

AUCTION

THURSDAY, NOVEMBER 13TH 10:30 AM

**75.53 ACRES TILLABLE LAND –
WALL LAKE TWP – MINNEHAHA COUNTY SD**



OWNER:

HEIRS OF LILLIAN HEEMSTRA



208 N Broadway, Marion SD

web: wiemanauction.com

phone: 800-251-3111

fax: 605-648-3102

“WE SELL THE EARTH AND EVERYTHING ON IT!”

**75.53 ACRES TILLABLE LAND – WALL LAKE TWP – MINNEHAHA COUNTY SD
AT AUCTION**

To be held on the land site located from Wall Lake Corner (Jct of Hwy 42-Hwy 151)) go 2 south and 1 west; or from Wall Lake Oil Jct and 41 St. go 1 west on 267th St.; or at the Junction of 462 Ave. and 267th; or 9 ½ miles west on 41st Street from I29 – 41st St. exit Sioux Falls SD on:

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REAL ESTATE

Consists of 75.53 acres (more or less) of bare productive land that presently has 70.68 acres being farmed – tilled and the balance in grass water way with stock dam and RROW. The topography is gently rolling, a clean tract all in soybeans in 2014. The predominate soils include EuC-Ethan-Egan Complex, Wo-Worthing Silty Clay Loam and EeB Egan-Ethan-Trent Complex and has a productivity rating of 58.9. This tract has no building eligibilities as the 2 acreages in the SE corner are out! Current taxes are \$ 670.43. Immediate Fall tillage rights to the new buyer. Farmers – Investors check this great tract out at anytime! For a buyers informational packet call our office at 800-251-3111 or visit www.wiemanauktion.com

LEGAL DESC: East ½ Southeast ¼ except Hanson's Tract 1 and 2 in Section 29-101-51 Wall Lake Township, Minnehaha County

TERMS: Cash Sale with 15% down payment on sale day and the balance on or before Dec. 23, 2014. Warranty title to be given and owners title insurance utilized with the cost split equally to buyer – seller. The sellers to pay the 2014 taxes due in 2015. Full possession for 2015 crop year. Sold subject to any easements of record and subject to the owners confirmation. Come prepared to buy! Wieman Land & Auction Co., Inc. is working for the sellers.

HEIRS OF LILLIAN HEEMSTRA, OWNERS

Wieman Land & Auction Co., Inc.
Gary & Rich Wieman, Brokers
Kevin, Mike & Derek Wieman, AB
Marion SD 800-251-3111
www.wiemanauktion.com

