



LAND FOR SALE

80 Acres Clay County

Section 21 Summit Township

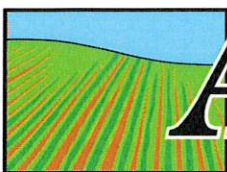
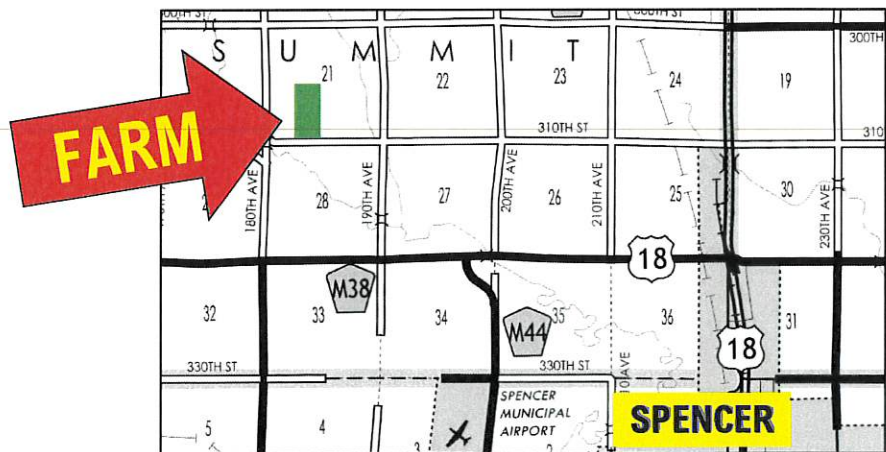
CRP income plus bird hunting



- Attractive inside all tillable farm enrolled in CRP
- CRP contract: 80.28 acres @ \$262/acre 2017-2027
- Located 1 mi north of Hwy 18 northwest of Spencer
- RE Taxes: \$1510 annually

