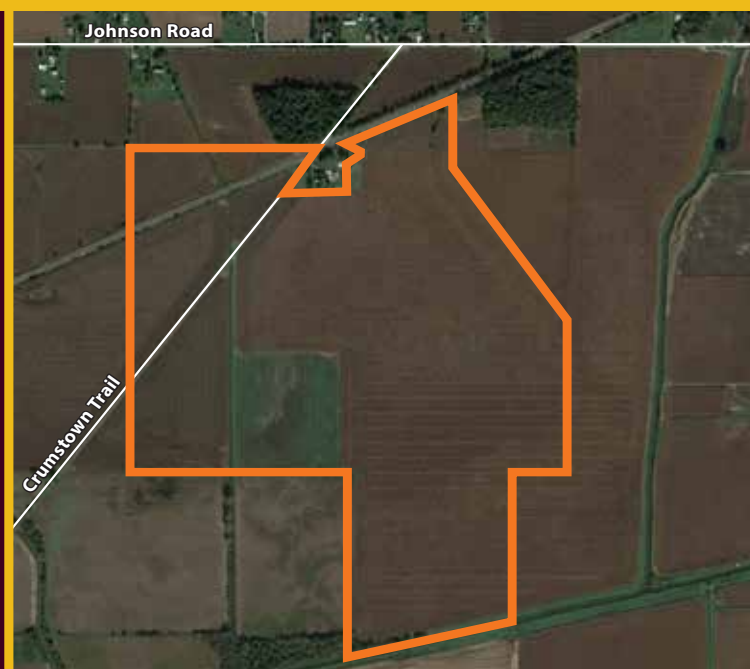


Sealed Bid **Auction**

Olive Township
St. Joseph County

Bids Due May 3rd by 3 p.m. EST

Productive Farmland



217.57^{+/-} Acres • 1 Tract

214.37^{+/-} Tillable • 3.2^{+/-} Other

To request a packet, contact Julie Matthys at 574.310.5189 or juliem@halderman.com.

Bids must be completed via the purchase agreement in the bidder's packet

and submitted via: Email - juliem@halderman.com OR

Mail or In-Person - Julie Matthys, Halderman Real Estate

29956 Edison Road, New Carlisle, IN 46552

Deadline for all bids is 3 p.m. EST on May 3, 2019

COMPLETE TERMS & CONDITIONS AVAILABLE AT HALDERMAN.COM

Property Information

Location

Approximately 1/3 mile South of
the intersection of Johnson Road
and Crumstown Trail

Topography

Level

Zoning

Agricultural

Schools

New Prairie United

Annual Taxes

\$8,252.60

Ditch Assessment

\$259.76



Julie Matthys
New Carlisle, IN
574.310.5189
juliem@halderman.com



Owners: Stanley Kulwicki
Revocable Trust

HALDERMAN

REAL ESTATE & FARM MANAGEMENT

HLS# JAM-12330 (19)

800.424.2324 | halderman.com

Olive Township
St. Joseph County

Sealed Bid

Auction

217.57^{+/-} Acres



Bids Due May 3rd by 3 p.m. EST

Productive Farmland

Soil Information



Code	Soil Description Field borders provided by Farm Service Agency as of 5/21/2008. Soils data provided by USDA and NRCS.	Acres	Corn	Soybeans
ReyA	Rensselaer loam, 0 to 1 percent slopes	95.31	172	48
QuiA	Quinn loam, 0 to 1 percent slopes	41.48	137	35
CmbAl	Cohoctah loam, 0 to 1 percent slopes, frequently flooded, brief duration	38.89	118	25
ApuAN	Antung muck, drained, 0 to 1 percent slopes	34.37	144	35
GcZA	Gilford sandy loam, 0 to 2 percent slopes, gravelly subsoil	4.32	147	41
Weighted Average		150.4	39.1	

All irrigation equipment and buried pipe located on the property is owned by the former tenant and is not included in the sale of the land.

Terms & Conditions available at halderman.com.

AUCTIONEER: RUSSELL D. HARMEYER, IN Auct. Lic. #AU10000277

HRES IN Lic. #AC69200019

