

154.35 ACRES

HUTCHINSON & BON HOMME COUNTY LAND

- THURSDAY, OCTOBER 23RD AT 10:30AM -



"We Sell The Earth And Everything On It!"

800.251.3111 | Marion, SD | WiemanAuction.com

Wieman Land & Auction Inc., 44628 SD HWY 44, Marion SD 57043

**154.35 ACRES OF HUTCHINSON & BON HOMME COUNTY
TILLABLE FARMLAND AT AUCTION**

To settle the Betty Wormsbecher Estate, we will offer the following real estate at public auction located at the American Legion Post 142 in Tripp, SD on:

Thursday October 23rd 10:30 AM

TRACT # 1 75.35 ACRES HUTCHINSON COUNTY – OAK HALLOW TOWNSHIP FARMLAND

Located ½ mile south of Tripp Lake on 406th Ave.

This great tract consists of 75.35 acres (+ / -) of farmland. This farm 43.01 acres under cultivation and 32.39 in grassland with a soil productivity rating of 73.5. The land is gently rolling and has great eye appeal. This tract also has a wind tower lease with Northwestern Energy. If you are looking for a powerful tract land, with diverse income potential, this is the one! The annual real estate taxes are \$1,187.42

LEGAL: N ½ NW ¼ less Pleasant View Cemetery in NE ¼ NW ¼ (264 X 330) in 28.97.61, Hutchinson County, South Dakota

TRACT # 2 79 ACRES BON HOMME COUNTY - MONROE TOWNSHIP FARMLAND

Located from Jct. of Hwy 37 & 292nd St. south of Tripp SD, go 2 ¼ miles west.

This farm consists of 79 acres (+ / -) of unimproved farmland. The FSA Office indicates this tract has 44.52 acres tillable with the balance in pasture/grassland. This tract has a soil productivity rating of 71.5. Topography is level to gently rolling. With a mix of tillable and pastureland, this tract would be a great add on piece for a farmer and rancher. The annual real estate taxes are \$1,200.90

