **36.92**  
Date: **6/29/2022**



Area Symbol: MN043, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	PI Legend	Productivity Index
286A	Shorewood silty clay loam, 1 to 3 percent slopes	15.22	41.2%		95
287	Minnetonka silty clay loam	10.29	27.9%		77
96B	Collinwood silty clay loam, 2 to 6 percent slopes	6.23	16.9%		86
286B	Shorewood silty clay loam, 3 to 6 percent slopes	5.18	14.0%		95
Weighted Average					88.5



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

[www.auctioneeralley.com](http://www.auctioneeralley.com)

### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



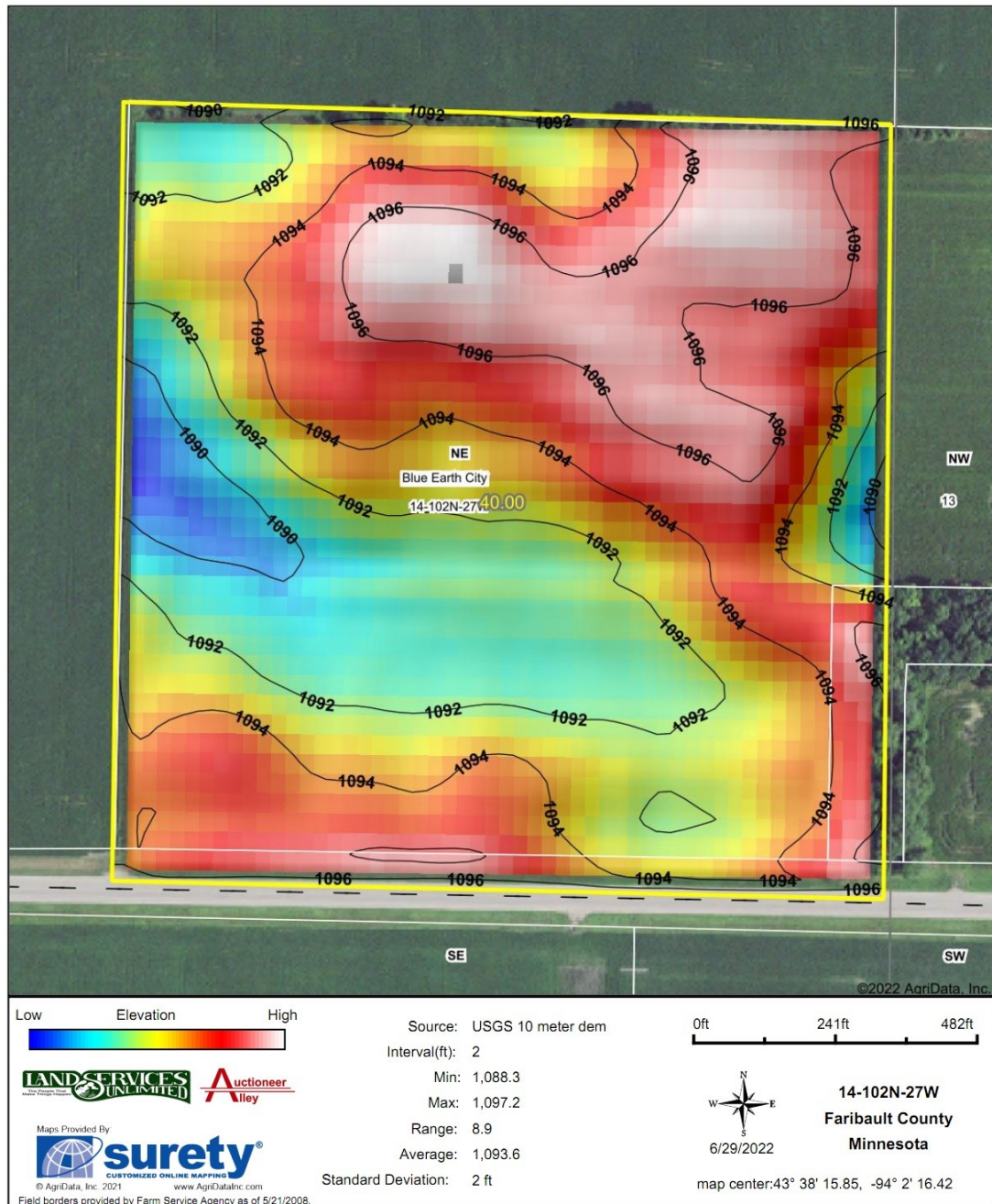
# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

