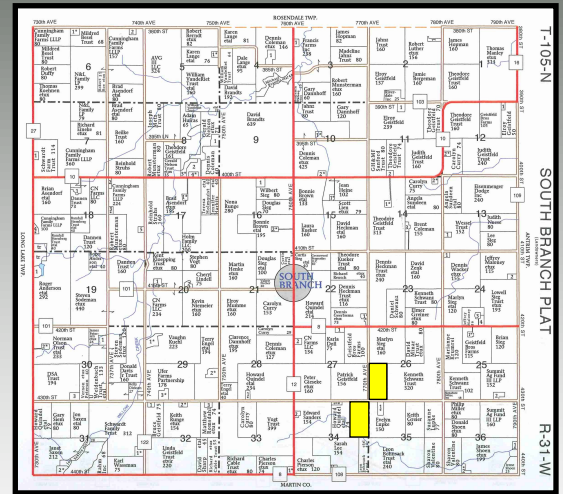
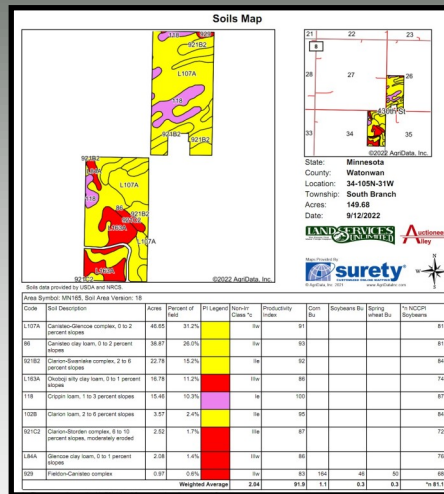


Friday, November 4, 2022 @ 10:00 AM



ACREAGE FOR SALE

ADDRESS: 77118 430th St., Truman, MN

The screenshot shows the Auctioneer app interface. At the top is a red header with a white star logo and a hamburger menu icon. Below the header, the 'ACTIVE' tab is selected, displaying the 'Auctioneer by LAND SERVICES INCORPORATED' logo. A row of five property images is shown below the logo. The first image is highlighted, showing a 'VIEW LIVE' button and a 'VIEW AUCTION' button. The text 'Coleman Auction' and 'By Auctioneer Alley & Land Services' is visible. A red banner at the bottom indicates '160 / 41: Disabled Areas located in Saratoga... Show more'.



160 Acres +/- Land & Building Site in South Branch Twp, Watonwan Co., MN

FARMLAND AUCTION

Friday, November 4, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at the Knights of Columbus Hall 920 E 10th Street, Fairmont, MN



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

COLEMAN PROPERTY INFORMATION

SALE METHOD: These parcels of bare farmland and building site will be offered for sale on our Multi Parcel Board Bidding system as follows:

Parcel 1- 74.62 Deeded Acres x The Bid- W ½ of the SW ¼ Sec 26
Parcel 2- 5.38 Acre Building Site sold by gross dollars
Parcel 3- 80 Deeded Acres x The Bid- Combination of Parcel 1 & 2
Parcel 4- 80 Deeded Acres x The Bid- E ½ of the NE ¼ Sec 34
***Bare land will be sold by legal description only. Building site has already been surveyed and included with information.**

LEGAL DESCRIPTIONS: 160 +/- Deeded Acres located in the W ½ of the SW ¼ in Section 26 and the East ½ of the NE ¼ in Section 34 South Branch Twp, Watonwan County, MN T105N, R31W

TAX PARCEL ID 1-4: 120260200 & 120340200

BUILDINGS: 5.38 Acre Building Site to be offered separately and in combination.

REAL ESTATE TAXES 1-4: 2022 (HSTD) Ag Taxes = \$3,932.00

FSA INFO PARCEL 1:	Total Deeded Acres	=	74.62 +/- Acres
	FSA Tillable Acres	=	72.89 +/- Acres
	Corn Base Acres	=	54.25 +/- Acres
	Corn PLC Yield	=	176.00 +/- Bushels
	Soybean Base Acres	=	18.08 +/- Acres
	Soybean PLC Yield	=	43.00 +/- Bushels
	Total Base Acres	=	72.33 +/- Acres

PREDOMINANT SOILS 1: Canisteo Glencoe Complex, Clarion Swanlake Complex, Crippin Loam

CPI PARCEL 1: Crop Productivity Index = 92.9 *Excellent
***See Soils Map**

TOPOGRAPHY 1: Level
***See Topography Map**

DRAINAGE 1: Part of Judicial Ditch 35 which outlets to the east and also has private tile.
***See Tile Maps**

NRCS CLASSIFICATION 1: NHEL (Non-Highly Erodible Land)

WETLAND STATUS 1: Completed 9-23-2012
***See Wetland Determination**

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

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FSA INFO PARCEL 4:	Total Deeded Acres	=	80.00 +/- Acres
	FSA Tillable Acres	=	77.47 +/- Acres
	Corn Base Acres	=	57.65 +/- Acres
	Corn PLC Yield	=	176.00 +/- Bushels
	Soybean Base Acres	=	19.22 +/- Acres
	Soybean PLC Yield	=	43.00 +/- Bushels
	Total Base Acres	=	76.87 +/- Acres
PREDOMINANT SOILS 4:	Canisteo Clay Loam, Okoboji Silty Clay Loam, Canisteo Glencoe Complex		
CPI PARCEL 4:	Crop Productivity Index = 91 *See Soils Map		
TOPOGRAPHY 4:	Level to Gently Rolling *See Topography Map		
DRAINAGE 4:	Part of private drainage system & agreement (full agreement available on our website) *See Private Tile Map		
NRCS CLASSIFICATION 4:	NHEL (Non-Highly Erodible)		
WETLAND STATUS 4:	Completed 5/27/2012 *See Wetland Determination		
LEASE STATUS 1 & 4:	These farms are under lease for the 2022 crop year. Sellers will keep all of the 2022 farm rent. New buyer will have possession upon closing, but subject to the rights of the current tenant. New buyer will be granted permission to do fall tillage following the auction if the 2022 crop is removed.		

If there are any questions prior to the sale please call and thank you for looking! We hope to see you on auction day!



AUCTIONS – REAL ESTATE - APPRAISALS



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PARCEL 1



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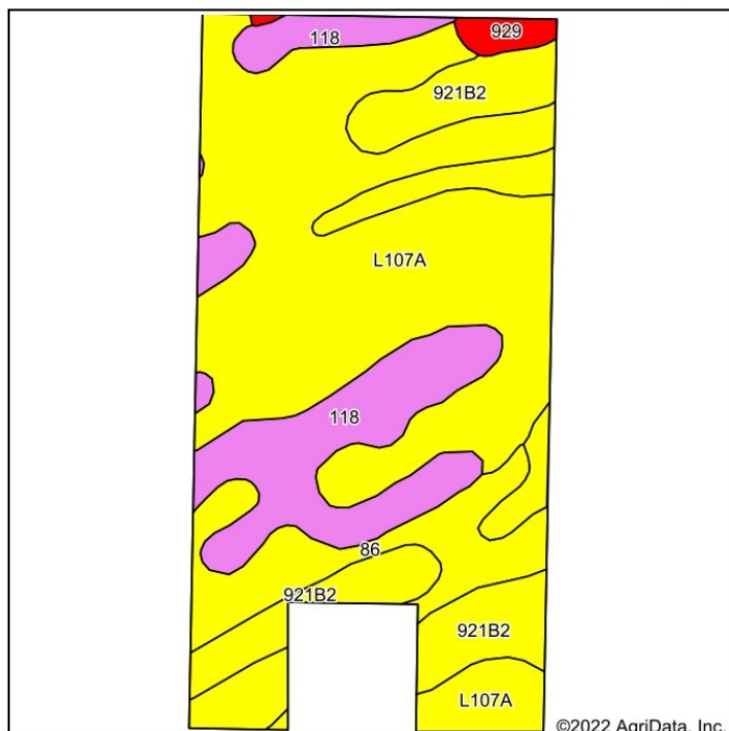
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PARCEL 1

