

Land For Sale

21 4th St. NE, Hampton, IA. 50441
Office Phone: (641) 456-3607
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Broker Brad Staley
(641) 425 - 9400 bskm@rconnect.com
(641) 430-3659 Kurt Thielen

County/State Grundy / Iowa

Price: **Sealed One Bid Due 12-9**

Taxable Acres: 74.97

Tillable Acres: **76.13**

CSR2: Crop 86.8

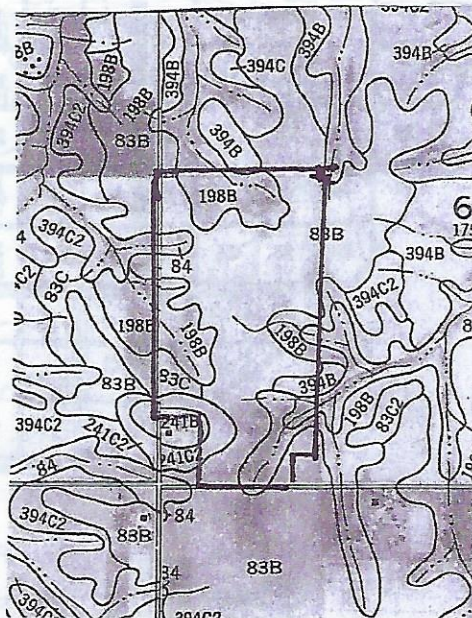
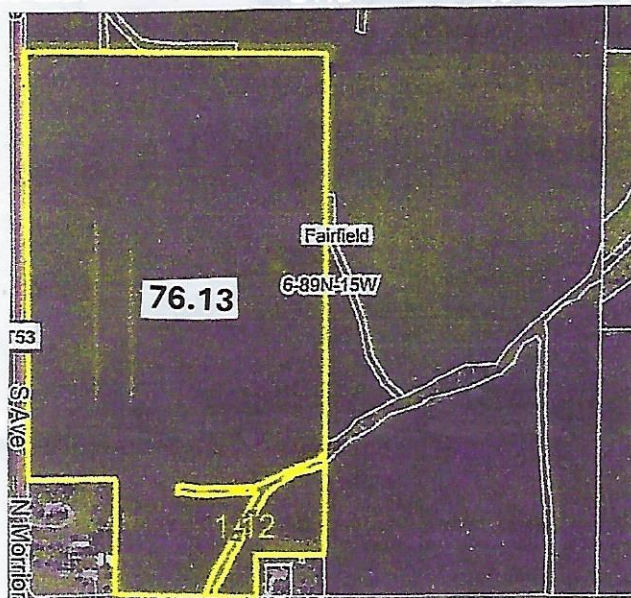
Location: Take Hwy. 57 West of Parkersburg to Spring Ave., turn South and travel 1 mile. Property on left side of road. Note: (Spring Ave., will turn to S Ave., once you cross the Butler/Grundy County line)

Description: W 1/2 SW 1/4 EX Tracts, Section 6, T89N, R15W, (Fairfield Township), Grundy County, Iowa.

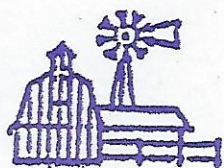
Taxes: \$3,082

Remarks: The lease has been terminated. This farm has been extensively tiled per the tenant and the Seller. CSR rating of 86.8. FSA Information: Corn base - 39.60; PLC Yield - 179
Soybean base - 36.03; PLC Yield - 50

| Soil Name | Soil | CSR2 | Acres |
|-------------|-------|------|-------|
| Kenyon | 83B | 90 | 44.67 |
| Floyd | 198B | 89 | 22.16 |
| Saude-Lilah | 241C2 | 35 | 3.43 |
| Clyde | 84 | 88 | 3.39 |
| Kenyon | 83C | 85 | 2.32 |
| Ostrander | 394B | 88 | 1.37 |
| Saude-Lilah | 241B | 48 | 0.5 |



Property information provided herein was obtained from sources deemed reliable, but Staley Real Estate or their representatives or Seller makes no guarantees as to its accuracy. All prospective buyers are urged to fully inspect the property, its condition and to rely on their own conclusions. All sketches, dimensions, and figures in this information are approximate or "more or less".