Dale L. Strasser
Closing Attorney
Freeman SD
605-925-7745

WALL LAKE TWP

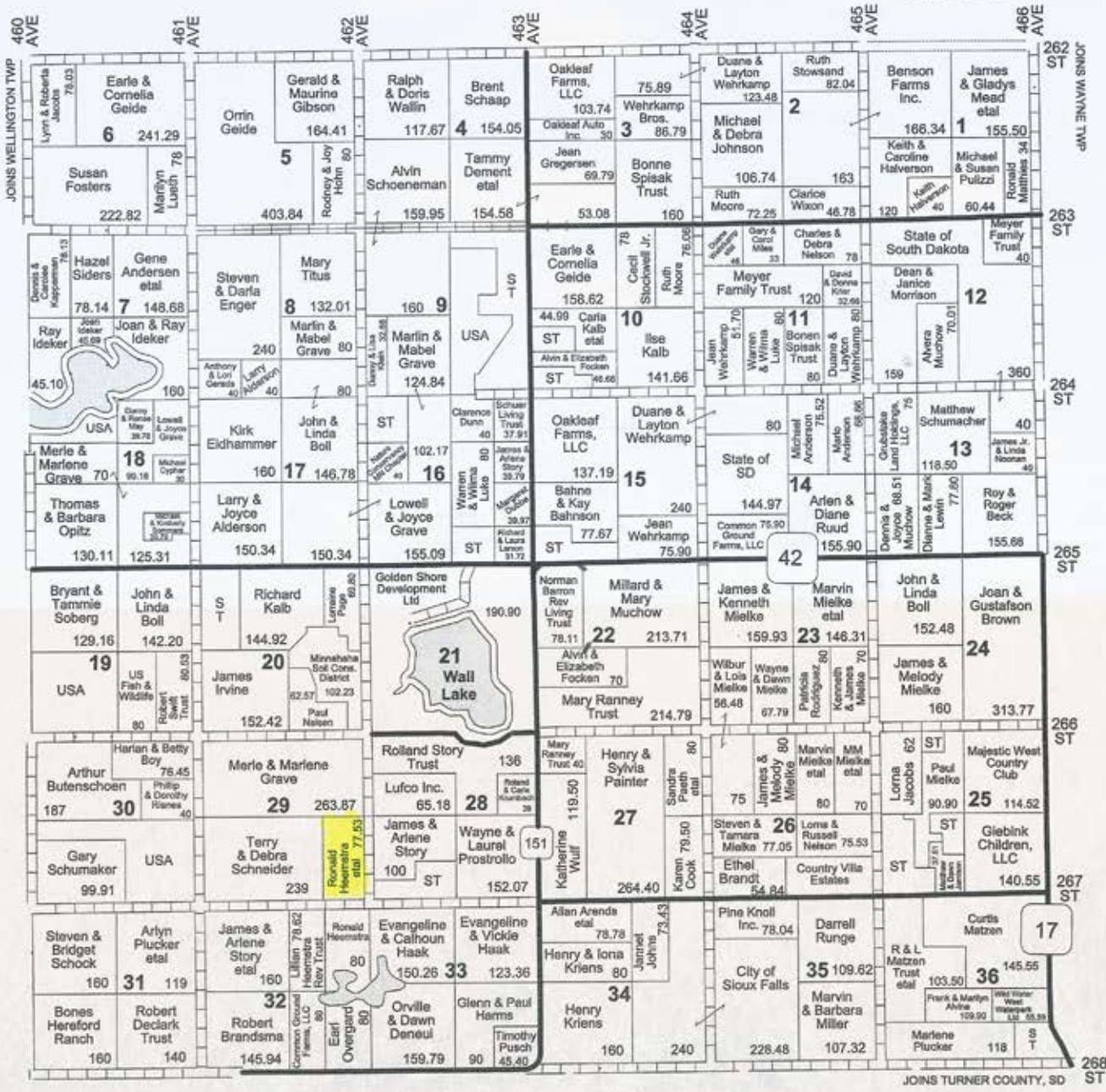
LAND OWNER

T 101 N

R 51 W

JOINS HARTFORD TWP

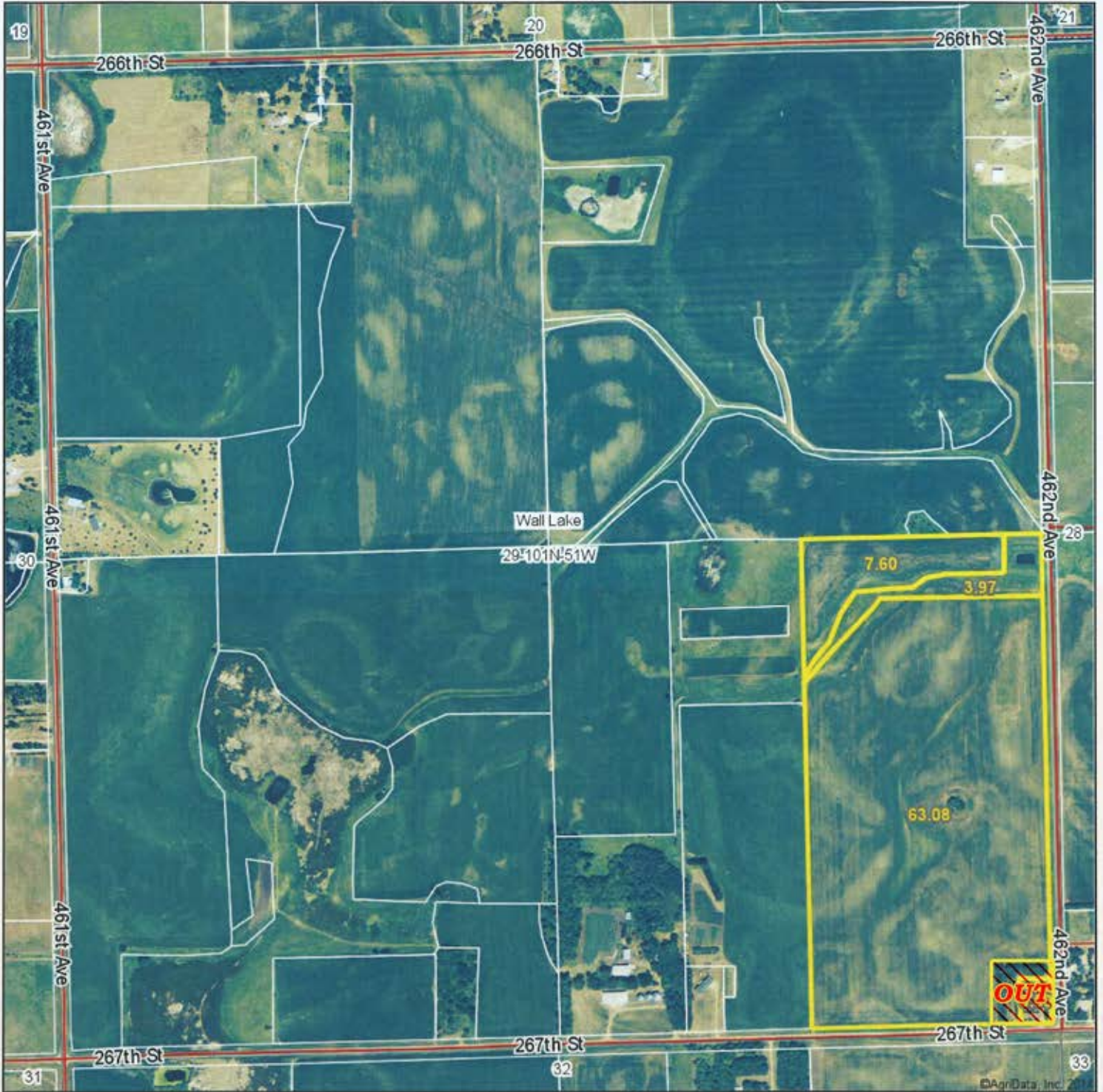
LAND OWNER & RURAL RESIDENT MAPS



JOINS TURNER COUNTY, SD

R 52 W	R 51 W	R 50 W	R 49 W	R 48 W	R 47 W