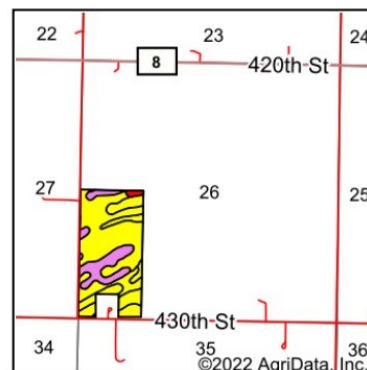
Soils Map



Soils data provided by USDA and NRCS.

Area Symbol: MN165, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	PI Legend	Productivity Index
L107A	Canisteo-Glencoe complex, 0 to 2 percent slopes	35.84	50.0%		91
921B2	Clarion-Swanlake complex, 2 to 6 percent slopes	13.05	18.2%		92
118	Crippin loam, 1 to 3 percent slopes	12.83	17.9%		100
86	Canisteo clay loam, 0 to 2 percent slopes	8.99	12.5%		93
929	Fieldon-Canisteo complex	1.01	1.4%		83
Weighted Average					92.9



State: **Minnesota**
 County: **Watonwan**
 Location: **26-105N-31W**
 Township: **South Branch**
 Acres: **71.72**
 Date: **10/12/2022**



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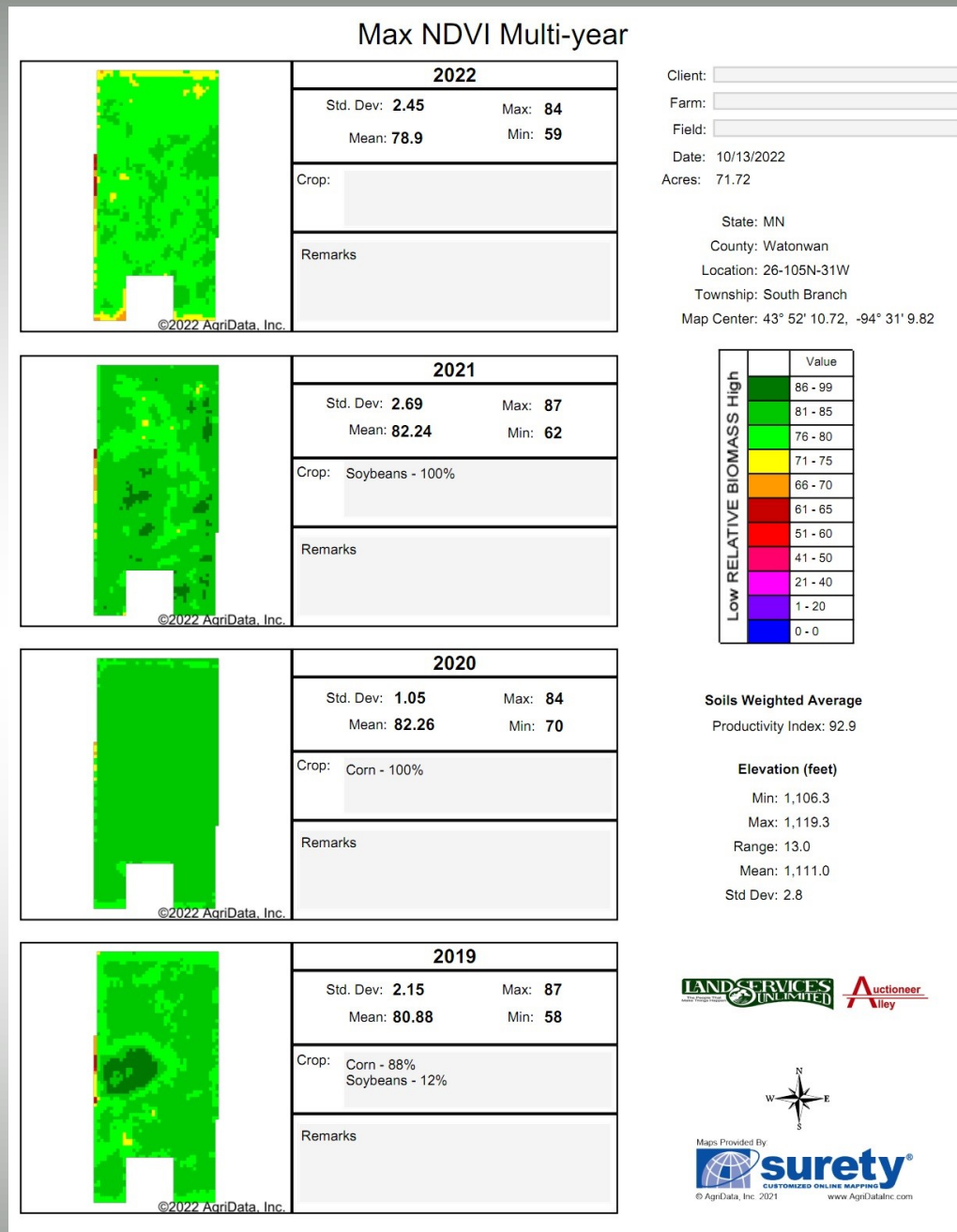
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PARCEL 1 NDVI MAP