Topography Hillshade



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

[www.auctioneeralley.com](http://www.auctioneeralley.com)

### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN  
**FARMLAND AUCTION**  
Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

TILE LINES



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

AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER

[www.auctioneeralley.com](http://www.auctioneeralley.com)



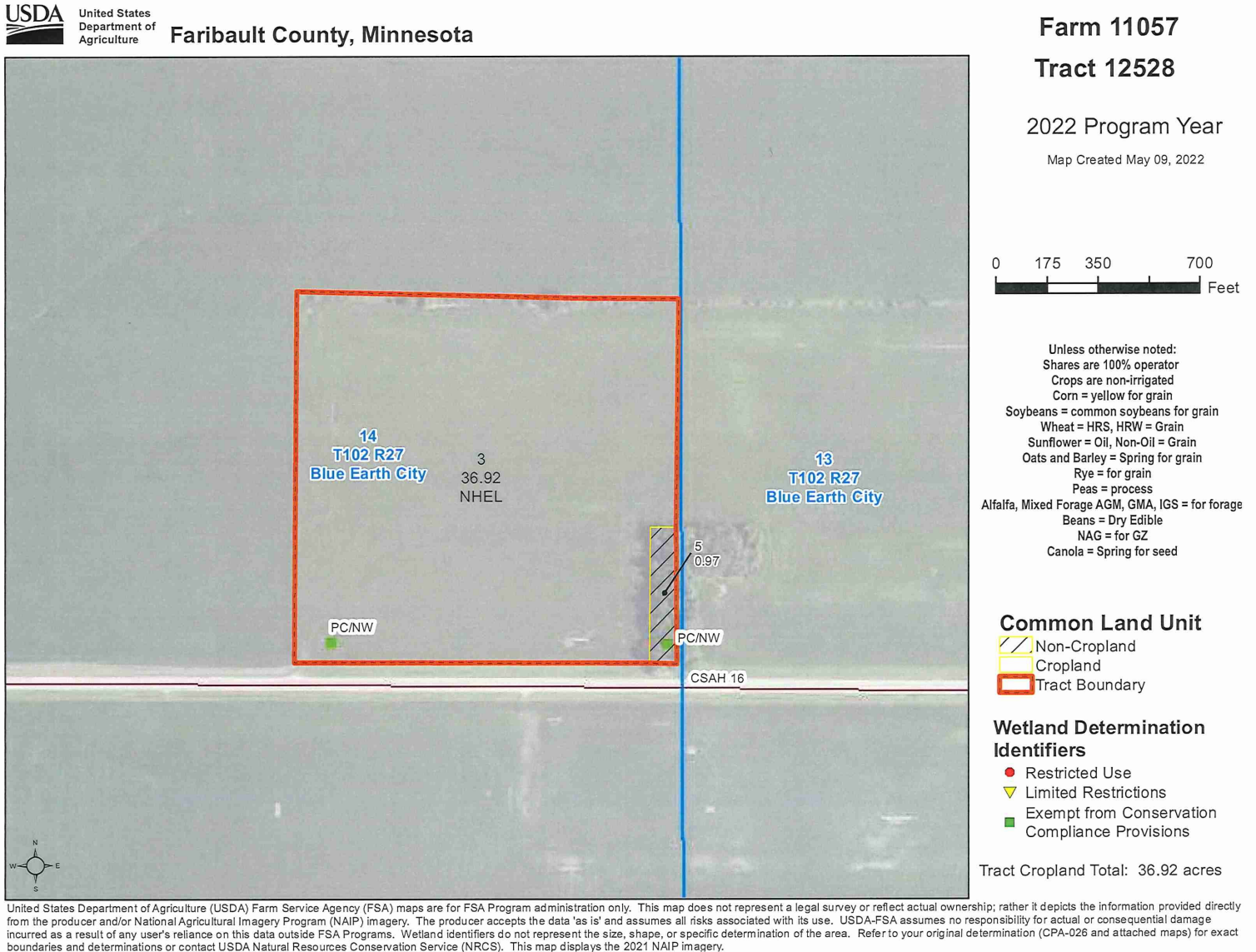
# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

