

FARMLAND AUCTION

**2 TRACTS - 158.02 ACRES
KEOKUK COUNTY, IOWA**

SATURDAY, NOVEMBER 19, 2016 AT 10:00 AM

AUCTION LOCATION: MOTHER CABRINI CHURCH HALL, RICHLAND, IOWA

**TRACT 1 - 84.94 acres, 69.5 CSR2
TRACT 2 - 73.08 acres, 32.7 CSR2**

Tract 1 contains 84.94 acres m/l of ground. Per the FSA information there are 58.61 tillable acres. Remaining ground is pasture. Great building site with rural water and electric. This is an excellent chance to own a nice piece of Keokuk county farm ground. Average CSR2 per surety is 69.5. This ground is ready to be farmed the 2017 crop year.

Tract 2 contains 73.08 acres m/l of ground. Per the FSA information there are 29.3 tillable acres. 5.6 acres are enrolled in CRP with an annual payment of \$1,076.00 expiring in 2027. This property borders the skunk river and would make excellent hunting ground. Average CSR2 per surety is 32.7. This ground is ready to be farmed the 2017 crop year.

**Stanley Williams Trust, Sue Mohr and Ann Diede, Owners
Joe McConnell, Attorney - Myron Greiner, Broker**

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Auctioneers: Myron Greiner & Mike Goehring

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