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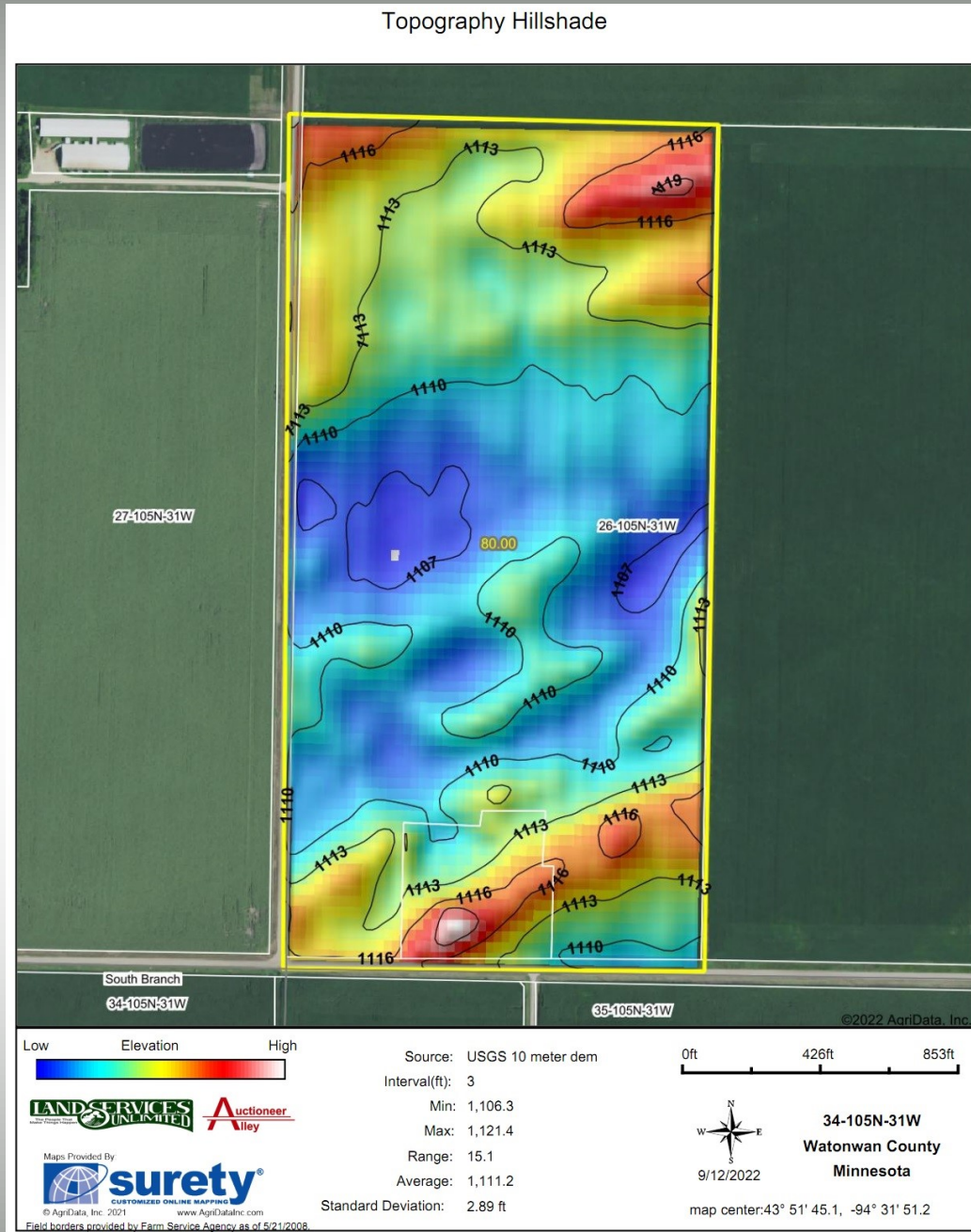
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PARCEL 1

Topography Hillshade



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PARCEL 1



United States
Department of
Agriculture

Martin County, Minnesota

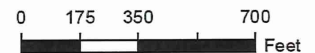


Farm 9318

Tract 15715

2022 Program Year

Map Created April 05, 2022



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

- Non-Cropland
- Cropland
- Tract Boundary

Wetland Determination Identifiers

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

Tract Cropland Total: 72.89 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-025 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS). This map displays the 2021 NAIP imagery.



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PARCEL 1

Minnesota		U.S. Department of Agriculture		FARM: 9318	
Martin		Farm Service Agency		Prepared: 9/7/22 10:54 AM	
Report ID: FSA-156EZ		Abbreviated 156 Farm Record		Crop Year: 2022	
				Page: 1 of 2	

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.

Operator Name		Farm Identifier	
[REDACTED]		IT 09 WATONWAN	
[REDACTED]			
[REDACTED]			

ARC/PLC G/IF Eligibility: Eligible

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
154.19	150.36	150.36	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	150.36	0.0	0.0	0.0

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

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction	HIP
CORN	111.9	176	0.00	0
SOYBEANS	37.3	43	0.00	0
Total Base Acres:	149.2			

Tract Number: 15715 Description W2 SW4 (26) SOUTH BRANCH

FSA Physical Location : Watonwan, MN ANSI Physical Location: Watonwan, 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
76.72	72.89	72.89	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	72.89	0.0	0.0	0.0

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	54.25	176	0.00
SOYBEANS	18.08	43	0.00
Total Base Acres:	72.33		

Owners: COLEMAN, KENNETH COLEMAN, MILDRED



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PARCEL 1 WETLAND DETERMINATION



United States Department
of Agriculture

Natural Resources
Conservation Service

NRCS-CPA-026E
9/2000

HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION

Name [REDACTED] Request 8/24/2012 County: Watonwan
Address [REDACTED] Date:
Agency or Person Landowner Tract 15715 Farm 9318
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 IHEL 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				

Section II - Wetlands

Are there hydric soils on this farm? Yes

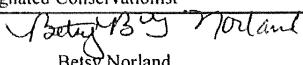
Fields in this section have had wetland determinations completed. See the Definition of Wetland Label Codes for additional information regarding allowable activities under the wetland conservation provisions of the Food Security Act and/or when wetland determinations are necessary to determine USDA program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

Field(s)	Wetland Label	Occurrence Year	Acres	Determination Date	Certification Date
1	PC/NW		72.9	8/24/2012	9/23/2012

The wetland determination was completed in the Field It was delivered by: Mail On: 8/24/2012

Remarks: Final determination a result of checking yes to question 10a or 10b on the AD-1026 signed 3/23/2012.

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
 Betsy Norland	8/24/2012 8/24/2012



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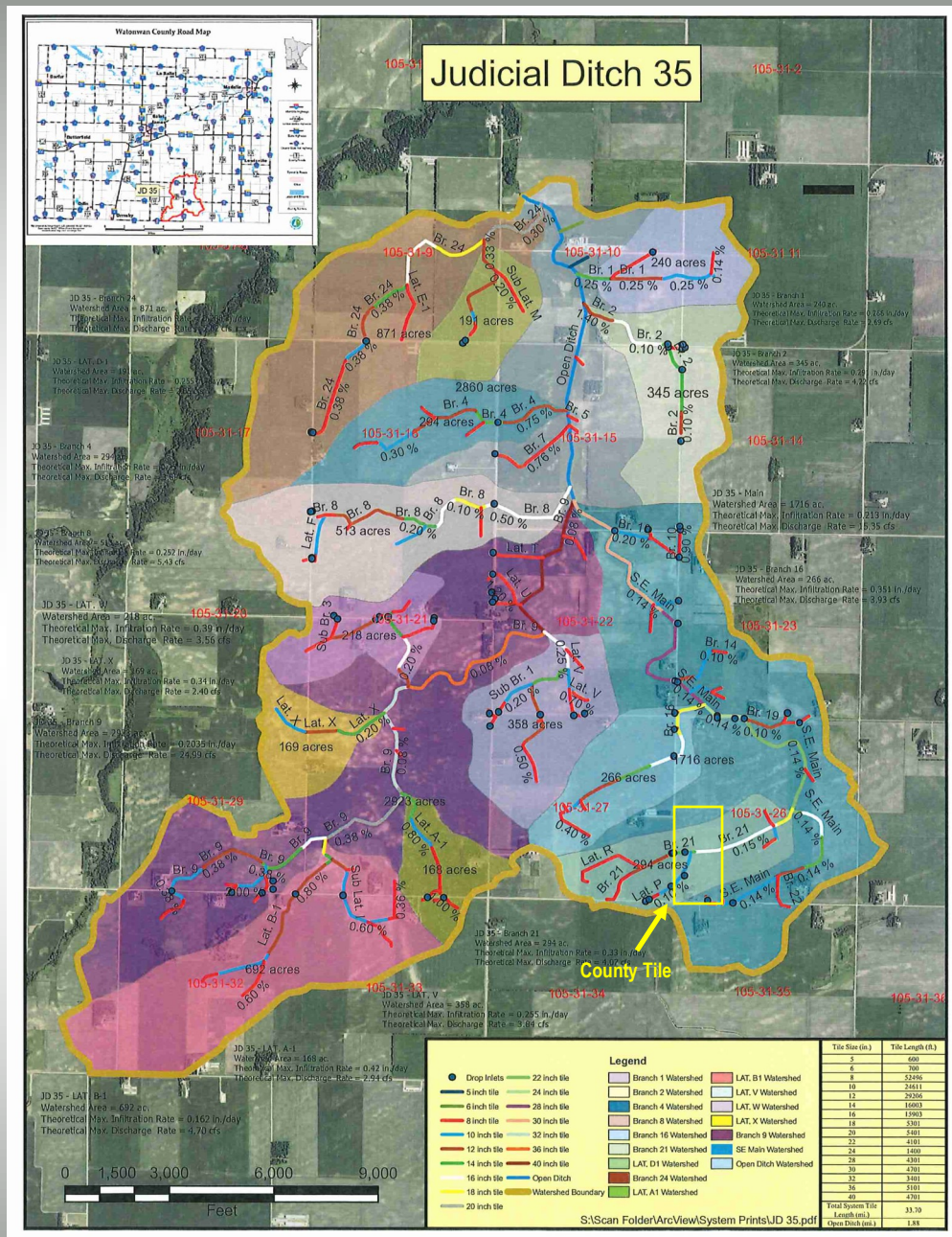
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PARCEL 1 COUNTY TILE MAP