LEGAL: The W ½ NE ¼ in 11.96.61, Bon Homme County, South Dakota

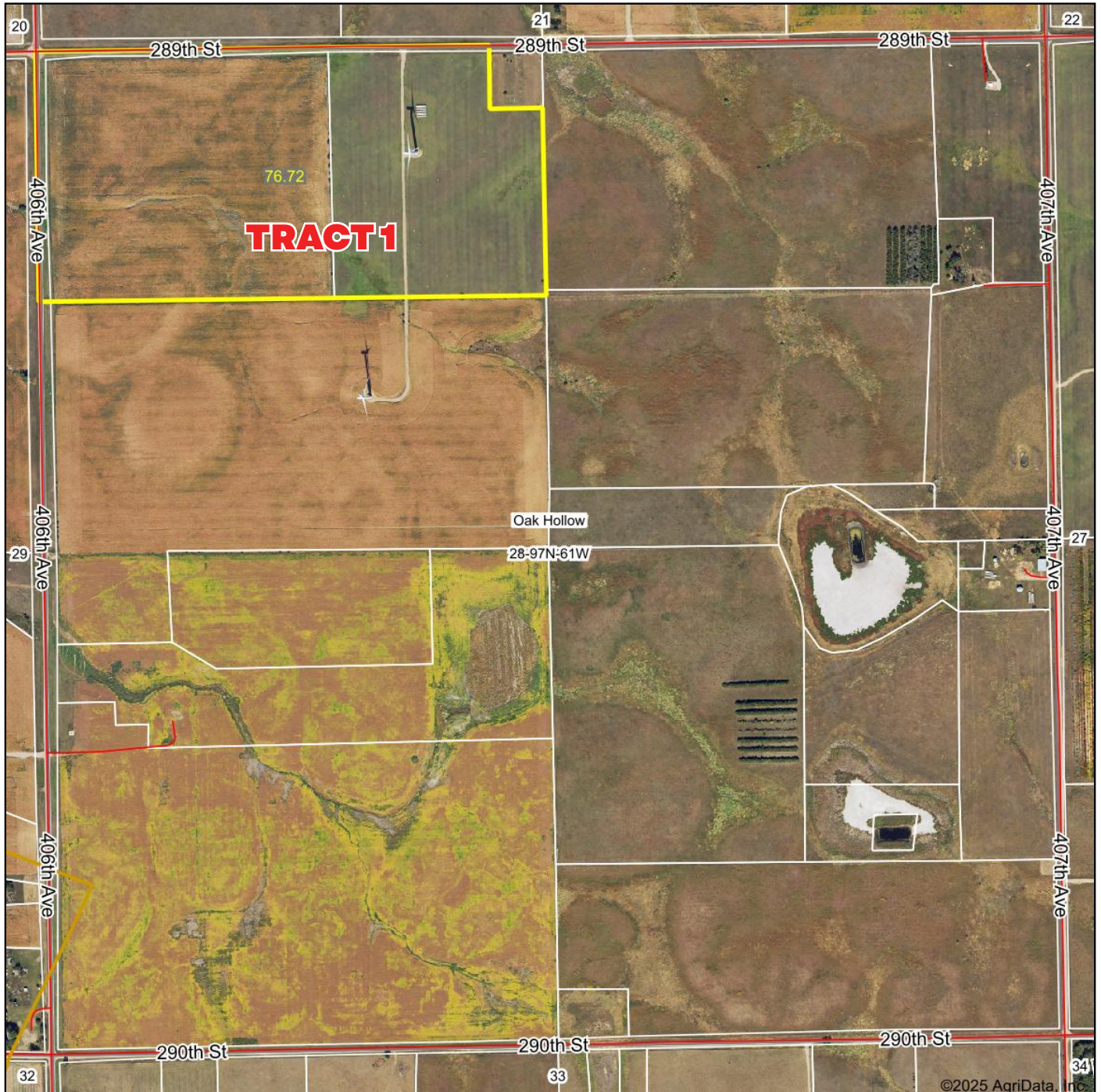
AUCTION TERMS: Cash sale with 10% nonrefundable down payment on the day of sale and the balance on or before November 26, 2025. A Personal Representatives Deed will be provided. Closing Fee and Owner's Title Insurance will be split 50/50 between buyer and seller. Seller will credit the buyer for the 2025 RE taxes due in 2026 at closing. Buyers will get full possession upon completion of the lease on 3-1-2026 and have the right to farm the land for the 2026 crop year! All property sold in AS-IS Condition and subject to confirmation by the personal representative. Auctioneers represent the sellers in this transaction. For more information and buyer's info packet, visit our website at www.wiமானauktion.com or call 800-251-3111 and our office will send one to you. Reminder that the auction will be held at the American Legion in Tripp, SD – Come prepared to buy!

BETTY WORMSBECHER ESTATE - OWNER

Wieman Land & Auction Co., Inc.
Marion SD 800-251-3111
www.wiமானauktion.com

Glenn L. Roth
Closing Attorney
Freeman, SD 605-925-7681

Aerial Map



Boundary Center: 43° 11' 42.06, -98° 3' 54.07

0ft 809ft 1618ft



8/28/2025



Maps Provided By:



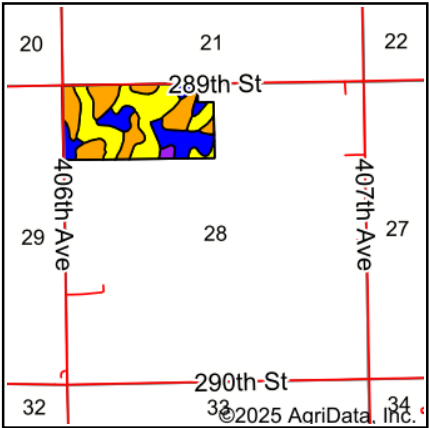
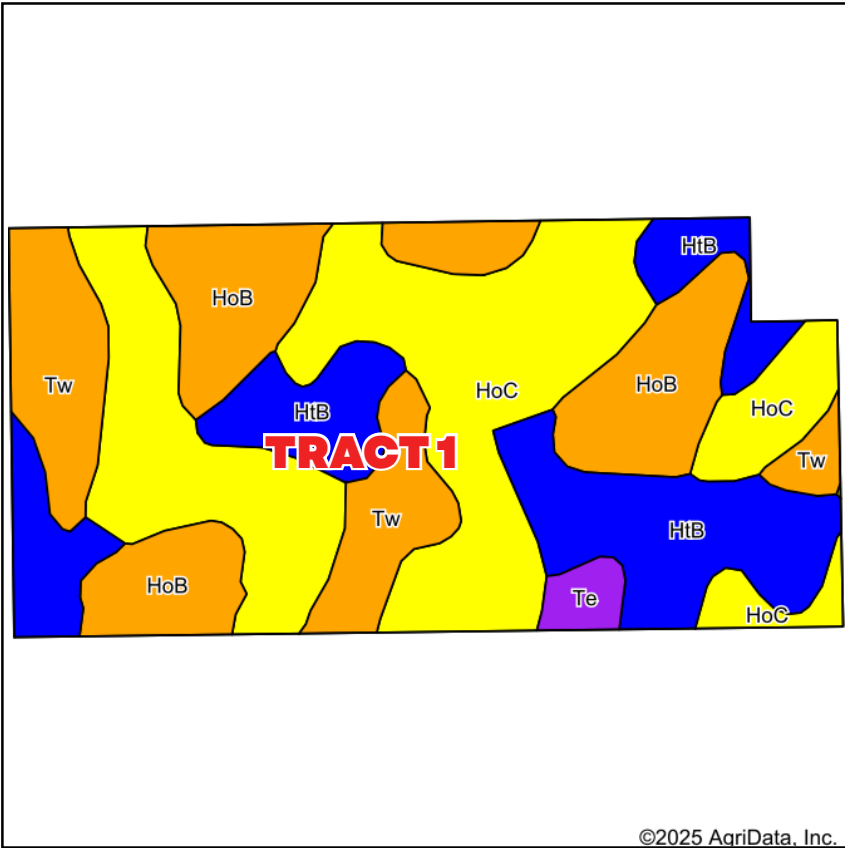
© AgriData, Inc. 2023 www.AgriDataInc.com

Field borders provided by Farm Service Agency as of 5/21/2008.

28-97N-61W
Hutchinson County
South Dakota

TRACT 1

Soils Map



State: **South Dakota**
County: **Hutchinson**
Location: **28-97N-61W**
Township: **Oak Hollow**
Acres: **76.72**
Date: **8/28/2025**



Maps Provided By: **surety**
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2023 www.AgriDataInc.com



