

Wagler Farms

Defiance County, OH & DeKalb County, IN

AUCTION

INFORMATION BOOKLET

Ohio Farms 1, 2 & 3

Tracts 1-9

- Productive Tillable Land
- Hunting & Recreational Land
- Potential Building Site
- Great Investment Opportunities

8 FARMS

578±
acres

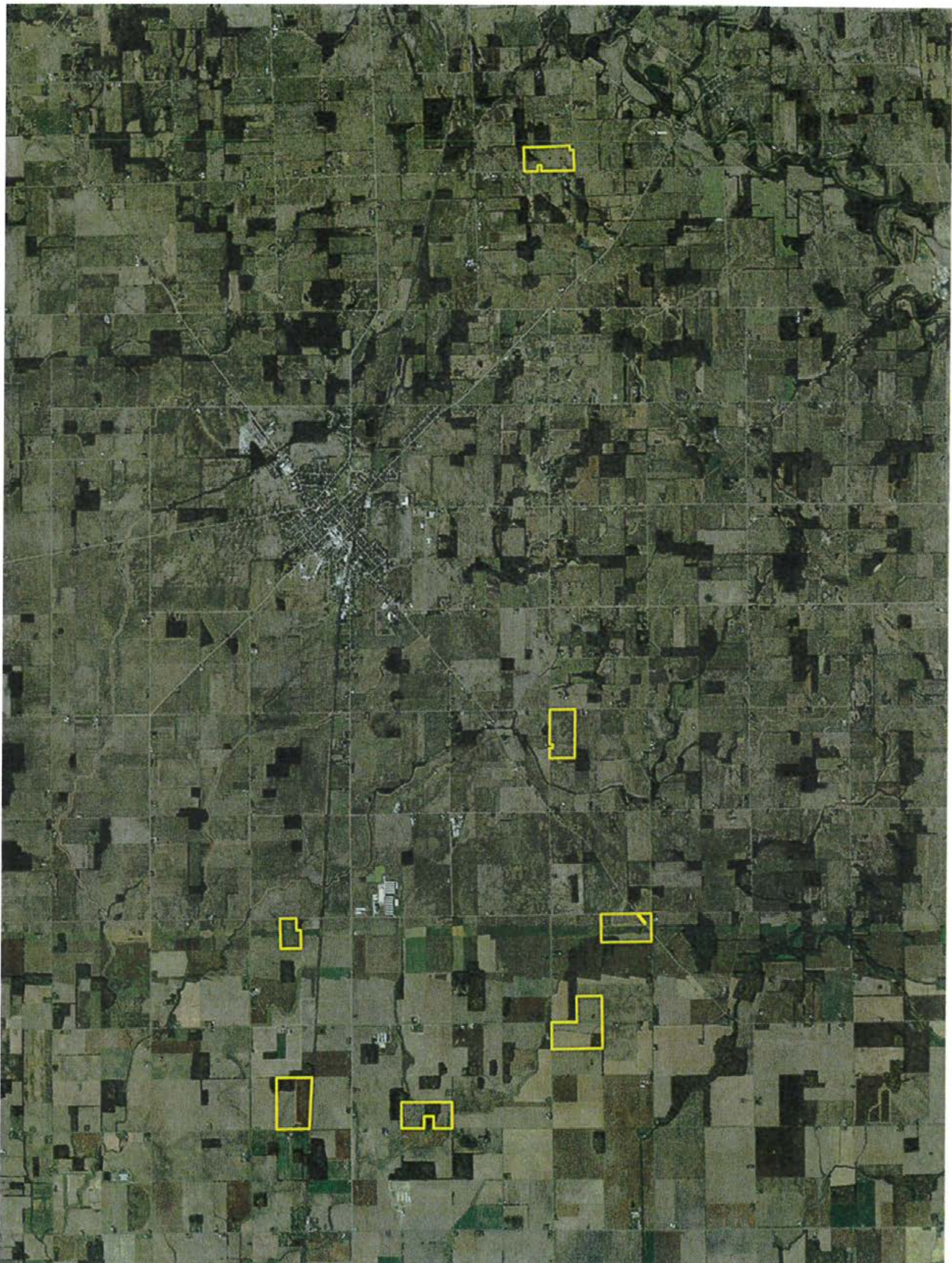
Offered in 22 Tracts or
Any Combination

MONDAY, NOVEMBER 1 AT 6:00PM
held at Defiance County Fairgrounds, Hicksville OH • Online Bidding Available