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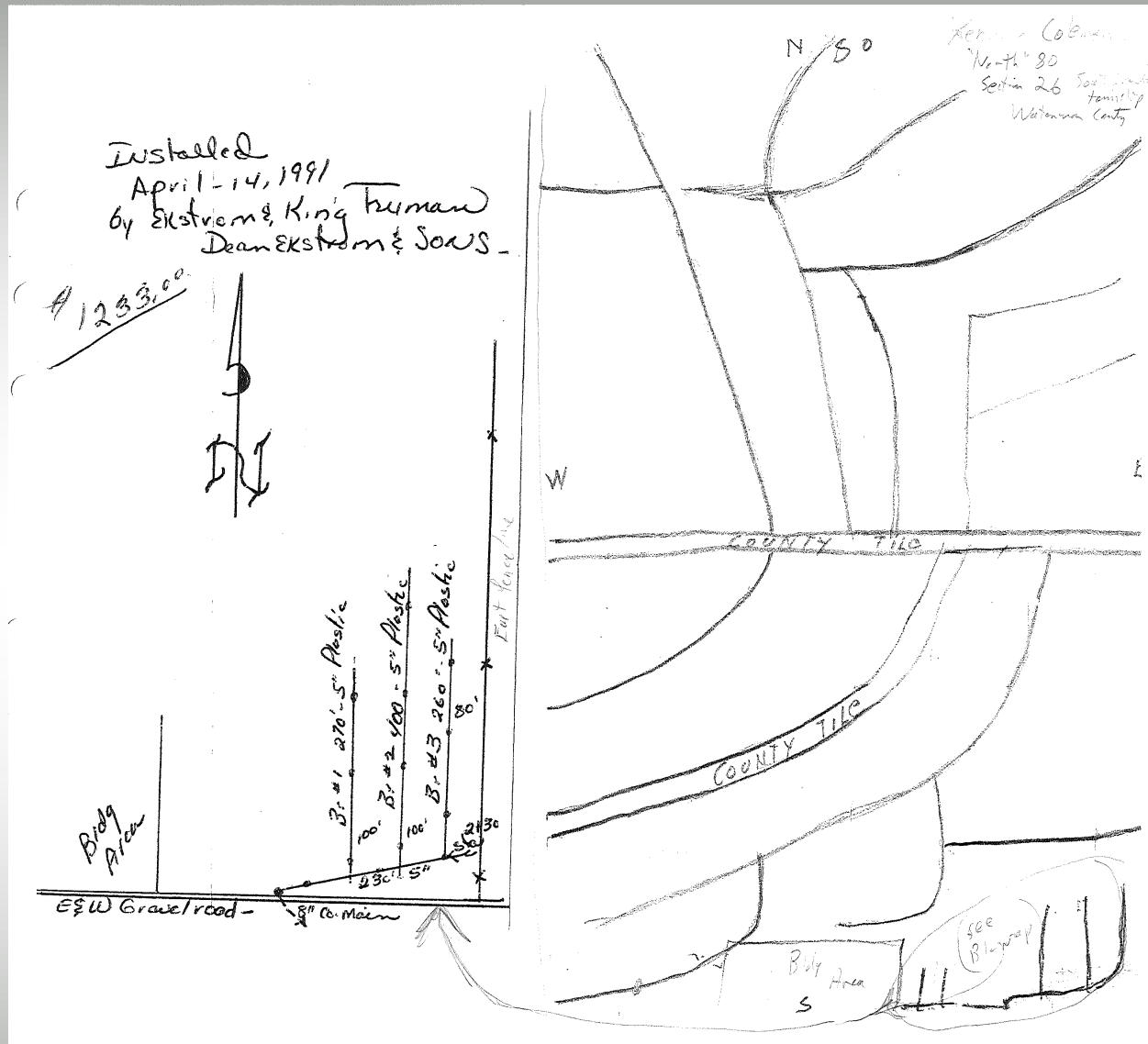
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PARCEL 1 TILE MAP



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PARCEL 1-3 ASSESSOR INFORMATION

 **Beacon**™ Watonwan County, MN

Summary

Parcel ID 120260200
 Property Address 77118 430TH ST
 TRUMAN
 Sec/Twp/Rng 26-105-031
 Brief Tax Description Sect-26 Twp-105 Range-031 80.00 AC W1/2 OF SW1/4
 (Note: Not to be used on legal documents)
 Deeded Acres 80.00
 Class 101 - (HSTD) AGRICULTURAL; 101 - (HSTD) AGRICULTURAL
 District (1201) SOUTH BRANCH SD#0458
 School District 0458
 Creation Date 07/10/1989



Owners

Primary Taxpayer
 Linda L Salden Etal
 77118 430th St
 Truman, MN 56088
 Alternate Taxpayer
 Kenneth & Mildred Coleman
 77118 430th St
 Truman, MN 56088

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER VALUE 2A	71.3	0	0	0	76,000	AC
2	ROADS 2A	0	0	0	0	3,000	AC
3	AG BLDG SITE	0	0	0	0	1,000	AC
Total						80,000	

Buildings

Building 1
 Year Built 1930
 Architecture 1.5 STORY
 Heated Sq Ft 0
 Finished Basement Sq Ft 0
 Construction Quality D5.5 FAIR+
 Condition N/A
 Foundation Type CEMENT BLOC
 Frame Type WOOD FRAME
 Size/Shape D-A REG
 Exterior Walls SLATE SIDE
 Windows N/A
 Roof Structure GABLE/HIP
 Roof Cover COMP SHNGL
 Interior Walls PLASTER; DRYWALL
 Floor Cover CARPET; SHT VINYL
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bedrooms 3
 Bathrooms 1
 Kitchen N/A
 1st Floor Area Sq Ft 1056
 Ceiling N/A
 Stories 1.5



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PARCEL 1-3 ASSESSOR INFORMATION