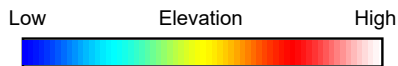
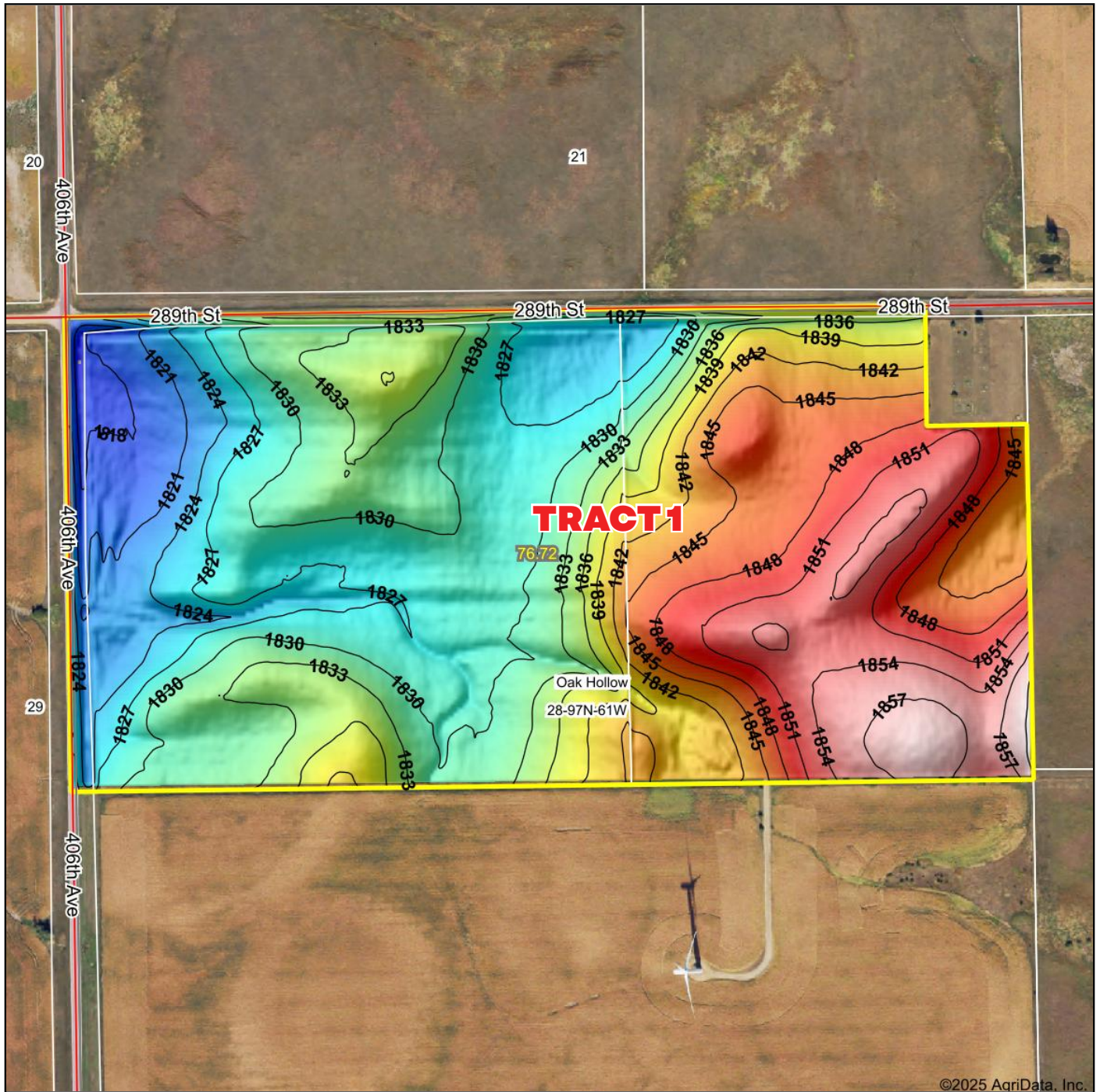
Soils data provided by USDA and NRCS.

Area Symbol: SD602, Soil Area Version: 26						
Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index
HoC	Ethan-Homme complex, 6 to 9 percent slopes	31.40	40.9%		IVe	64
HtB	Homme-Onita silty clay loams, 1 to 6 percent slopes	17.96	23.4%		Ile	86
HoB	Homme-Ethan-Onita complex, 1 to 6 percent slopes	14.30	18.6%		Ile	80
Tw	Tetonka and Whitewood silty clay loams	11.87	15.5%		IVw	73
Te	Tetonka silt loam, 0 to 1 percent slopes	1.19	1.6%		IVw	56
Weighted Average					3.16	73.4

*c: Using Capabilities Class Dominant Condition Aggregation Method



Topography Hillshade

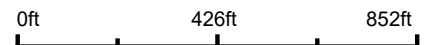


Maps Provided By:



AgriData, Inc. 2023 www.AgriDataInc.com
 provided by Farm Service Agency as of 5/21/2008.

Source: USGS 3 meter dem
 Interval(ft): 3
 Min: 1,816.0
 Max: 1,860.5
 Range: 44.5
 Average: 1,836.2
 Standard Deviation: 10.5 ft



