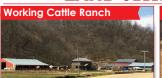
GRANT COUNTY, WI . LAND & EQUIPMENT

CATTLE RANCH offered in 10 tracts COMMERCIALIAGE

MONDAY, JUNE 17

Auction Location: 7341 Rattlesnake Road, Cassville, WI 53806 From Beetown, WI 1.5 miles south on Cty Rd U, west on Rattlesnake Rd.

LAND SELLING AT 11AM / EQUIPMENT SELLING AT 12PM











INSPECTION DATE:

JUNE 8TH FROM 11AM - 2PM

OR BY APPOINTMENT

Tract 2 - 45.05± Acres

Tract 3 - 43.60± Acres

Tract 4 - 104.79± Acres Tract 5 - 26.35± Acres

Tract 6 - 152.36± Acres

Tract 7 - 42.16± Acres

Tract 1 - 156.13± Acres Tract 8 - 9.41± Acres - Cattle Ranch

Home (4BR/2BA) / Horse Barn (80'x60') / Machine Home (4500± finished sq ft / 4BR/4BA) Shed (64'x40') / (2) Loafing Barns with Paddocks

Barn (28'x68') / Cover Feeding Lot (100'x24)

Covered Feed Lot -(6) Pens / Commodity Shed (30'x30') Garden Shed (10'x20')

Tract 9 - 5.19 ± Acres - Residential House

Tract 10 - 9.6± Acres - Commercial/Ag Building Building with 20' Lean-to (60' x 160') / Shop Area

Agricultural Area











TRACTORS / DUMP TRUCK / SKID STEER LOADER & ATTACHMENTS / HAY EQUIPMENT / TMR & FEED WAGONS / LIVESTOCK EQUIPMENT / TILLAGE **EQUIPMENT / FUEL BARRELS & TANK / MOWERS** TRAILER / AND MORE!

SteffesGroup.com

Steffes Group, Inc. | 24400 MN Hwy 22 S, Litchfield, MN 55355

For a detailed Buyer's Prospectus with complete terms and conditions, contact Steffes Group at 320.693.9371, Shelly Weinzetl 763.300,5055, or Randy Kath 701.429.8894



Steffes Group, Inc. 457-53, 938382-91, Randy Kath WI-2789-52, Ashley Huhn WI-2788-52, RE-WI-85831-94, Michelle (Shelly) Weinzetl RE-WI-58566-90.

Real Estate Terms: 10% down upon signing purchase agreement, payable by cash or check. Balance due at closing within 30 days. This is a 5% buyer's fee auction.

Equipment Terms: All items sold as is where is. Payment of cash or check must be made sale day before removal of items. Statements made auction day take precedence over all advertising. \$35 documentation fee applies to all titled vehicles. Titles will be mailed. Canadian buyers need a bank letter of credit to facilitate border transfer.