Extra Features							
Seq	Code	Description	Dim 1	Dim 2	Units	UT	
1	GARAGE	GARAGE	24	26	624.000	SF	
2	MACHSD	MACHINE SHED	32	56	1,792.000	SF	
3	OPFRNT	OPEN FRONT SHED	28	64	1,792.000	SF	
4	OLDSHD	MISC. SHED	14	16	224.000	SF	
5	RESBIN	RESIDUAL BIN VALUE	0	15	100.000	UT	
6	GRNBIN	GRAIN BIN	0	24	1.000	UT	
7	GRNBIN	GRAIN BIN	0	15	1.000	UT	
8	RESBIN	RESIDUAL BIN VALUE	0	0	300.000	UT	

Valuation					
	2022 Assessment	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment
+ Estimated Building Value	\$60,400	\$45,600	\$45,600	\$44,100	\$44,100
+ Estimated Land Value	\$635,200	\$528,400	\$559,600	\$559,600	\$505,500
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$695,600	\$574,000	\$605,200	\$603,700	\$549,600

Taxation					
	2022 Payable	2021 Payable	2020 Payable	2019 Payable	
Estimated Market Value	\$574,000	\$605,200	\$603,700	\$549,600	
- Excluded Value	\$0	\$0	\$0	\$0	
- Homestead Exclusion	(\$21,600)	(\$21,800)	(\$20,400)	(\$20,400)	
= Taxable Market Value	\$552,400	\$583,400	\$583,300	\$529,200	
Net Taxes Due	\$1,887.45	\$1,890.22	\$1,806.83	\$1,740.83	
+ Special Assessments	\$236.55	\$129.78	\$183.17	\$183.17	
= Total Taxes Due	\$2,124.00	\$2,020.00	\$1,990.00	\$1,924.00	

Photos



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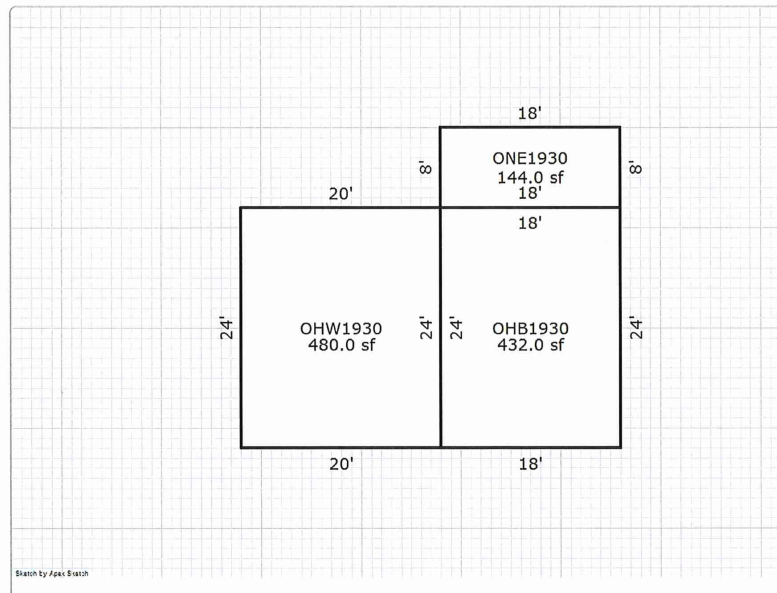
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PARCEL 1-3 ASSESSOR INFORMATION



Sketches



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DOUG WEDEL & SCOTT CHRISTOPHER

160 Acres +/- Land & Building Site in South Branch Twp, Watonwan Co., MN

FARMLAND AUCTION

Friday, November 4, 2022 @ 10:00 AM

SALE LOCATION: Auction will be held at the Knights of Columbus Hall 920 E 10th Street, Fairmont, MN

PARCEL 2: 5.38 Acre Building Site at 77118 430th Street, Truman, MN 56088

A very nice well-maintained building site located just west of Truman, MN with a 3-bedroom, 1 full bathroom house with a 24' x 26' detached 2-stall garage. This site also includes a 32' x 56' machine shed with 2/3 concrete floor, an open front shed that is 28' x 64' and grain bins.



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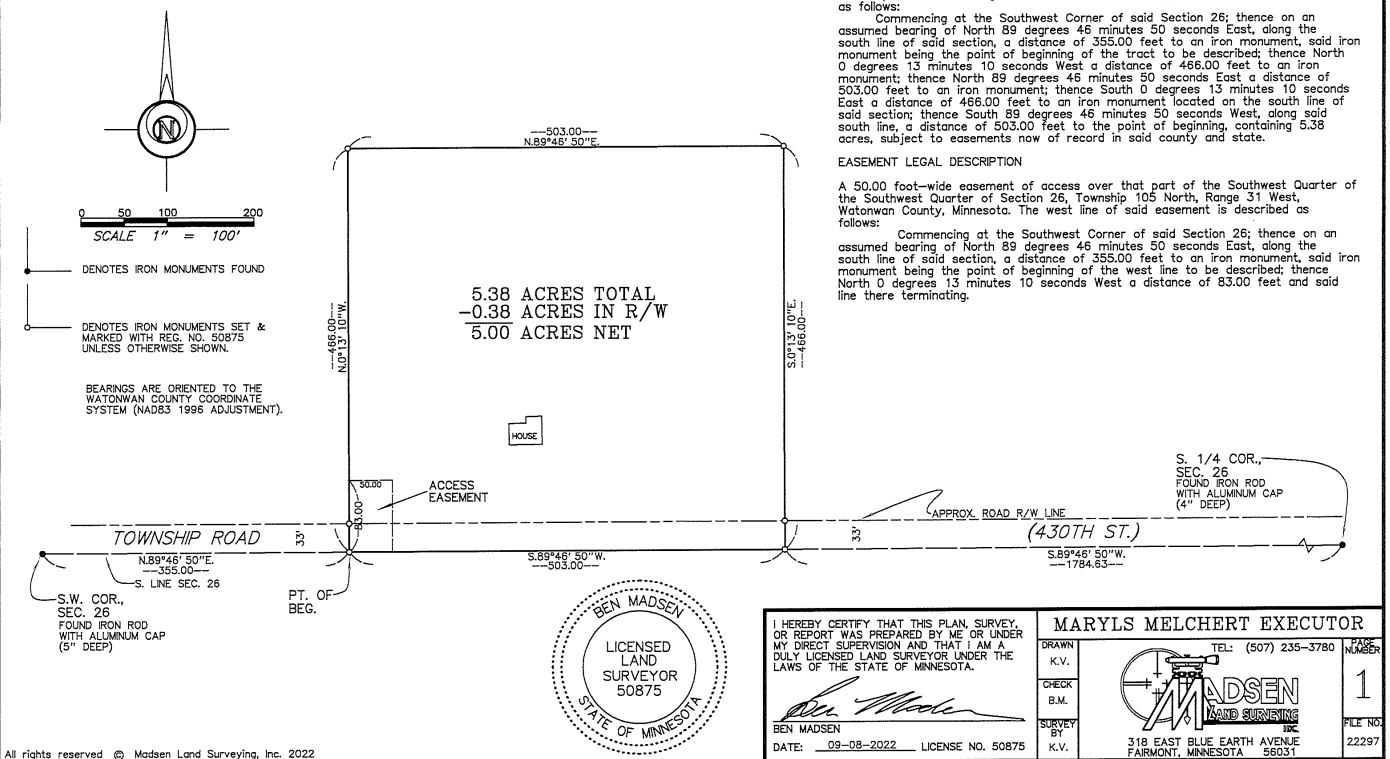
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PARCEL 2-Building Site Survey

SURVEY IN THE S.W. 1/4, S.W.1/4, SEC. 26,
T. 105 N., R. 31 W., WATONWAN COUNTY, MINNESOTA



LEGAL DESCRIPTION

That part of the Southwest Quarter of the Southwest Quarter of Section 26, Township 105 North, Range 31 West, Watonwan County, Minnesota, described as follows:

Commencing at the Southwest Corner of said Section 26; thence on an assumed bearing of North 89 degrees 46 minutes 50 seconds East, along the south line of said section, a distance of 355.00 feet to an iron monument, said iron monument being the point of beginning of the tract to be described; thence North 0 degrees 13 minutes 10 seconds West a distance of 466.00 feet to an iron monument; thence North 89 degrees 46 minutes 50 seconds East a distance of 503.00 feet to an iron monument; thence South 0 degrees 13 minutes 10 seconds East a distance of 466.00 feet to an iron monument located on the south line of said section; thence South 89 degrees 46 minutes 50 seconds West, along said south line, a distance of 503.00 feet to the point of beginning, containing 5.38 acres, subject to easements now of record in said county and state.

