



Missouri

LAND AUCTION

Bolivar, Missouri • Polk County



712[±]
Acres
in 12 Tracts



INFORMATION BOOKLET

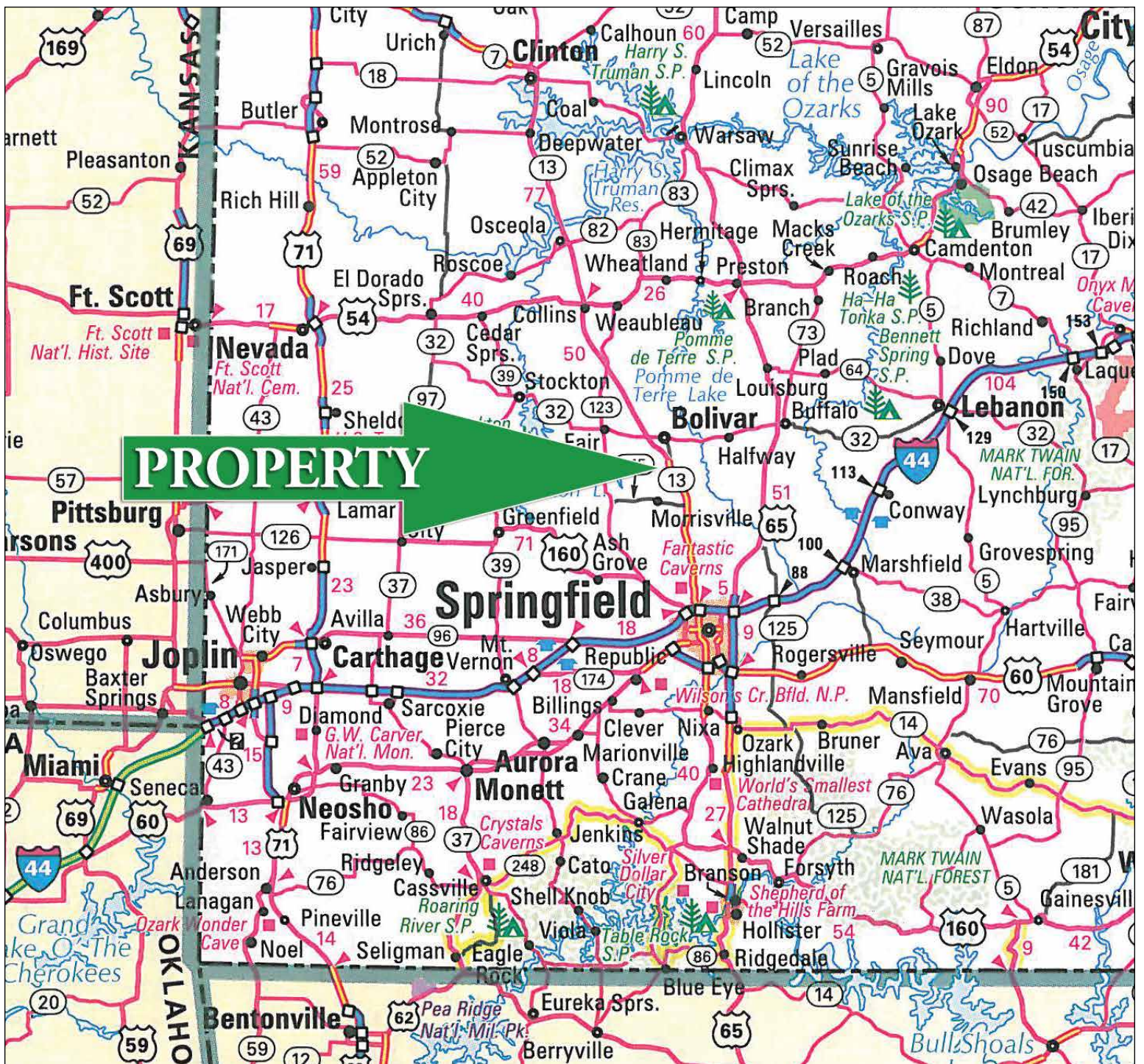


 **SCHRADER**
Real Estate and Auction Company, Inc.

800.451.2709 • SchraderAuction.com

Held at the Elks Lodge #2828, 1999 W. Broadway - Bolivar, MO 65613

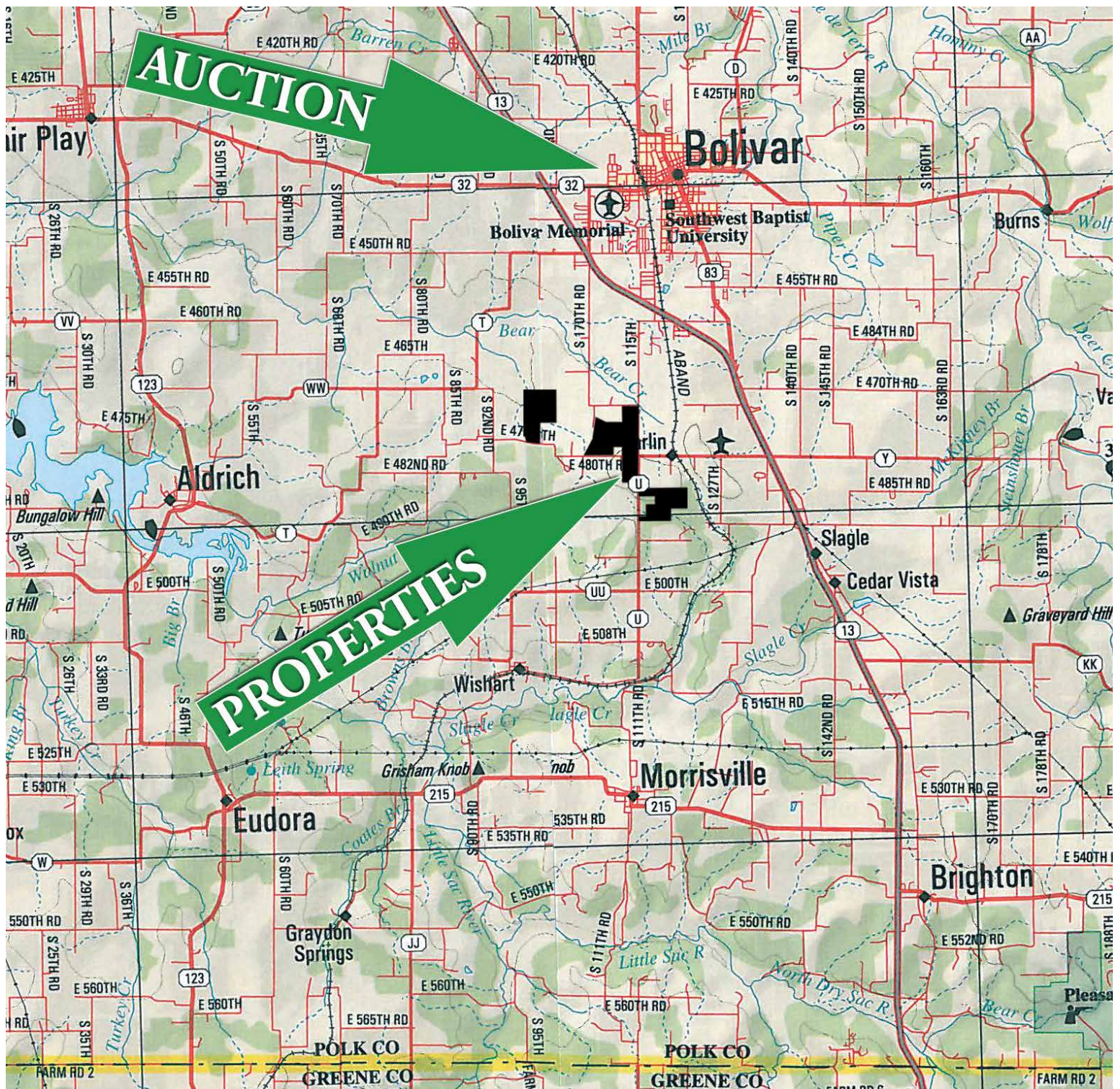
Tuesday, October 15 • 10am



- 2 Miles South of Bolivar, MO
- 35 Miles North of Springfield, MO

DISCLAIMER

All information contained is believed to be accurate and from accurate resources. However, buyers are encouraged to do their own due diligence. Schrader Auction Company assumes no liability for the information provided.



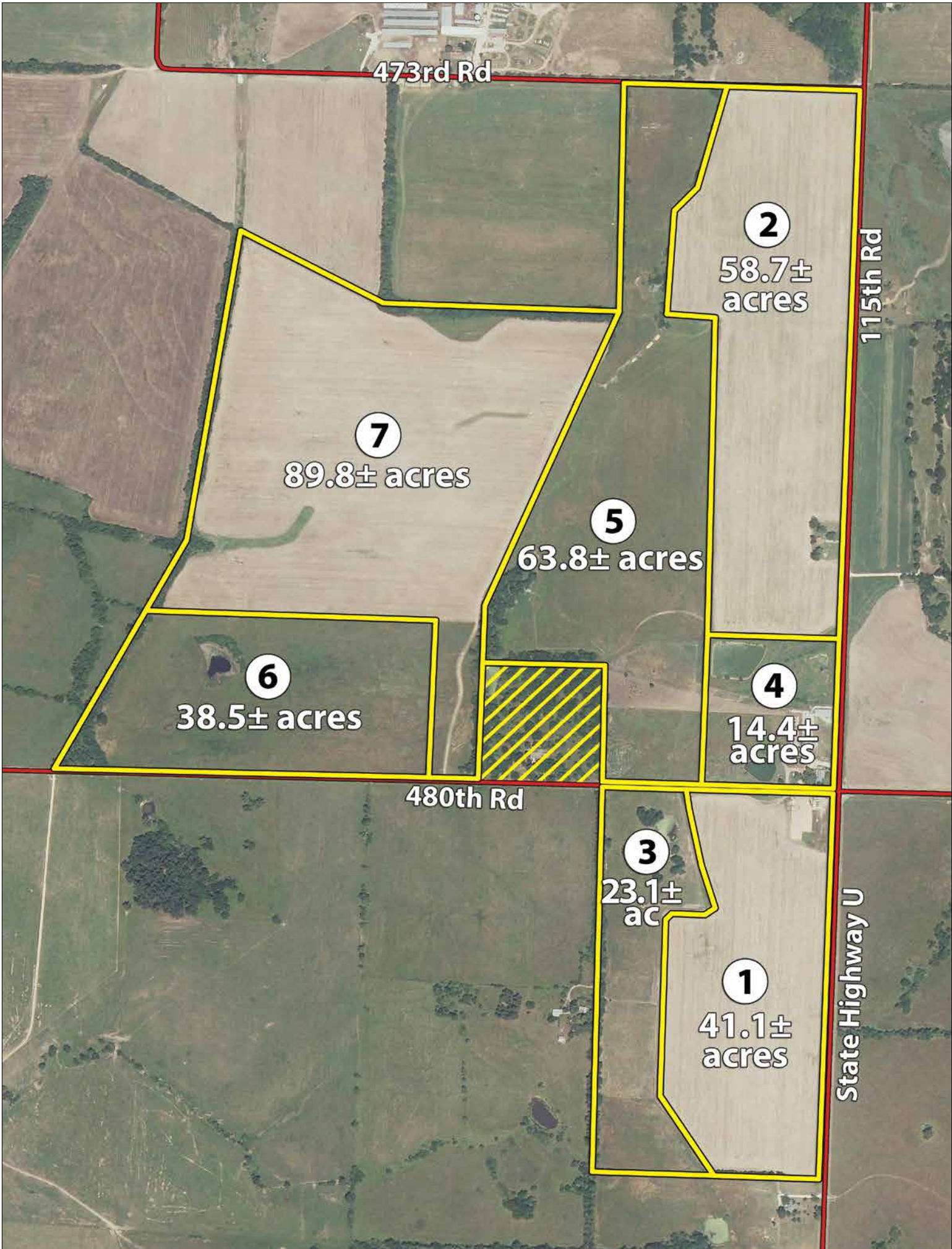
AUCTION LOCATION: Elks Lodge # 2828, 1999 W. Broadway, Bolivar, MO 65613. From intersection of MO-32 and MO-13 (just west of Bolivar) travel east on MO-32/Broadway for .8 mile. Turn left/north on concrete drive (across from Meeks Building Supply) and travel a short distance to the lodge. Watch for auction signs.

PROPERTY LOCATIONS:

TRACTS 1 THROUGH 7: 4797 S. 115th Rd., Bolivar, MO 65613. From MO-13 (just south of Bolivar) turn west on Hwy U and travel 2 miles to farm.

TRACTS 8 THROUGH 10: 1001 E. 477th Rd., Bolivar, MO 65613. From MO-13 (just south of Bolivar) turn west on Hwy U and travel 2 miles. At 4-way blinking light, continue west (straight) on E. 480th Rd. for 1.2 miles. Turn north on 103rd Rd. and then west on E. 477th Rd. The farm is .3 mile on the north side.

TRACTS 11 AND 12: From MO-13 (just south of Bolivar) turn west on Hwy U and travel 2 miles. Turn south and continue on Hwy U for .5 mile to property on east side.



473rd Rd

115th Rd

2

58.7±
acres

7

89.8± acres

5

63.8± acres

6

38.5± acres

4

14.4±
acres

480th Rd

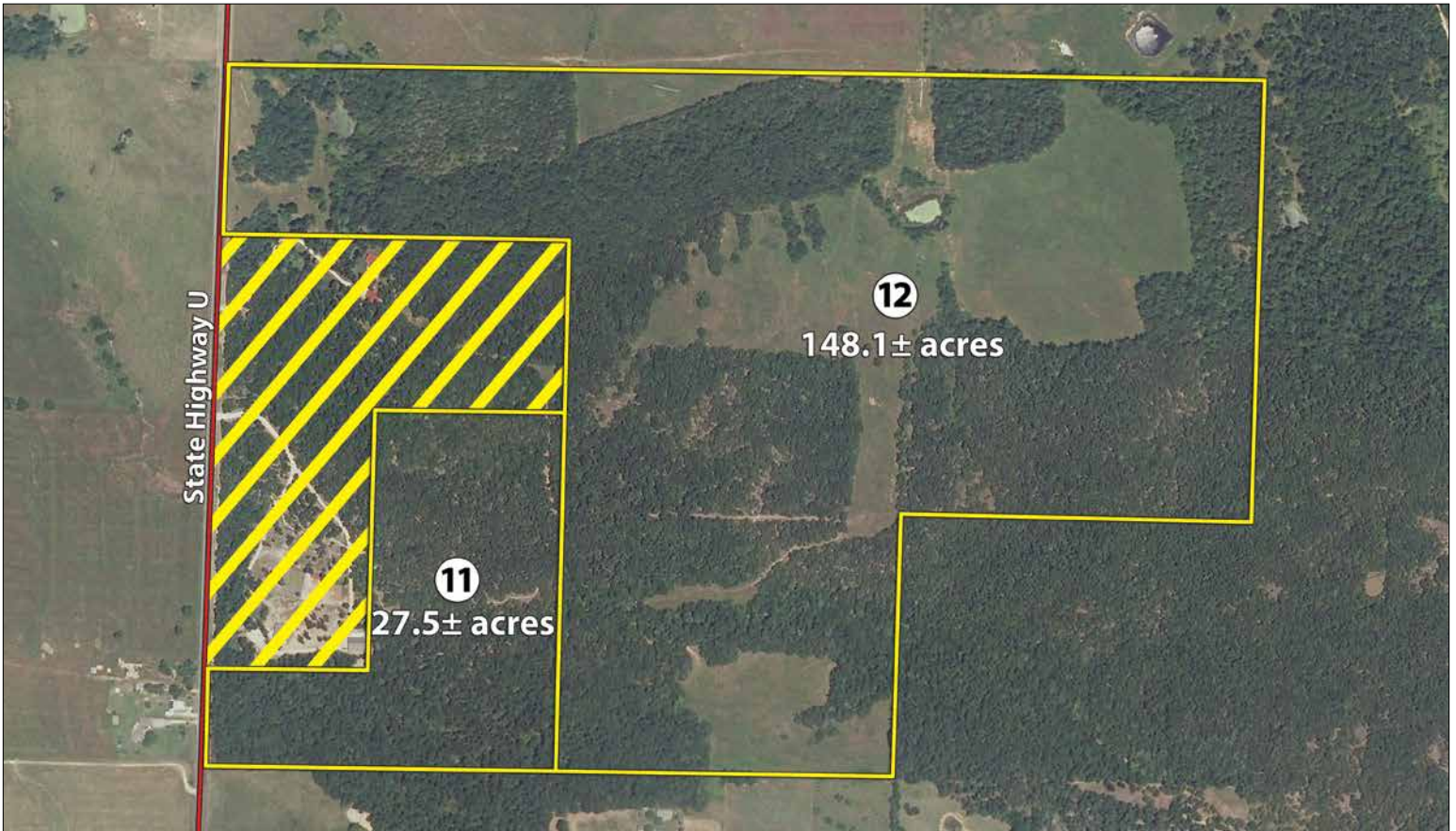
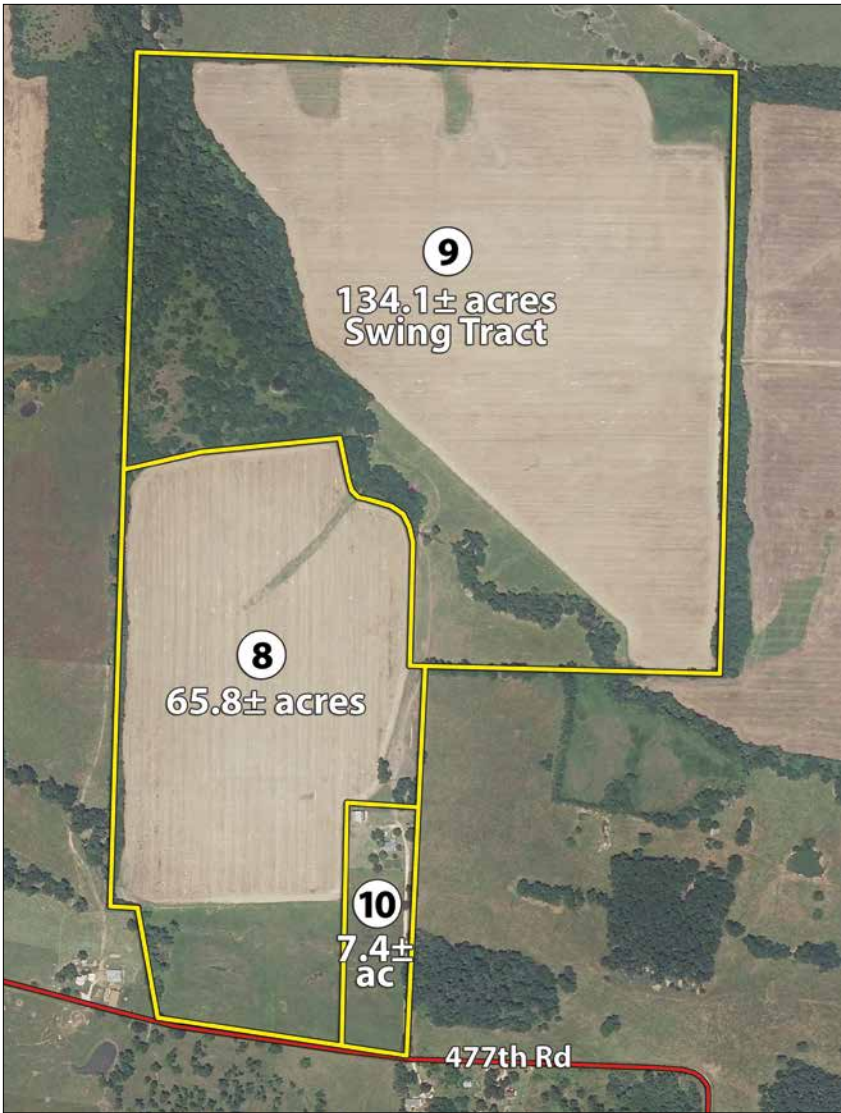
3

