

**TWO PARCEL
AUCTION IN
KANDIYOHI
COUNTY**

AUCTION

TUESDAY, NOVEMBER 29, 2022 • 1:00 P.M.

**Parcel 1: 116+/- Acre Building Site on
Solomon Lake with Home, Outbuildings,
Pasture & Hunting Land**

Parcel 2: 72.56+/- Tillable Acres of Farmland

Parcel 1: 116+/- Deeded Acres of scenic land on beautiful Solomon Lake which includes a building site with a home, outbuildings, hunting & pasture land. This land is located in Section 30 of Dovre Twp, Range 35 & Section 25 of Mamre Twp., Range 36.

Building Site Address: 5650 41st Ave NW, Willmar, MN

Parcel 2: 72.56+/- Deeded Acres of Tillable Farmland located in Section 30 & 31 of Dovre Twp, Range 35.

Go to FladeboeLand.com to view survey for exact legal descriptions.

Land Location: At Hwy 12 & County Road 5 west of Willmar, go north on County Road 5 for 2.6 miles to County Road 92, turn west & follow road approx. 2 miles. *Watch for signs.*

AUCTION LOCATION:

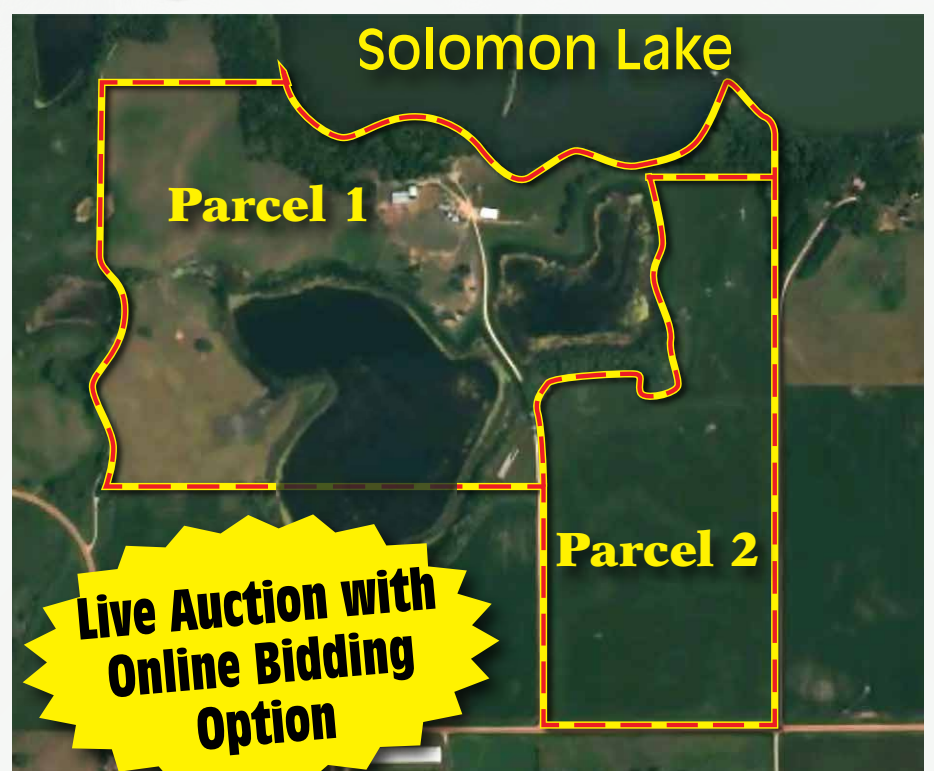
Robbins Island 4 Season Shelter, Hwy 71 N, Willmar, MN

OPEN HOUSE DATES:

Monday, November 7, 3:00-5:00 p.m.
& Saturday, November 12, 1:00-3:00 p.m.

Auctioneer's Note: We are pleased to present the Arndt Family parcels for sale by auction. We're offering this land in two auction parcels. Parcel 1 contains 116+/- Acres of scenic land on beautiful Solomon Lake. This parcel consists of the building site with a modern home, outbuildings, pasture acreage and hunting land. Parcel 2 contains 72.56+/- acres of tillable farmland. This auction truly offers something for everyone! Words can't describe the beauty of this area. Be sure to visit FladeboeLand.com to view the drone video and aerial pictures. This is land to be proud of! Each parcel will be sold individually. Possession will be immediately after closing. Call or text Kristine with any questions you may have at 320-212-9379 or email her at Kristine@FladeboeLand.com.

-the Fladeboe Land Team



Go to FladeboeLand.com or scan the QR code to look at the drone video, pictures, lake map & survey



Arndt 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(s) will pay down \$25,000 per parcel 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(s) 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 January 13, 2023, with attorney Brad Schmidt, in Willmar, MN. Announcements made auction day take precedence over printed material. For info packet call Kristine at 320-212-9379 or email her at Kristine@FladeboeLand.com.

www.FladeboeLand.com

Sellers, auctioneers and brokerage are not responsible for accidents.