in cooperation with
HARVEST FARM MANAGEMENT

800.451.2709 • SchraderAuction.com



FARM

1

Rosedale Rd

①
36.5± acres

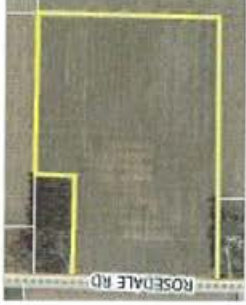


TRACT 1

Data For Parcel G19-0019-0-006-01

Base Data

Parcel:	G19-0019-0-006-01
Owner:	WAGLER RAY A
Address:	ROSEDALE



[+] Map this property.

Tax Mailing Address

Tax Mailing Name:	WAGLER RAY
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Owner Address

Owner Name:	WAGLER RAY A
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Geographic

City:	UNINCORPORATED
Township:	MARK TOWNSHIP
School District:	CENTRAL LSD
Tax District:	G19 MARK TWP, CLSD

SECT. 19

Legal

Legal Acres:	36.78	Homestead Reduction:	NO
Legal Description:	SECTION 19 N PT W 1/2 SW FL	2.5% Reduction	NO
Land Use:	110 - CAUV VACANT	Foreclosure:	NA
Neighborhood:	11910	Board of Revision:	NO
Number Of Cards:	0	New Construction:	NA
Annual Tax (Does not include delinquencies.):	\$772.49	Divided Property:	NA
Map Number:	G1900		

Defiance County, Ohio - Property Record Card
 Parcel: G19-0019-0-006-01
 Card: 1

GENERAL PARCEL INFORMATION

Owner WAGLER RAY A
 Property Address ROSEDALE
 Mailing Address 10556 WONDERLY RD
 MARK CENTER OH 43536
 Land Use 110 - CAUV VACANT
 Deed DEED VOLUME/PAGE: /
 Legal Description SECTION 19 N PT W 1/2 SW FL



VALUATION

Land Value	Appraised	Assessed
Improvements Value	\$217,750.00	\$76,210.00
CAUV Value	\$0.00	\$0.00
Taxable Value	\$49,360.00	\$17,280.00
Net Annual Tax	\$17,280.00	\$772.49

LAND

Land Type	Acres	Depth	Frontage	Depth	Value
A5 - Tillable	36.279	0	0	100	217670
A8 - Woodland	0.099	0	0	100	80
RD - Road	0.402	0	0	0	0

AGRICULTURAL

Land Type	Land Usage	Soil Type	Acres	Value
CR - Crop	CR - Crop	Lc	36.279	49340
WO - Woods	WO - Woods	Lc	0.099	20

SALES

Date	Buyer	Seller	Price
10/26/2015	WAGLER RAY A	WAGLER OMER	0
1/1/1992	WAGLER OMER		0