23.1±
ac

1

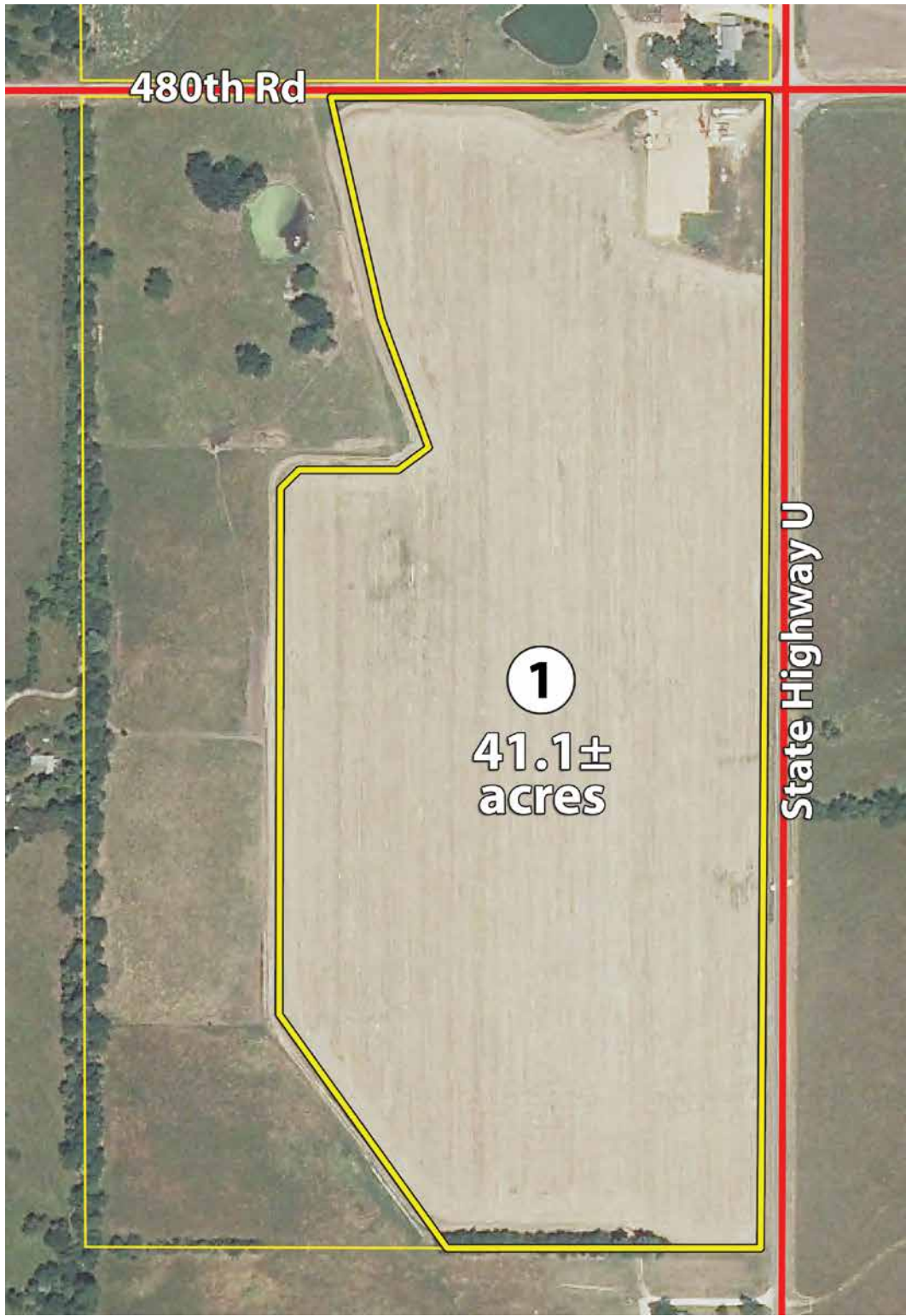
41.1±
acres

State Highway U



TRACT 1

TRACT 1: Located along Hwy U and 480th Rd., Section 35. 41.1± acres with 38± acres of crop land. The predominant soil type is Bona gravely silt loam. This tract also features a 50' x 120' and 60' x 160' bunker silo with concrete sides and floors.





TRACT 1



TRACT 2

TRACT 2: Located along 115th Rd. and 473rd Rd., Section 26. 58.7± acres with 56± acres of crop land with primarily Crelton silt loam soil. This tract includes a 1,150 sq. ft. 3-bedroom, 1 bath home with a newer roof and updated windows. Great income potential with cropland and a rental house.



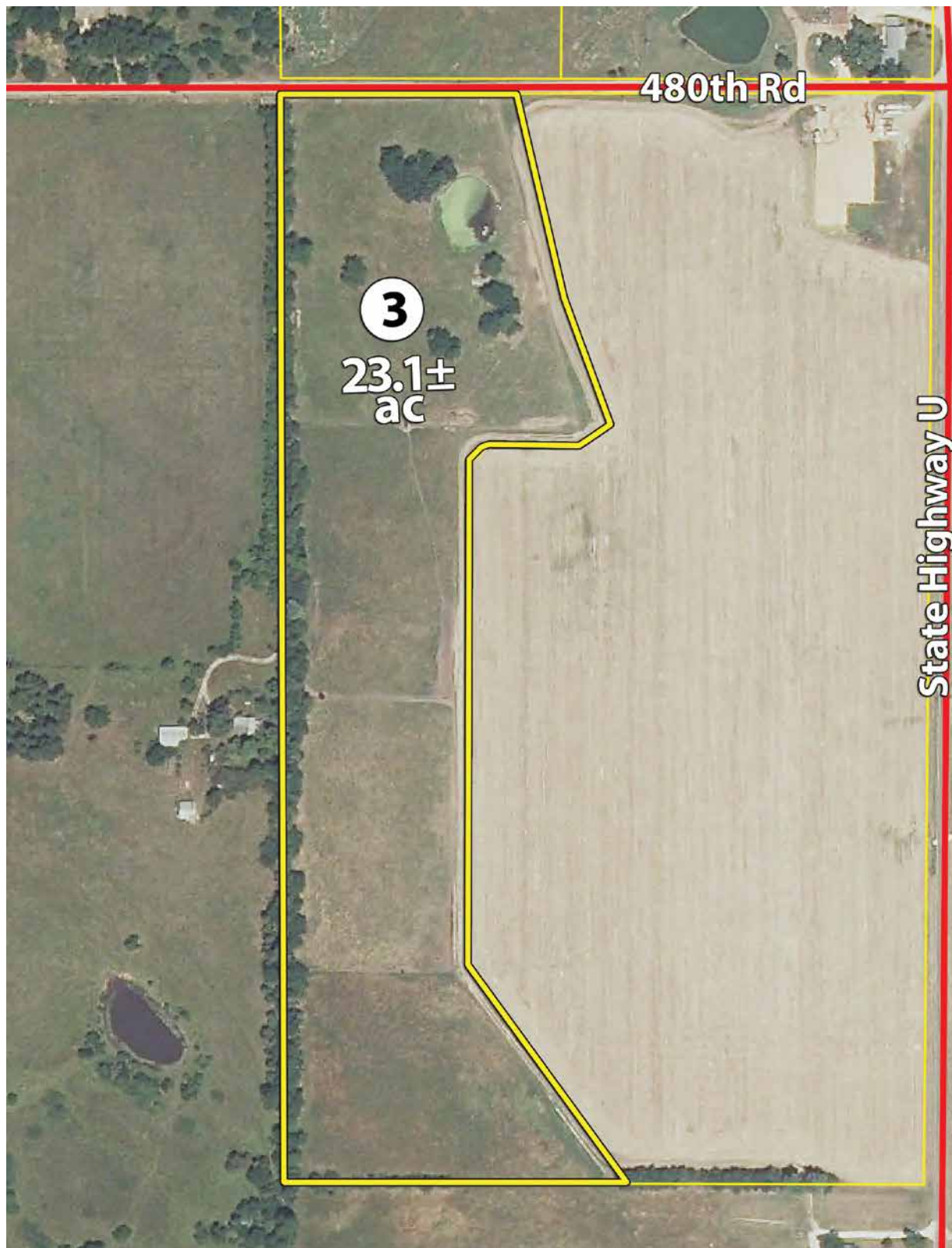


TRACT 2



TRACT 3

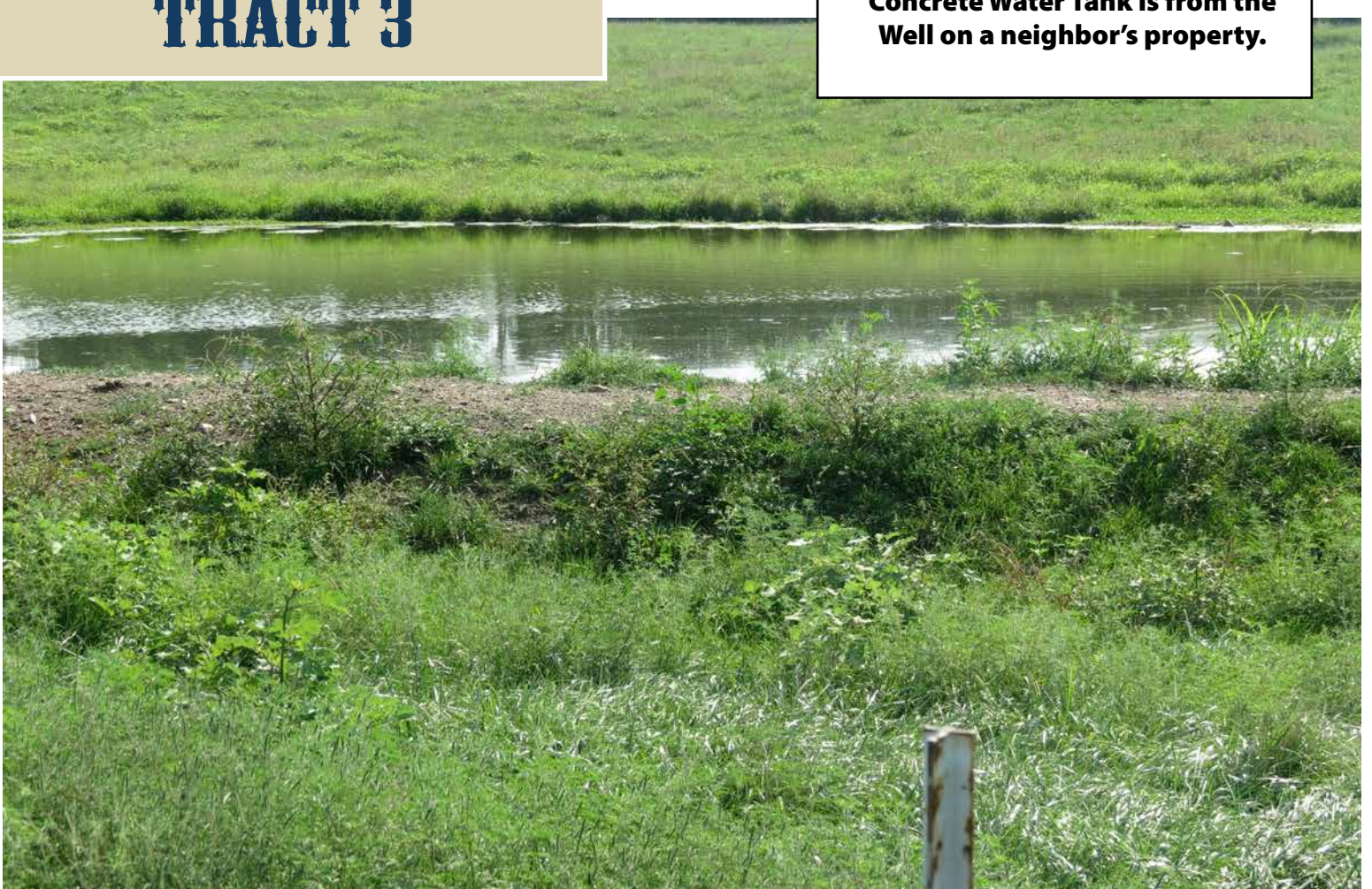
TRACT 3: Frontage on 480th Rd., Section 35. 23.1± acres consisting of pasture, several fence-line concrete feed bunks, shade for cattle, and a pond.





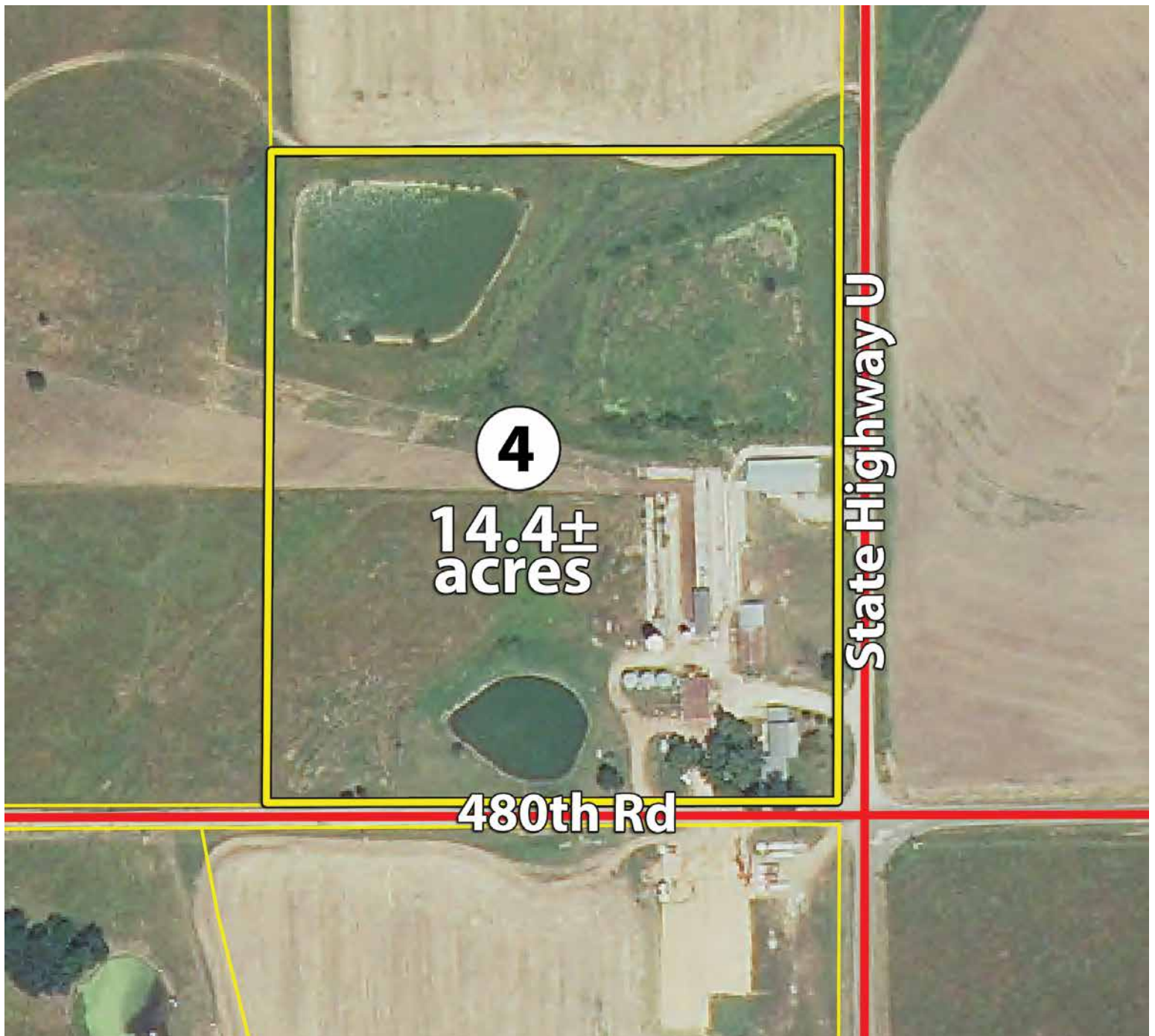
TRACT 3

The Water Source for the Concrete Water Tank is from the Well on a neighbor's property.



TRACT 4

TRACT 4: Located at the corner of 115th Rd. and 480th Rd. in Section 26. 14.4± acres with a 5 bedroom, 2 ½ bath, 2,860 sq. ft. brick home with a partial basement. The home features many updates including the roof, furnace, and central air. This tract also includes a 56' x 20' Double-8 Herringbone milking parlor with a 1,000 gallon Mueller bulk tank; grooved concrete; a covered holding pen; a 30,000 gallon flush tank; 2 lagoons; a 20' x 60' Harvestore; a 30' x 80' barn with head locks; pipe corrals; a 36' x 52' grainery; 3-3,500 bushel grain bins with drying floors and unload augers; a 3,800 sq. ft. open-sided machinery or hay storage building, and much more!





TRACT 4



TRACT 4



Home on Tract 4
4797 South 115th Road
Boliver, MO 65613

Main Level

Eat in Kitchen - 14'x9.5'
Dining Room - 14'x9.5'
Family Room - 27'x15.8'
Living Room - 13.7'x9.5'
Bonus Room - 15.5'x19'
Master Bedroom & Master Bath - 18'x11.5'
Office - 15.7'x11.5'
Half Bath

Upstairs

Bedroom - 15.5'x11.7'
Bedroom - 15.5'x11.5'
Bedroom - 14.5'x11.5'
Bedroom - 11.5'x11.5'
Full Bath





TRACT 4



TRACT 5

TRACT 5: Road frontage on 480th and 473rd Rd., Section 26. 63.8± acres offering a combination of shaded, fenced pasture land and quality hay ground. Consider the possibility of cultivating additional crop land with Crelton silt loam as the predominant soil type of this tract.





TRACT 5

**The Water Source for the
Concrete Water Tank is from
the Well on Tract #4**



TRACT 6

TRACT 6: Located along 480th Rd., Sections 26 and 27. 38.5± acres of hay and pasture land with a pond. Consider this tract as a possible building site with lots of character and gorgeous views.





TRACT 6



TRACT 7

TRACT 7: Frontage on 480th Rd., Sections 26 and 27. 89.8± acres with 79± acres of crop land. The predominant soil types are Barden silt loam and Crelton silt loam. Investigate these great soils and the income potential offered here.



