

FARM FOR SALE

57 Acres m/l Palo Alto County Section 3 Emmetsburg Township

Great looking all tillable farm
between Emmetsburg and Graettinger, IA
Recreation/hunting with long term income

55.67 FSA crop acres all enrolled in CRP
\$333/acre 2015-2030
\$18538 in annual CRP income

Soils: Webster, Clarion, Nicollet CSR2 87

Annual RE Taxes: \$ 1868

Price: \$ 755,250
\$ 13,250 per acre

Chuck Sikora 712-260-2788 cell
The ACRE Co. 712-262-3529

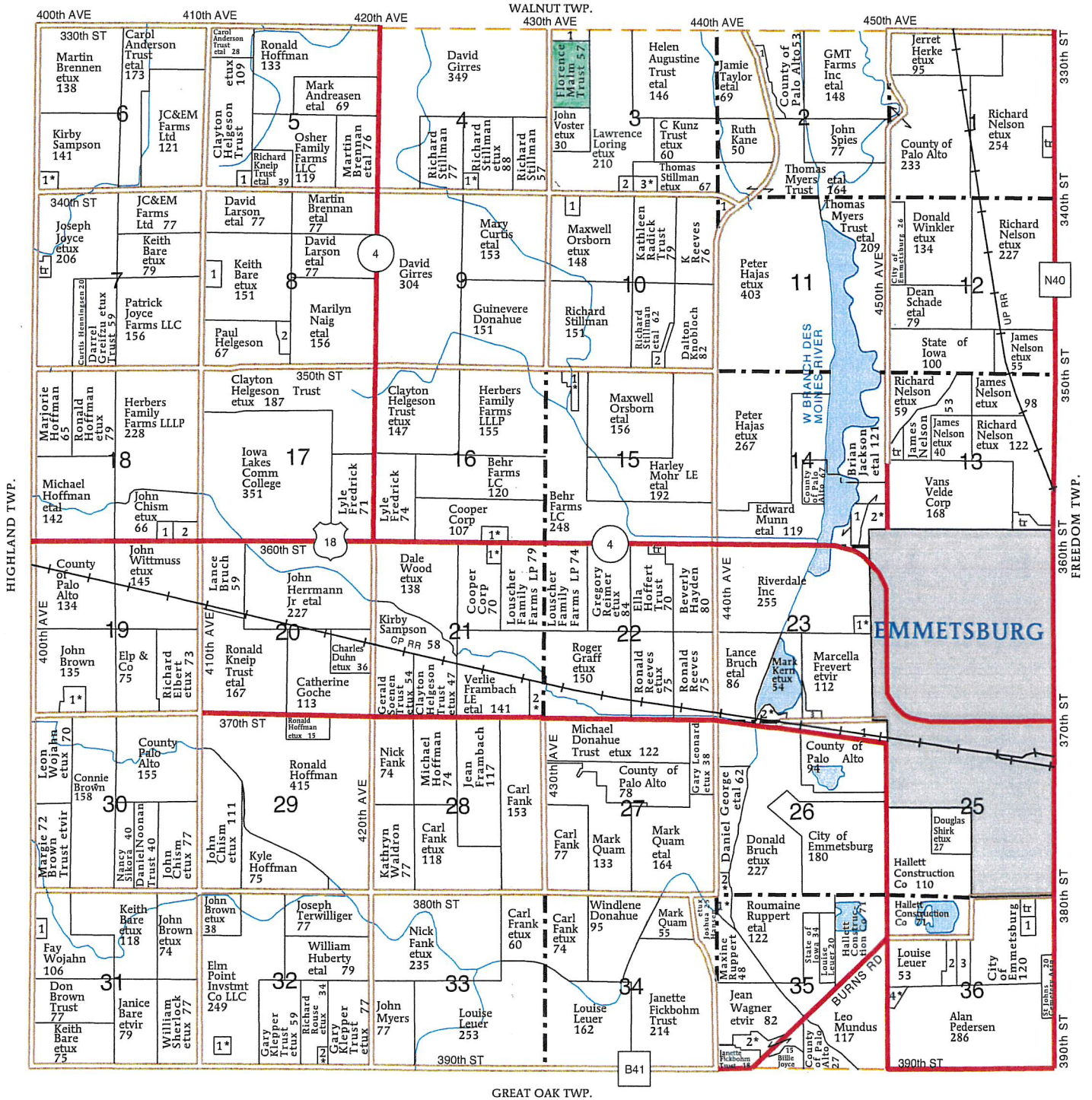
theacrecos.com

T-96-N

EMMETSBURG PLAT

R-33-W

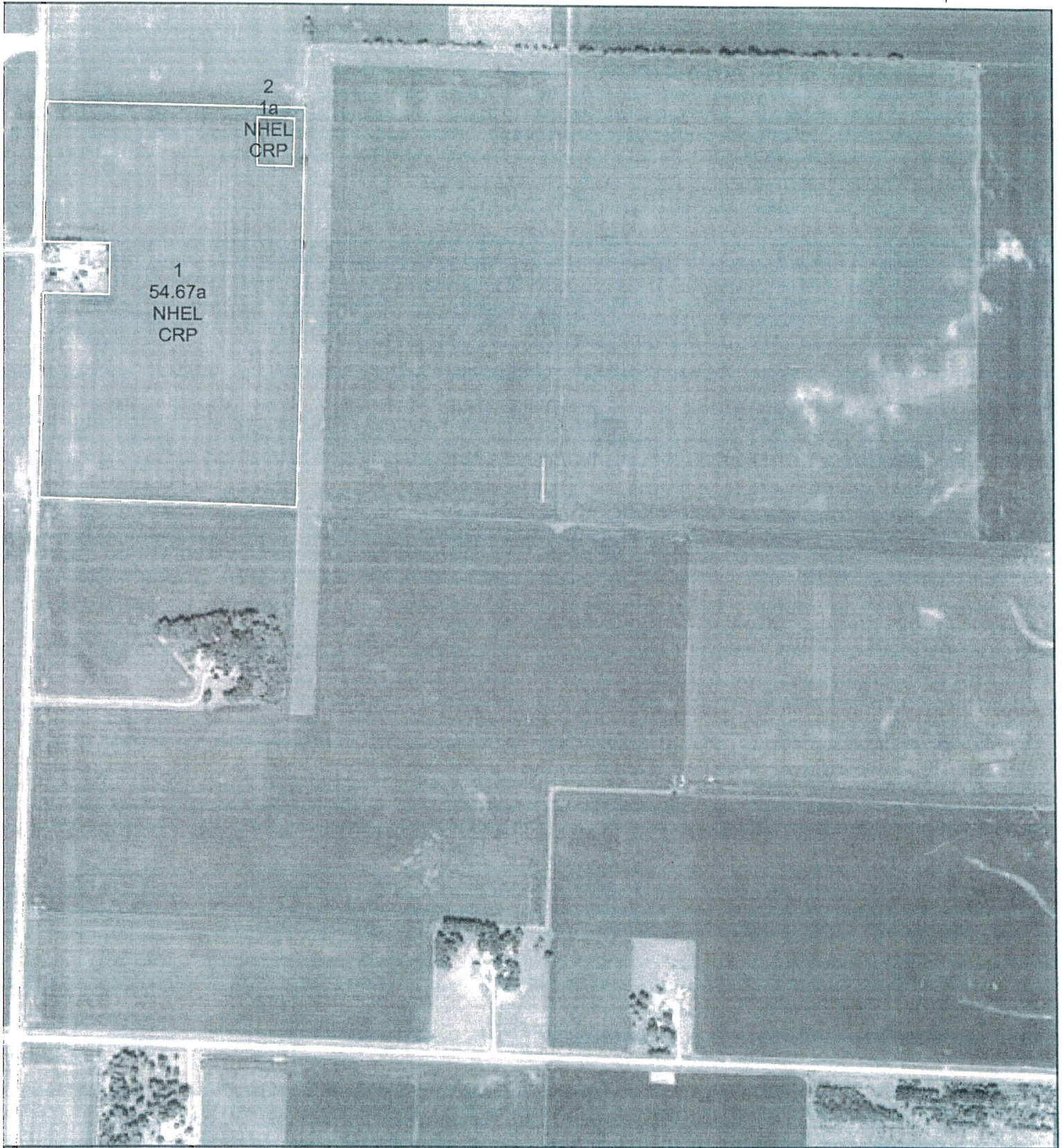
(Landowners)



GREAT OAK TWP.