Aerial Map



Map Center: 41° 17' 14.19, -84° 41' 11.94



19-4N-2E
Defiance County
Ohio



6/28/2021

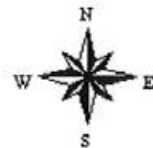
Aerial Map



Map Center: 41° 17' 14.19, -84° 41' 11.94



19-4N-2E
Defiance County
Ohio



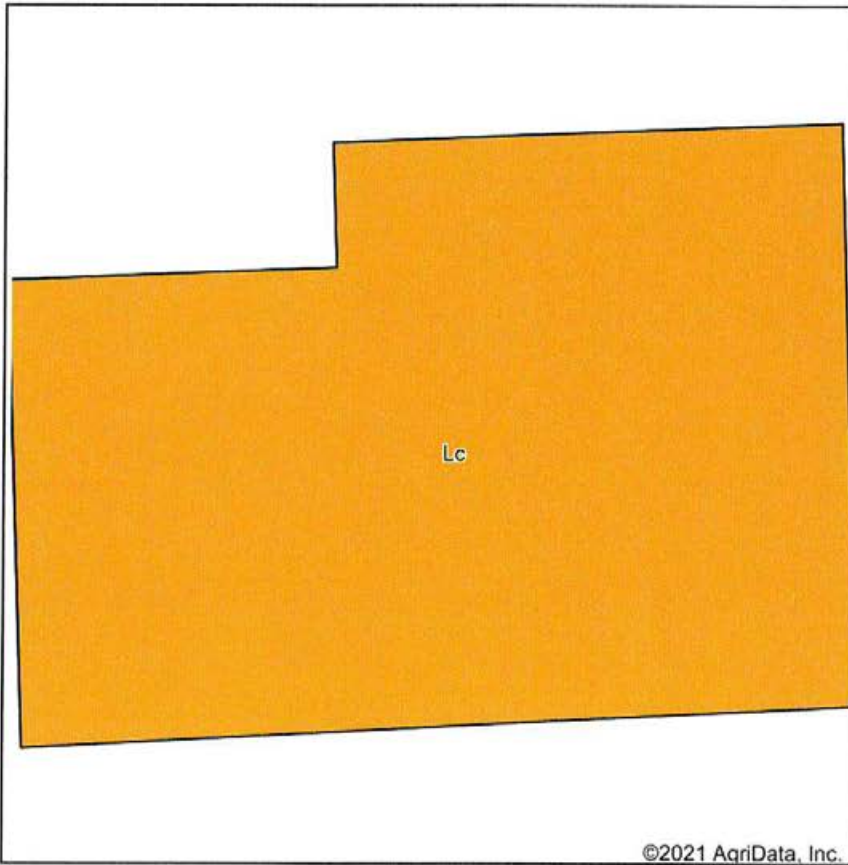
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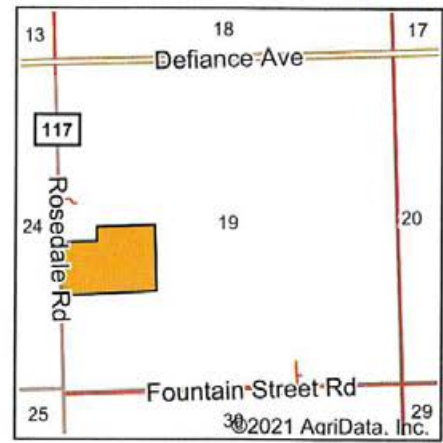
6/28/2021

Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.



State: **Ohio**
 County: **Defiance**
 Location: **19-4N-2E**
 Township: **Mark**
 Acres: **35.5**
 Date: **6/28/2021**