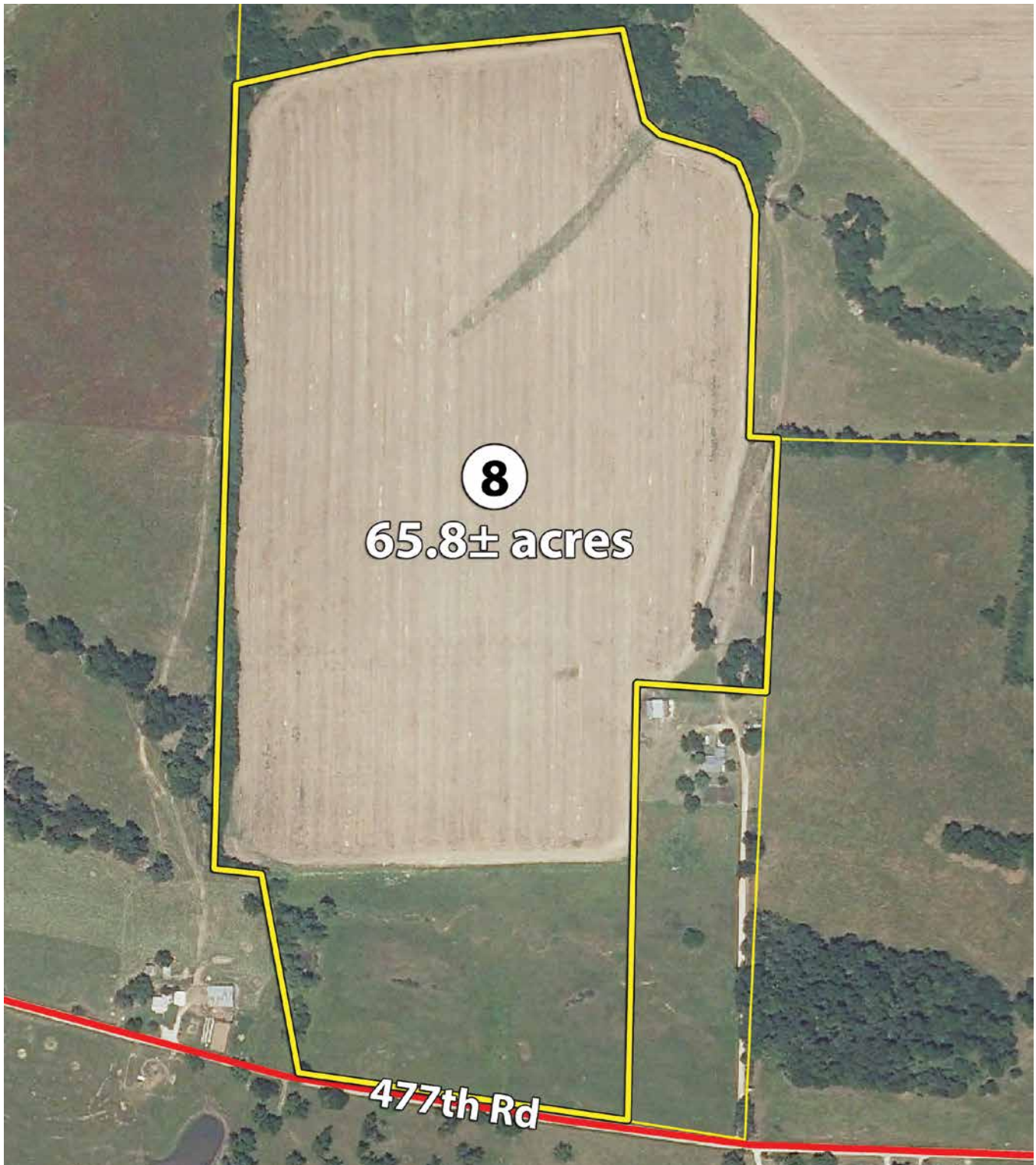


TRACT 7



TRACT 8

TRACT 8: Frontage along 477th Rd., Sections 27 and 28. 65.8± acres with 52± acres of crop land. Bona gravely silt loam is the predominant soil type. Combine Tracts 8 and 9 for an excellent addition to any farming operation.





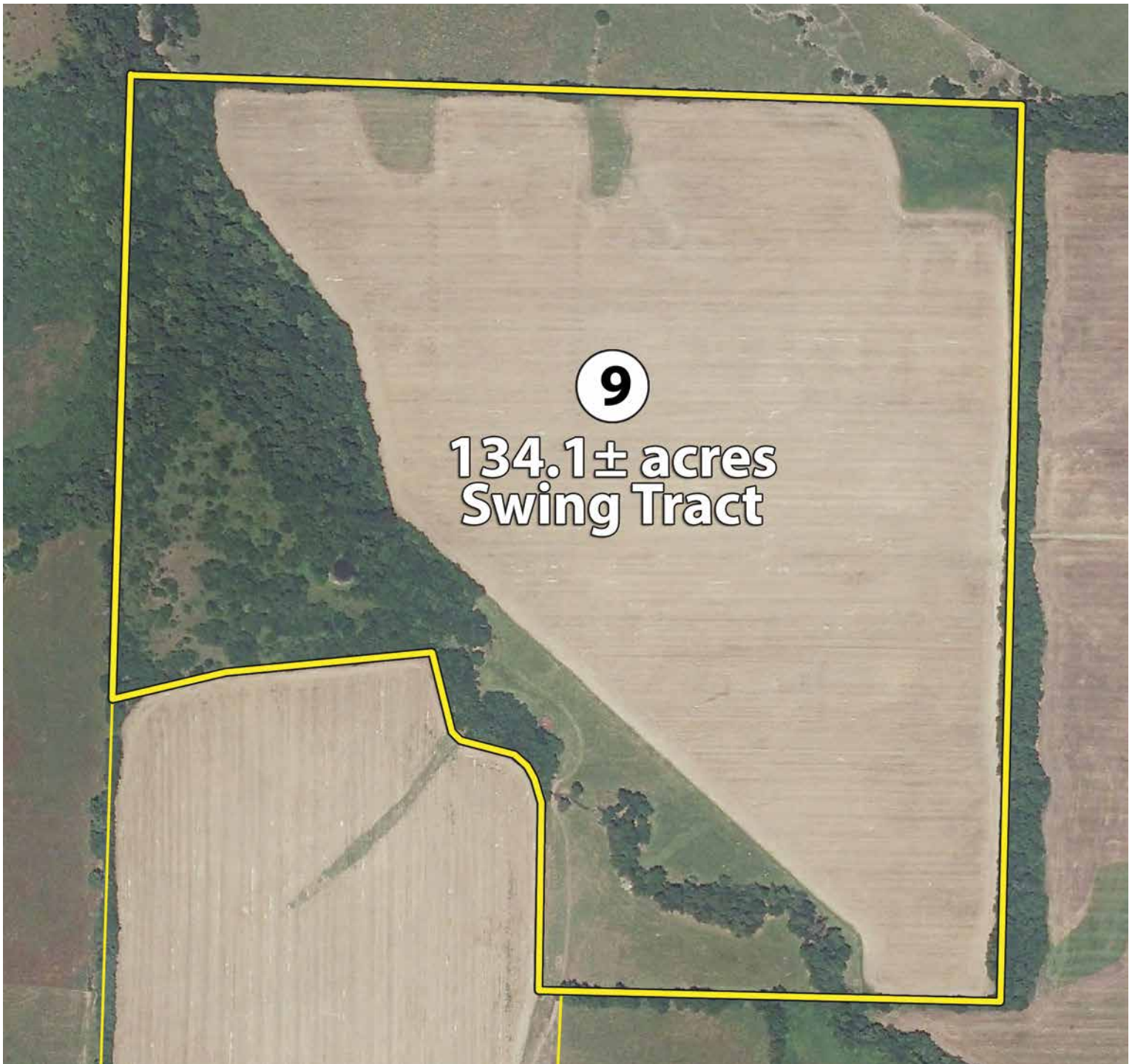
TRACT 8

**The Water Source for the
Concrete Water Tank is from
the Well on Tract #10**



TRACT 9

TRACT 9: SWING TRACT, Sections 27 and 28. 134.1± acres with 86± acres of crop land. Pomme silt loam and Wanda silt loam are the 2 predominant soil types. This versatile tract provides pasture and wooded land with a pond for livestock as well as highly productive crop land. Tract 9 must be bid in combination with Tract 8 or by an adjoining land owner.





TRACT 9



TRACT 10

TRACT 10: Frontage on 477th Rd., Section 28. 7.4± acres with a 2,450 sq. ft. 2-story brick home on a very private setting with mature trees and an older barn. The home has 5 bedrooms, 1 bath, a 6" well, and a newer roof.





TRACT 10



**Home on Tract 10
1001 East 477th Road
Bolivar, MO 65613**

Main Level

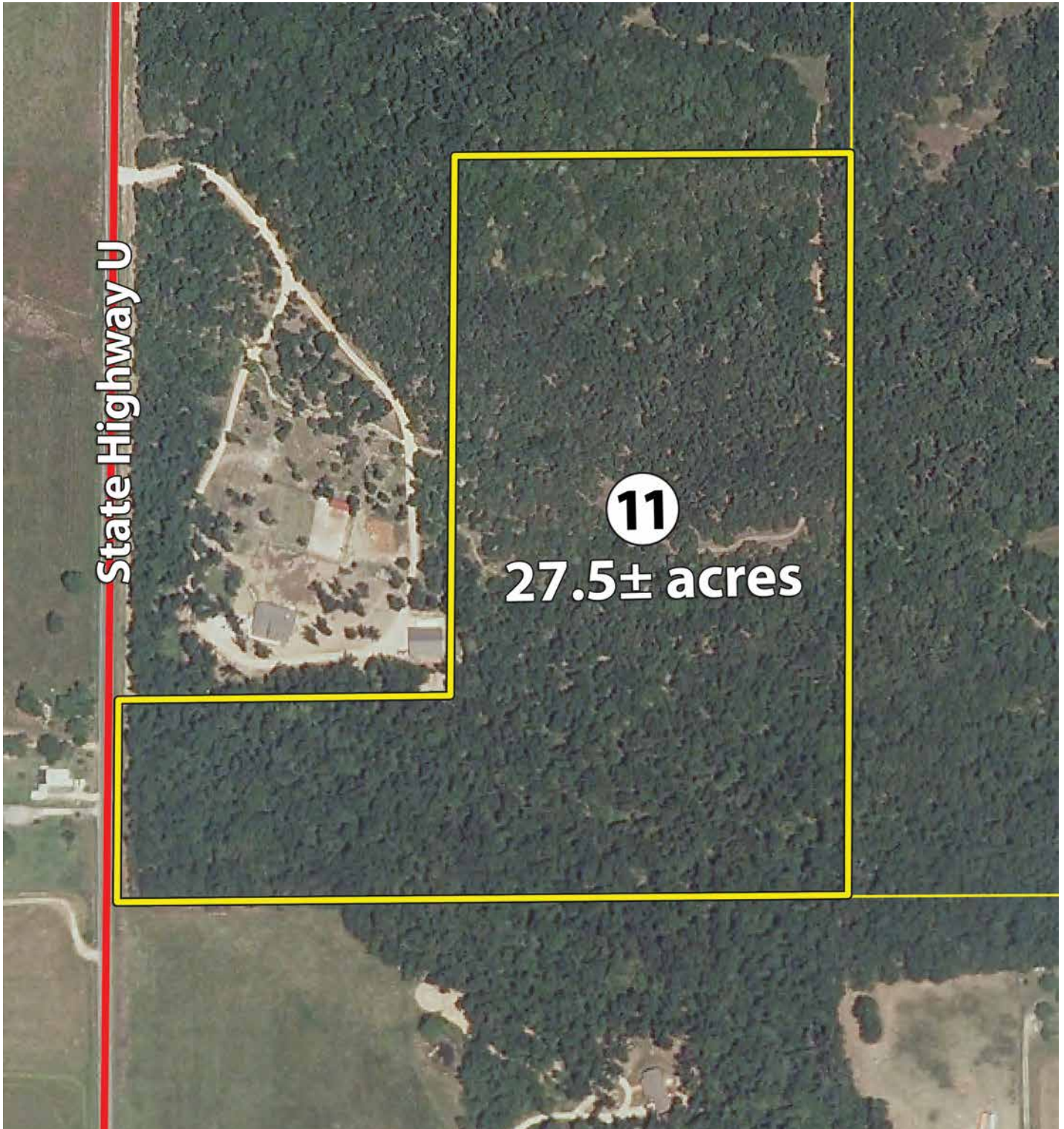
Eat in Kitchen – 13.5'x24'
Living Room – 15.6'x15.3'
Master Bedroom – 15.3x15.3'
Full Bath
Bedroom – 11.6'x13'
Utility Room – 7.2'x7.4'
Furnace Room – 11'x6.3'
Attached Garage – 24'x20'

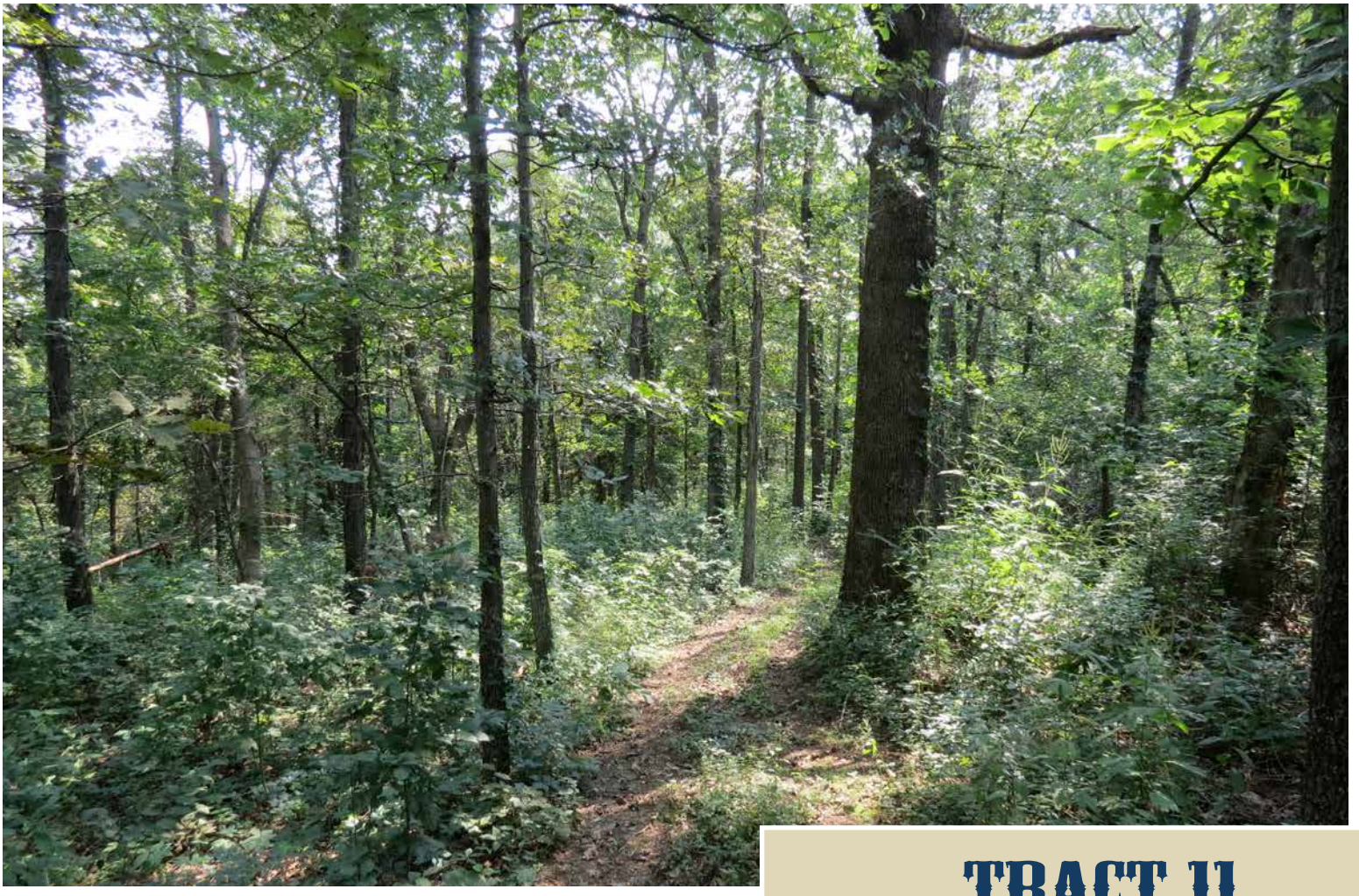
Upstairs

Bedroom – 15.4'x15.2'
Bedroom – 15.3'x11.3'
Bedroom – 13.3'x14.9'

TRACT 11

TRACT 11: Frontage on North/South Hwy. U, Section 35. 27.5± acres of wooded land. Consider the potential that this wooded tract provides with its picturesque views and convenient location. Explore the possibilities of a beautiful, private building site. Enjoy the excellent recreational and hunting opportunities.



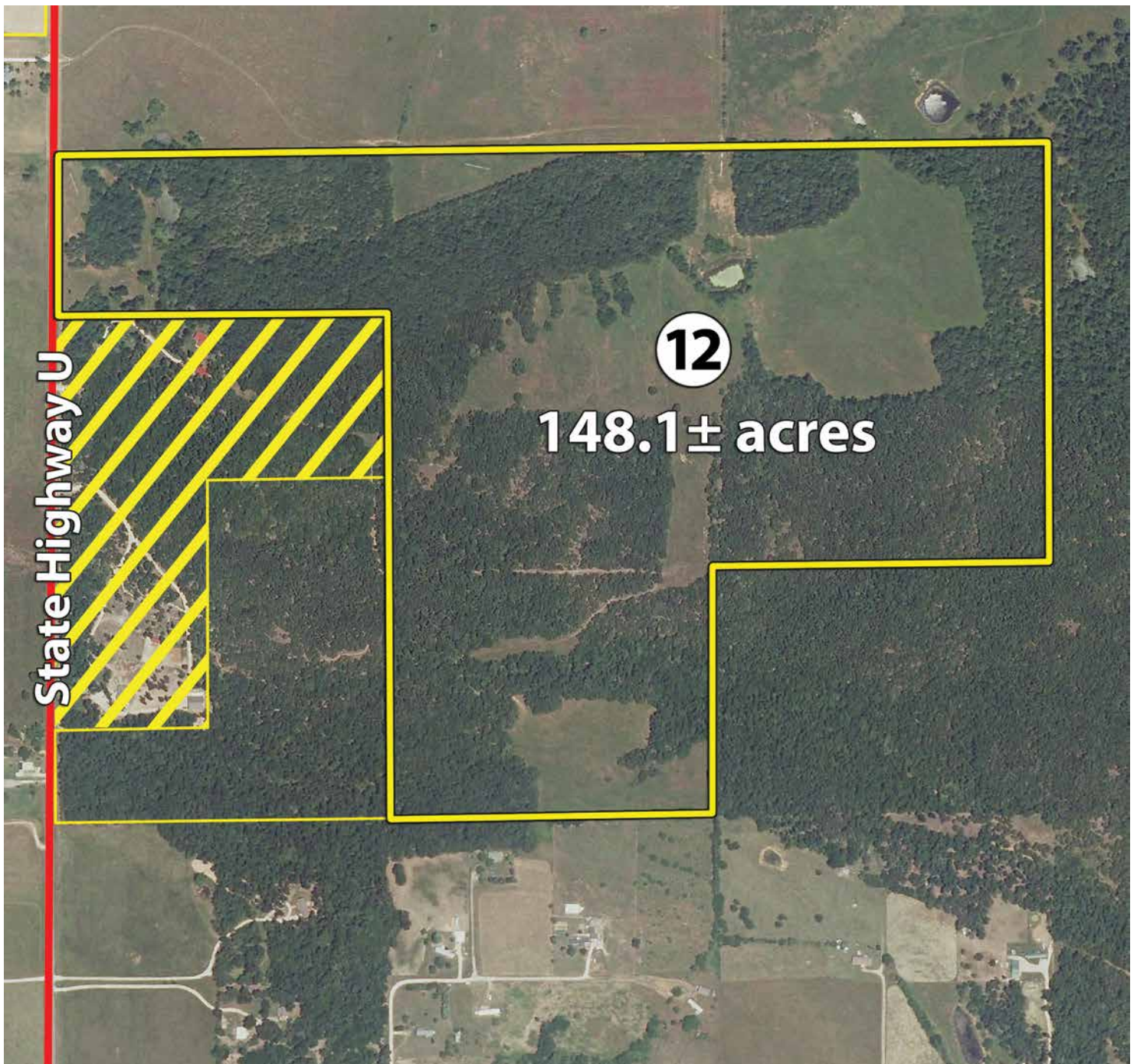


TRACT II



TRACT 12

TRACT 12: Frontage on North/South Hwy. U, Sections 35 and 36. 148.1± acres with endless possibilities! Opportunities include hunting and recreational land with deer and turkeys in abundance, pasture land with 2 ponds, and 45± acres of open land for hay production and food plots. This tract includes a 50' wide easement with access from East/West Hwy. U.





