

PRIME FARMLAND IN RENVILLE COUNTY

AUCTION

THURSDAY, JUNE 9, 2022 • 11:00 A.M.

**163.29 SURVEYED ACRES, 158.13+/- TILLABLE ACRES (FSA),
CPI=92.1, LOCATED IN WINFIELD TWP., RENVILLE COUNTY**

LEGAL DESCRIPTION:

The Northeast Quarter except building site, Section 4, Township 116, Range 35.

LAND LOCATION:

One mile west of Highway 71 along the Renville-Kandiyohi County line (240th Ave SW).

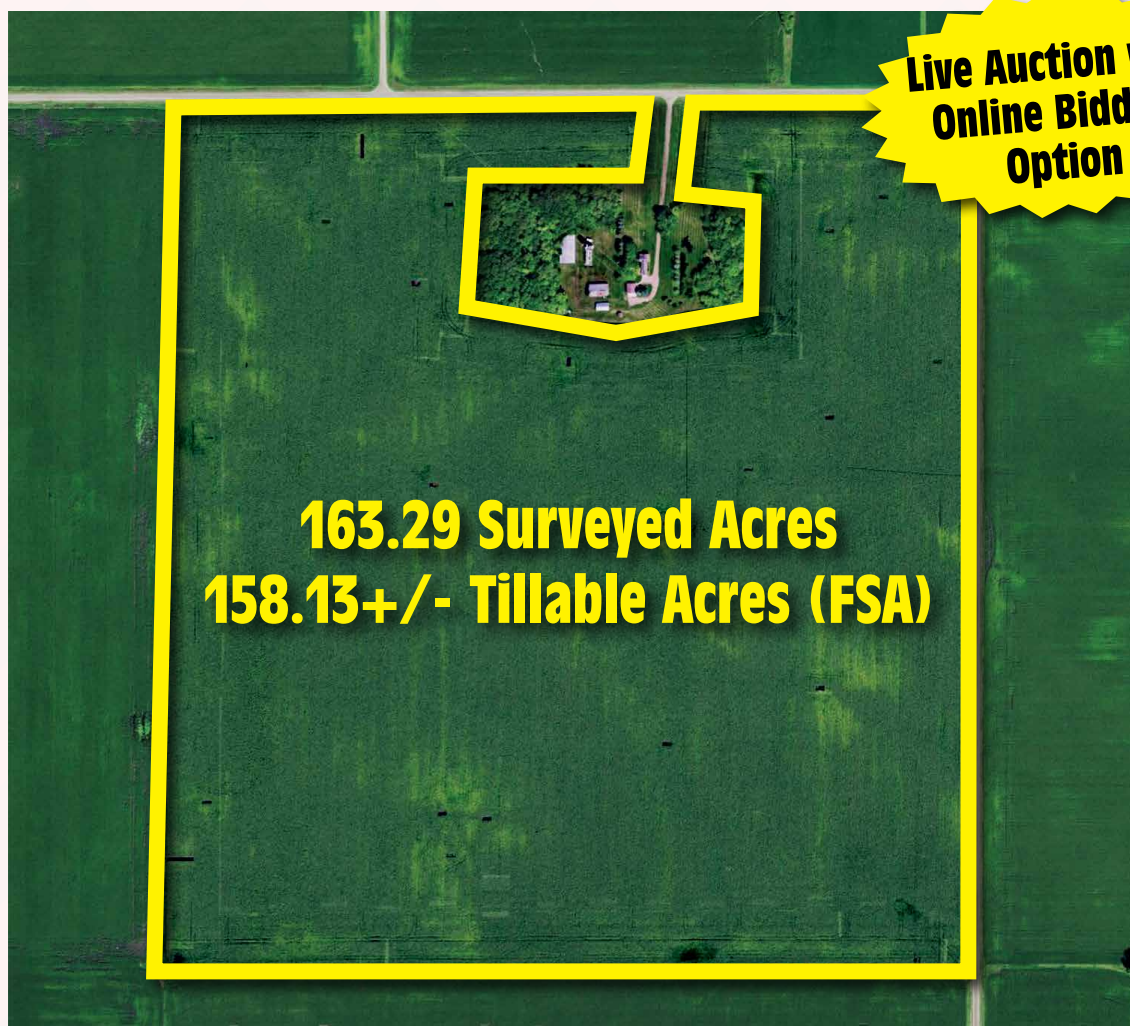
AUCTION LOCATION:

Blomkest Community Center
103 Main St., Blomkest, MN

CPI=92.1

**This Land Has
Been Surveyed**

This Land Has Tile



**Live Auction with
Online Bidding
Option**

**163.29 Surveyed Acres
158.13+/- Tillable Acres (FSA)**

Auctioneer's Comments: Since 1943, the Lippert family have been proud to call this farm their own. With hard work, faith and careful stewardship they made improvements to the farm year after year, decade after decade to make it into what it is today. Now, with the passing of Arlene last November, who was just shy of her 90th birthday, the family has decided the time has come for another farmer or investor to enjoy the rights of ownership. Simply put, this is a classic Renville County farm in the heart of some of Minnesota's best soils. With a crop production index of 92.1, these 163.29 deeded acres lay nice and the tract is known for its strong fertility and productivity. The farm is tiled, near a local elevator, and just a mile west of Hwy 71. The last year it had sugar beets was 2018 and the rent will be prorated with the new buyer for 2022. In 2023, the new owner will be able to farm the land themselves or rent it to one of the area's many successful producers. Please call, email or text Kristine Fladeboe Duininck at 320-212-9379 or Kristine@FladeboeLand.com with additional questions. *Kristine Fladeboe Duininck & Glen Fladeboe*



Harlyn & Arlene Lippert Family, Owners



FLADEBOE LAND

**Kristine Fladeboe Duininck
- Broker - 320-212-9379**

Glen Fladeboe 651-208-3262

Dale Fladeboe 320-894-9392



Auction Terms: The successful bidder will pay down \$50,000 as earnest money on auction day in the form of a cashier's check. The non-refundable check should be made out to Fladeboe Land Trust Account. The successful bidder will enter into a non-contingent, AS-IS purchase agreement on auction day. Buyer's premium will apply. Final price will be calculated by the number of deeded acres as per the survey. Closing will be executed on or before August 4, 2022, with attorney Kristal Dahlager in Willmar, MN. Announcements made auction day take precedence over printed material. For info packet call Kristine at 320-212-9379 or by email to Kristine@FladeboeLand.com.

www.FladeboeLand.com

Sellers, auctioneers and brokerage are not responsible for accidents.