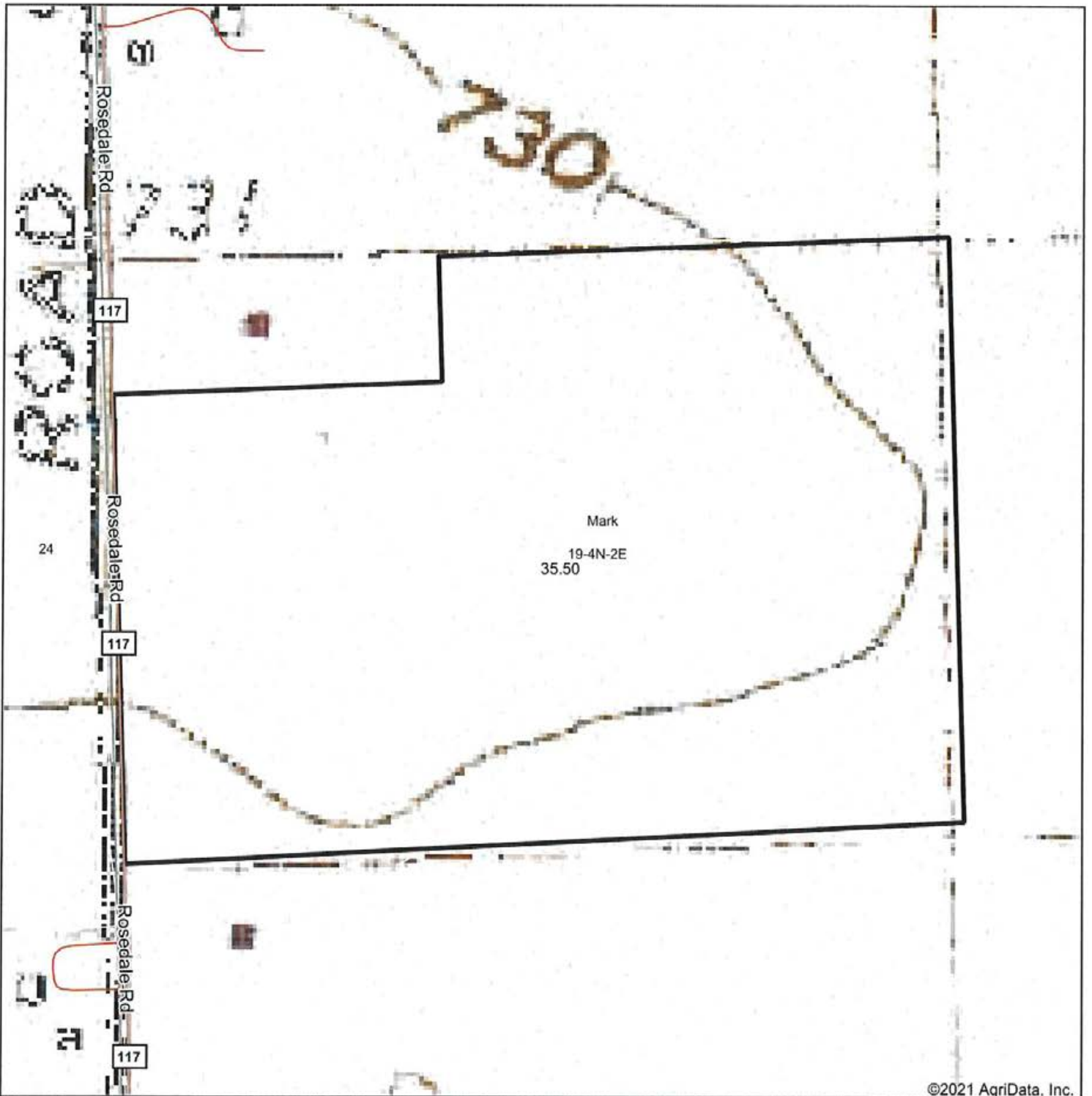


Area Symbol: OH039, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn	Grass legume hay	Winter wheat	*eFOTG PI
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	35.50	100.0%		IIIw	112.9	4.6	47.1	78
Weighted Average						112.9	4.6	47.1	78

*efotg PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

Topography Map



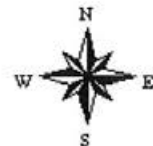
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map center: 41° 17' 14.19, -84° 41' 11.94



19-4N-2E
Defiance County
Ohio

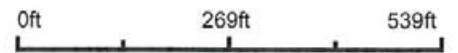


6/28/2021

Topography Contours



Source: USGS 3 meter dem
 Interval(ft): 2.0
 Min: 726.8
 Max: 730.2
 Range: 3.4
 Average: 728.2
 Standard Deviation: 0.52 ft