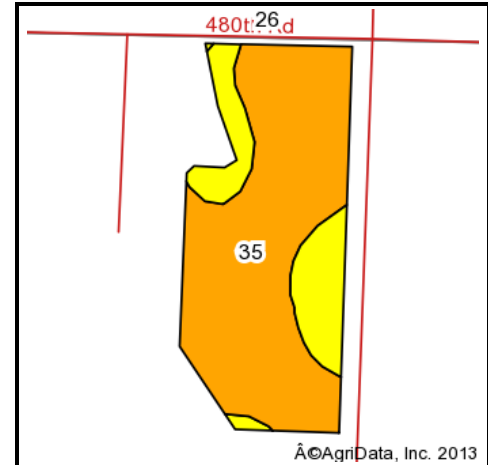
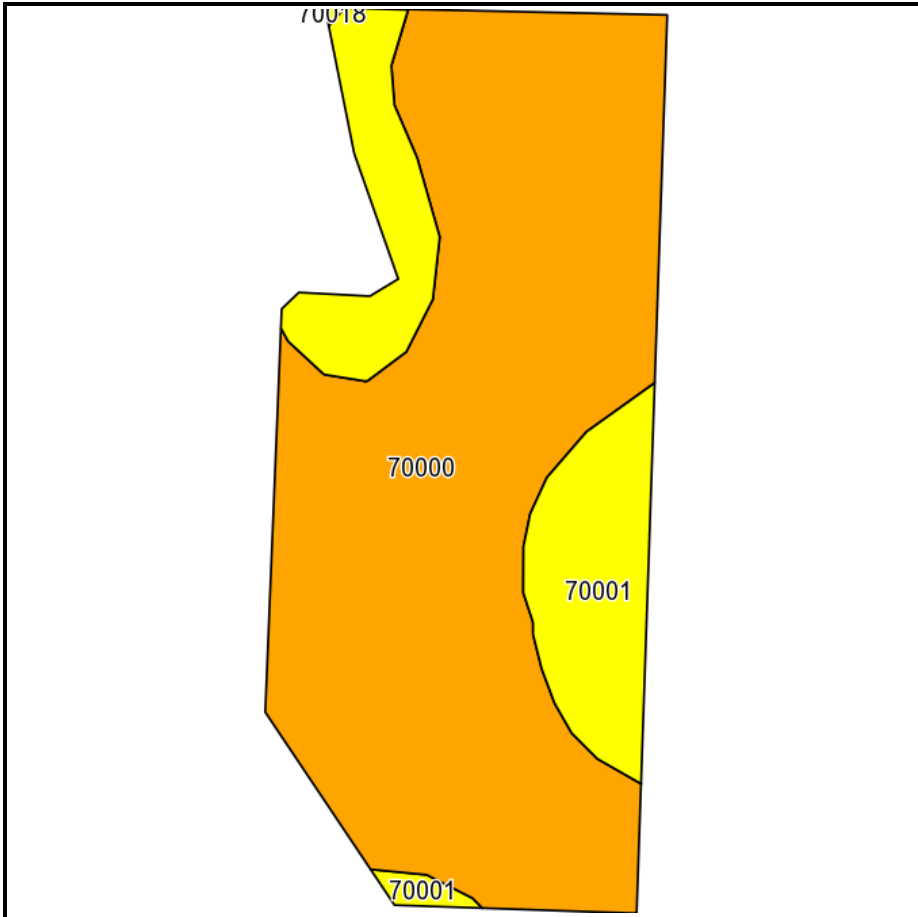
TRACT 12





SOIL MAPS

TRACT 1



State: **Missouri**
 County: **Polk**
 Location: **35-33N-23W**
 Township: **Wishart**
 Acres: **41.32**
 Date: **9/11/2013**



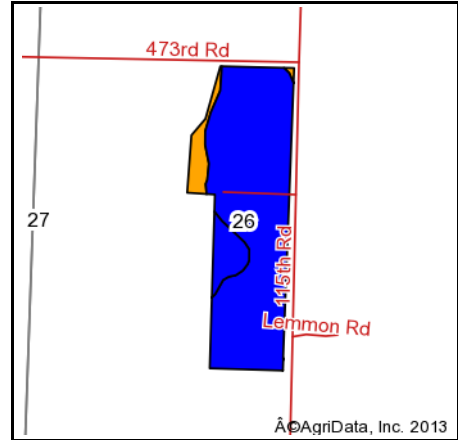
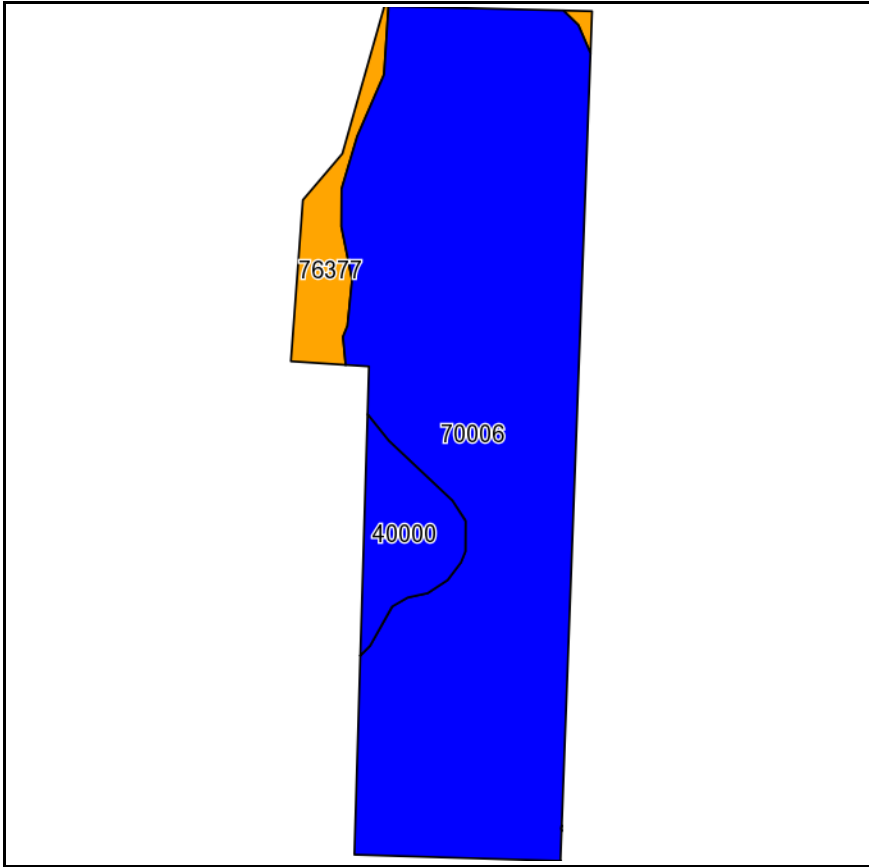
Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.

Maps provided by:

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Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Winter wheat	Corn	Grain sorghum	Warm season grasses	Soybeans	Common bermudagrass	Alfalfa hay	Orchardgrass red clover	Tall fescue seed	Tall fescue	Caucasian bluestem
70000	Bona gravelly silt loam, 3 to 8 percent slopes	32.63	79.0%		IIIe	38	2	74	7	31	5	4	6	330	5	7
70001	Bona gravelly silt loam, 8 to 15 percent slopes	8.69	21.0%		IVe	38	2	74	7	31	5	4	6	330	5	7
Weighted Average						38	2	74	7	31	5	4	6	330	5	7

TRACT 2



State: **Missouri**
 County: **Polk**
 Location: **26-33N-23W**
 Township: **Southwest Marion**
 Acres: **58.67**
 Date: **9/11/2013**



Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



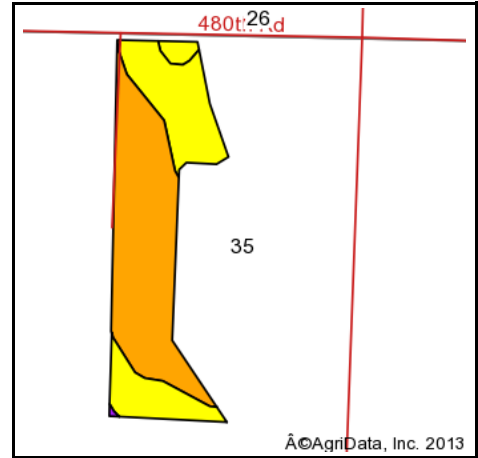
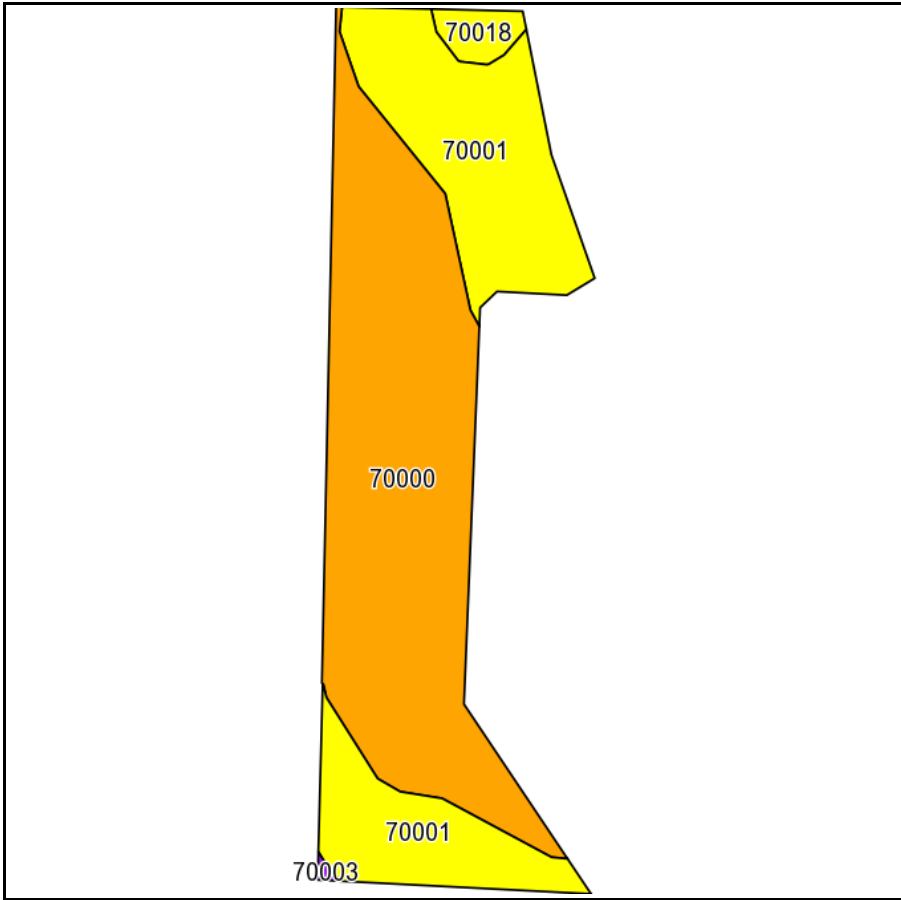
Maps provided by:



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Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Common bermudagrass	Warm season grasses	Soybeans	Grain sorghum	Corn	Alfalfa hay	Tall fescue seed	Orchardgrass red clover	Tall fescue	Caucasian bluestem	Winter wheat
70006	Credlon silt loam, 1 to 3 percent slopes	51.08	87.1%		Ile	4	6	31	74	3	3	320	5	5	6	38
40000	Barden silt loam, 1 to 3 percent slopes	4.13	7.0%		Ile	7	8	31	74	2	5	330	8	7	8	38
76377	Racket silt loam, 1 to 3 percent slopes, frequently flooded	3.46	5.9%		Illw	8	9	42	101	3	6	447	7	7	9	51
Weighted Average						4.4	6.3	31.6	75.6	2.9	3.3	328.2	5.3	5.3	6.3	38.8

TRACT 3



State: **Missouri**
 County: **Polk**
 Location: **35-33N-23W**
 Township: **Wishart**
 Acres: **22.61**
 Date: **9/11/2013**

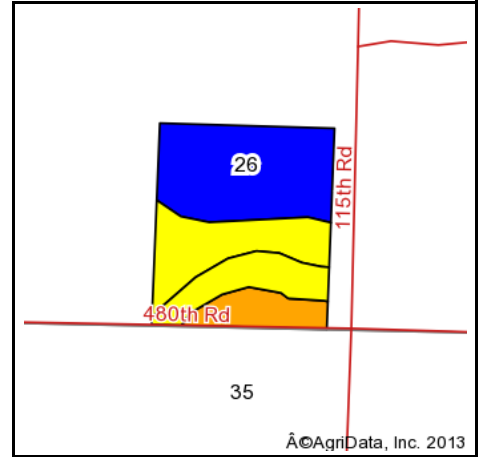
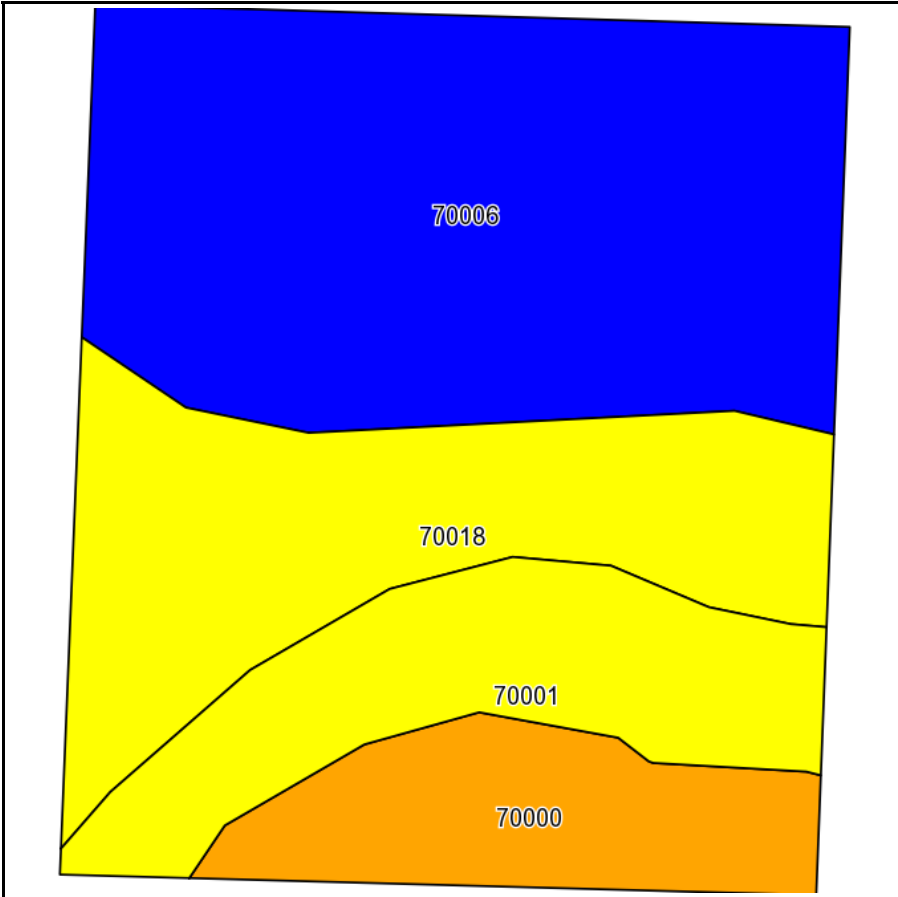


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Winter wheat	Corn	Grain sorghum	Warm season grasses	Caucasian bluestem	Soybeans	Orchardgrass red clover	Alfalfa hay	Common bermudagrass	Tall fescue seed	Tall fescue
70000	Bona gravelly silt loam, 3 to 8 percent slopes	13.51	59.8%		IIIe	38	2	74	7	7	31	6	4	5	330	5
70001	Bona gravelly silt loam, 8 to 15 percent slopes	8.55	37.8%		IVe	38	2	74	7	7	31	6	4	5	330	5
70018	Goodson gravelly silt loam, 8 to 15 percent slopes	0.55	2.4%		IVe	38	2	74	7	7	31	6	4	5	330	5
Weighted Average						38	2	74	7	7	31	6	4	5	330	5

TRACT 4



State: **Missouri**
 County: **Polk**
 Location: **26-33N-23W**
 Township: **Southwest Marion**
 Acres: **14.37**
 Date: **9/11/2013**

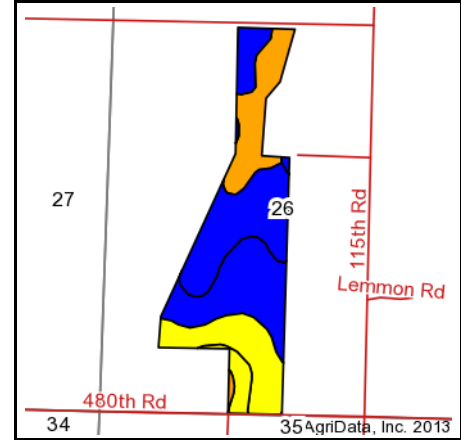
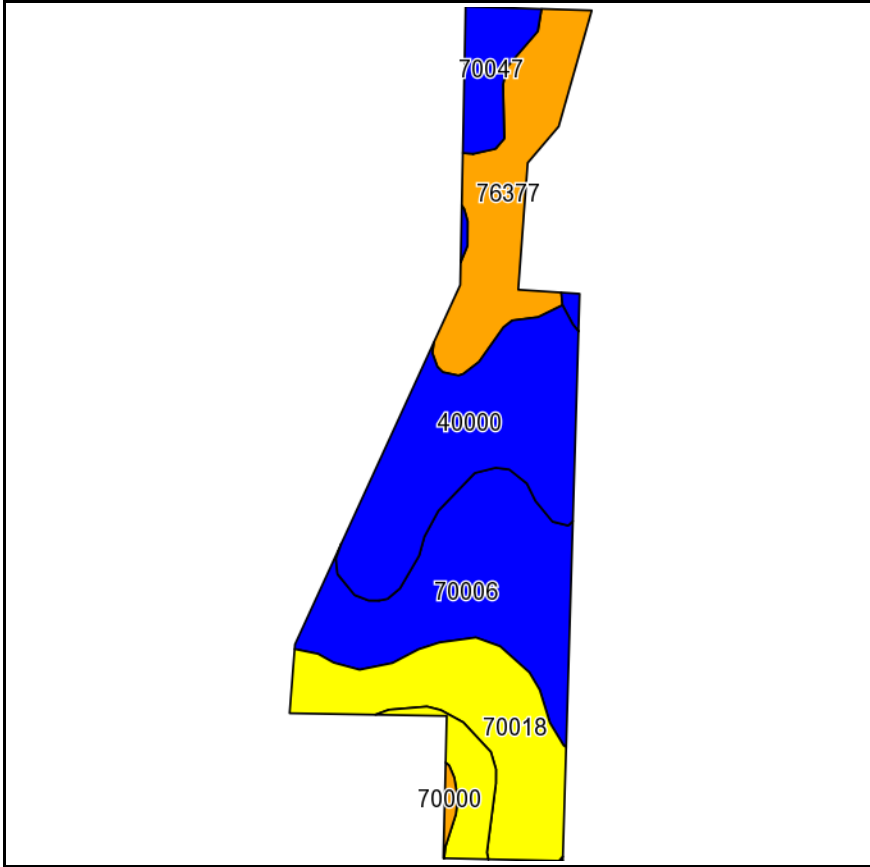


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Soybeans	Warm season grasses	Grain sorghum	Winter wheat	Caucasian bluestem	Tall fescue	Corn	Orchardgrass red clover	Common bermudagrass	Alfalfa hay	Tall fescue seed
70006	Credon silt loam, 1 to 3 percent slopes	6.59	45.9%		Ile	31	6	74	38	6	5	3	5	4	3	320
70018	Goodson gravelly silt loam, 8 to 15 percent slopes	3.63	25.3%		IVe	31	7	74	38	7	5	2	6	5	4	330
70001	Bona gravelly silt loam, 8 to 15 percent slopes	2.39	16.6%		IVe	31	7	74	38	7	5	2	6	5	4	330
70000	Bona gravelly silt loam, 3 to 8 percent slopes	1.76	12.2%		IIIe	31	7	74	38	7	5	2	6	5	4	330
Weighted Average						31	6.5	74	38	6.5	5	2.5	5.5	4.5	3.5	325.4

TRACT 5










State: **Missouri**
 County: **Polk**
 Location: **26-33N-23W**
 Township: **Southwest Marion**
 Acres: **63.78**
 Date: **9/11/2013**



