

Washington Twp • Starke County

AUCTION

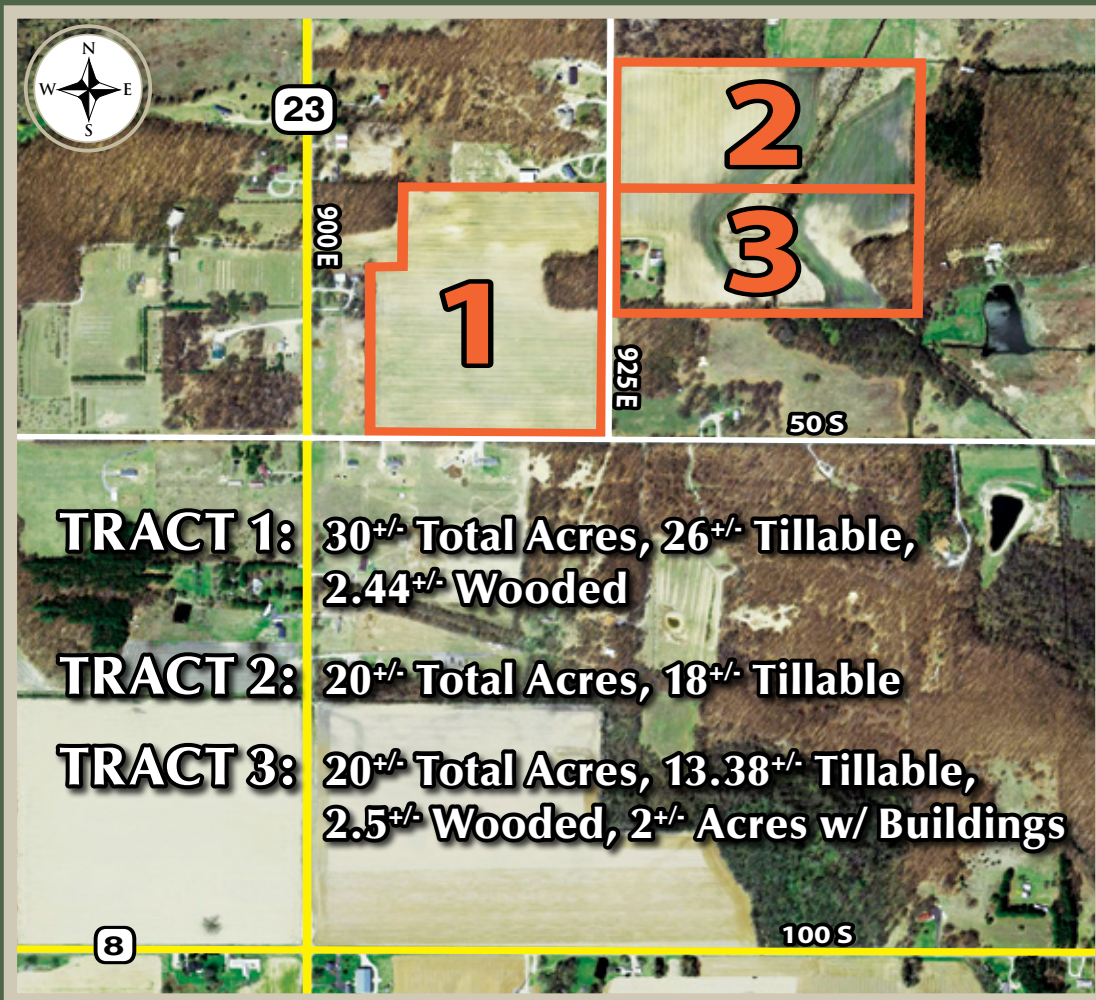
Knox Community Center • 55 E Lake St • Knox, IN 46534

