

AUDUBON COUNTY FARMLAND AUCTION

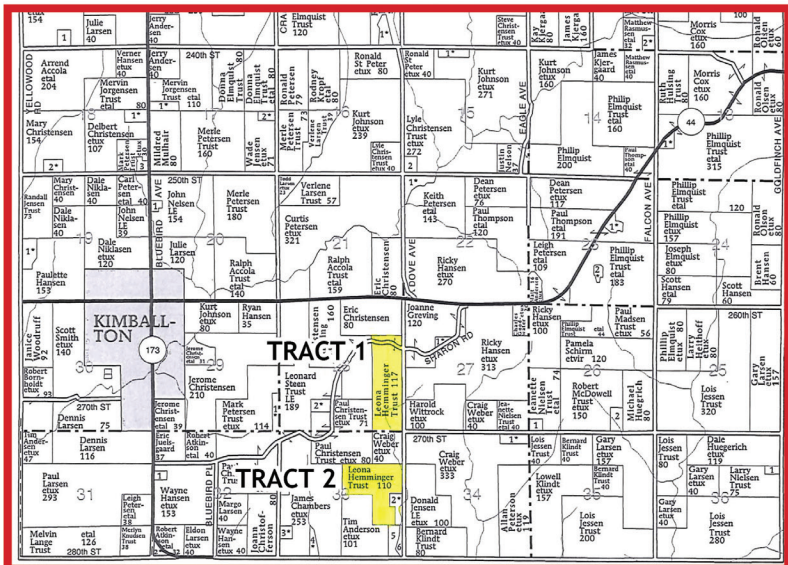
227 acres M/L, Sold in 2 Tracts, Bareground,

Tract #1: 116.93 acres M/L, Section 28-79N-36W, Sharon Township,
 CSR-2: 69, 96.55 crop acres,

Buyer shall receive a cash rent credit at closing of \$9,700, Taxes: \$3,582.

Tract #2: 109.54 acres M/L, Section 33-79N-36W, Sharon Township,
 CSR-2: 63.6, 92.81 crop acres plus 7.13 acres CRP waterways,

Buyer shall receive a cash rent credit at closing of \$9,300, Taxes: \$3,230.



Terms: 10% down sale day into Wayne Hansen Real Estate Trust,
 balance due 9/9/2022, full possession 3/1/2023.

Wayne Hansen Real Estate represents the seller in these transactions.

Sellers shall retain 2022 CRP payments.

Announcements sale day take precedence over printed materials.

FSA info is believed accurate, but not guaranteed by sellers or broker -

Call for complete legals. Bids are not subject to finance. Taxes prorated to closing.