EASEMENT LEGAL DESCRIPTION

A 50.00 foot-wide easement of access over that part of the Southwest Quarter of the Southwest Quarter of Section 26, Township 105 North, Range 31 West, Watonwan County, Minnesota. The west line of said easement is described as follows:

Commencing at the Southwest Corner of said Section 26; thence on an assumed bearing of North 89 degrees 46 minutes 50 seconds East, along the south line of said section, a distance of 355.00 feet to an iron monument, said iron monument being the point of beginning of the west line to be described; thence North 0 degrees 13 minutes 10 seconds West a distance of 63.00 feet and said line there terminating.

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PARCEL 3-80 Acres-Combination of 1 & 2



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PARCEL 4



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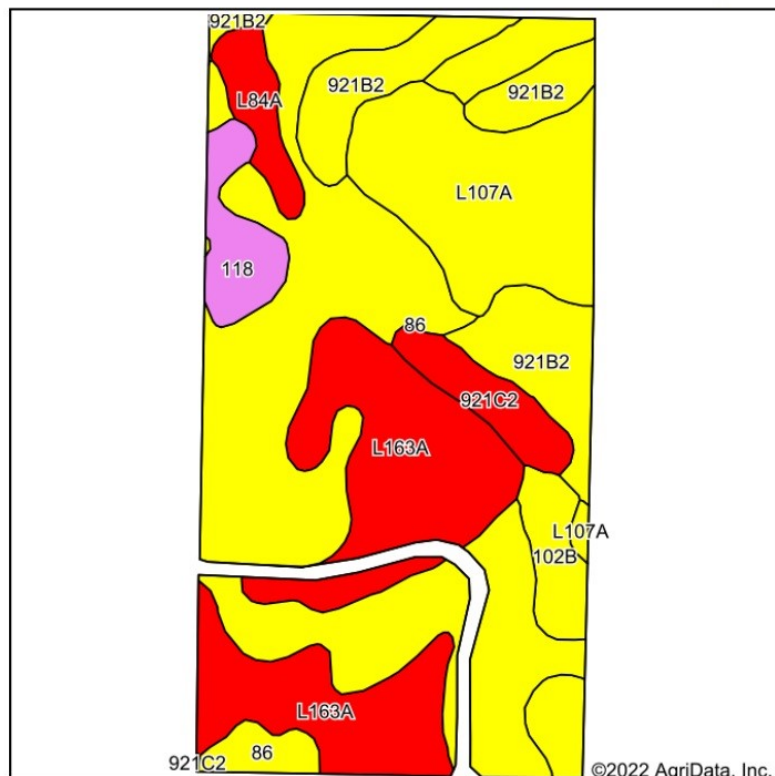
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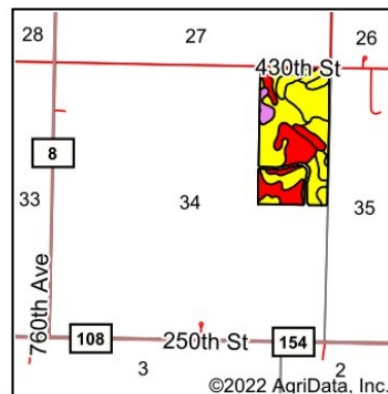
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PARCEL 4

Soils Map



Soils data provided by USDA and NRCS.



State: **Minnesota**
County: **Watonwan**
Location: **34-105N-31W**
Township: **South Branch**
Acres: **77.47**
Date: **9/12/2022**



Area Symbol: MN165, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index	*n NCCPI Soybeans
86	Canisteo clay loam, 0 to 2 percent slopes	29.76	38.4%		Ilw	93	81
L163A	Okoboji silty clay loam, 0 to 1 percent slopes	16.78	21.7%		Illw	86	74
L107A	Canisteo-Glencoe complex, 0 to 2 percent slopes	10.80	13.9%		Ilw	91	81
921B2	Clarion-Swanlake complex, 2 to 6 percent slopes	9.23	11.9%		Ile	92	84
102B	Clarion loam, 2 to 6 percent slopes	3.57	4.6%		Ile	95	84
118	Crippin loam, 1 to 3 percent slopes	2.73	3.5%		le	100	87
921C2	Clarion-Storden complex, 6 to 10 percent slopes, moderately eroded	2.52	3.3%		Ille	87	72
L84A	Glencoe clay loam, 0 to 1 percent slopes	2.08	2.7%		Illw	86	76
Weighted Average					2.24	91	*n 79.8