### FSA MAP



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

[www.auctioneeralley.com](http://www.auctioneeralley.com)

#### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

### FSA INFORMATION

Minnesota

Faribault

Report ID: FSA-156EZ

U.S. Department of Agriculture

Farm Service Agency

Abbreviated 156 Farm Record

**FARM: 11057**

Prepared: 6/28/22 3:29 PM

Crop Year: 2022

Page: 4 of 4

**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.

Tract Number: 12528 Description SE4NE4(14)BLU

FSA Physical Location : Faribault, MN

ANSI Physical Location: Faribault, MN

BIA Range Unit Number:

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

Recon Number

2020 - 3

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
37.89	36.92	36.92	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	36.92	0.0	0.0	0.0		

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	28.51	156	0.00
SOYBEANS	8.41	42	0.00
<b>Total Base Acres:</b>	<b>36.92</b>		

Owners: SONTAG, EDWARD

Other Producers: None



#### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER

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

**www.auctioneeralley.com**



# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# FARMLAND AUCTION

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013

### Wetland Determination

Conservation Service (1-88) <b>HIGHLY ERODIBLE LAND AND WETLAND          CONSERVATION DETERMINATION</b>		1. Date of Request 4-17-89	
4. Name of USDA Agency or Person Requesting Determination Appeal		3. County Faribault	
SECTION I - HIGHLY ERODIBLE LAND		T (1271) + 1294	
6. Is soil survey now available for making a highly erodible land determination?		(e) Total Acres	
7. Are there highly erodible soil map units on this farm?		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 <input checked="" type="checkbox"/> No <input type="checkbox"/>	
List field numbers and acres, where appropriate, for the following EXEMPTED WETLANDS:		Field No.(s) Total Wetland Acres	
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, 1, 2, 3	
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 <u>N/A</u> are considered maintenance and are in compliance with FSA.			
18. The planned alteration measures on wetlands in fields <u>N/A</u> 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 type="checkbox"/> Field <input checked="" type="checkbox"/>			
20. This determination was: Delivered <input type="checkbox"/> Mailed <input checked="" type="checkbox"/> To the Person on Date: <u>4-18-89</u>			
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 15 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 <u>This is for the above listed tracts in section 14 &amp; 15 of Blue Earth Twp</u>			
22. Signature of SCS District Conservationist <u>Randy Hurdkamp acting</u>		23. Date <u>4-17-89</u>	
Assistance and programs of the Soil Conservation Service available without regard to race, religion, color, sex, age, handicap, etc.			



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

[www.auctioneeralley.com](http://www.auctioneeralley.com)

### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER



# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

**SALE LOCATION:** Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



### Summary

Parcel ID 020140900  
 Property Address 14-102-027  
 Sec/Twp/Rng Sect-14 Twp-102 Range-027 40.00 AC SE 1/4 OF NE 1/4  
 Brief Tax Description (Note: Not to be used on legal documents)  
 Deeded Acres 40.00  
 Class 101 - (NON-HSTD) AGRICULTURAL  
 District (201) 0201 BLUE EARTH TWP  
 School District 2860  
 Creation Date 06/27/1989

### Owner

Primary Taxpayer  
 Edward Sontag  
 1372 62nd Street  
 Somerset, WI 54025

### Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER	71.2	0	0	0	37.400	AC
2	WOODLOT	0	0	0	0	1.100	AC
3	ROAD	0	0	0	0	1.500	AC
Total						40.000	

### Valuation

	2022 Assessment	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$270,300	\$241,000	\$241,500	\$241,500	\$241,500
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$270,300	\$241,000	\$241,500	\$241,500	\$241,500

### Taxation

	2023 Payable	2022 Payable	2021 Payable	2020 Payable	2019 Payable
Estimated Market Value	\$270,300	\$241,000	\$241,500	\$241,500	\$241,500
- Excluded Value	\$0	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0	\$0
= Taxable Market Value	\$270,300	\$241,000	\$241,500	\$241,500	\$241,500
Net Taxes Due		\$1,541.06	\$1,516.00	\$1,454.09	\$1,494.87
+ Special Assessments		\$182.94	\$0.00	\$173.91	\$87.13
= Total Taxes Due		\$1,724.00	\$1,516.00	\$1,628.00	\$1,582.00