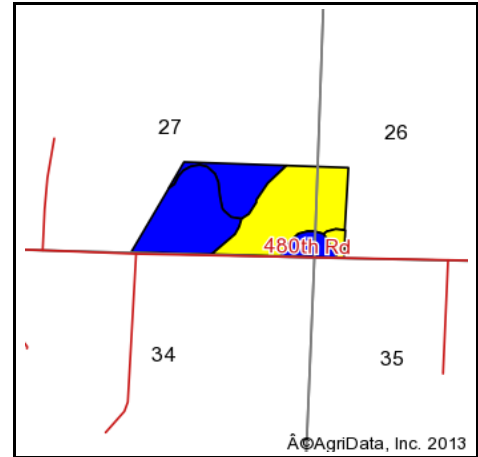
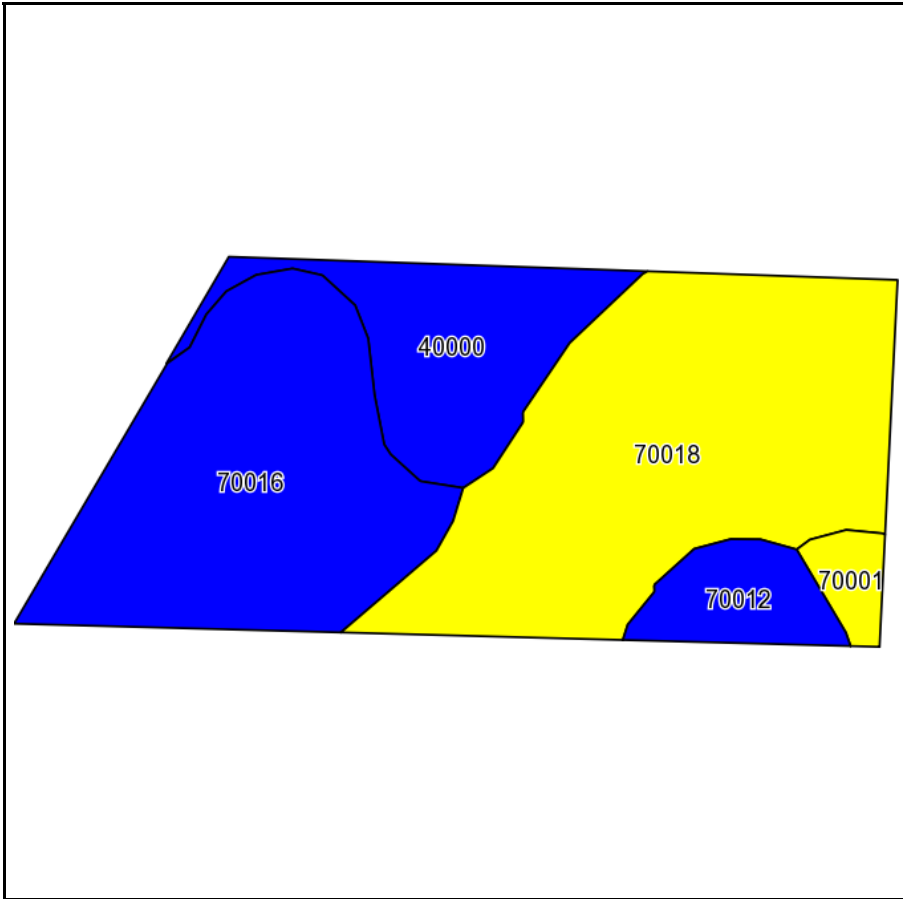
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 Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Winter wheat	Tall fescue seed	Caucasian bluestem	Tall fescue	Common bermudagrass	Corn	Orchardgrass red clover	Grain sorghum	Warm season grasses	Soybeans	Alfalfa hay
40000	Barden silt loam, 1 to 3 percent slopes	17.08	26.8%		Ile	38	330	8	7	7	2	8	74	8	31	5
70006	Credon silt loam, 1 to 3 percent slopes	16.77	26.3%		Ile	38	320	6	5	4	3	5	74	6	31	3
70018	Goodson gravelly silt loam, 8 to 15 percent slopes	12.39	19.4%		Ive	38	330	7	5	5	2	6	74	7	31	4
76377	Racket silt loam, 1 to 3 percent slopes, frequently flooded	10.87	17.0%		IIIw	51	447	9	7	8	3	7	101	9	42	6
70047	Wanda silt loam, 2 to 5 percent slopes	3.50	5.5%		Ile			8	7	7		7		8		7
70001	Bona gravelly silt loam, 8 to 15 percent slopes	2.81	4.4%		Ive	38	330	7	5	5	2	6	74	7	31	4
70000	Bona gravelly silt loam, 3 to 8 percent slopes	0.36	0.6%		IIIe	38	330	7	5	5	2	6	74	7	31	4
Weighted Average						38.1	329.2	7.4	6	5.9	2.3	6.5	74.5	7.4	31.2	4.5

TRACT 6



State: **Missouri**
 County: **Polk**
 Location: **27-33N-23W**
 Township: **Southwest Marion**
 Acres: **38.11**
 Date: **9/11/2013**

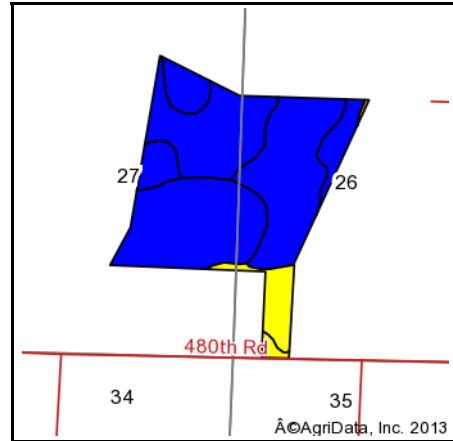
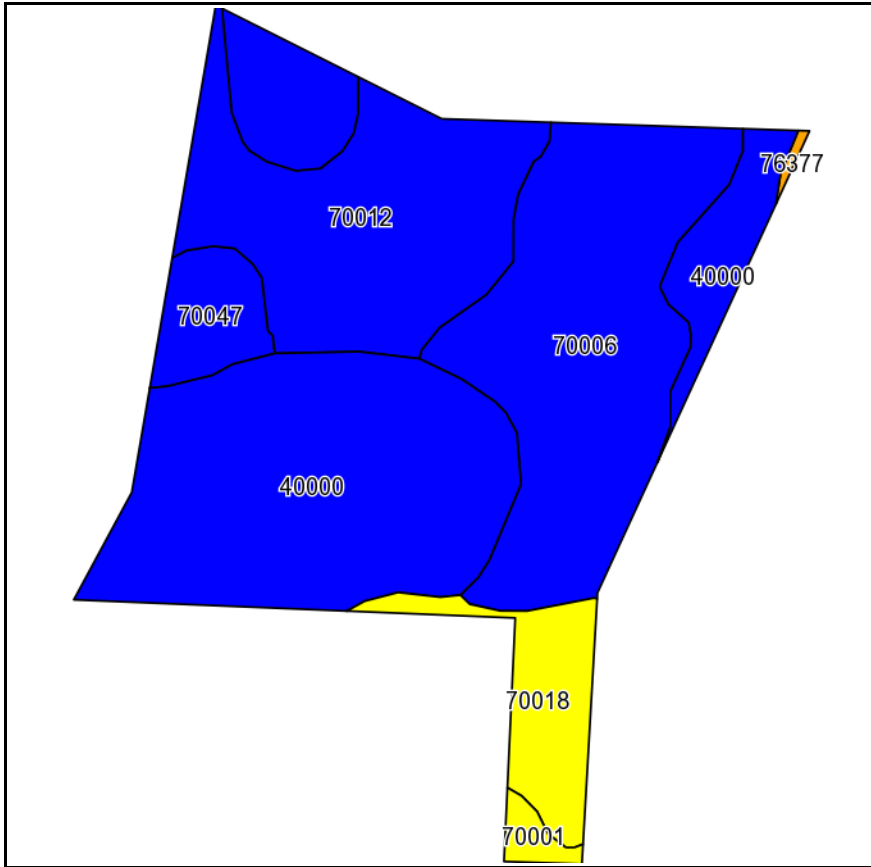


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 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Warm season grasses	Winter wheat	Tall fescue	Tall fescue seed	Alfalfa hay	Corn	Grain sorghum	Orchardgrass red clover	Common bermudagrass	Soybeans	Caucasian bluestem
70018	Goodson gravelly silt loam, 8 to 15 percent slopes	16.19	42.5%	Yellow	IVe	7	38	5	330	4	2	74	6	5	31	7
70016	Goodson silt loam, 1 to 3 percent slopes	12.97	34.0%	Blue	Ile	7	38	5	330	4	2	74	6	5	31	7
40000	Barden silt loam, 1 to 3 percent slopes	5.78	15.2%	Blue	Ile	8	38	7	330	5	2	74	8	7	31	8
70012	Hoberg silt loam, 2 to 5 percent slopes	2.26	5.9%	Blue	Ile	6	38	5	330	3	2	74	5	4	31	6
70001	Bona gravelly silt loam, 8 to 15 percent slopes	0.91	2.4%	Yellow	IVe	7	38	5	330	4	2	74	6	5	31	7
Weighted Average						7.1	38	5.3	330	4.1	2	74	6.2	5.2	31	7.1

TRACT 7



State: **Missouri**
 County: **Polk**
 Location: **27-33N-23W**
 Township: **Southwest Marion**
 Acres: **89.77**
 Date: **9/11/2013**

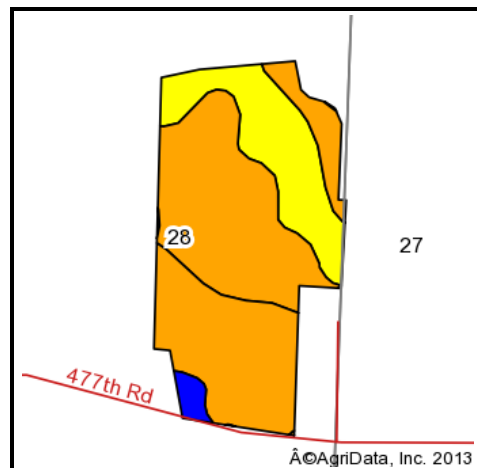
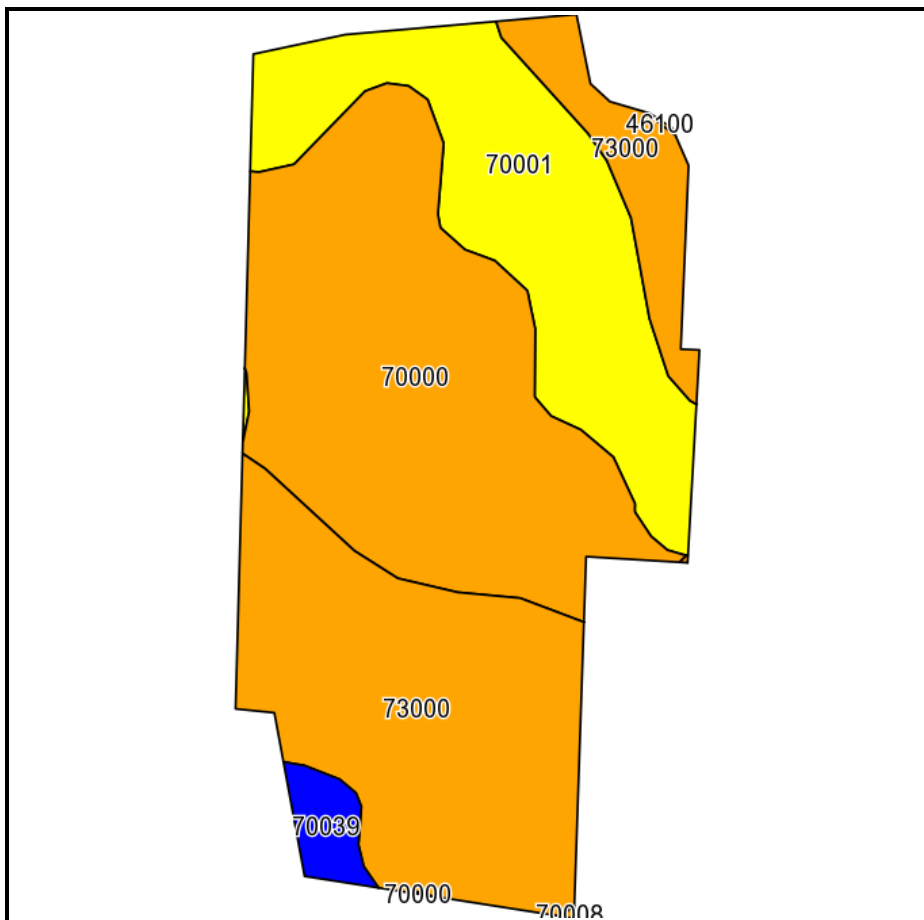


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Common bermudagrass	Warm season grasses	Soybeans	Caucasian bluestem	Corn	Tall fescue seed	Orchardgrass red clover	Winter wheat	Tall fescue	Alfalfa hay	Grain sorghum	
40000	Barden silt loam, 1 to 3 percent slopes	30.70	34.2%		Ile	7	8	31	8	2	330	8	38	7	5	74	
70006	Credon silt loam, 1 to 3 percent slopes	28.99	32.3%		Ile	4	6	31	6	3	320	5	38	5	3	74	
70012	Hoberg silt loam, 2 to 5 percent slopes	19.46	21.7%		Ile	4	6	31	6	2	330	5	38	5	3	74	
70018	Goodson gravelly silt loam, 8 to 15 percent slopes	5.82	6.5%		IVe	5	7	31	7	2	330	6	38	5	4	74	
70047	Wanda silt loam, 2 to 5 percent slopes	3.70	4.1%		Ile	7	8		8			7		7	7		
70001	Bona gravelly silt loam, 8 to 15 percent slopes	0.93	1.0%		IVe	5	7	31	7	2	330	6	38	5	4	74	
76377	Racket silt loam, 1 to 3 percent slopes, frequently flooded	0.17	0.2%		IIIw	8	9	42	9	3	447	7	51	7	6	101	
Weighted Average							5.2	6.8	29.7	6.8	2.2	313.4	6.2	36.5	5.8	3.9	71

TRACT 8



State: **Missouri**
 County: **Polk**
 Location: **28-33N-23W**
 Township: **Southwest Marion**
 Acres: **65.68**
 Date: **9/11/2013**

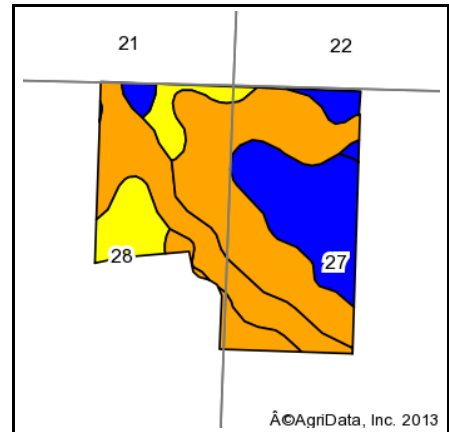
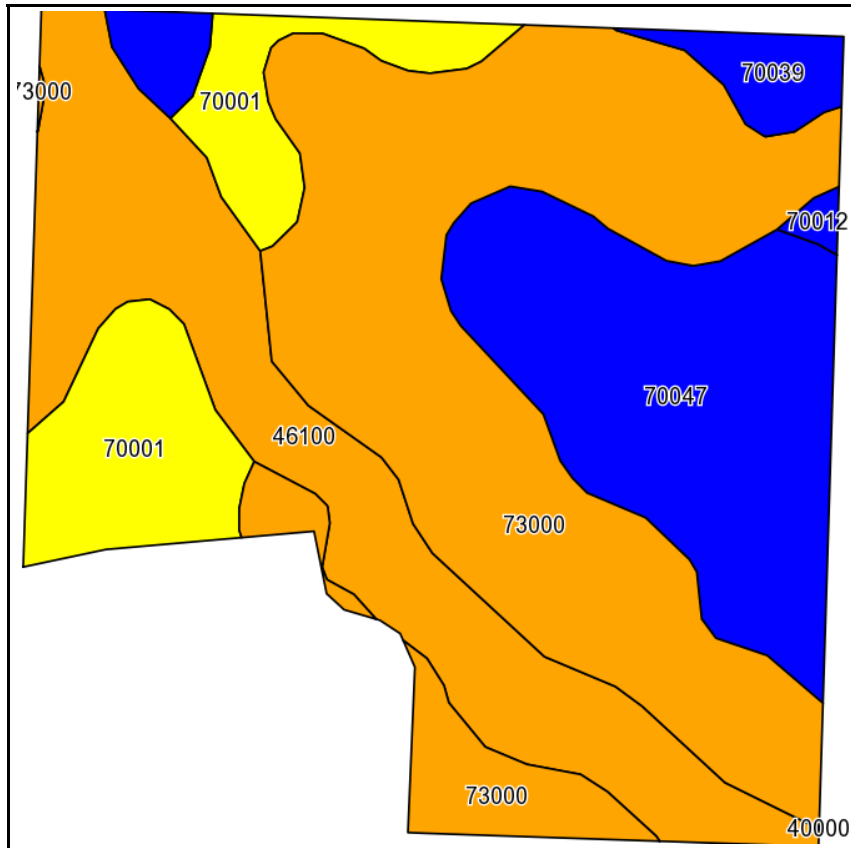


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Tall fescue seed	Soybeans	Caucasian bluestem	Grain sorghum	Warm season grasses	Winter wheat	Corn	Common bermudagrass	Alfalfa hay	Orchardgrass red clover	Tall fescue
70000	Bona gravelly silt loam, 3 to 8 percent slopes	25.08	38.2%		IIIe	330	31	7	74	7	38	2	5	4	6	5
73000	Pomme silt loam, 3 to 8 percent slopes	23.53	35.8%		IIIe	330	29	8	70	8	36	4	7	7	7	7
70001	Bona gravelly silt loam, 8 to 15 percent slopes	15.67	23.9%		IVe	330	31	7	74	7	38	2	5	4	6	5
70039	Sacville silty clay loam, 1 to 3 percent slopes	1.40	2.1%		IIw	360	30	2	65	10	33	4	8		7	8
Weighted Average						330.6	30.3	7.3	72.4	7.4	37.2	2.8	5.8	5	6.4	5.8

TRACT 9



State: **Missouri**
 County: **Polk**
 Location: **27-33N-23W**
 Township: **Southwest Marion**
 Acres: **134.14**
 Date: **9/11/2013**

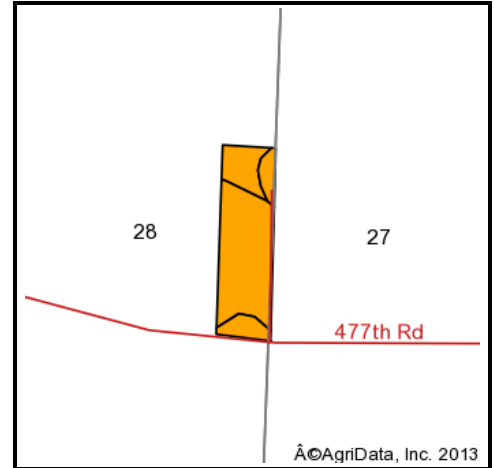
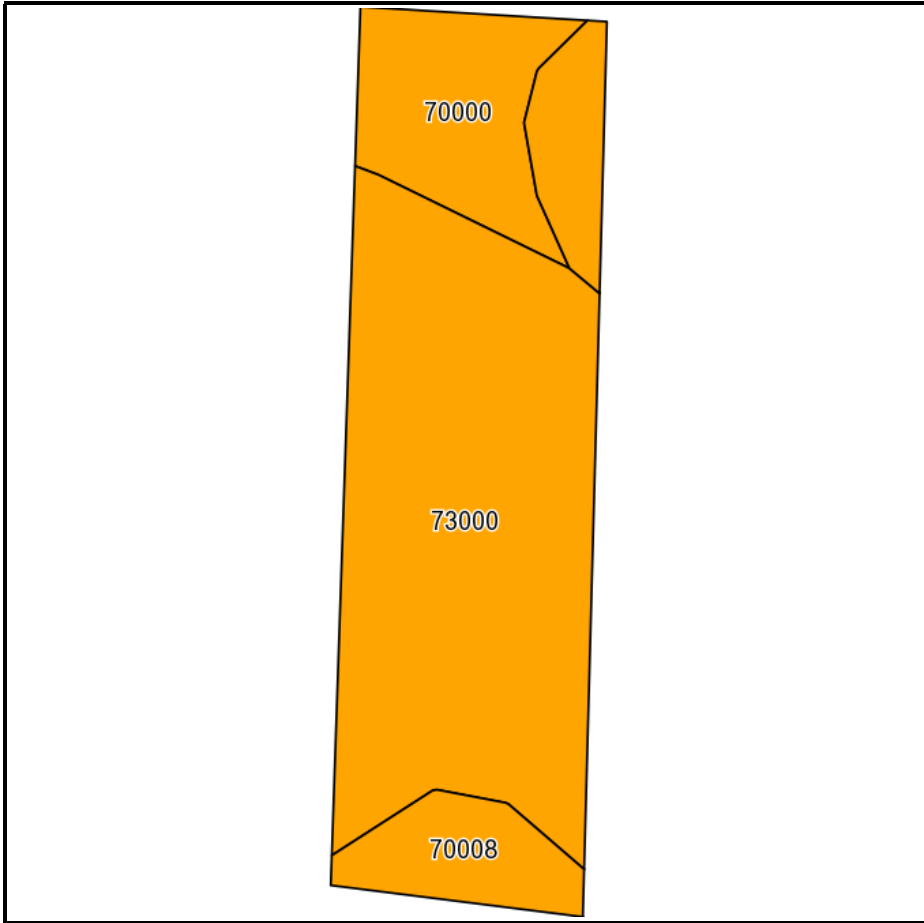