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

*c: Using Capabilities Class Dominant Condition Aggregation Method



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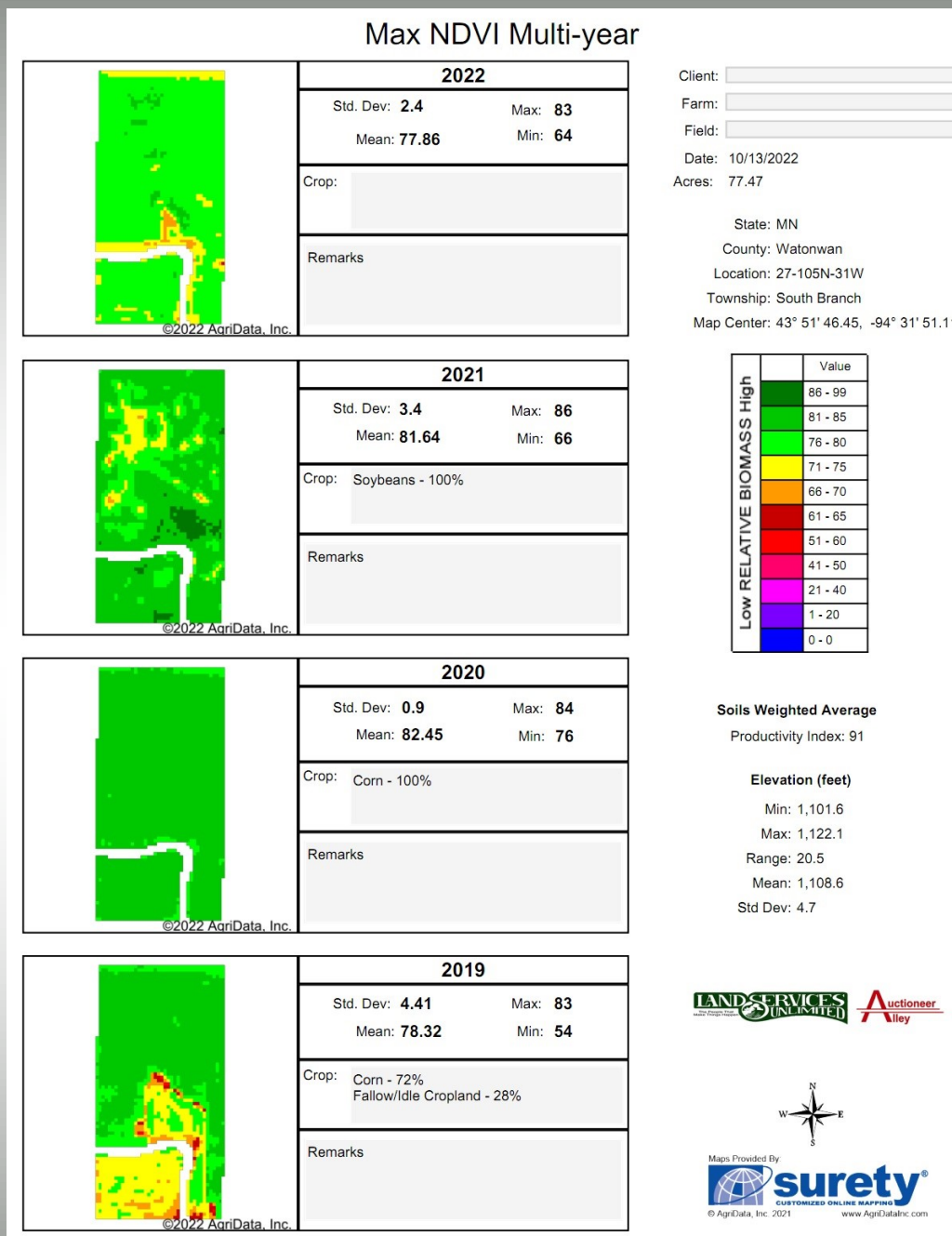
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PARCEL 4 NDVI MAP



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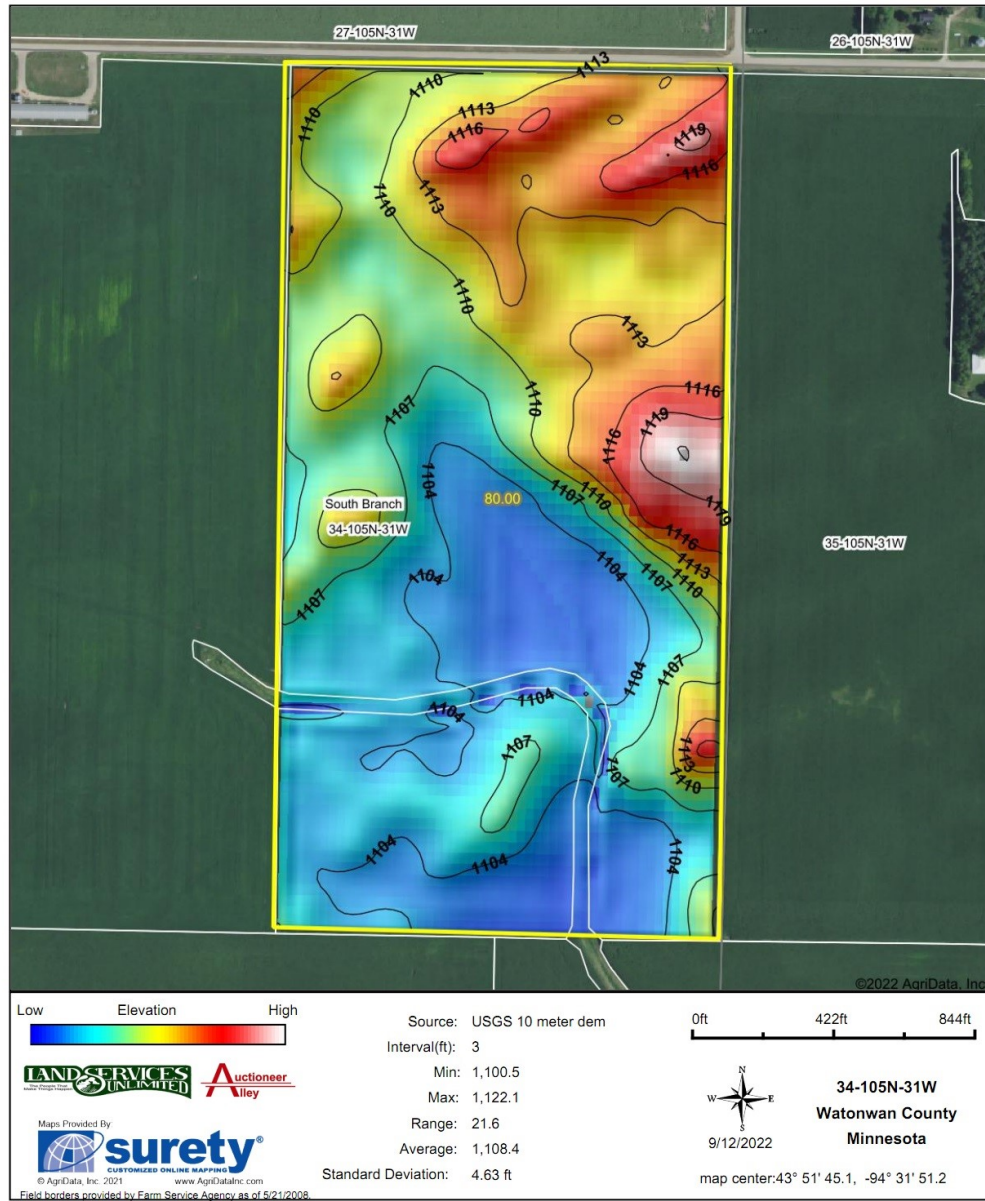
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PARCEL 4

Topography Hillshade



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PARCEL 4



United States
Department of
Agriculture

Martin County, Minnesota

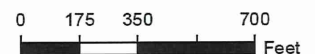


Farm 9318

Tract 15716

2022 Program Year

Map Created April 05, 2022



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: 77.47 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 2021 NAIP imagery.



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PARCEL 4

FARM: 9318

Minnesota

U.S. Department of Agriculture

Prepared: 9/7/22 10:54 AM

Martin

Farm Service Agency

Crop Year: 2022

Report ID: FSA-156EZ

Abbreviated 156 Farm Record

Page: 2 of 2

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: 15716 Description E2 NE4 (34) SOUTH BRANCH

FSA Physical Location : Watonwan, MN

ANSI Physical Location: Watonwan, 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
77.47	77.47	77.47	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	77.47	0.0	0.0	0.0		

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
CORN	57.65	176	0.00
SOYBEANS	19.22	43	0.00
Total Base Acres:	76.87		

Owners: COLEMAN, KENNETH

COLEMAN, MILDRED

Other Producers: None



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PARCEL 4 WETLAND DETERMINATION



United States Department
of Agriculture

Natural Resources
Conservation Service

NRCS-CPA-026E
9/2000

HIGHLY ERODIBLE LAND AND WETLAND CONSERVATION DETERMINATION

Name	<div style="background-color: black; width: 200px; height: 40px;"></div>	Request Date: 3/23/2012	County: Watonwan
Address			
Agency or Person Requesting Determination:	Landowner	Tract No: 15716	Farm No: 9318

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				

Section II - Wetlands

Are there hydric soils on this farm?	Yes
--------------------------------------	-----