8/28/2025

28-97N-61W
Hutchinson County
South Dakota

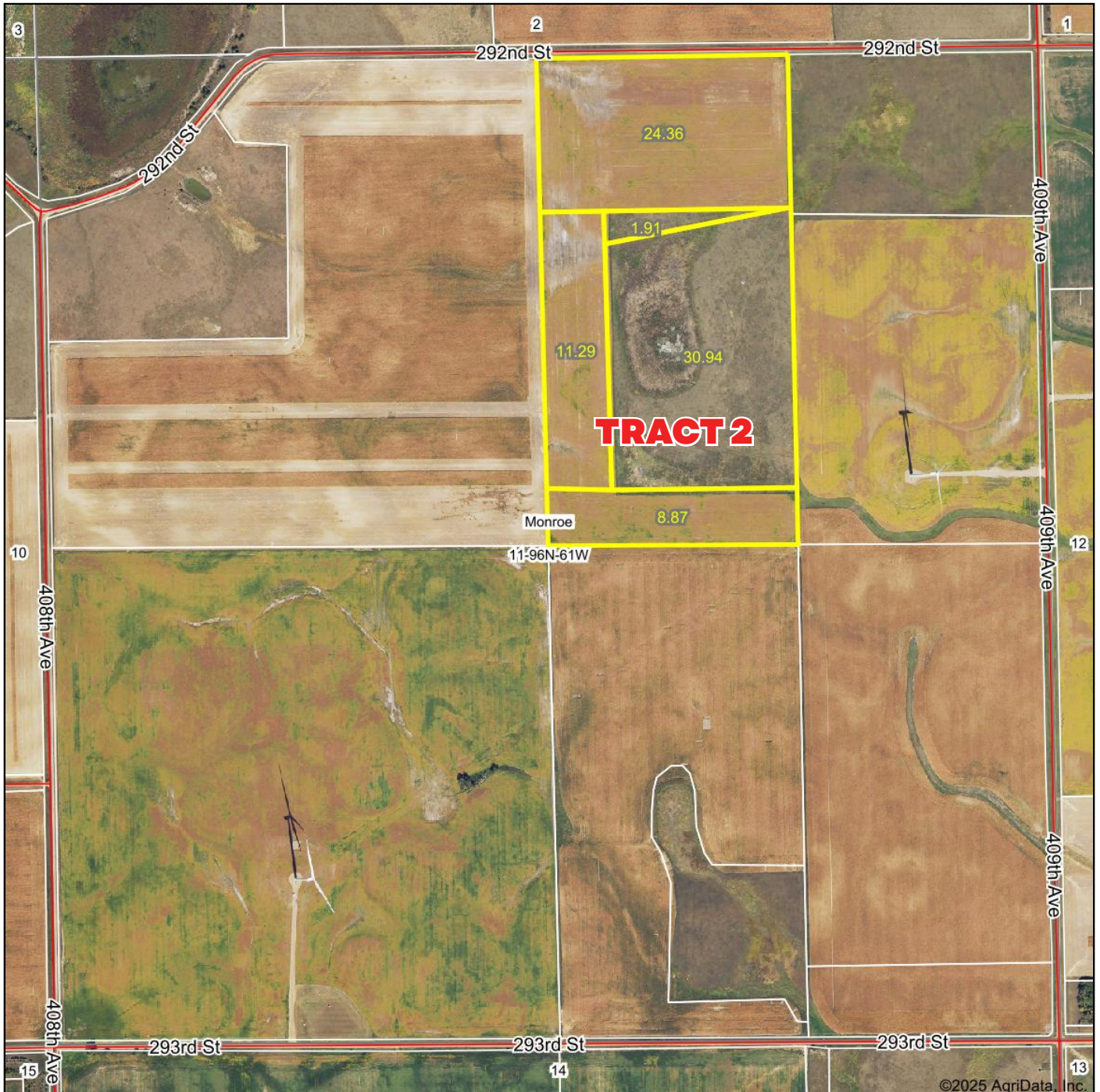
Boundary Center: 43° 11' 42.06, -98° 3' 54.07

TRACT 1

USDA MAP



Aerial Map



©2025 AgriData, Inc.



Maps Provided By:



Field borders provided by Farm Service Agency as of 5/21/2008.