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Soybeans	Grain sorghum	Tall fescue	Tall fescue seed	Orchardgrass red clover	Winter wheat	Common bermudagrass	Alfalfa hay	Corn	Caucasian bluestem	Warm season grasses
73000	Pomme silt loam, 3 to 8 percent slopes	55.51	41.4%		IIIe	29	70	7	330	7	36	7	7	4	8	8
46100	Humansville silt loam, 1 to 3 percent slopes, frequently flooded	29.28	21.8%		IIIw	31	74	8	315	9	38	8		4		10
70047	Wanda silt loam, 2 to 5 percent slopes	27.61	20.6%		Ile			7		7		7	7		8	8
70001	Bona gravelly silt loam, 8 to 15 percent slopes	16.25	12.1%		IVe	31	74	5	330	6	38	5	4	2	7	7
70039	Sacville silty clay loam, 1 to 3 percent slopes	4.95	3.7%		IIw	30	65	8	360	7	33	8		4	2	10
70012	Hoberg silt loam, 2 to 5 percent slopes	0.54	0.4%		Ile	31	74	5	330	5	38	4	3	2	6	6
Weighted Average						23.8	56.8	7	259.9	7.3	29.2	7	4.8	2.9	5.9	8.4

TRACT 10



State: **Missouri**
 County: **Polk**
 Location: **28-33N-23W**
 Township: **Southwest Marion**
 Acres: **7.44**
 Date: **9/11/2013**

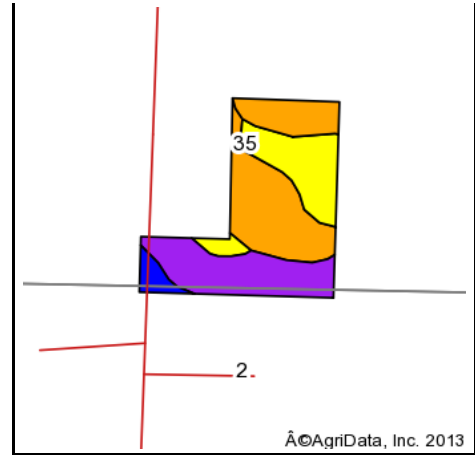
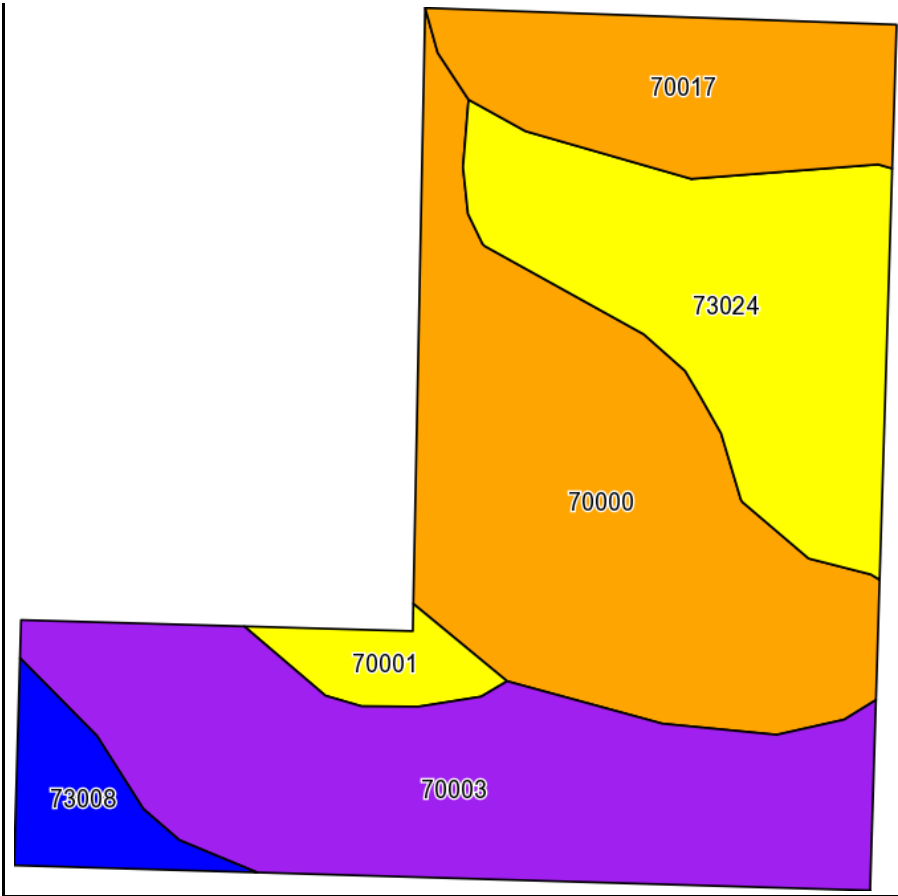


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Soybeans	Grain sorghum	Common bermudagrass	Alfalfa hay	Winter wheat	Tall fescue	Tall fescue seed	Caucasian bluestem	Warm season grasses	Orchardgrass red clover	Corn
73000	Pomme silt loam, 3 to 8 percent slopes	5.00	67.2%		IIIe	29	70	7	7	36	7	330	8	8	7	4
70000	Bona gravelly silt loam, 3 to 8 percent slopes	1.23	16.5%		IIIe	31	74	5	4	38	5	330	7	7	6	2
70008	Goss gravelly silt loam, 3 to 8 percent slopes	1.21	16.3%		IIIe			5	4		5	310	7	7	6	3
Weighted Average						24.6	59.3	6.3	6	30.5	6.3	326.7	7.7	7.7	6.7	3.5

TRACT 11



State: **Missouri**
 County: **Polk**
 Location: **35-33N-23W**
 Township: **Wishart**
 Acres: **27.34**
 Date: **9/11/2013**

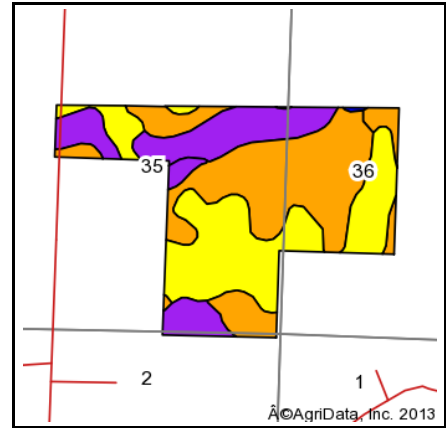
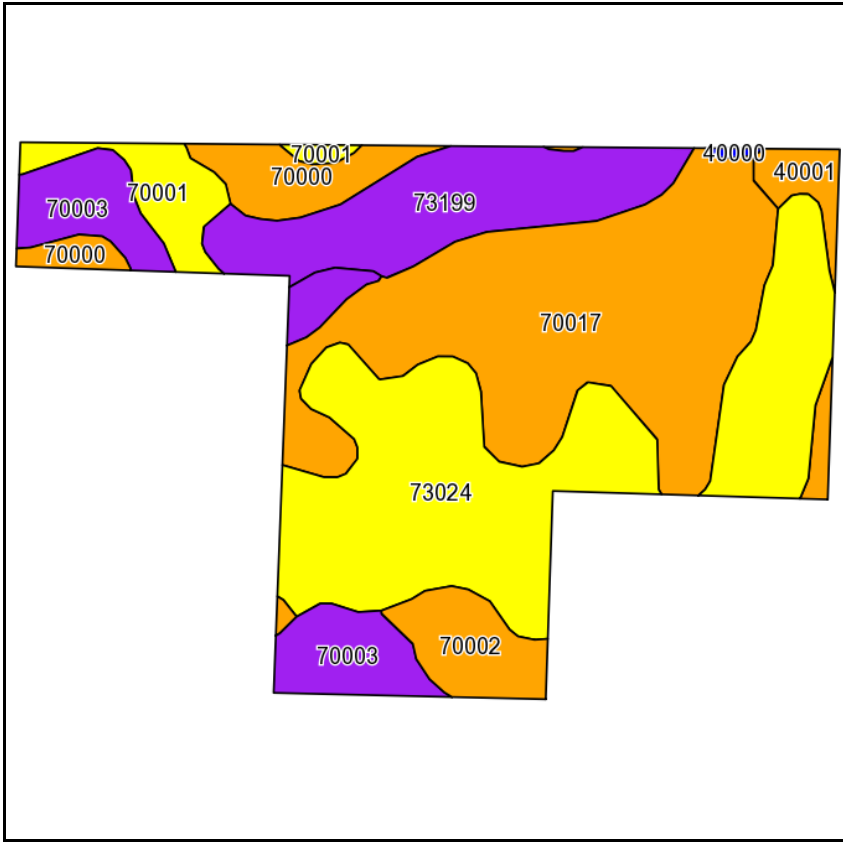


Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Tall fescue seed	Soybeans	Orchardgrass red clover	Grain sorghum	Common bermudagrass	Warm season grasses	Tall fescue	Caucasian bluestem	Alfalfa hay	Corn	Winter wheat
70000	Bona gravelly silt loam, 3 to 8 percent slopes	8.50	31.1%		IIIe	330	31	6	74	5	7	5	7	4	2	38
70003	Alsop gravelly silt loam, 8 to 15 percent slopes	7.94	29.0%		VIe			8		7	8	7	8	5		
73024	Mano-Ocie complex, 8 to 15 percent slopes, stony	5.59	20.4%		IVe			6		5	7	5	7	4		
70017	Goodson gravelly silt loam, 3 to 8 percent slopes	3.38	12.4%		IIIe	330	31	6	74	5	7	5	7	4	2	38
73008	Viraton silt loam, 2 to 5 percent slopes	1.14	4.2%		Ile	310		5	55	4	6	5	6	3	1	25
70001	Bona gravelly silt loam, 8 to 15 percent slopes	0.79	2.9%		IVe	330	31	6	74	5	7	5	7	4	2	38
Weighted Average						165.9	14.4	6.5	36.6	5.5	7.2	5.6	7.2	4.2	1	18.7

TRACT 12



State: **Missouri**
 County: **Polk**
 Location: **35-33N-23W**
 Township: **Wishart**
 Acres: **148.17**
 Date: **9/11/2013**



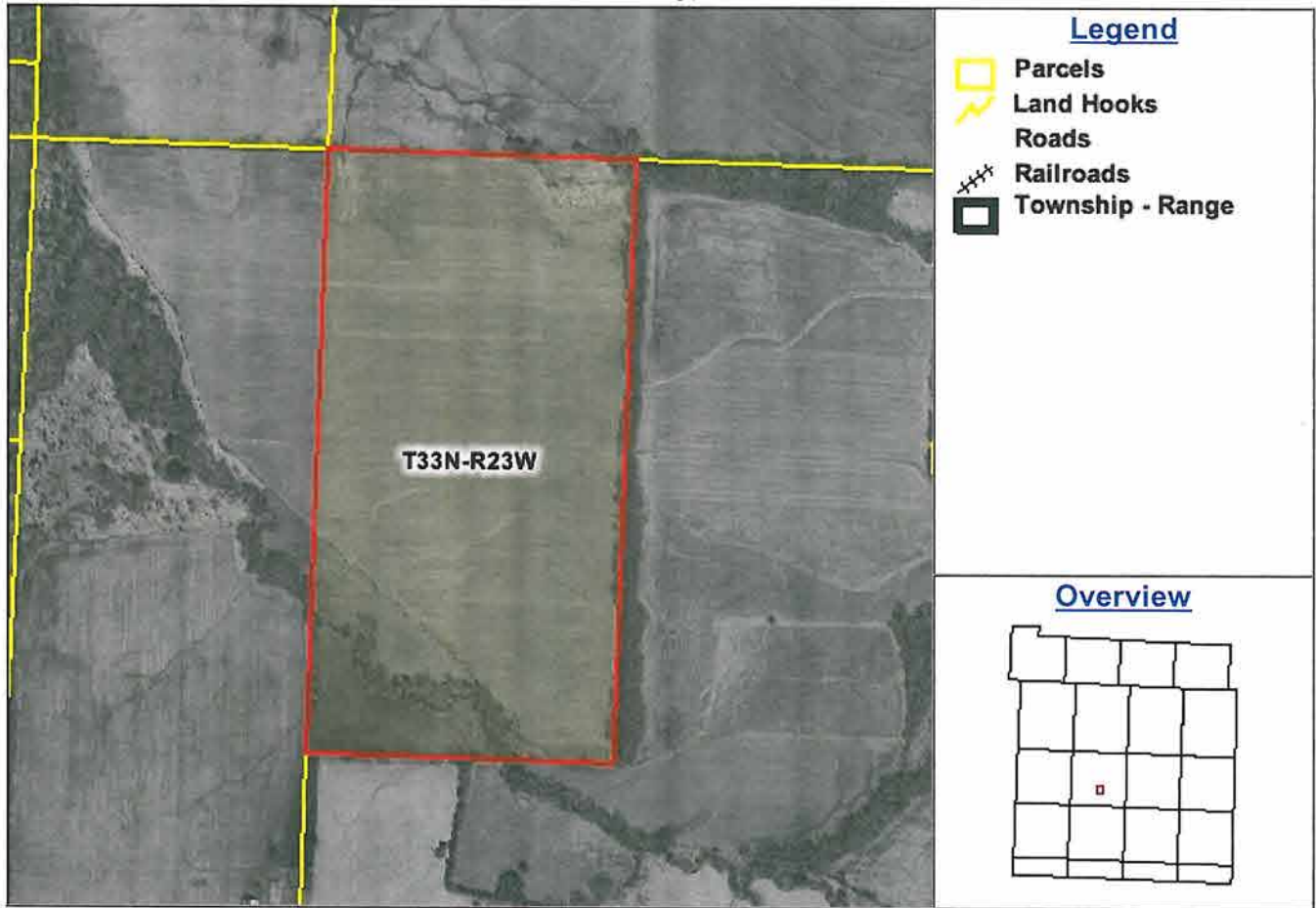
Field borders provided by Farm Service Agency as of 5/21/2008.
 Soils data provided by USDA and NRCS.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Alfalfa hay	Common bermudagrass	Tall fescue seed	Grain sorghum	Caucasian bluestem	Warm season grasses	Tall fescue	Winter wheat	Orchardgrass red clover	Soybeans	Corn
73024	Mano-Ocie complex, 8 to 15 percent slopes, stony	46.13	31.1%		IVe	4	5			7	7	5		6		
70017	Goodson gravelly silt loam, 3 to 8 percent slopes	45.44	30.7%		IIIe	4	5	330	74	7	7	5	38	6	31	2
73199	Moko-Rock outcrop complex, 3 to 15 percent slopes, very flaggy	18.63	12.6%		VIe	1				2	2	1				
70003	Alsop gravelly silt loam, 8 to 15 percent slopes	13.97	9.4%		VIe	5	7			8	8	7		8		
70000	Bona gravelly silt loam, 3 to 8 percent slopes	7.51	5.1%		IIIe	4	5	330	74	7	7	5	38	6	31	2
70002	Alsop gravelly silt loam, 3 to 8 percent slopes	6.42	4.3%		IIIe	4	5	330	74	7	7	5	38	6	31	2
70001	Bona gravelly silt loam, 8 to 15 percent slopes	6.03	4.1%		IVe	4	5	330	74	7	7	5	38	6	31	2
40001	Bolivar loam, 3 to 8 percent slopes	3.82	2.6%		IIIe	4	4			7	7	5		6		
40000	Barden silt loam, 1 to 3 percent slopes	0.22	0.1%		Ile	5	7	330	74	8	8	7	38	8	31	2
Weighted Average						3.7	4.5	146.1	32.8	6.5	6.5	4.7	16.8	5.4	13.7	0.9

REAL ESTATE TAXES & PROPERTY REPORTS

Polk County, MO



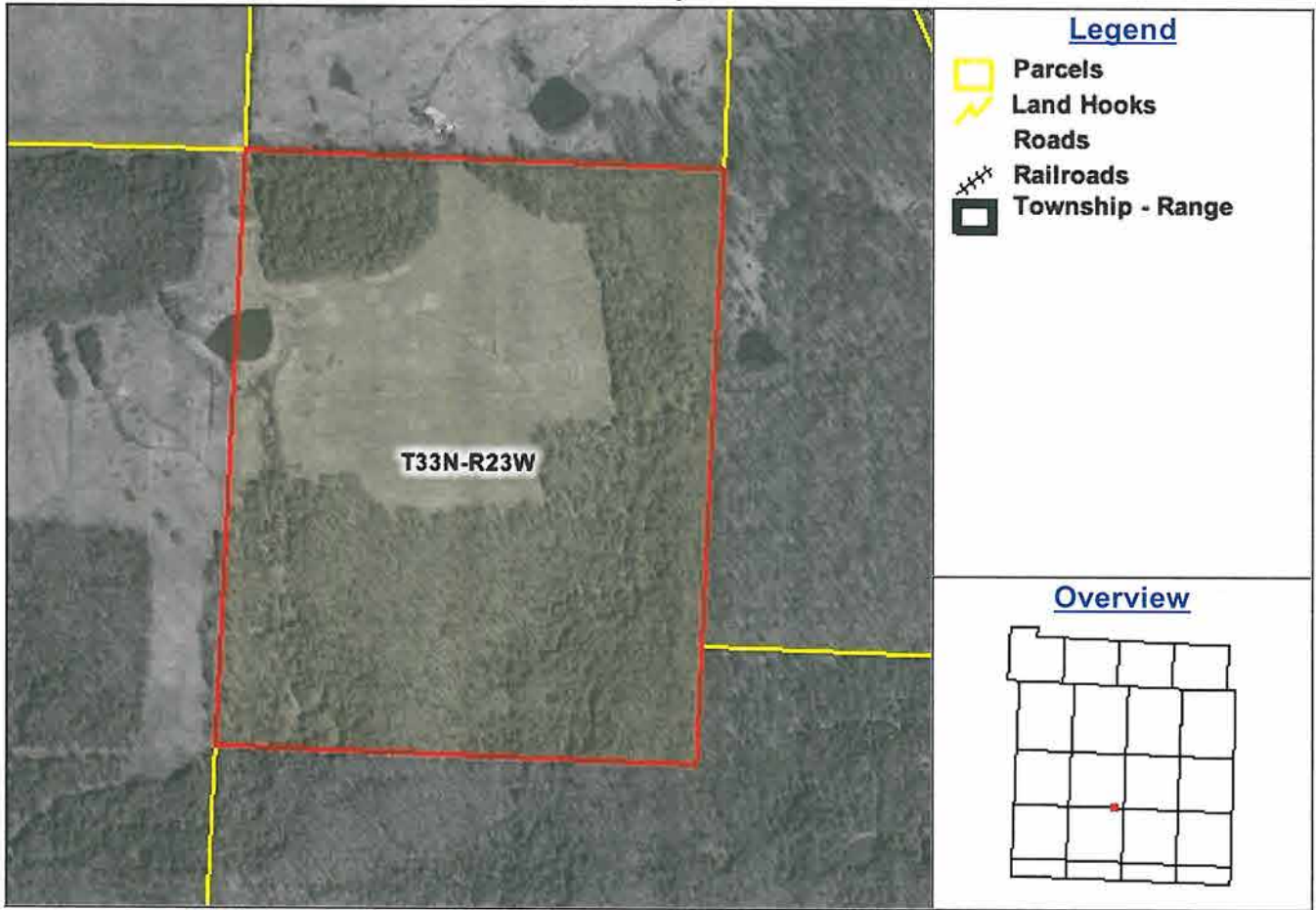
<i>Parcel Number</i>	89-11-0.8-27-000-000-004.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY J	<i>Legal Description</i>	W 1/2 NW 1/4
<i>GIS Acres</i>	81.4012137001	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	80	<i>Total Assessed</i>	\$1,720