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
450691	5/4/2022	2022	\$0.00	\$0.00	\$0.00	(\$1,724.00)
423987	4/7/2021	2021	\$0.00	\$0.00	\$0.00	(\$1,516.00)
402428	4/27/2020	2020	\$0.00	\$0.00	\$0.00	(\$1,628.00)
377678	4/11/2019	2019	\$0.00	\$0.00	\$0.00	(\$1,582.00)
375273	11/15/2018	2018	\$0.00	\$0.00	\$0.00	(\$773.00)
360718	5/14/2018	2018	\$0.00	\$0.00	\$0.00	(\$773.00)
349376	11/9/2017	2017	\$0.00	\$0.00	\$0.00	(\$771.00)
337570	5/15/2017	2017	\$0.00	\$0.00	\$0.00	(\$771.00)
325201	11/7/2016	2016	\$0.00	\$0.00	\$0.00	(\$839.00)
313961	5/13/2016	2016	\$0.00	\$0.00	\$0.00	(\$839.00)



### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER

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

**www.auctioneeralley.com**



# 40 Acres +/- of Bare Farmland in Blue Earth Twp, Faribault Co., MN

# **FARMLAND AUCTION**

## Tuesday, August 2, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at Average Jo's Bar 115 E 6th St, Blue Earth, MN 56013



105 South State Street, Fairmont, MN 56031 • 507-238-4318 • [www.landservicesunlimited.com](http://www.landservicesunlimited.com)



**ALLEN KAHLER**  
MNIA REAL ESTATE BROKER &  
MNIA CERTIFIED GENERAL APPRAISER  
507-841-1564  
[AUCTIONEERALLEY@GMAIL.COM](mailto:AUCTIONEERALLEY@GMAIL.COM)



**KEVIN KAHLER**  
MNIA REAL ESTATE SALESMAN &  
LICENSED AUCTIONEER  
507-920-8060  
[AUCTIONEERALLEY@GMAIL.COM](mailto:AUCTIONEERALLEY@GMAIL.COM)  
[K.KAHLER@HOTMAIL.COM](mailto:K.KAHLER@HOTMAIL.COM)



**LEAH HARTUNG**  
MNIA REAL ESTATE BROKER &  
MNIA CERTIFIED GENERAL APPRAISER  
507-236-8786  
[LEAH@AUCTIONEERALLEY.COM](mailto:LEAH@AUCTIONEERALLEY.COM)



**DUSTYN HARTUNG**  
MNIA REAL ESTATE SALESMAN &  
LICENSED AUCTIONEER  
507-236-7629  
[DUSTYN@AUCTIONEERALLEY.COM](mailto:DUSTYN@AUCTIONEERALLEY.COM)



**DOUG WEDEL**  
MN REAL ESTATE SALESMAN &  
MN APPRAISER &  
LICENSED AUCTIONEER  
507-236-4255  
[AUCTIONEERALLEY@GMAIL.COM](mailto:AUCTIONEERALLEY@GMAIL.COM)  
[WEDELAUCTION@GMAIL.COM](mailto:WEDELAUCTION@GMAIL.COM)



**CHRIS KAHLER**  
MN REAL ESTATE SALESMAN &  
LICENSED AUCTIONEER  
507-230-6006  
[AUCTIONEERALLEY@GMAIL.COM](mailto:AUCTIONEERALLEY@GMAIL.COM)  
[CKAHL\\_3@HOTMAIL.COM](mailto:CKAHL_3@HOTMAIL.COM)



**RYAN KAHLER**  
LICENSED AUCTIONEER  
507-227-8528  
[AUCTIONEERALLEY@GMAIL.COM](mailto:AUCTIONEERALLEY@GMAIL.COM)  
[RKAHL\\_3@HOTMAIL.COM](mailto:RKAHL_3@HOTMAIL.COM)



## **WWW.LANDSERVICESUNLIMITED.COM**

**Acreages - Commercial - Farm Land - Recreational**



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

# **www.auctioneeralley.com**

### AUCTIONEERS AND SALES STAFF

DUSTYN HARTUNG 507-236-7629

KEVIN KAHLER 507-920-8060

LEAH HARTUNG 507-236-8786

ALLEN, RYAN & CHRIS KAHLER

DOUG WEDEL & SCOTT CHRISTOPHER