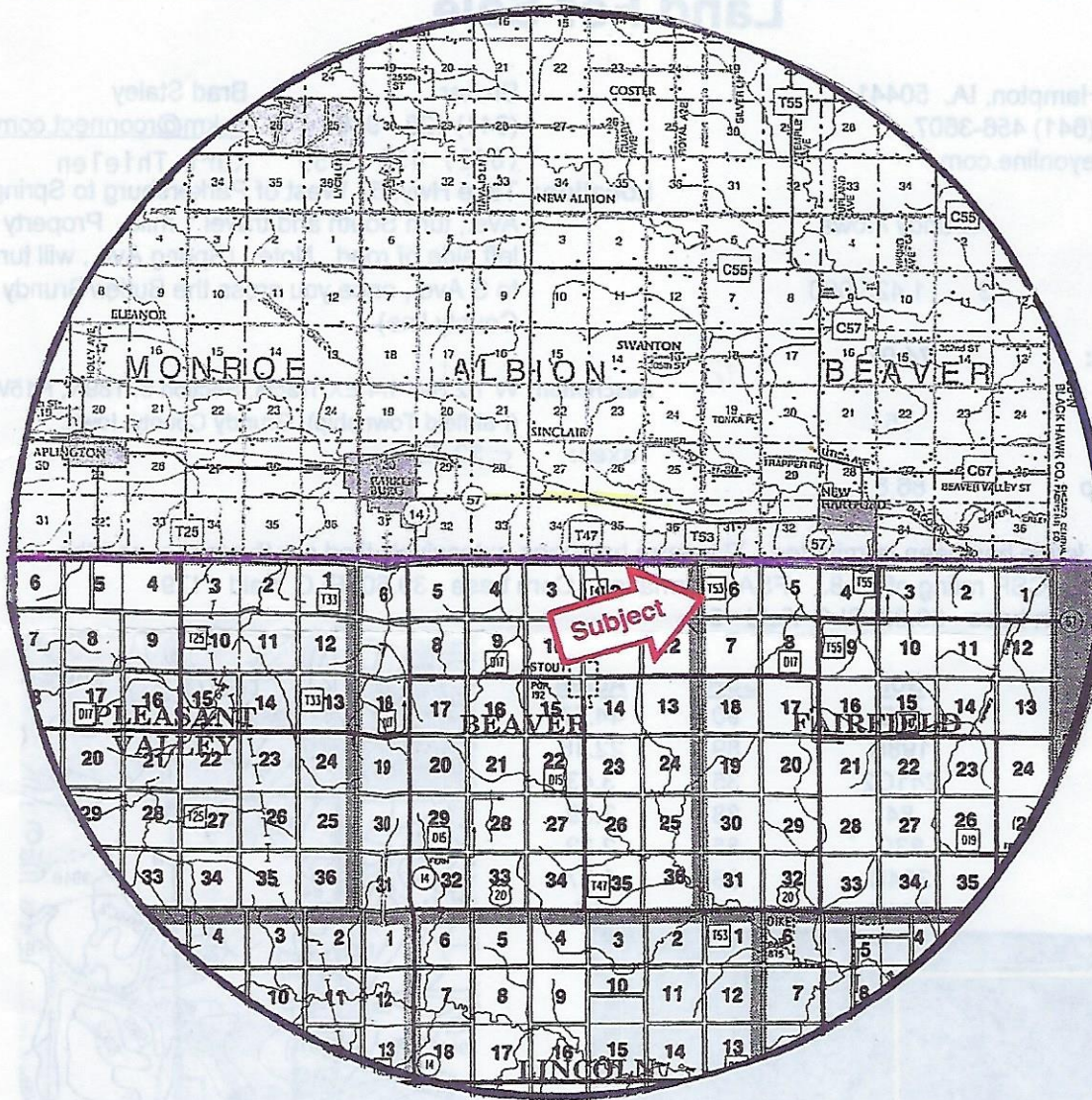
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STALEY REAL ESTATE

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Hampton, Iowa



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←--Butler Co.

←--Grundy Co.

T-89-N

FAIRFIELD PLAT

R-15-W

Subject

