LAND AUCTION
Saturday, November 16, 2019 at 10:00 am

Directions to farm: From Brighton, head north on Highway 1 towards Washington. Continue 2.3 miles. Turn right on 315th St and drive east for 3.8 miles. Watch for auction signs. The farm is on the corner of Larch Ave and 315th Street.

Don’t miss this quality farmland selling in Washington County, Iowa. This 155.06 acres is situated between Brighton, Wayland, and Washington. The CSR 2 on the whole farm is 72.4 acres.

Note: There is a natural gas line and an anhydrous line running through the northwest and northeast corners, respectively.

For soil types view www.greinerrealestate.com

FSA Information

Current enrollment: 14.73 acres at $3,915 per year.

Terms: The property is being sold “as is, where is”. All announcements made day of auction shall take precedence over any prior advertising either written or oral. The information in this brochure is deemed reliable; however, no guarantee for its accuracy, errors or omissions is given. All lines drawn on maps, photographs, etc. are approximate. CSR values are derived from Surety Maps and may or may not reflect the values provided by the county assessor’s office. Buyers should verify the information to their satisfaction. There are no expressed or implied warranties pertaining to the property. This real estate is selling subject to any and all covenants, restrictions, encroachments, easements, as well as all zoning laws. Greiner Real Estate & Auction is an agent for the seller. The buyer shall be responsible for installing his/her own entrances if needed or desired.

Additional Provisions:
-Seller shall not be obligated to furnish a survey.
-The real estate is selling subject to any and all covenants, restrictions, encroachments, easements, as well as all applicable zoning laws.
-If future site clean-up is required it shall be at the expense of the buyer.

Donald F Wyse Trust, Owner
Trustees—Tanya Greiner, Sheila Swift, and Dawnell Doreo
Robert Schlegel, Attorney - Myron Greiner, Broker

For additional pictures and aerial footage view www.greinerrealestate.com.

WASHINGTON COUNTY, IOWA

AVERAGE CSR2 72.4