April 1st at 6:30 PM CST

Inspection: March 23rd • 1-3 PM CST

Farmland • Recreation • Homesite

70^{+/-} Acres • 3 Tracts



**57.38^{+/-} Tillable • 4.94^{+/-} Wooded
2^{+/-} Acres w/ Homesite & Buildings**



Larry Smith

LaPorte, IN

219-362-4041

larrys@halderman.com



Mike Gentry

LaCrosse, IN

219-851-7672

michaelg@halderman.com

**Owner: George P. Czyz, Sr. Estate
Heirs At Law**



Online Bidding is Available

HALDERMAN
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SERVICES

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AUCTION

Starke County

April 1st • 6:30 PM CST

70^{+/-} Acres

Cropland • Recreation • Homesite

Property Information

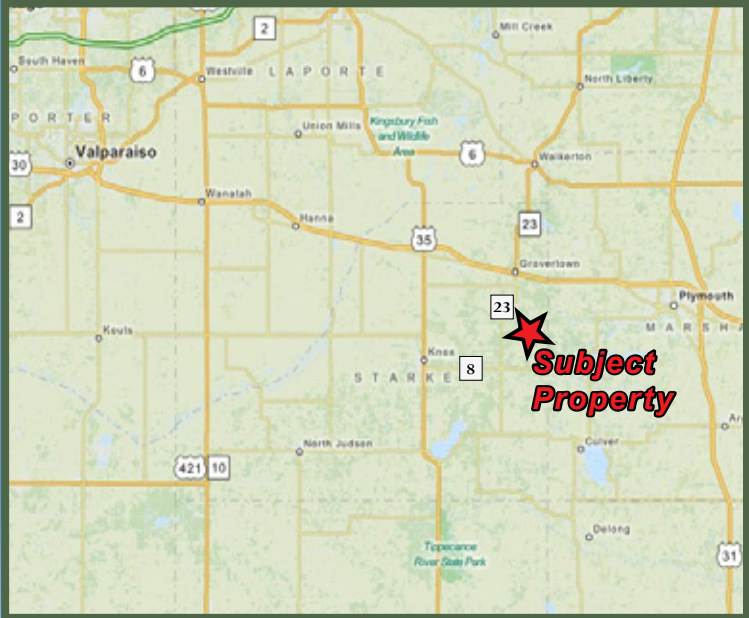
LOCATION: 4 miles northeast of Knox on CR 50 S, just east of SR 23 and 1/2 mile north of SR 8

SCHOOLS: Knox Community School Corp.

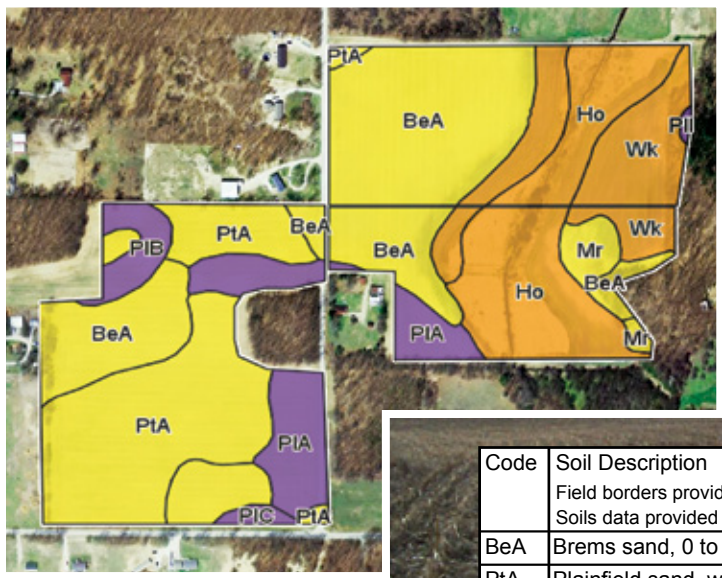
TOPOGRAPHY: Level to Gently Rolling

ANNUAL TAXES: \$1,230.78

DITCH ASSESSMENT: \$140.00



Soils Information



Code	Soil Description	Acres	Corn	Soybeans	Winter wheat
Field borders provided by Farm Service Agency as of 5/21/2008. Soils data provided by USDA and NRCS.					
BeA	Brems sand, 0 to 3 percent slopes	20.5	90	32	41
PtA	Plainfield sand, wet substratum, 0 to 3 percent slopes	13.8	90	32	41
Ho	Houghton muck, drained	10.3	151	41	60
Wk	Watseka loamy sand	7.4	115	30	52
PIA	Plainfield sand, 0 to 1 percent slopes	5.6	80	28	36
PIB	Plainfield sand, 1 to 8 percent slopes	1.7	80	28	36
Mr	Morocco loamy sand	1.3	100	28	45
PIC	Plainfield sand, 8 to 15 percent slopes	0.4	70	25	32
Weighted Average			102.4	32.7	45