Boundary Center: 43° 9' 2.04, -98° 1' 3.69

11-96N-61W
Bon Homme County
South Dakota

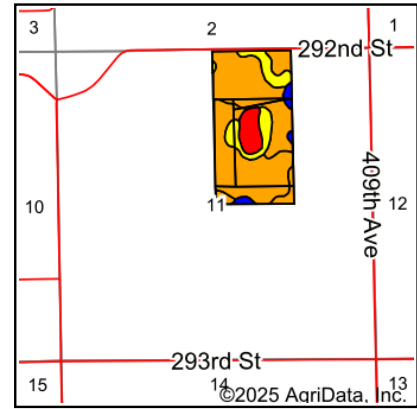
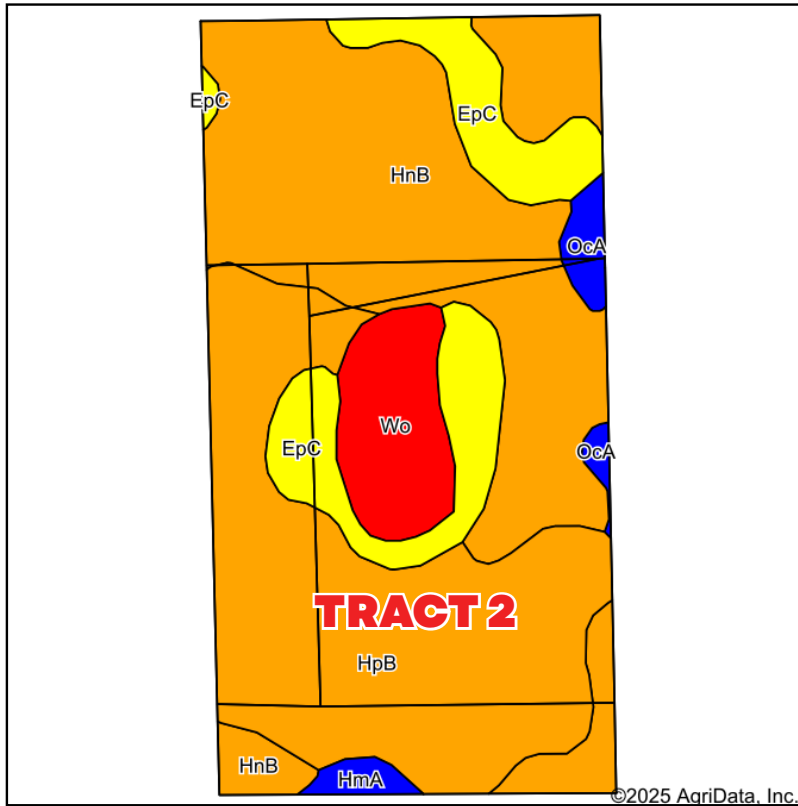
0ft 816ft 1633ft



8/28/2025

TRACT 2

Soils Map



State: **South Dakota**
 County: **Bon Homme**
 Location: **11-96N-61W**
 Township: **Monroe**
 Acres: **77.37**
 Date: **8/28/2025**



Maps Provided By:



Area Symbol: SD009, Soil Area Version: 31

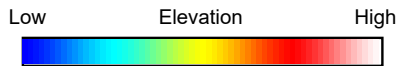
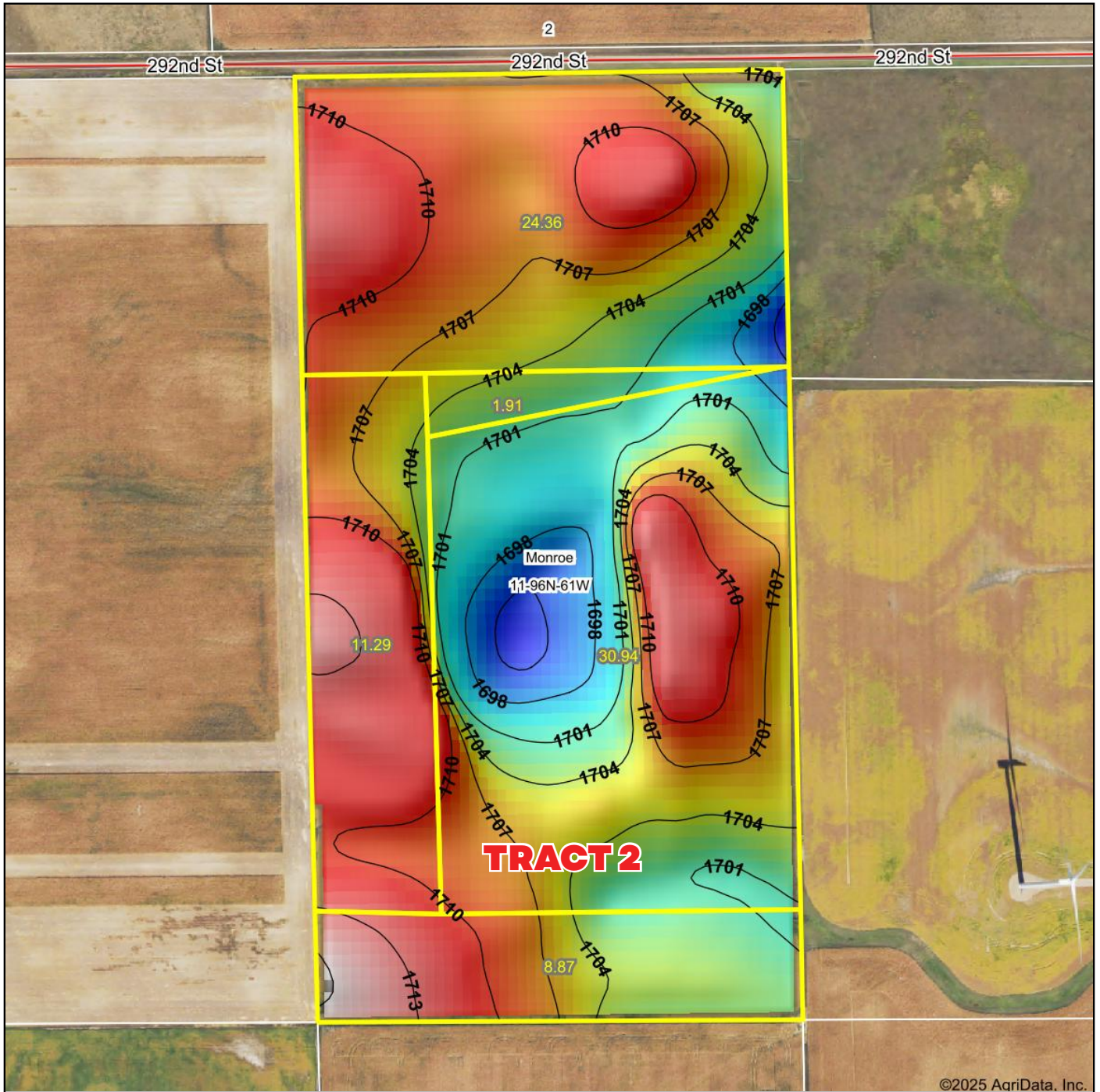
Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index
HnB	Homme-Ethan-Onita complex, 1 to 6 percent slopes	32.04	41.4%		Ile	80
HpB	Homme-Ethan-Tetonka complex, 0 to 6 percent slopes	27.15	35.1%		Ile	76
EpC	Ethan-Homme complex, 6 to 9 percent slopes	10.29	13.3%		IVe	64
Wo	Worthing silty clay loam, ponded, 0 to 1 percent slopes	5.66	7.3%		VIIIw	10
OcA	Onita-Chancellor silty clay loams	1.46	1.9%		Ilc	89
HmA	Homme-Davison-Tetonka complex, 0 to 3 percent slopes	0.77	1.0%		Ilc	82
Weighted Average					2.70	71.5

*c: Using Capabilities Class Dominant Condition Aggregation Method

led by USDA and NRCS.

TRACT 2

Topography Hillshade



Maps Provided By:



© AgriData, Inc. 2023

www.AgriDataInc.com

Field borders provided by Farm Service Agency as of 5/21/2008.