6/28/2021

19-4N-2E
 Defiance County
 Ohio

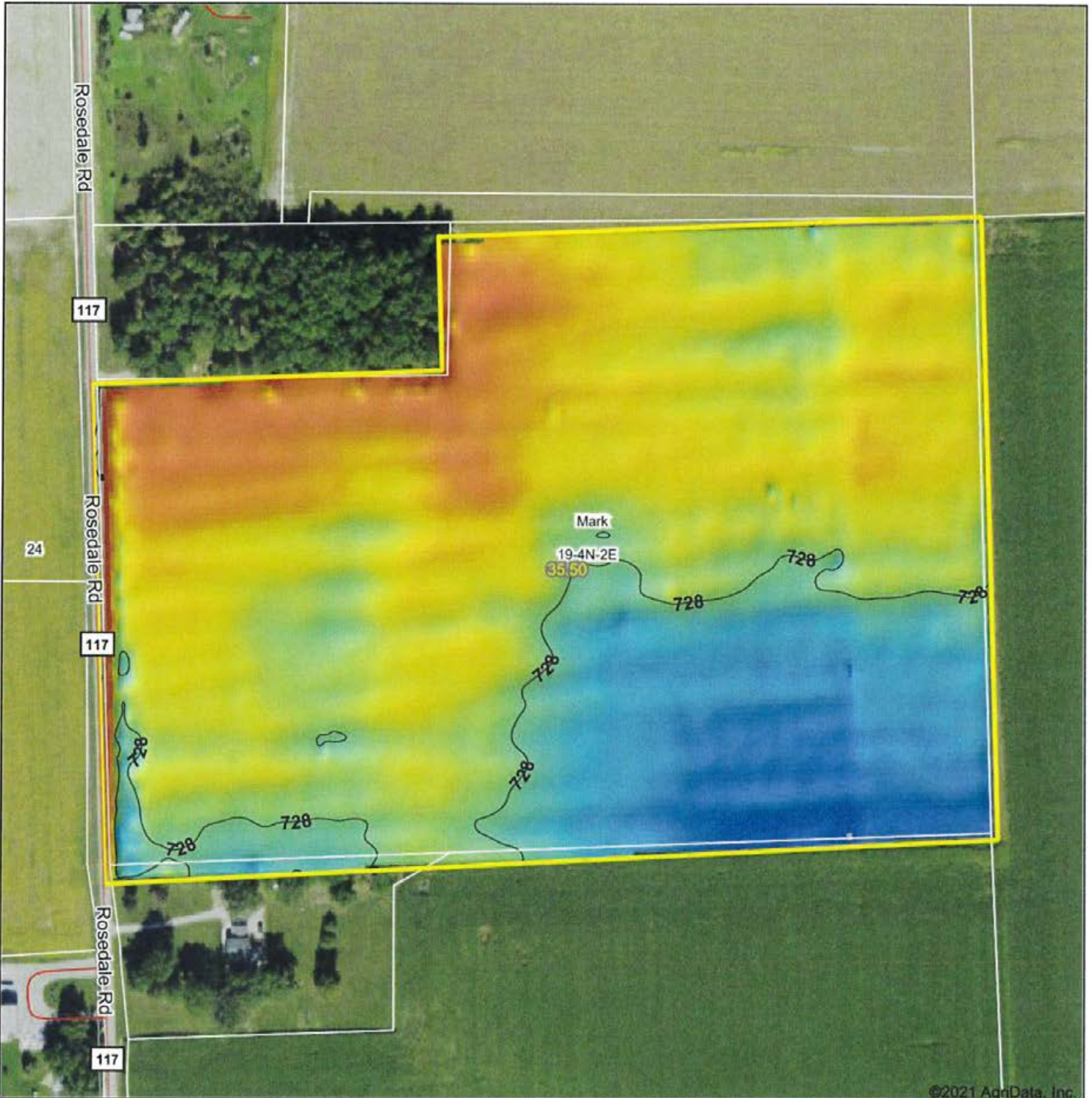
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Maps Provided By:

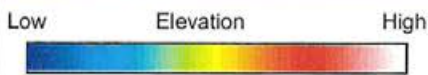
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Field borders provided by Farm Service Agency as of 5/21/2008

Topography Hillshade



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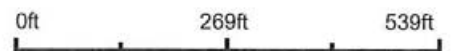
SCHRADER
Real Estate and Auction Company, Inc.

Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING

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Field borders provided by Farm Service Agency as of 5/21/2008

Source: USGS 3 meter dem
Interval(ft): 2
Min: 726.8
Max: 730.2
Range: 3.4
Average: 728.2
Standard Deviation: 0.52 ft



6/28/2021

19-4N-2E
Defiance County
Ohio

map center: 41° 17' 14.19, -84° 41' 11.94

Wetlands Map



State: **Ohio**
 Location: **19-4N-2E**
 County: **Defiance**
 Township: **Mark**
 Date: **6/28/2021**



Maps Provided By:

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Classification Code	Type	Acres
		Total Acres 0.00

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

Farm 3365




Tract 1891

2021 Program Year
Map Created November 25, 2020

Defiance County
Farm Service Agency
06879 Evansport Rd - Suite D
Defiance, OH 43512
419-782-4781 (p)
855-832-5980 (f)

Common Land Unit

-  Non-Cropland
-  Cropland
-  CRP
-  Tract Boundary

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

All of the following are true unless otherwise indicated:

- All Crops=NI
- All Crops=GR
- Corn=YEL
- Soybeans=COM
- Wheat=SRW



Tract Cropland Total: 34.41 acres

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FARM

2



Railroad

③
46.5± acres

④
2.5± acres

②
61± acres

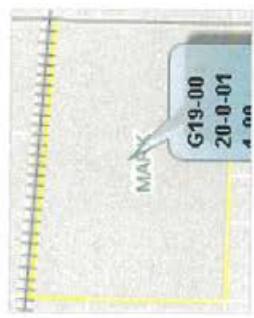
Wonderly Rd

TRACTS 2, 3, 4

Data For Parcel G19-0020-0-011-00

Base Data

Parcel:	G19-0020-0-011-00
Owner:	WAGLER RAY A
Address:	10556 WONDERLY



[+] Map this property.

Tax Mailing Address

Tax Mailing Name:	WAGLER RAY
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Owner Address

Owner Name:	WAGLER RAY A
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Geographic

City:	UNINCORPORATED
Township:	MARK TOWNSHIP
School District:	CENTRAL LSD
Tax District:	G19 MARK TWP, CLSD

Legal

Legal Acres:	108.33	Homestead Reduction:	NO
Legal Description:	SECTION 20 N1/2 SE & S PT S RR NE	2.5% Reduction	YES
Land Use:	111 - CAUV CASH GRAIN	Foreclosure:	NA
Neighborhood:	11910	Board of Revision:	NO
Number Of Cards:	1	New Construction:	NA
Annual Tax (Does not include delinquencies.):	\$3,493.86	Divided Property:	NA
Map Number:	G1900		

Defiance County, Ohio - Property Record Card
Parcel: G19-0020-0-011-00
Card: 1

GENERAL PARCEL INFORMATION

Owner: WAGLER RAY A
 Property Address: 10556 WONDERLY
 Mailing Address: 10556 WONDERLY RD
 Land Use: MARK CENTER OH 43536
 Deed: 111 - CAUV CASH GRAIN
 Legal Description: DEED VOLUME/PAGE: / SECTION 20 N1/2 SE & S PT S RR NE

VALUATION

	Appraised	Assessed
Land Value	\$588,900.00	\$206,120.00
Improvements Value	\$87,490.00	\$30,620.00
CAUV Value	\$142,370.00	\$49,830.00
Taxable Value	\$80,450.00	
Net Annual Tax	\$3,493.86	
Total Dwelling Value	\$51,890	
Total Card 001 Value	\$87,490	

LAND

Land Type	Acreage	Depth	Frontage	Depth	Value
AH - Homesite	1	0	0	100	14500
A5 - Tillable	94.087	0	0	100	564520
RD - Road	0.889	0	0	0	0
A8 - Woodland	12.354	0	0	100	9880

AGRICULTURAL

Land Type	Land Usage	Soil Type	Acres	Value
CR - Crop	CR - Crop	HcA	0.528	1040
WO - Woods	WO - Woods	FIA	0.814	190
CR - Crop	CR - Crop	Mid	1.802	3930
CR - Crop	CR - Crop	Lc	49.747	67660
CR - Crop	CR - Crop	FsA	3.164	1870
CR - Crop	CR - Crop	HnA	28.471	45550
WO - Woods	WO - Woods	Lc	11.401	2620
CR - Crop	CR - Crop	FIA	10.375	4980
WO - Woods	WO - Woods	HnA	0.139	30