WYLLA	YASH	WIDE	WELLSIDE	WISSE	WISLAND
CLAR LAKE	SECO REASON	LYNNE	ELMWOOD	WISSE	WISLAND
WINDYBAY	WATERBURY	WATSON	WATSON	WATSON	WATSON
WELLSIDE	WILLARD	WYLLA	WIDE	WYLLA	WYLLA

Aerial Map



Maps Provided By:



29-101N-51W
Minnehaha County
South Dakota

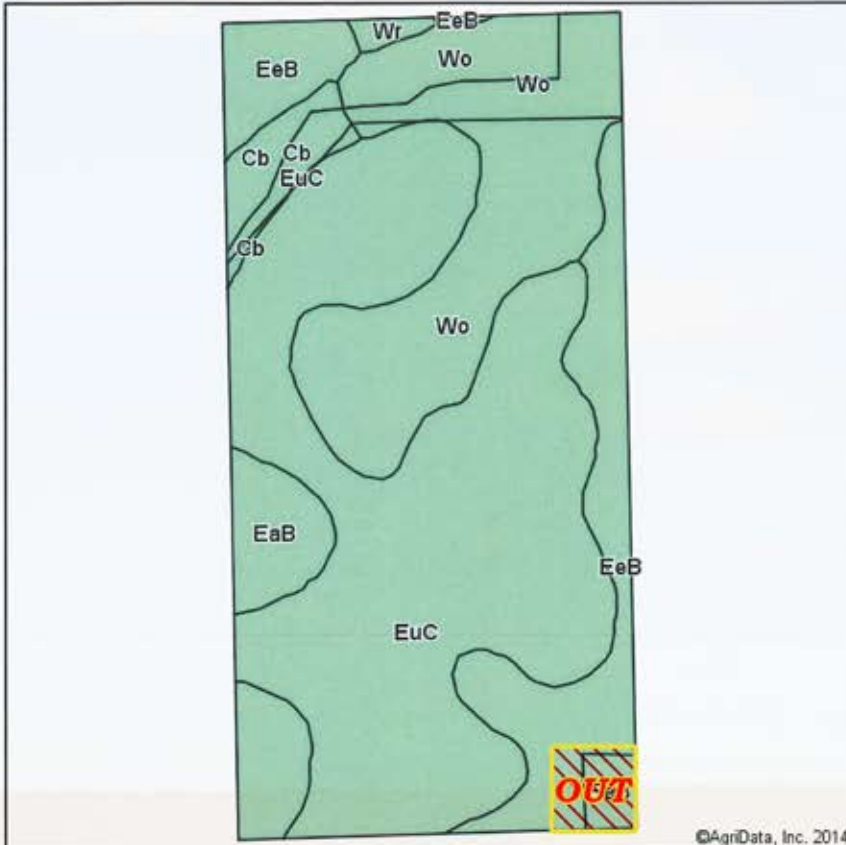
map center: 43° 31' 17.92, 96° 58' 47.92