Farm# 155
Tract# 1085

Section: 3
Township: Emmetsburg



USDA United States Department of Agriculture
Palo Alto County Farm Service Agency

January 07, 2016
1 inch = 660 feet

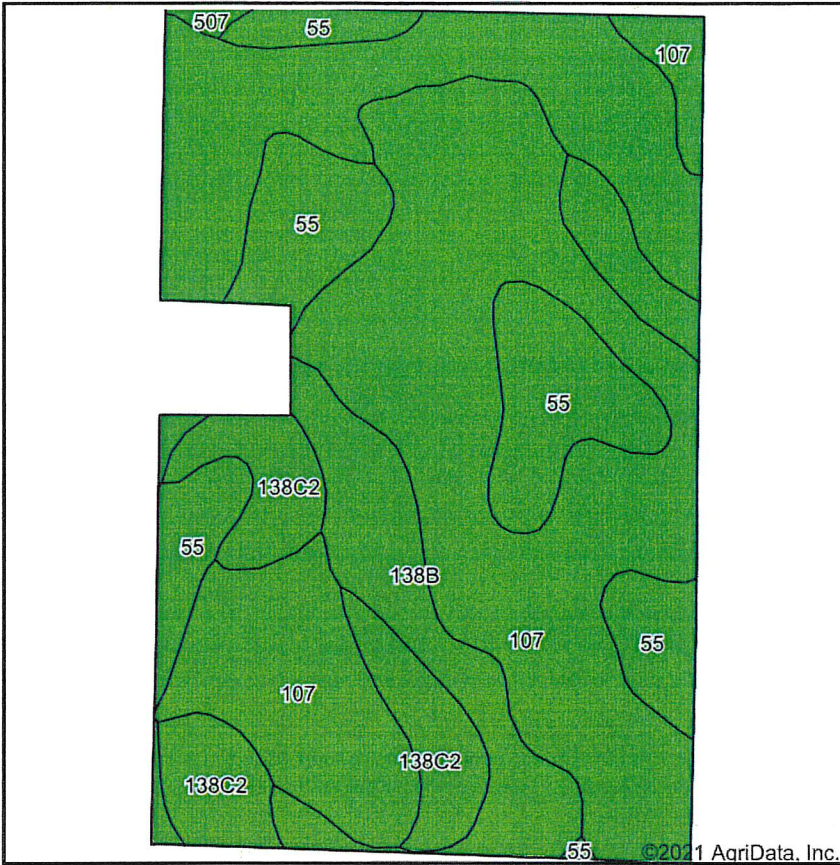
Legend

Wetland Determination Identifiers

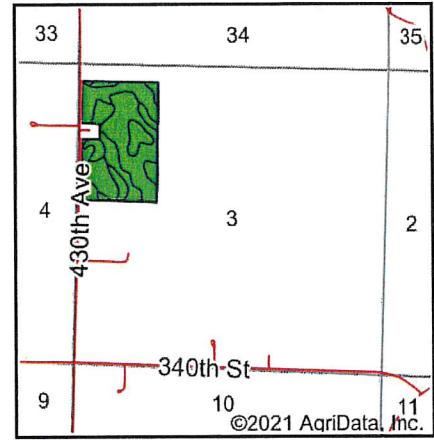
- Restricted Use
- ▽ Limited Restrictions
- ∴ Exempt from Conservation Compliance Provisions
- Field Boundary

Disclaimer: Wetland identifiers do not represent the size, shape or specific determination of the area. Refer to your original determination (CPA -026 and attached maps) for exact wetland boundaries and determinations, or contact NRCS.

Soils Map



Soils data provided by USDA and NRCS.