Source: USGS 10 meter dem

Interval(ft): 3

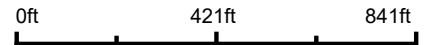
Min: 1,693.9

Max: 1,716.2

Range: 22.3

Average: 1,706.0

Standard Deviation: 4.63 ft



8/28/2025

11-96N-61W
Bon Homme County
South Dakota

Boundary Center: 43° 9' 2.04, -98° 1' 3.69

TRACT 2

USDA MAP







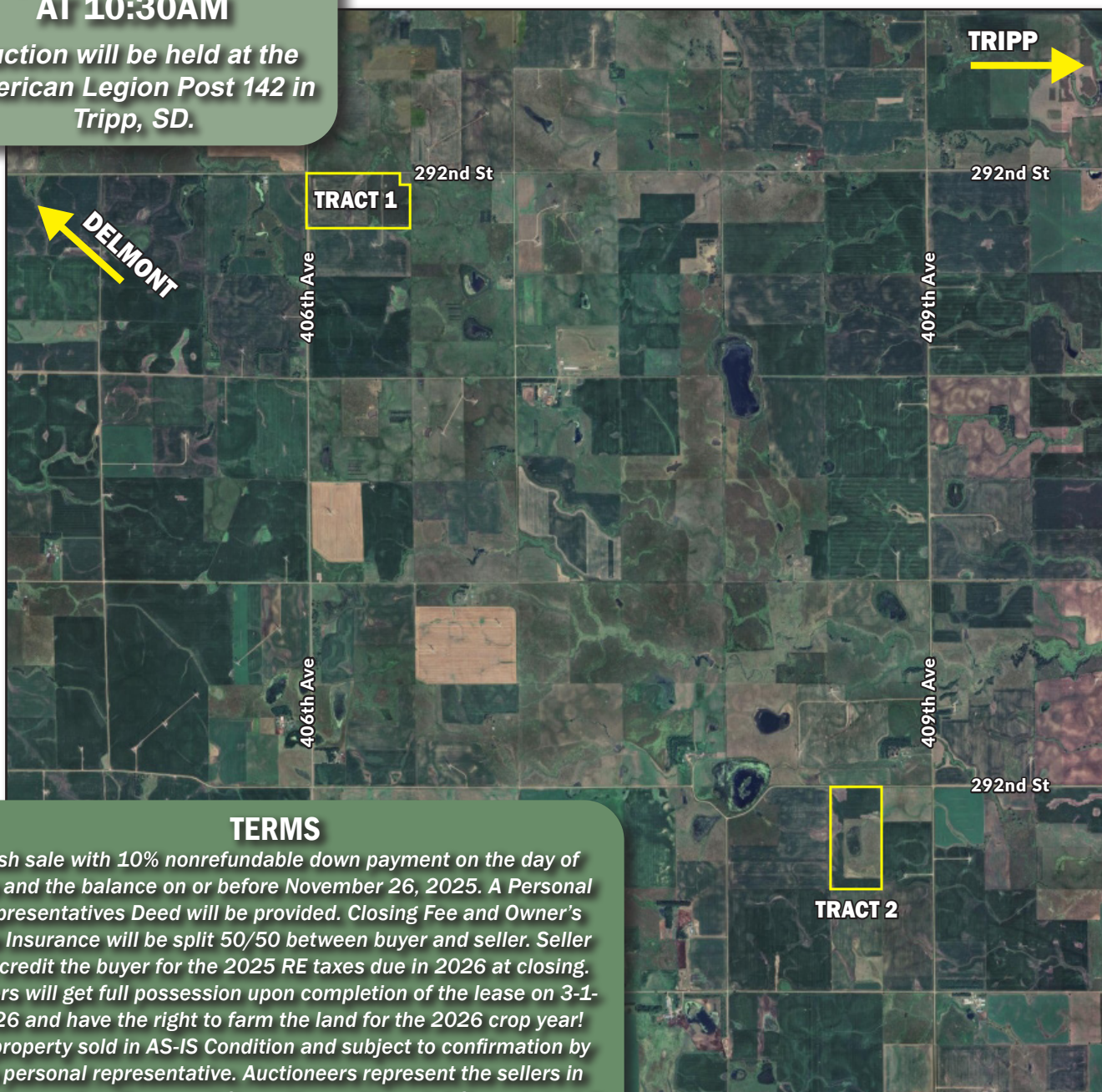
Notes

154.35 ACRES

HUTCHINSON & BON HOMME COUNTY

**THURSDAY,
OCTOBER 23RD
AT 10:30AM**

*Auction will be held at the
American Legion Post 142 in
Tripp, SD.*



TERMS

Cash sale with 10% nonrefundable down payment on the day of sale and the balance on or before November 26, 2025. A Personal Representatives Deed will be provided. Closing Fee and Owner's Title Insurance will be split 50/50 between buyer and seller. Seller will credit the buyer for the 2025 RE taxes due in 2026 at closing. Buyers will get full possession upon completion of the lease on 3-1-2026 and have the right to farm the land for the 2026 crop year! All property sold in AS-IS Condition and subject to confirmation by the personal representative. Auctioneers represent the sellers in this transaction. For more information and buyer's info packet, visit our website at www.wiemanauktion.com or call 800-251-3111 and our office will send one to you. Reminder that the auction will be held at the American Legion in Tripp, SD – Come prepared to buy!

“We Sell The Earth And Everything On It!”

800.251.3111 | Marion, SD | WiemanAuction.com

Wieman Land & Auction Inc., 44628 SD HWY 44, Marion SD 57043

