



700 6th Ave., DeWitt, IA 52742
 Phone: 563-659-8185 Fax: 563-659-8189
www.totalrealtyco.com



We are pleased to present: 48.74 acres MOL

| | |
|---------------------|---------------------|
| TOTAL ACRES: | 48.74 |
| PRICE: | \$238,826.00 |

Price Per Acre: \$4,900.00

Owner: Engler

Operator: Engler

County & State: Jones Co., IA

Location: 10 miles South of Cascade

Possession Date: At closing

Drainage Info: Natural

Average CSR: 55.1

Taxable Acres:

Net RE Taxes: TBD

Taxes payable in: 2012/2013

Topography: Level to Rolling

F.S.A. Information:

| | | | |
|---------------------|-------|-----------------------|---|
| Farmland: | 48.74 | Corn Base: | — |
| Crop Acres: | 20 | Corn Yield: | — |
| CRP Acres: | 20 | Soybean Base: | — |
| Wheat Base: | — | Soybean Yield: | — |
| Wheat Yield: | — | | |

Approximate Breakdown of Acres:

Total Acres: 48.74

Tillable Acres:

CRP Acres: 20

Farmstead: 3

Roads: 6

Waterways: 8.5

Timber: 11.24

Pasture:

To Contact Listing Agent:

Doug Yegge: 563-320-9900

Legal Description:

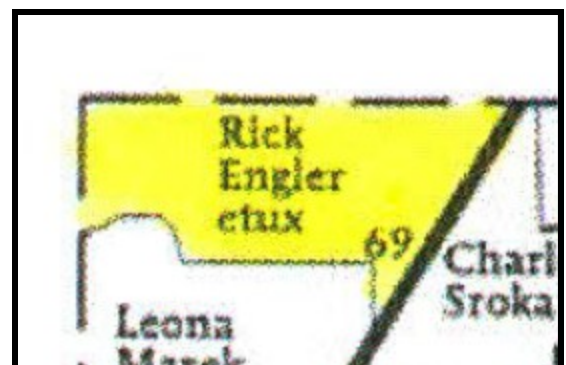
Part of the North 1/2 of Section 6, all located West of Highway 136, Township 85 North, Range 1 West of the 5th P.M.
 See attached survey and full legal description to come from abstract.

Comments & Building Information:

Located on a hard surface road. Contains about 1/2 mile Maquoketa River Frontage. 2.5 acre pond with fish. 40 x 80 pole building located on the property.

Lease/CRP Information:

6.6 acres in CRP until 2026 paying \$1,419 per year and 13.4 acres in CRP until 2017 paying \$1,799 per year. Please see attached CRP contracts.



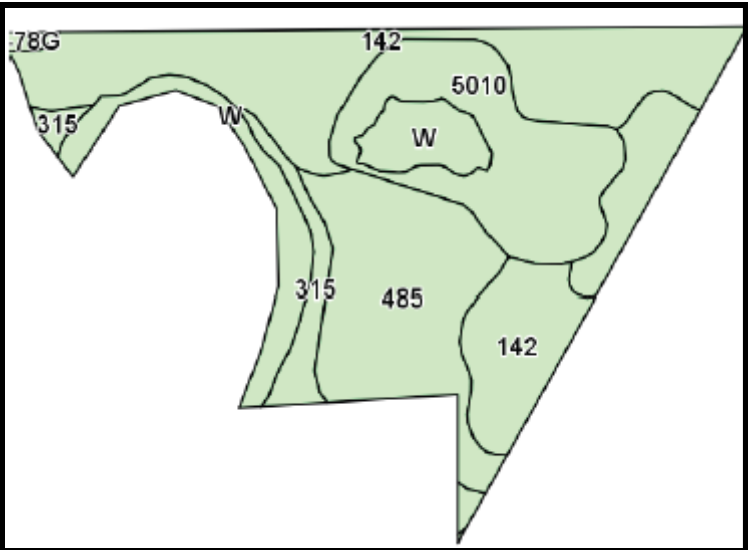


700 6th Ave., DeWitt, IA 52742
 Phone: 563-659-8185 Fax: 563-659-8189
www.totalrealtyco.com



***Your Farmland
 Specialist!***

We are pleased to present: 78 acres MOL



| Code | Soil Description | Acres | Percent of field | Non-Irr Class | CSR2** |
|------------------|--|-------|------------------|---------------|--------|
| 142 | Chaseburg silt loam, 0 to 2 percent slopes | 18.2 | 37.5% | IIw | 70 |
| 485 | Spillville loam, 0 to 2 percent slopes | 12.8 | 26.4% | IIw | 86 |
| 5010 | Pits, sand and gravel | 9.2 | 18.9% | | 0 |
| W | Water | 5.6 | 11.5% | | 0 |
| 315 | Perks-Chaseburg complex, 0 to 2 percent slopes | 2.6 | 5.3% | IIw | 29 |
| 478G | Nordness-Rock outcrop complex, 18 to 60 percent slopes | 0.3 | 0.5% | VIIIs | 5 |
| Weighted Average | | | | | 50.5 |

**These values could be either CSR or CSR2 until updates are completed by October 1, 2012. To confirm value status, run a CSR map and compare values. If they are identical to the CSR2 map, the map reflects CSR values, If they are different, the map reflects CSR2 values

Contact:
Doug Yegge 563-320-9900