State: Iowa
 County: Palo Alto
 Location: 3-96N-33W
 Township: Emmetsburg
 Acres: 55.67
 Date: 10/11/2021



Maps Provided By:



Area Symbol: IA147, Soil Area Version: 27								
Code	Soil Description	Acres	Percent of field	CSR2 Legend	Non-Irr Class *c	CSR2**	CSR	
107	Webster clay loam, 0 to 2 percent slopes	24.83	44.6%		Ilw	86	79	
138B	Clarion loam, 2 to 6 percent slopes	14.36	25.8%		Ile	89	76	
55	Nicollet clay loam, 1 to 3 percent slopes	10.72	19.3%		Iw	89	84	
138C2	Clarion loam, 6 to 10 percent slopes, moderately eroded	5.38	9.7%		IIle	83	58	
507	Canisteo clay loam, 0 to 2 percent slopes	0.38	0.7%		Iw	84	74	
Weighted Average						1.90	87	77.1

**IA has updated the CSR values for each county to CSR2.

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

IOWA
PALO ALTO



United States Department of Agriculture
Farm Service Agency

FARM : 155
Prepared : 11/23/21 3:50 PM
Crop Year : 2022

Form: FSA-156EZ

Abbreviated 156 Farm Record

See Page 2 for non-discriminatory Statements.

Operator Name : FLORENCE MALM RVOC TR
 Farms Associated with Operator : 19-147-155
 CRP Contract Number(s) : 11324
 Recon ID : None
 Transferred From : None
 ARCPLC G//F Eligibility : Eligible

Farm Land Data									
Farmland	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane	Farm Status	Number Of Tracts
55.67	55.67	55.67	0.00	0.00	55.67	0.00	0.00	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped		MPL	Acre Election	EWP	DCP Ag. Rel. Activity	Broken From Native Sod
0.00	0.00	0.00	0.00		0.00		0.00	0.00	0.00

Crop Election Choice		
ARC Individual	ARC County	Price Loss Coverage
None	None	None

DCP Crop Data				
Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Corn	0.00	28.00	0	
Soybeans	0.00	27.67	0	
TOTAL	0.00	55.67		

NOTES
updated ownership per recorded deed 11-23-21 M

Tract Number : 1085
 Description : W2 NW4 3 96 33
 FSA Physical Location : IOWA/PALO ALTO
 ANSI Physical Location : IOWA/PALO ALTO
 BIA Unit Range Number :
 HEL Status : NHEL: No agricultural commodity planted on undetermined fields
 Wetland Status : Wetland determinations not complete
 WL Violations : None
 Owners : FLORENCE MALM RVOC TR
 Other Producers : None
 Recon ID : None

Tract Land Data							
Farm Land	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane
55.67	55.67	55.67	0.00	0.00	55.67	0.00	0.00
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL	EWP	DCP Ag. Rel. Activity	Broken From Native Sod
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

DCP Crop Data			
Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield

This form is available electronically.

CRP-1
(07-23-10)

U.S. DEPARTMENT OF AGRICULTURE
Commodity Credit Corporation

CONSERVATION RESERVE PROGRAM CONTRACT

NOTE: The authority for collecting the following information is Pub. L. 107-171. This authority allows for the collection of information without prior OMB approval mandated by the Paperwork Reduction Act of 1995. The time required to complete this information collection estimated to average 4 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

1. ST. & CO. CODE & ADMIN. LOCATION 19147	2. SIGN-UP NUMBER 48
3. CONTRACT NUMBER 11324	4. ACRES FOR ENROLLMENT 55.67
5. FARM NUMBER 0000155	6. TRACT NUMBER(S) 0001085
8. OFFER (Select one) GENERAL <input type="checkbox"/> ENVIRONMENTAL PRIORITY <input checked="" type="checkbox"/>	9. CONTRACT PERIOD FROM: 11-01-2015 TO: 09-30-2030

