

125 UPCOMING AUCTIONS!

INCLUDING OVER 17,380 ACRES OF LAND

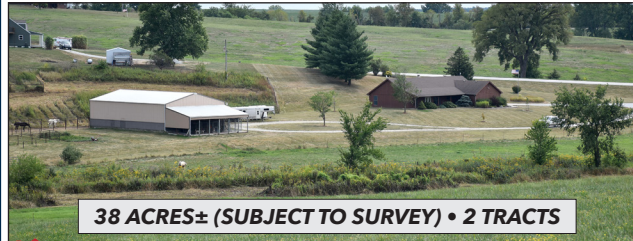
IN NOVEMBER & DECEMBER 2022

VIRTUAL ONLINE



SCHUYLER COUNTY, MISSOURI LAND AUCTION

WEDNESDAY, OCTOBER 19, 2022 AT 10:00 AM^{CDT}



38 ACRES± (SUBJECT TO SURVEY) • 2 TRACTS



OPEN HOUSE: FRIDAY, OCTOBER 14 • 4:00 - 6:00 PM

The Cowell farm is located in Section 12, Liberty Township, Schuyler County, Missouri. 1 mile north of Lancaster, Missouri.

Make plans now for this upcoming Schuyler County, Missouri real estate auction. Tract 1 features a well kept 3 bedroom, 2 bath country home that will be situated on nearly 9 acres. Other improvements on this tract include a nice barn and pipe fence corrals for working cattle. Tract 2 offers productive tillable farmland currently in hay production with good exterior fences. Both tracts are conveniently located north of Lancaster, Missouri on US Hwy 63. This is an auction that you will not want to miss!

GERALD L. & CONNIE COWELL

Closing & Title Work: Pickell Abstract Company

115 S Franklin St, Kirksville, MO 63501 | (660) 665-8324

Auction Manager: John Probasco (641) 856-7355

VIRTUAL ONLINE | NO-RESERVE



HENRY COUNTY, IOWA REAL ESTATE AUCTION

THURSDAY, OCTOBER 20, 2022 AT 10:00 AM^{CDT}



SELLING 2 PARCELS

The Nelson properties are located at 210 & 212 S. Locust, Winfield, IA and 1636 Racine Ave., Mt. Union, IA. (Approximately 15 miles northeast of Mt. Pleasant, IA.)

Parcel 1 features a large 2-story, 4-bedroom country home situated on 6.7 acres. Improvements include a 40' x 60' utility building, a 40' x 44' pole barn & a 2-car detached garage. This property is nicely located on a hard surface road just north of Mt. Union, IA. Parcel 2 features a large 2-story, 4-bedroom home that includes a large additional lot that has several mature trees. This home is nicely located in close proximity to the downtown area in Winfield, IA & Winfield/Mt. Union schools.

KATHY K. NELSON & DUSTIN J. NELSON

Representing & Closing Attorney:

Mitchell L. Taylor | Cray Law Firm, PLC

420 N. Roosevelt Ave., Burlington, IA | (319) 752-4537

Representing Attorney: Steven E. Ort | Bell, Ort & Liechty

P.O. Box 143, New London, IA 52645 | (319) 367-2251

Auction Managers:

Jim Huff (319) 931-9292 & Jeff Hoyer (319) 759-4320

VIRTUAL ONLINE



JEFFERSON COUNTY, IOWA LAND AUCTION

MONDAY, NOVEMBER 7, 2022 AT 10:00 AM^{CDT}



240 ACRES± • 2 TRACTS

The Millane farms are located in Sections 15, 27 & 28, Black Hawk Township, Jefferson County, Iowa. Approximately 7 miles northwest of Fairfield, Iowa.

Mark your calendars now for this upcoming Jefferson County, IA land auction for the late John Millane. These 2 tracts offer productive tillable farmland that includes Otley, Ladoga & Nira soils. Both tracts are conveniently located northwest of Fairfield, Iowa and will sell free and clear for the 2023 crop year.

JOHN MILLANE ESTATE JOHN PIEFFER - EXECUTOR

Representing Attorney: Vanessa M.Y. Willman

Foss, Kuiken, Cochran, Helling & Willman, P.C.

100 E Burlington Ave., Fairfield, Iowa | (641) 472-3129

Auction Managers:

Jim Huff (319) 931-9292 & Jeff Hoyer (319) 759-4320

VIRTUAL ONLINE



HENRY COUNTY, IOWA LAND AUCTION

MONDAY, NOVEMBER 7, 2022 AT 1:00 PM^{CDT}



125 TAXABLE ACRES± • 1 TRACT

The Pankoke farm is located in Section 14, Scott Township, Henry County, IA. 1 mile east of Winfield, IA. (17 miles northeast of Mt. Pleasant, IA.)

Make plans now to participate in this upcoming Henry County, IA land auction. This nearly 100% tillable farm offers productive Mahaska, Otley and Tainter soils. This tract boasts a CSR2 of 83.8 and will sell with full farming rights for the 2023 farming year. This is an auction you will not want to miss!

DUDLEY & ERIC PANKOKE

Representing Attorney:

Rande McCallister | McCallister Law Office

300 S. Jefferson St., Mount Pleasant, IA | (319) 385-9524

Auction Managers:

Jim Huff (319) 931-9292 & Jeff Hoyer (319) 759-4320

VIRTUAL ONLINE



MUSCATINE COUNTY, IOWA LAND AUCTION

FRIDAY, NOVEMBER 11, 2022 AT 10:00 AM^{CDT}



77.5 ACRES± • 1 TRACTS

The Arp Farm is located in Section 23, Fulton Township, Muscatine County, Iowa. (3½ miles southwest of Walcott, Iowa.)

Farmers and investors, mark your calendars now for this fast approaching Muscatine County, Iowa land auction. This farm offers highly productive, Muscatine, Garwin & Walford soils and boasts a CSR2 of 90.1. If you are looking to add to your portfolio or an addition to your ongoing operation, we urge you to take a look at this high producing farm that is nicely located just southwest of Walcott, Iowa.

LAVERNE A. ARP TRUST TODD ROEHLK & TIM ROEHLK - CO-TRUSTEES

Attorney: David G. Wierman | Wessels & Wierman, P.C.

423 Seventeenth St., Rock Island, IL | (309) 794-9400

Auction Manager: Russell Lamp (319) 212-0774

 **SULLIVAN**
AUCTIONEERS, LLC

CONSIDERING AN AUCTION? CONTACT US TODAY!

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