scale: 9494



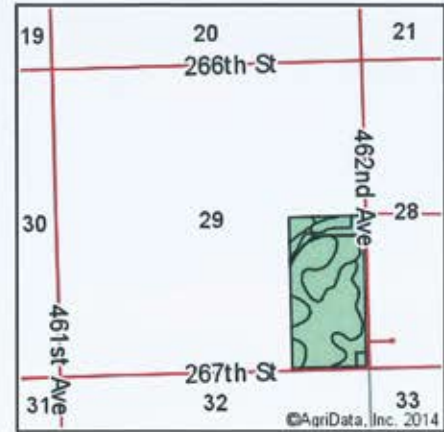
10/7/2014

Soil Map



Soils data provided by USDA and NRCS.

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State: **South Dakota**
 County: **Minnehaha**
 Location: **29-101N-51W**
 Township: **Wall Lake**
 Acres: **75.54**
 Date: **10/7/2014**

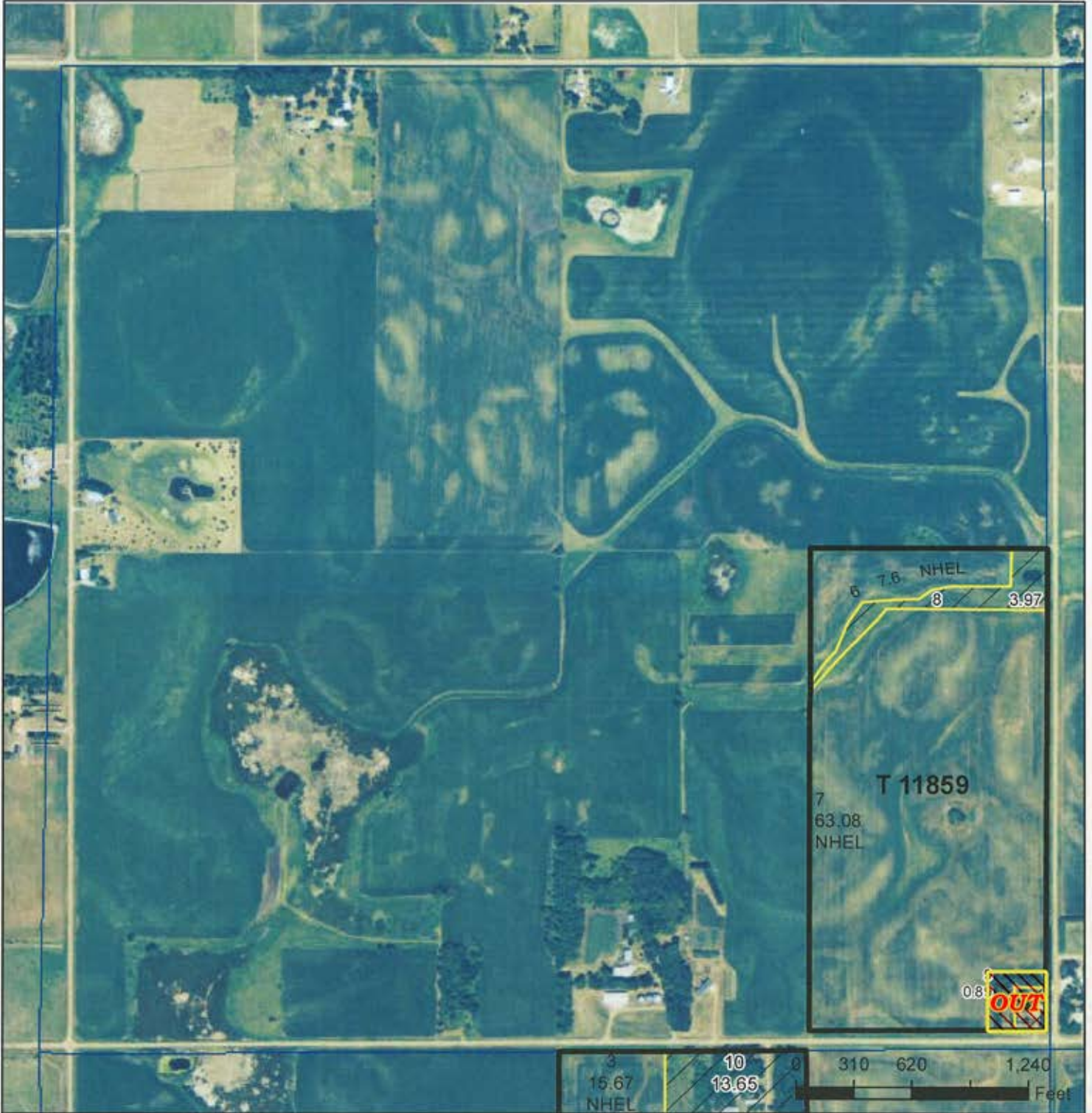


Area Symbol: SD099, Soil Area Version: 16

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Alfalfa hay	Barley	Corn	Corn silage	Grain sorghum	Oats	Soybeans	Winter wheat
EuC	Ethan-Egan complex, 6 to 9 percent slopes	37.71	49.9%	Ive	61	3.2	39	64	6.7	37	49	23	31
Wo	Worthing silty clay loam, 0 to 1 percent slopes	17.25	22.8%	Vw	30		5	30	3.2	18	7	11	1
EeB	Egan-Ethan-Trent complex, 1 to 6 percent slopes	14.78	19.6%	Ile	81	4.1	50	87	9.2	51	63	31	39
EaB	Egan-Ethan complex, 2 to 6 percent slopes	2.83	3.7%	Ile	76	3.7	47	80	8.5	47	59	29	37
Cb	Chancellor silty clay loam, 0 to 1 percent slopes	2.54	3.4%	IIw	78	2.2	41	85	9	50	51	32	31
Wr	Worthing-Davison complex, 0 to 2 percent slopes	0.43	0.6%	IVs	57	1.4	21	53	5.6	31	25	18	14