Price: \$520,000.00 \$6500/acre

For more information call Jon Hjelm 712-240-3529



ACRE CO

Farm Real Estate

Spencer, IA 712-262-3529

Selling Iowa's Best

Jon Hjelm, ALC 712-240-3529

Chuck Sikora 712-260-2788

Joe Laubenthal 515-368-3815

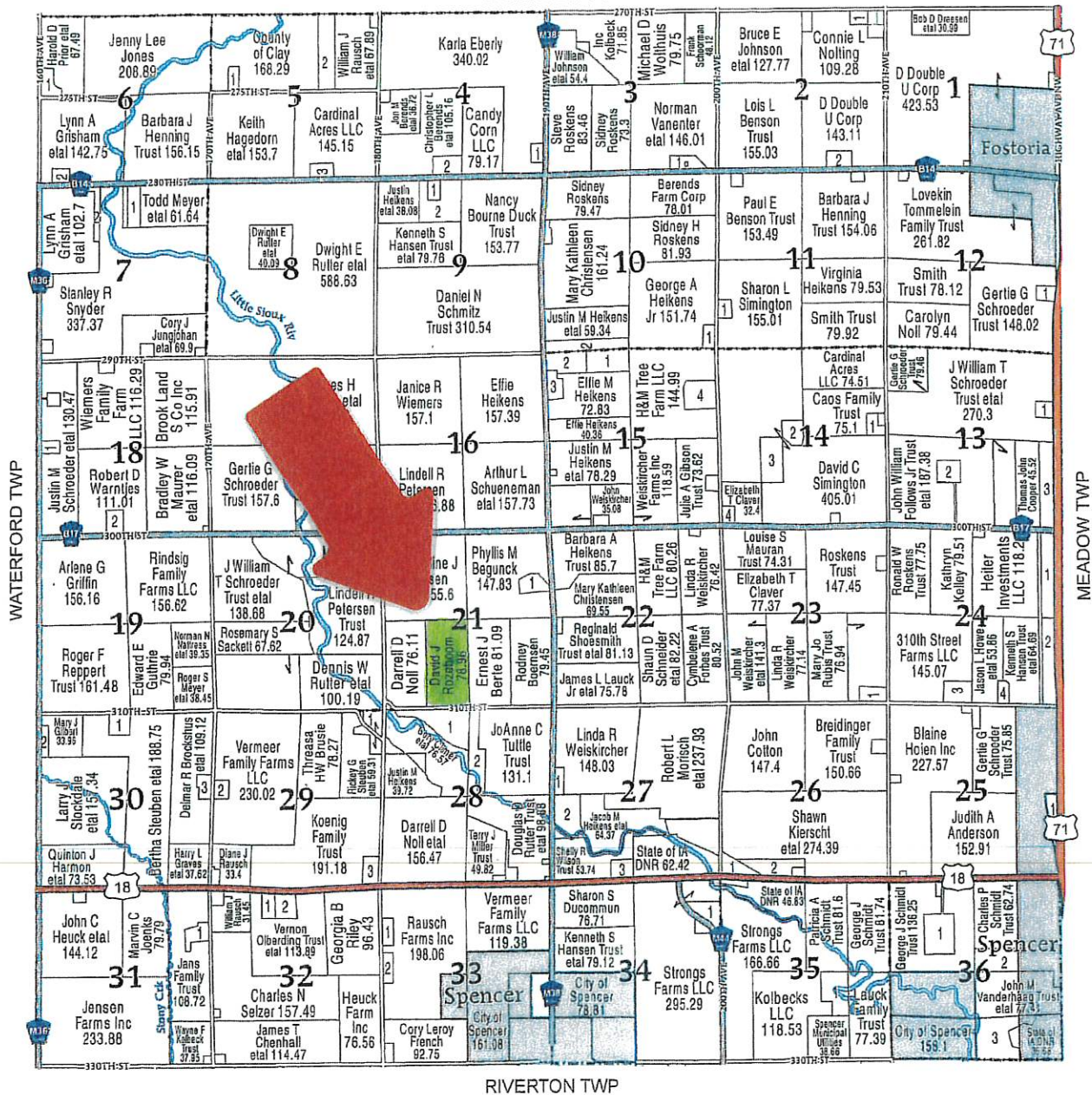
theacreco.com

Information contained herein is gathered from sources deemed reliable but cannot be guaranteed by The ACRE Co.

T-97-N

SUMMIT PLAT

R-37-W

(Landowners)
DICKINSON CO



United States
Department of
Agriculture

Clay County, Iowa



Legend

Non-Cropland	CRP	Iowa PLSS
Cropland	Tract Boundary	Iowa Roads

Wetland Determination Identifiers

- Restricted Use
- Limited Restrictions
- Exempt from Conservation Compliance Provisions

Tract Cropland Total: 80.28 acres

2025 Program Year

Map Created April 05, 2025

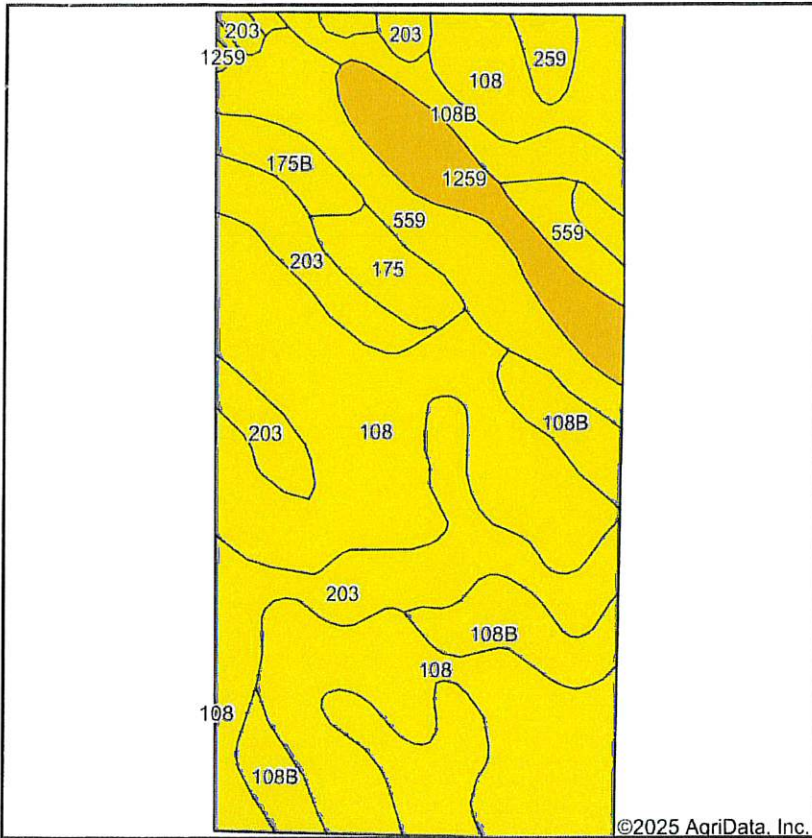
Farm **3871**

Tract **1535**

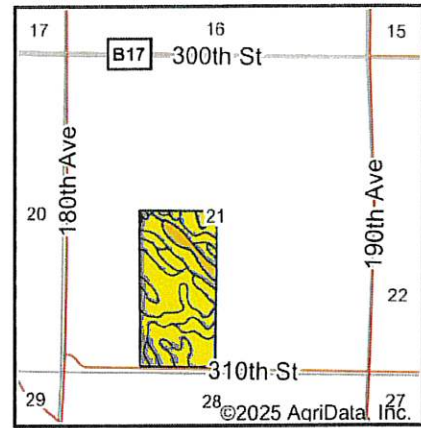
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Soils Map



Soils data provided by USDA and NRCS.