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 820 feet

2012 Annual Tax Amount \$81.37

Polk County, MO



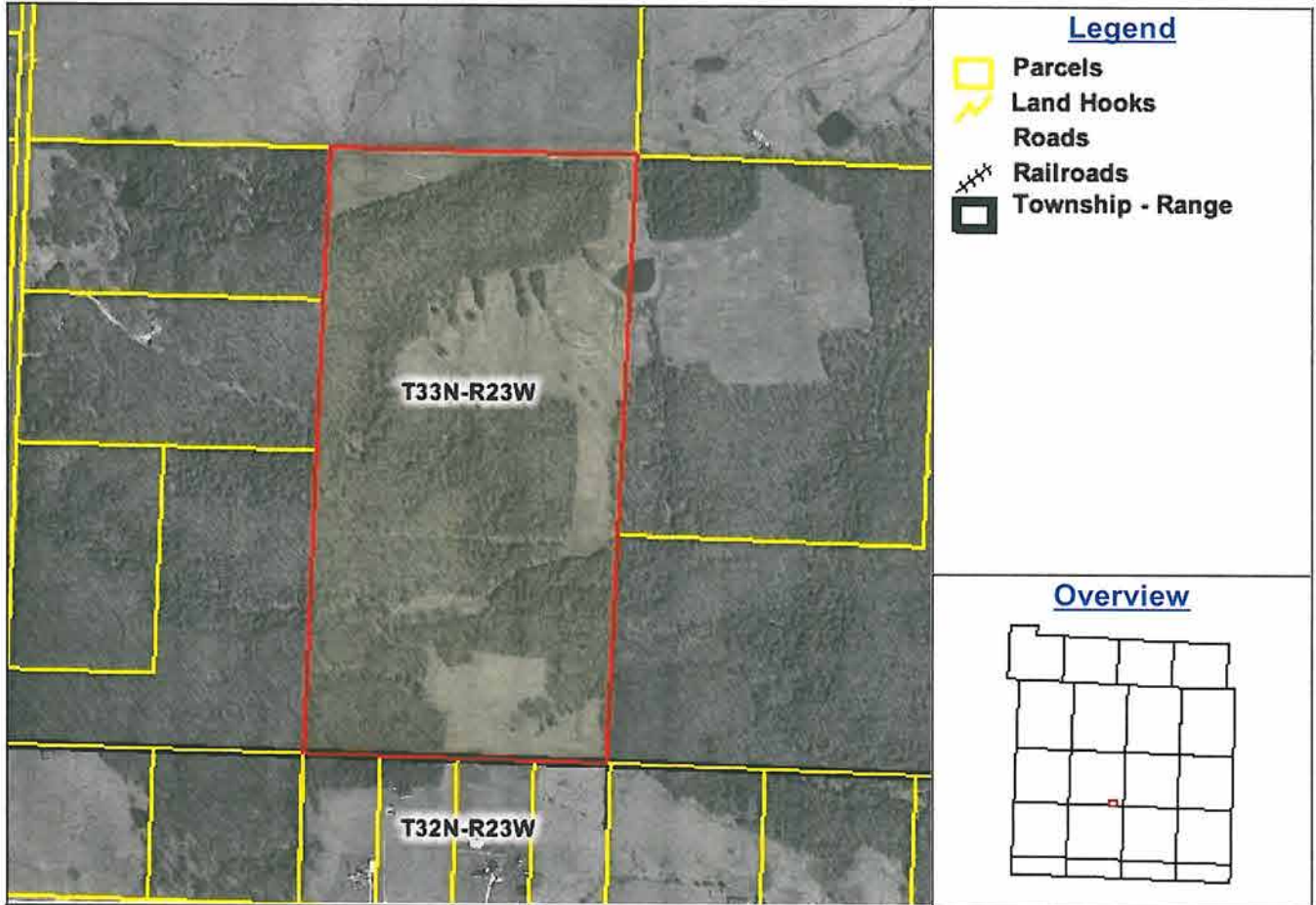
<i>Parcel Number</i>	89-11-0.7-36-000-000-005.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY J	<i>Legal Description</i>	NW 1/4 SW 1/4 & 10 AC N SIDE SW SW
<i>GIS Acres</i>	50.3106104299	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	50.69	<i>Total Assessed</i>	\$980

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 520 feet

2012 Annual Tax Amount \$46.35

Polk County, MO



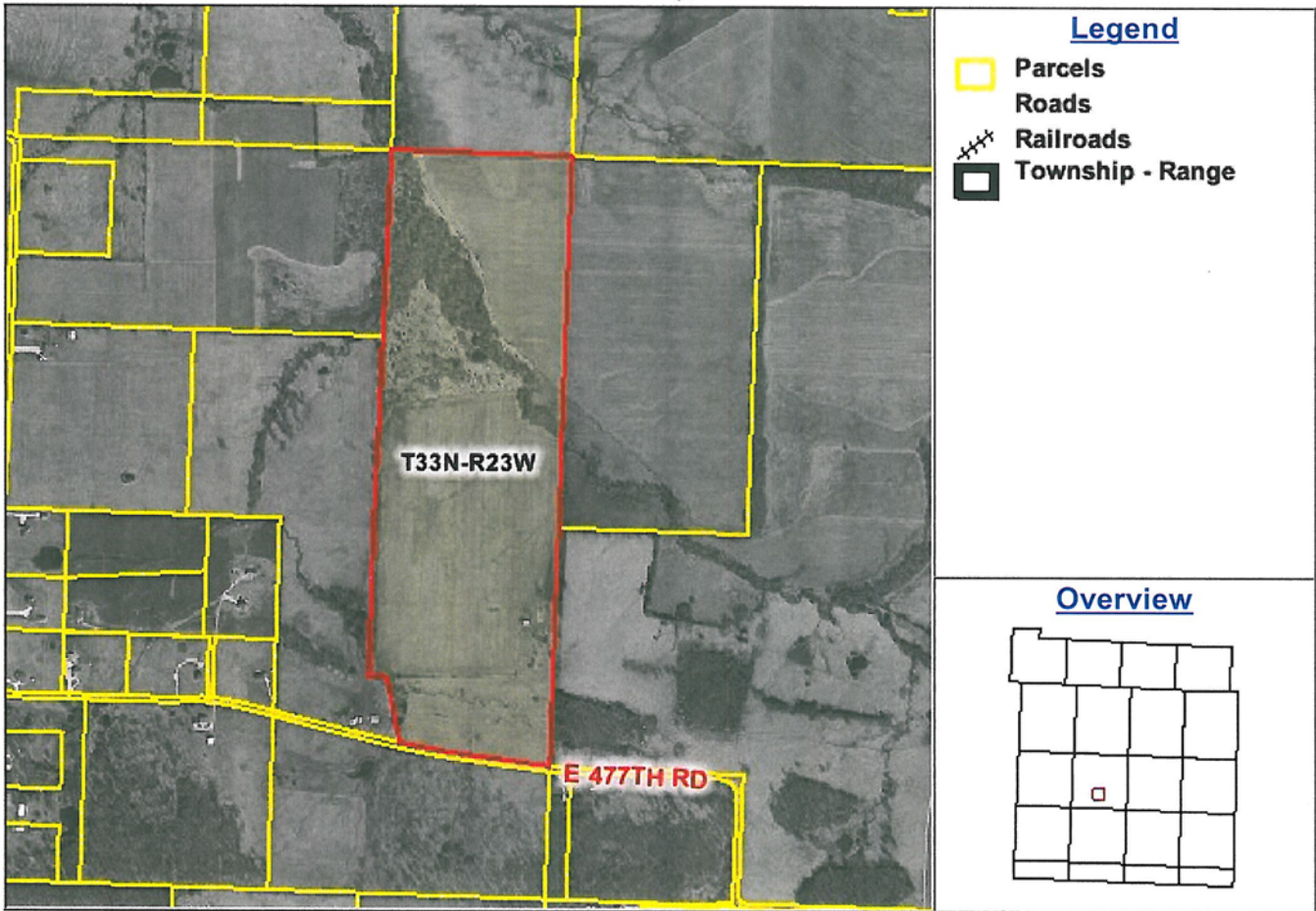
<i>Parcel Number</i>	89-11-0.7-35-000-000-005.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY J	<i>Legal Description</i>	E1/2 SE
<i>GIS Acres</i>	80.262819413	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	80	<i>Total Assessed</i>	\$1,510

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 817 feet

2012 Annual Tax Amount \$71.43

Polk County, MO



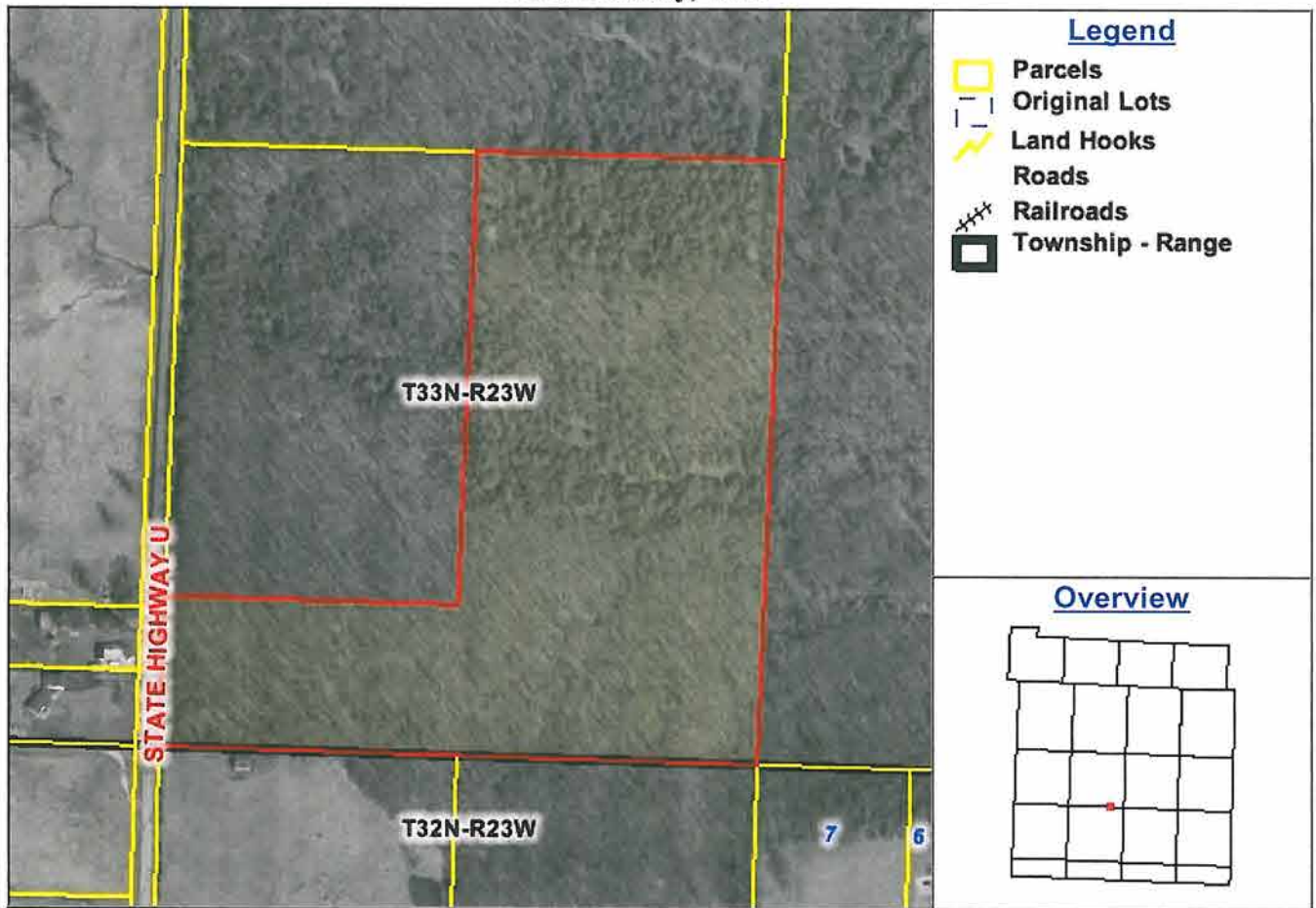
<i>Parcel Number</i>	89-11-0.8-28-000-000-001.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY	<i>Legal Description</i>	E 1/2 NE & NE SE LESS 2 ACRES SW CORNER & 10 ACRES N SIDE SE SE
<i>GIS Acres</i>	125.157080416	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	128	<i>Total Assessed</i>	\$11,170

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 1339 feet

2012 Annual Tax Amount \$528.40

Polk County, MO



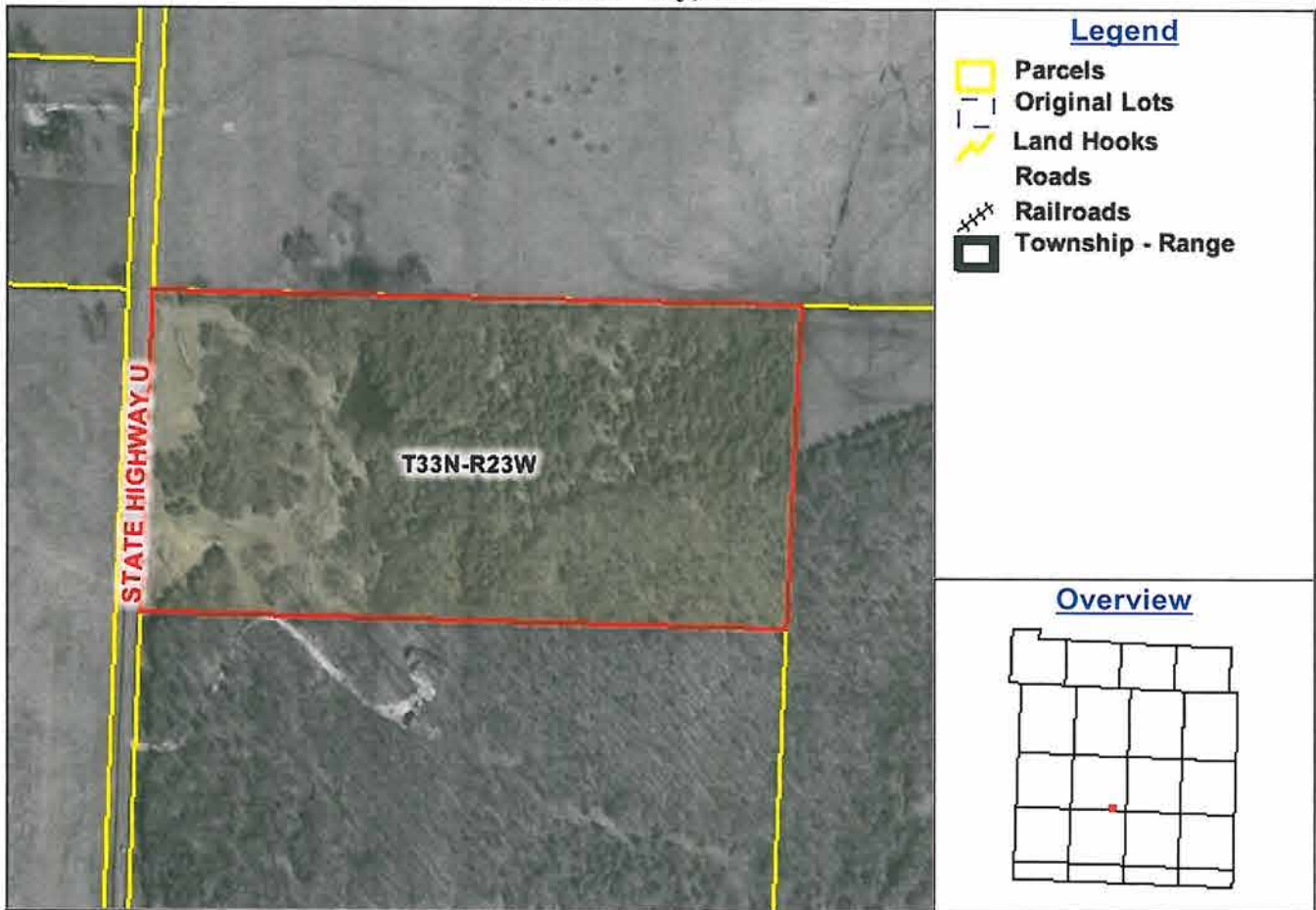
<i>Parcel Number</i>	89-11-0.7-35-000-000-006.02	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY	<i>Legal Description</i>	E1/2 SW SE & S 5 AC W1/2 SW SE
<i>GIS Acres</i>	24.8609466368	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	25	<i>Total Assessed</i>	\$460

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 408 feet

2012 Annual Tax Amount \$21.79

Polk County, MO



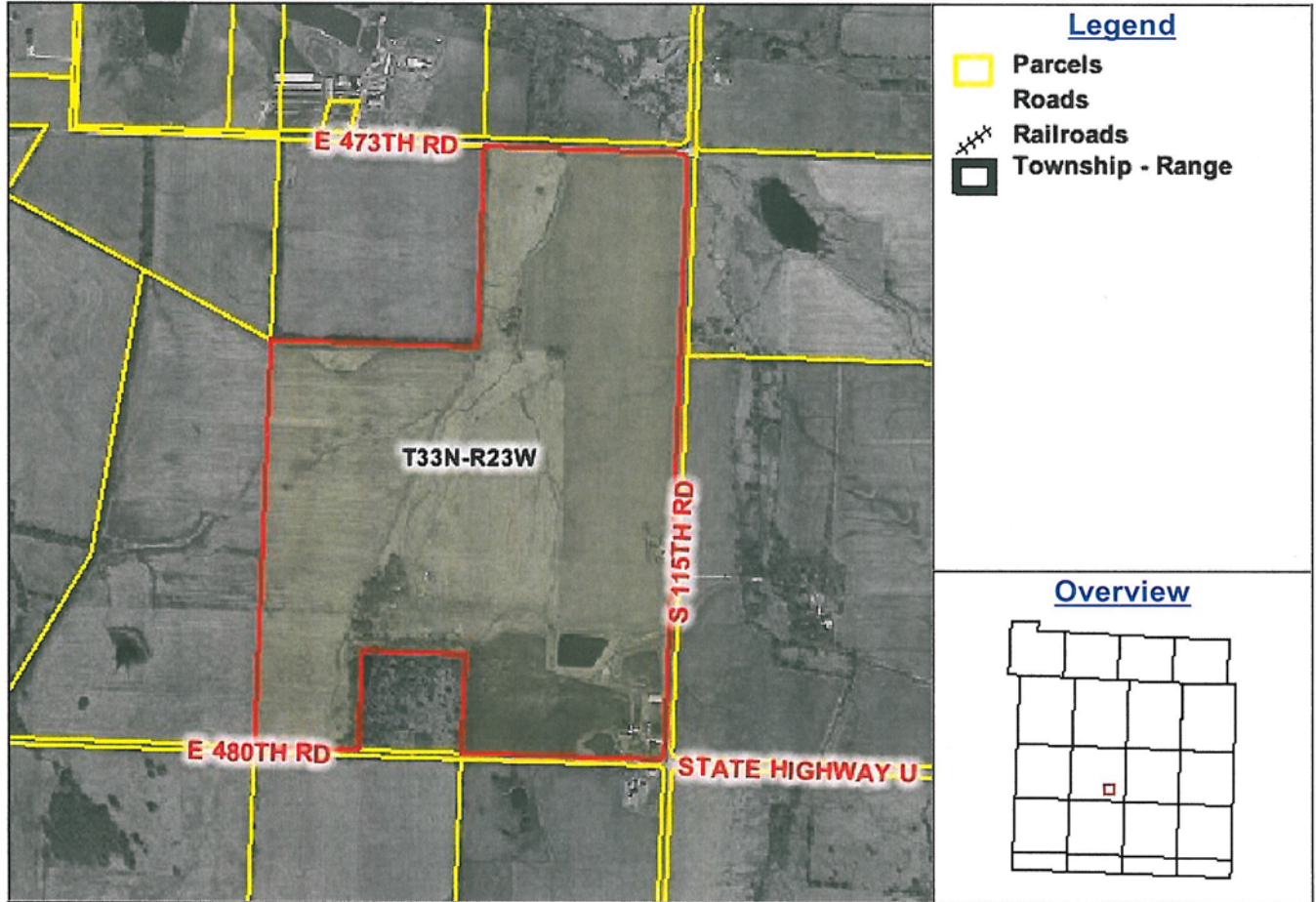
<i>Parcel Number</i>	89-11-0.7-35-000-000-006.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY	<i>Legal Description</i>	N1/2 NW SE
<i>GIS Acres</i>	19.7548245	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	20	<i>Total Assessed</i>	\$360