Weighted Average					58.9	2.6	33.7	62	6.5	36.2	42.5	22.3	25.8

Area Symbol: SD099, Soil Area Version: 16

Field borders provided by Farm Service Agency as of 5/21/2008. Aerial photography provided by Aerial Photography Field Office.



- Common Land Unit**
 Cropland / Non-cropland
 Conservation Reserve Program
- Wetland Determination Identifiers**
 Restricted Use
 Limited Restrictions
 Exempt from Conservation Compliance Provisions
- Tract Boundary Section Line



2012 Ortho-Photography - not to scale

2014 Program Year

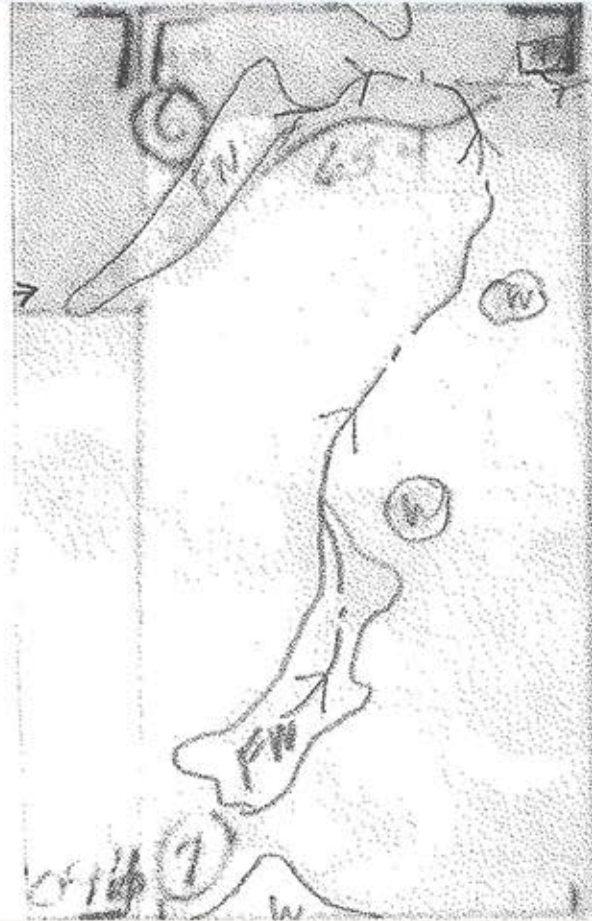
Map Created December 26, 2013

Farm 9073

29-101-51

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WETLANDS MAP



South Dakota
Minnehaha

Report ID: FSA-156EZ

U.S. Department of Agriculture
Farm Service Agency
Abbreviated 156 Farm Record

FARM: 9073
Prepared: 10/7/14 1:41 PM
Crop Year: 2014
Page: 1 of 1

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.

Crop	Base Acreage	Direct Yield	CC Yield	CCC-505 CRP Reduction
CORN	28.94	76	76	0.0
SOYBEANS	39.82	25	25	0.0
Total Base Acres:	68.76			

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