State: **Iowa**
 County: **Clay**
 Location: **21-97N-37W**
 Township: **Summit**
 Acres: **80.28**
 Date: **9/16/2025**



Area Symbol: IA041, Soil Area Version: 34

Code	Soil Description	Acres	Percent of field	CSR2 Legend	Non-Irr Class *c	CSR2**	CSR
108	Wadena loam, 0 to 2 percent slopes	33.85	42.2%		Ils	56	52
203	Cylinder loam, 0 to 2 percent slopes	17.88	22.3%		Ils	58	71
108B	Wadena loam, 2 to 6 percent slopes	9.52	11.9%		Ile	52	47
559	Talcot clay loam, 32 to 40 inches to sand and gravel, 0 to 2 percent slopes	8.60	10.7%		Ilw	52	65
1259	Biscay clay loam, depressional, 0 to 1 percent slopes	5.22	6.5%		IIlw	36	49
175	Dickinson fine sandy loam, 0 to 2 percent slopes	2.28	2.8%		IIIs	54	41
175B	Dickinson fine sandy loam, 2 to 5 percent slopes	1.79	2.2%		IIIe	47	36
259	Biscay clay loam, 0 to 2 percent slopes	1.14	1.4%		Ilw	52	70
Weighted Average					2.12	53.9	56.4

**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
CLAY

Form: FSA-156EZ

See Page 2 for non-discriminatory Statements.



United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 3871

Prepared : 9/25/25 12:13 PM CST

Crop Year : 2025

Operator Name : DAVID J ROZEBOOM ESTATE

CRP Contract Number(s) : 11468A

Recon ID : None

Transferred From : None

ARCPLC G//F Eligibility : Eligible

Farm Land Data

Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
80.28	80.28	80.28	0.00	0.00	0.00	0.00	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped			CRP	MPL	DCP Ag.Rel. Activity	SOD
0.00	0.00	0.00	0.00			80.28	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	39.60	0	
Soybeans	0.00	39.60	0	
TOTAL	0.00	79.20		

NOTES

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Tract Number : 1535

Description : F2 E2 SW4 21 97 37 SUMMIT

FSA Physical Location : IOWA/CLAY

ANSI Physical Location : IOWA/CLAY

BIA Unit Range Number :

HEL Status : NHEL: No agricultural commodity planted on undetermined fields

Wetland Status : Wetland determinations not complete

WL Violations : None

Owners : DAVID J ROZEBOOM ESTATE

Other Producers : None

Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
80.28	80.28	80.28	0.00	0.00	0.00	0.00	0.0

IOWA
CLAY
Form: FSA-156EZ



United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 3871
Prepared : 9/25/25 12:13 PM CST
Crop Year : 2025

Tract 1535 Continued ...

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	0.00	0.00	80.28	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn	0.00	39.60	0
Soybeans	0.00	39.60	0
TOTAL	0.00	79.20	

NOTES

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THIS CONTRACT is entered into between the Commodity Credit Corporation (referred to as "CCC") and the undersigned owners, operators, or tenants (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 the 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 receipt of a copy of the Appendix/Appendices for the applicable contract period. 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 PARTICIPANTS ACKNOWLEDGE RECEIPT OF THE FOLLOWING FORMS: CRP-1; CRP-1 Appendix and any addendum thereto; and, CRP-2, CRP-2C, CRP-2G, or CRP-2C30, as applicable.

9A. Rental Rate Per Acre	\$ 262.00	10. Identification of CRP Land (See Page 2 for additional space)				
9B. Annual Contract Payment	\$ 21,033.00	A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated Cost-Share
9C. First Year Payment	\$	1535	1	CP42	80.28	\$ 42,548.00
(Item 9C is applicable only when the first year payment is prorated.)						

A(1) PARTICIPANT'S NAME AND ADDRESS <i>(Include Zip Code)</i> DAVID J ROZEBOOM ESTATE C/O DENNIS CMELIK EX PO BOX 208 HARTLEY, IA51346-0208	(2) SHARE 100.00 %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE <i>(MM-DD-YYYY)</i>
B(1) PARTICIPANT'S NAME AND ADDRESS <i>(Include Zip Code)</i>	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE <i>(MM-DD-YYYY)</i>
C(1) PARTICIPANT'S NAME AND ADDRESS <i>(Include Zip Code)</i>	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE <i>(MM-DD-YYYY)</i>

12. CCC USE ONLY	A. SIGNATURE OF CCC REPRESENTATIVE	B. DATE (MM-DD-YYYY)
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NOTE: Privacy Act Statement: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a - as amended). The authority for requesting the information identified on this form is the Commodity Credit Corporation Charter Act (15 U.S.C. 714 et seq.), the Food Security Act of 1985 (16 U.S.C. 3801 et seq.), the Agricultural Act of 2014 (16 U.S.C. 3831 et seq.), the Agricultural Improvement Act of 2018 (Pub. L. 115-334), the Further Continuing Appropriations and Other Extensions Act, 2024 (Pub. L. 118-22), the American Relief Act, 2025 (Pub. L. 118-158), and the Conservation Reserve Program 7 CFR Part 1410. The information will be used to determine eligibility to participate in and receive benefits under the Conservation Reserve Program. The information collected on this form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated). Providing the requested information is voluntary. However, failure to furnish the requested information will result in a determination of ineligibility to participate in and receive benefits under the Conservation Reserve Program.

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