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 382 feet

2012 Annual Tax Amount \$17.03

Polk County, MO



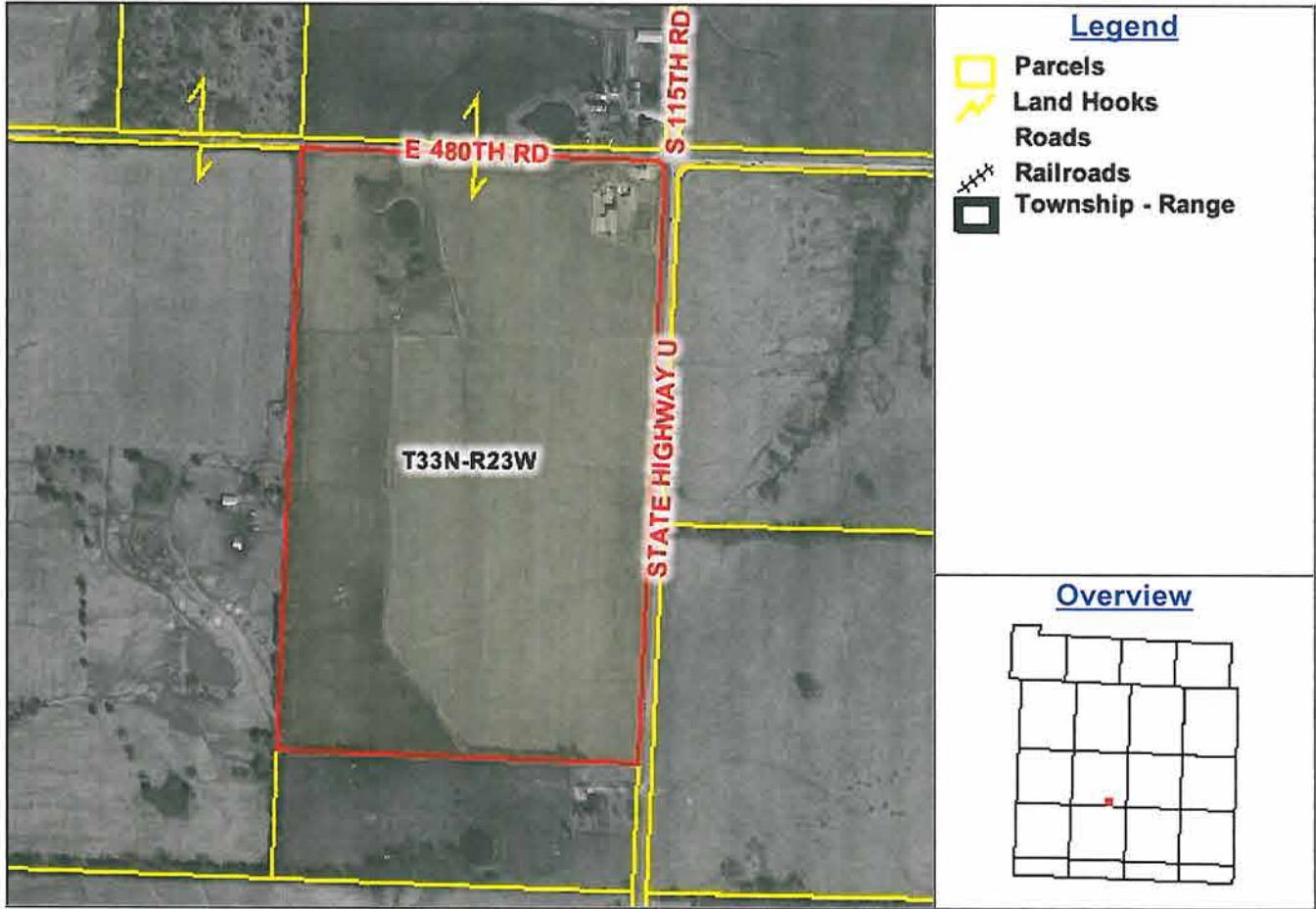
<i>Parcel Number</i>	89-11-0.7-26-000-000-006.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY	<i>Legal Description</i>	SE NW & SW LESS 10AC SE SW SW
<i>GIS Acres</i>	187.881341355	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	187.88	<i>Total Assessed</i>	\$29,130

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 1209 feet

2012 Annual Tax Amount \$1,378.07

Polk County, MO



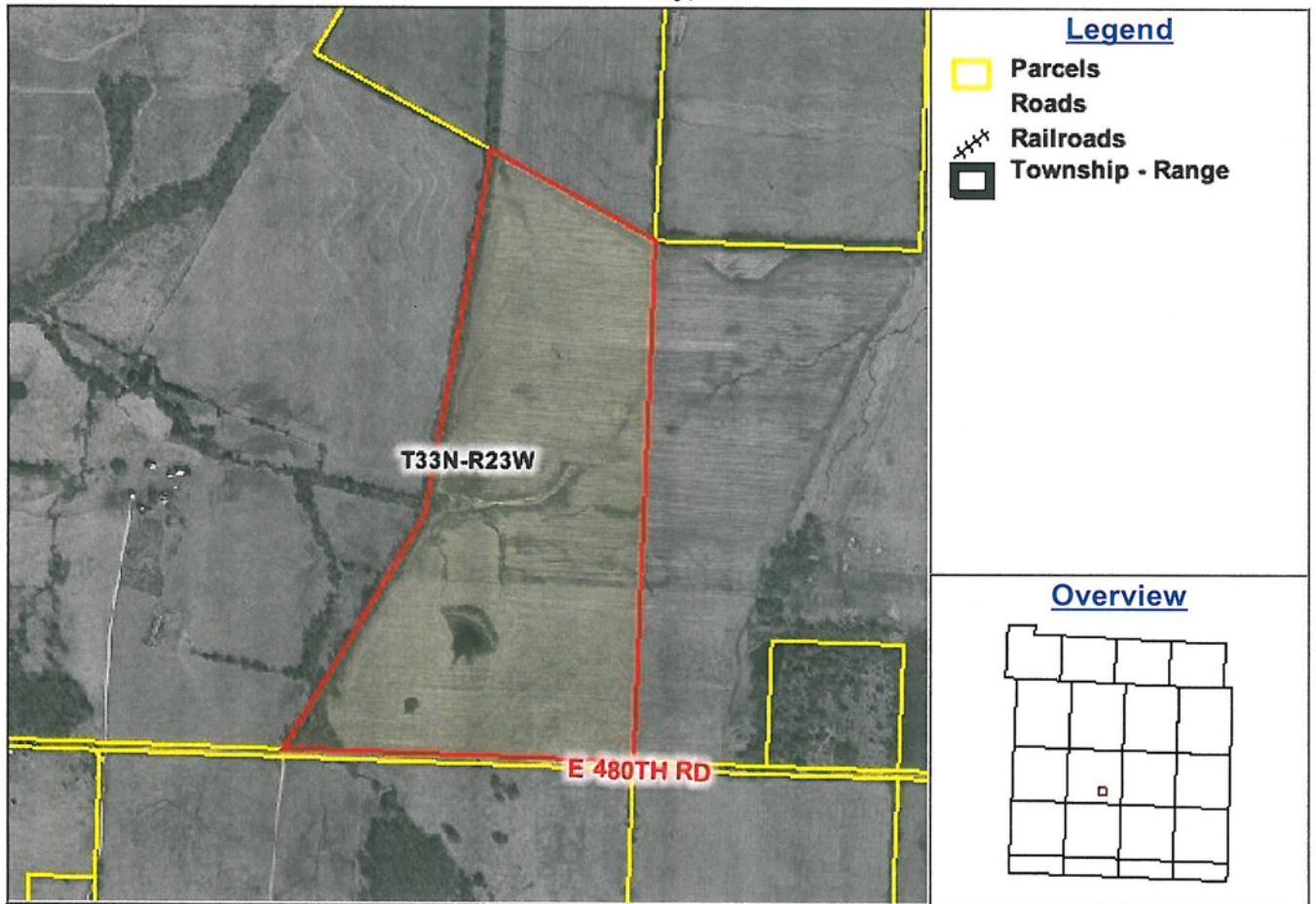
<i>Parcel Number</i>	89-11-0.7-35-000-000-004.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY J	<i>Legal Description</i>	E 1/2 NW LESS S 463
<i>GIS Acres</i>	64.8413499424	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	64.84	<i>Total Assessed</i>	\$1,380

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 677 feet

2012 Annual Tax Amount \$1,111.25

Polk County, MO



<i>Parcel Number</i>	89-11-0.8-27-000-000-006.00	<i>Deed Book Page</i>	0777-0571
<i>Owner Name</i>	BUTIKOFER TIMOTHY L & KATHY J	<i>Legal Description</i>	72.07 AC E SIDE SE & 4.4 AC SE CORNER SE NE
<i>GIS Acres</i>	76.4700300906	<i>School District</i>	R1
<i>Owner Address</i>	101 SUNRISE ST	<i>Road District</i>	CO
<i>Owner City</i>	ELGIN	<i>Fire District</i>	
<i>Owner State</i>	IA	<i>Library District</i>	0
<i>Owner Zip</i>	52141	<i>City District</i>	
<i>Database Acres</i>	76.47	<i>Total Assessed</i>	\$1,700

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search, appraisal, survey, or for zoning verification.

Map Scale
1 inch = 940 feet

2012 Annual Tax Amount \$80.43



FSA INFORMATION



Missouri

U.S. Department of Agriculture

FARM: 2036

Polk

Farm Service Agency

Prepared: 9/6/13 9:36 AM

Report ID: FSA-156EZ

Abbreviated 156 Farm Record

Crop Year: 2013

Page: 3 of 3

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Tract Number: 11707 Description: FAV/WR History

BIA Range Unit Number: N

HEL Status: HEL: conservation system is being actively applied

Wetland Status: Wetland determinations not complete

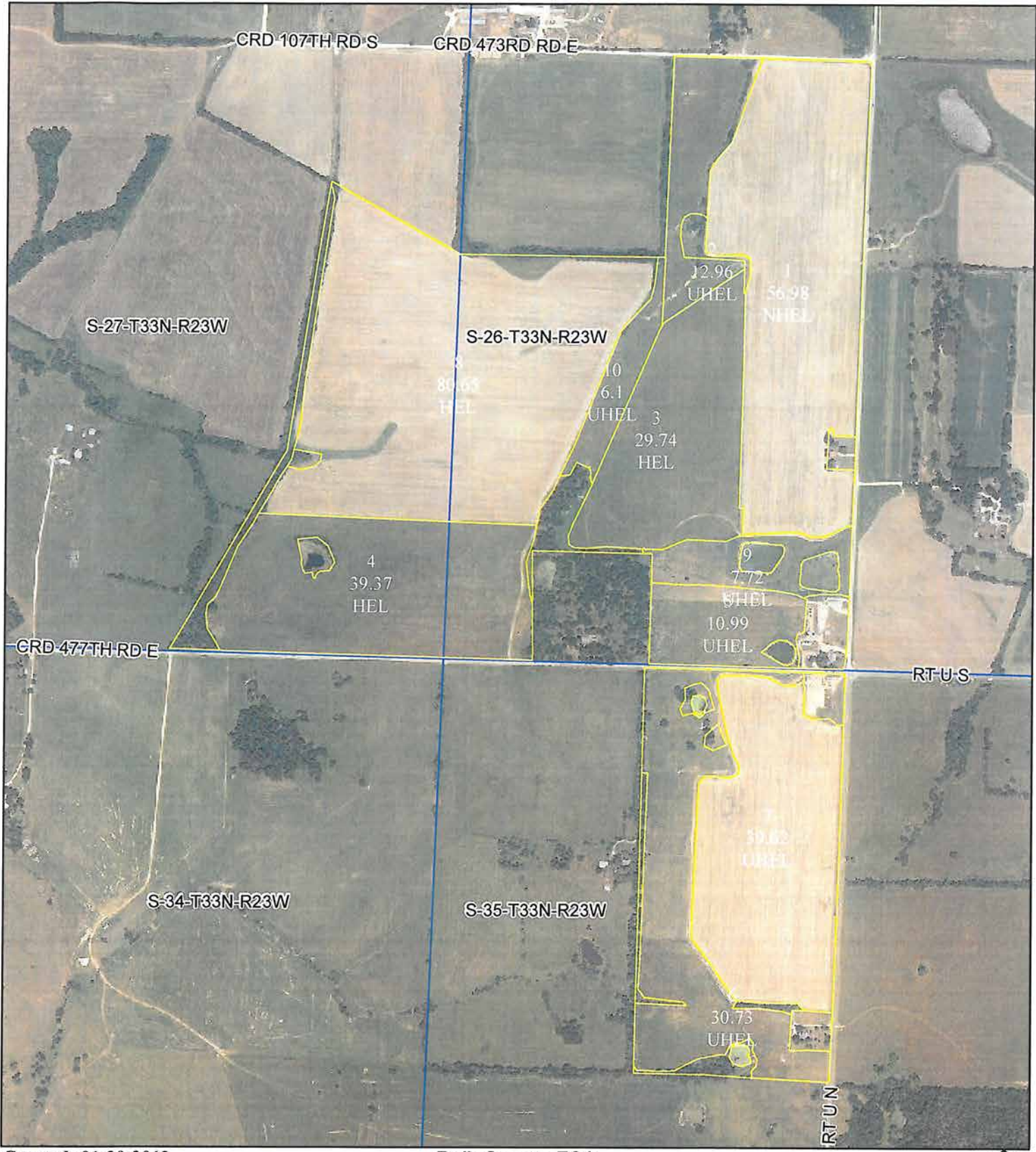
WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP
340.49	314.86	314.86	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		
0.0	0.0	314.86	0.0	0.0		

Crop	Base Acreage	Direct Yield	CC Yield	CCC-505 CRP Reduction
WHEAT	25.4	31	45	0.0
CORN	127.5	56	93	0.0
GRAIN SORGHUM	7.0	51	55	0.0
Total Base Acres:	159.9			

Owners: TIMOTHY BUTIKOFER

Other Producers: [REDACTED]



Created: 01-20-2013

Polk County FSA
1333 East Broadway
Bolivar, MO 65613

1:9,880



- Wetland Determination Identifiers**
- Restricted Use
 - ▼ Limited Restrictions
 - Exempt from Conservation Compliance Provisions

All Measurements are
For FSA Programs Only

- clu
- crp
- plss

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.

Farm 2036
Tract 11707

Missouri
 Polk
 Report ID: FSA-156EZ

U.S. Department of Agriculture
 Farm Service Agency
 Abbreviated 156 Farm Record

FARM: 2036
 Prepared: 9/6/13 9:36 AM
 Crop Year: 2013
 Page: 1 of 3

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Operator Name Farm Identifier Recon Number

Farms Associated with Operator:

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
581.74	490.43	490.43	0.0	0.0	0.0	0.0	Active	4
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP	FAV/WR History	ACRE Contract		
0.0	0.0	562.93	0.0	0.0	N	None		

Crop	Base Acreage	Direct Yield	CC Yield	CCC-505 CRP Reduction
WHEAT	35.5	31	45	0.0
CORN	159.1	56	93	0.0
GRAIN SORGHUM	36.2	51	55	0.0
Total Base Acres:	230.8			

Tract Number: 1440 Description: F-9 S35 T33 R23 FAV/WR History: N
 BIA Range Unit Number:
 HEL Status: HEL: conservation system is being actively applied
 Wetland Status: Wetland determinations not complete
 WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP
209.63	175.57	175.57	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		
0.0	0.0	175.57	0.0	0.0		

Crop	Base Acreage	Direct Yield	CC Yield	CCC-505 CRP Reduction
WHEAT	8.1	31	45	0.0
CORN	31.6	56	93	0.0
GRAIN SORGHUM	29.2	51	55	0.0
Total Base Acres:	68.9			

Owners: TIMOTHY BUTIKOFER

Other Producers:



Created: 01-20-2013

Polk County FSA
 1333 East Broadway
 Bolivar, MO 65613

1:6,550



Wetland Determination Identifiers

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

All Measurements are
 For FSA Programs Only

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.

- clu
- crp
- plss

Farm 2036
 Tract 1440

Missouri
 Polk
 Report ID: FSA-156EZ

U.S. Department of Agriculture
 Farm Service Agency
 Abbreviated 156 Farm Record

FARM: 5527
 Prepared: 9/6/13 3:08 PM
 Crop Year: 2013
 Page: 1 of 1

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Operator Name [REDACTED] Farm Identifier S35 T33 R23 Recon Number

Farms Associated with Operator:
 1136

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
131.25	41.35	41.35	0.0	0.0	0.0	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP			FAV/WR History	ACRE Contract
0.0	0.0	41.35	0.0	0.0			N	None

Tract Number: 10684 Description: G-10 S35 T33 R23

BIA Range Unit Number:

HEL Status: HEL Determinations not complete

Wetland Status: Wetland determinations not complete

WL Violations: None

FAV/WR History
 N

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP
131.25	41.35	41.35	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		
0.0	0.0	41.35	0.0	0.0		

Owners: TIMOTHY BUTIKOFER

Other Producers: [REDACTED]



Created: 01-20-2013

Polk County FSA
 1333 East Broadway
 Bolivar, MO 65613

1:4,450



All Measurements are
 For FSA Programs Only

- Wetland Determination Identifiers**
- Restricted Use
 - ▼ Limited Restrictions
 - Exempt from Conservation Compliance Provisions

- clu
- crp
- plss

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.

Farm 5527
 Tract 10684

Missouri
Polk

U.S. Department of Agriculture
Farm Service Agency
Abbreviated 156 Farm Record

FARM: 2036
Prepared: 9/6/13 9:36 AM
Crop Year: 2013
Page: 2 of 3

Report ID: FSA-156EZ

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Tract Number: 3592 Description: G-10 S26 T33 R23

FAV/WR
History
N

BIA Range Unit Number:

HEL Status: HEL Determinations not complete

Wetland Status: Wetland determinations not complete

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP/EWP	CRP Cropland	GRP
65.37	0.0	0.0	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP		
0.0	0.0	0.0	0.0	0.0		

Owners: TIMOTHY BUTIKOFER

Other Producers: XXXXXXXXXX



S-35-T33N-R23W

RTUS

S-2-T32N-R23W

Created: 01-20-2013

Polk County FSA
1333 East Broadway
Bolivar, MO 65613

1:3,950



Wetland Determination Identifiers

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

All Measurements are
For FSA Programs Only

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- clu
- crp
- plss

Farm 2036
Tract 3592