7. COUNTY OFFICE ADDRESS (Include Zip Code):
PALO ALTO COUNTY FARM SERVICE AGENCY
3302 MAIN ST
EMMETSBURG, IA 50536-1514

TELEPHONE NUMBER (Include Area Code): (712)852-3386

THIS CONTRACT is entered into between the Commodity Credit Corporation (referred to as "CCC") and the undersigned owners, operators, or tenants (who may be referred to as "the Participant"). The Participant agrees to place the designated acreage into the Conservation Reserve Program ("CRP") or other use set by CCC for the stipulated contract period from the date the contract is executed by the CCC. The Participant also agrees to implement on such designated acreage the Conservation Plan developed for such acreage and approved by the CCC and the Participant. Additionally, the Participant and CCC agree to comply with terms and conditions contained in this Contract, including the Appendix to this Contract, entitled Appendix to CRP-1, Conservation Reserve Program Contract (referred to as "Appendix"). By signing below, the Participant acknowledges that a copy of the Appendix for the applicable sign-up period has been provided to such person. Such person also agrees to pay such liquidated damages in an amount specified in the Appendix if the Participant withdraws prior to CCC acceptance or rejection.

The terms and conditions of this contract are contained in this Form CRP-1 and in the CRP-1 Appendix and any addendum thereto. BY SIGNING THIS CONTRACT PRODUCERS ACKNOWLEDGE RECEIPT OF THE FOLLOWING FORMS: CRP-1, CRP-1 Appendix and any addendum thereto, CRP-2 or CRP-2C, if applicable; and, if applicable, CRP-15.

10A. Rental Rate Per Acre \$333.00 *7MAYSM*

B. Annual Contract Payment \$18538

C. First Year Payment *516,968*

11. Identification of CRP Land (See Page 2 for additional space)

A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated Cost-Share
0001085	0001	CP38E-25	54.67	\$17986.00
0001085	0002	CP38E-12	1.00	\$0.00

(Item 10C applicable only to continuous signup when the first year payment is prorated.)

12. PARTICIPANTS

A PARTICIPANT'S NAME AND ADDRESS (Zip Code): FLORENCE M MALM 2603 6TH ST EMMETSBURG, IA 50536-1236	(2) SHARE 100.00%	(3) SOCIAL SECURITY NUMBER:
	(4) SIGNATURE <i>Florence Malm</i>	DATE (MM-DD-YYYY) 10-28-15
B PARTICIPANT'S NAME AND ADDRESS (Zip Code): N/A	(2) SHARE %	(3) SOCIAL SECURITY NUMBER:
	(4) SIGNATURE	DATE (MM-DD-YYYY)
C PARTICIPANT'S NAME AND ADDRESS (Zip Code): N/A	(2) SHARE %	(3) SOCIAL SECURITY NUMBER:
	(4) SIGNATURE	DATE (MM-DD-YYYY)

(If more than three individuals are signing, continue on attachment.)

13. CCC USE ONLY - Payments according to the shares are approved.

A. SIGNATURE OF CCC REPRESENTATIVE <i>Lisa Laburg</i>	B. DATE (MM-DD-YYYY) 10-30-15
--	----------------------------------

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a) and the Paperwork Reduction Act of 1995, as amended. The authority for requesting the following information is the Food Security Act of 1985, (Pub. L. 99-198), as amended and the Farm Security and Rural Investment Act of 2002 (Pub. L. 107-171) and regulations promulgated at 7 CFR Part 1410 and the Internal Revenue code (26 USC 6109). The information requested is necessary for CCC to consider and process the offer to enter into a Conservation Reserve Program Contract, to assist in determining eligibility and to determine the correct parties to the contract. Furnishing the requested information is voluntary. Failure to furnish the requested information will result in determination of ineligibility for certain program benefits and other financial assistance administered by USDA agency. This information may be provided to other agencies, IRS, Department of Justice, or other State and Federal Law Enforcement agencies, and in response to a court magistrate or administrative tribunal. The provisions of criminal and civil fraud statutes, including 18 USC 286, 287, 371, 641, 651, 1001; 15 USC 714m; and 31 USC 3729, may be applicable to the information provided.

RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, generic information, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, or call (800) 795-3272 (voice) or (202) 720-6382 (TDD). USDA is an equal opportunity provider and employer.

Original - County Office Copy Owner's Copy Operator's Copy

RECEIVED

PALO ALTO CO. FSA
EMMETSBURG IA

Date Printed : 10-21-15

Suff