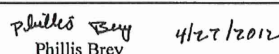
Fields in this section have had wetland determinations completed. See the Definition of Wetland Label Codes for additional information regarding allowable activities under the wetland conservation provisions of the Food Security Act and/or when wetland determinations are necessary to determine USDA program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

Field(s)	Wetland Label	Occurrence Year	Acres	Determination Date	Certification Date
1	PC/NW		63.1	4/27/2012	5/27/2012
2	PC/NW		14.3	4/27/2012	5/27/2012

The wetland determination was completed in the Field It was delivered by: Mail On: 4/27/2012

Remarks:	Final determination a result of checking yes to question 10a or 10b on the AD-1026 signed 3/23/2012.
----------	--

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
 Phillis Brey	4/27/2012



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PARCEL 4 WETLAND DETERMINATION MAP



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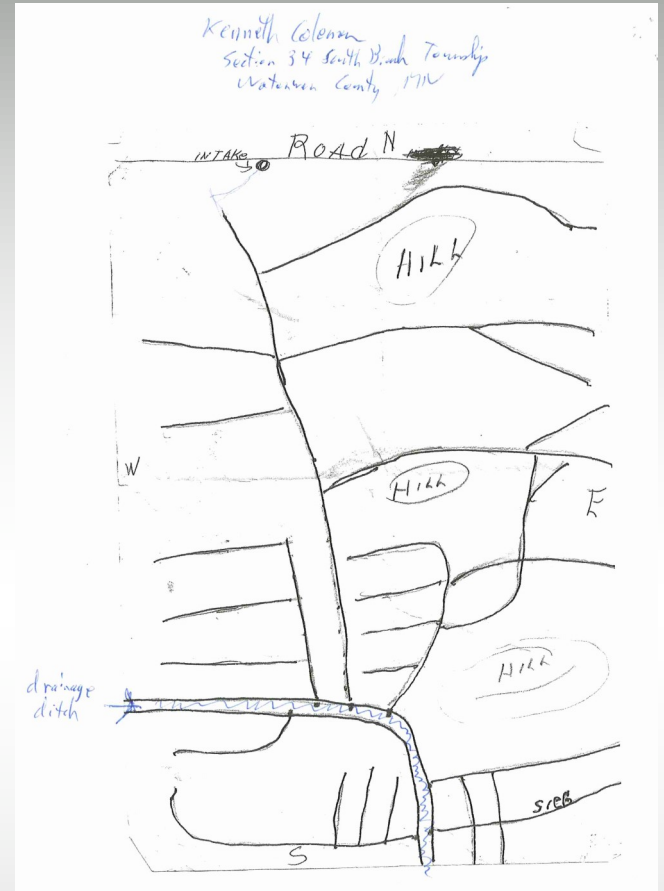
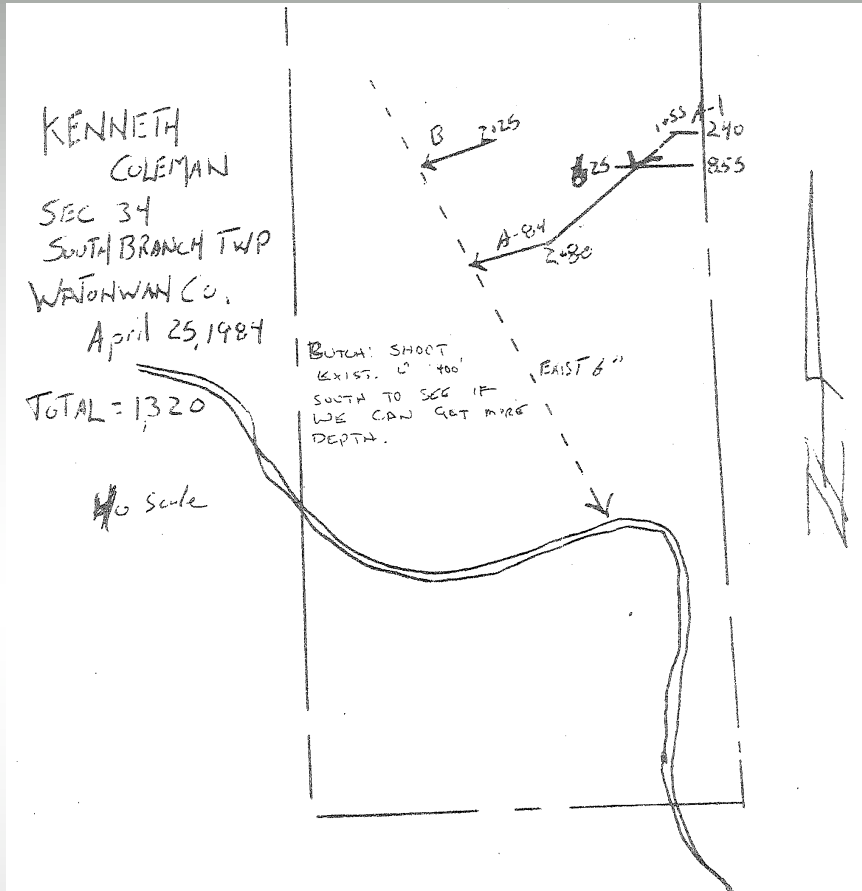
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PARCEL 4 TILE MAPS



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PARCEL 4 ASSESSOR INFORMATION



Summary

Parcel ID 120340200
 Property Address 34-105-031
 Sec/Twp/Rng Sect-34 Twp-105 Range-031 80.00 AC E1/2 OF NE1/4
 Brief Tax Description (Note: Not to be used on legal documents)
 Deeded Acres 80.00
 Class 101 - (HSTD) AGRICULTURAL
 District (1201) SOUTH BRANCH SD#0458
 School District 0458
 Creation Date 07/10/1989

Owners

Primary Taxpayer
 Linda L Salden Etal
 77118 430th St
 Truman, MN 56088
 Alternate Taxpayer
 Kenneth & Mildred Coleman
 77118 430th St
 Truman, MN 56088

Land

Seq	Code	CER	Dim 1	Dim 2	Dim 3	Units	UT
1	CER VALUE 2A	69.5	0	0	0	77.000	AC
2	WASTE 2A	0	0	0	0	2.000	AC
3	ROADS 2A	0	0	0	0	1.000	AC
Total						80.000	

Valuation

	2022 Assessment	2021 Assessment	2020 Assessment	2019 Assessment	2018 Assessment
+ Estimated Building Value	\$0	\$0	\$0	\$0	\$0
+ Estimated Land Value	\$578,800	\$503,600	\$534,000	\$534,000	\$480,700
+ Estimated Machinery Value	\$0	\$0	\$0	\$0	\$0
= Estimated Market Value	\$578,800	\$503,600	\$534,000	\$534,000	\$480,700

Taxation

	2022 Payable	2021 Payable	2020 Payable	2019 Payable
Estimated Market Value	\$503,600	\$534,000	\$534,000	\$480,700
- Excluded Value	\$0	\$0	\$0	\$0
- Homestead Exclusion	\$0	\$0	\$0	\$0
= Taxable Market Value	\$503,600	\$534,000	\$534,000	\$480,700
Net Taxes Due	\$1,808.00	\$1,820.00	\$1,796.00	\$1,692.00
+ Special Assessments	\$0.00	\$0.00	\$0.00	\$0.00
= Total Taxes Due	\$1,808.00	\$1,820.00	\$1,796.00	\$1,692.00



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