Grid Scale: 5ft

A	1-3/4 s Fr/B	640 sqft
B	1 s Fr/C	272 sqft
C	EPF	48 sqft
D	1 s Fr/C	128 sqft
E	WDDK	80 sqft
F	PB	
G	LT	
H	GR	
I	PB	

RESIDENTIAL

Building Style	Year Built	Stories	Finished Area	First Floor Area	Half Floor Area	Upper Floor Area	Rooms	Bedrooms	Family Rooms	Full Baths	Half Baths	Basement	Finished Basement Area	Heating	Cooling	Exterior Wall	Attic	Number of Fireplace Openings	Number of Fireplace Stacks
SINGLE FAMILY	1900	1.75	1520	1040	480	0	7	4	0	1	0	PT CRAWL / PT BSMT		HEAT		CTRL A/C		0	0
																WOOD ALM VINYL	NONE		

ADDITIONS

Description	Area	Year Built	Value
WDDK - WOOD/VINYL	80	0	\$720.00
EFF - ENCLOSED FRAME	48	0	\$620.00

IMPROVEMENTS

Description	Year Built	Dimension	Area	Value
Granary/Crib-	1900	0x0	0	\$0.00
Lean-To - LT	1977	28x40	1120	\$1,120.00
Pole Building - PB	1977	52x40	2080	\$8,270.00
Pole Building - PB	1997	100x50	5000	\$28,000.00

SALES

Date	Buyer	Seller	Price
10/26/2015	WAGLER RAY A	WAGLER OMER & RAY	0
1/1/1992	WAGLER OMER & RAY		0

COMMERCIAL

Defiance County GIS

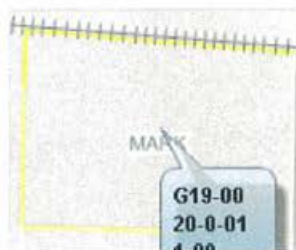


Notes

Data For Parcel G19-0020-0-011-00

Improvements Data

Parcel: G19-0020-0-011-00
Owner: WAGLER RAY A
Address: 10556 WONDERLY



[+] Map this property.

Card 1 ▾ of 1

Improvements

Improvement Code	Description	Length	Width	Total Area	Year Built	Appraised Value (100%)
GR	Granary/Crib-Dbl/Sng	0	0	0	1900	\$0.00
LT	Lean-To	28	40	1120	1977	\$1,120.00
PB	Pole Building	52	40	2080	1977	\$8,270.00
PB	Pole Building	100	50	5000	1997	\$28,000.00

Improvements Totals

Total Improvements Value:	\$37,390.00
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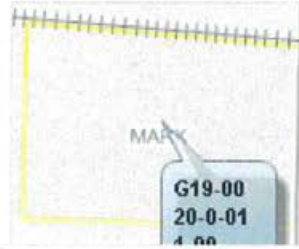
GIS parcel shapefile last updated 8/5/2021 2:01:06 AM.

The CAMA data presented on this website is current as of 8/4/2021 9:01:07 PM.

Data For Parcel G19-0020-0-011-00

Residential Data

Parcel:	G19-0020-0-011-00
Owner:	WAGLER RAY A
Address:	10556 WONDERLY



[+] Map this property.

Card 1 ▼ of 1

Residential

Number of Stories:	1.75	Exterior Wall:	WOOD ALM VINYL
Style:	SINGLE FAMILY	Heating:	HEAT
Year Built:	1900	Cooling:	CTRL A/C
Year Remodeled:	1990	Basement:	PT CRAWL / PT BSMT
Number of Rooms:	7	Attic:	NONE
Number of Bedrooms:	4	Finished Living Area:	1520
Number of Full Baths:	1	First Floor Area:	1040
Number of Half Baths:	0	Upper Floor Area:	0
Number of Family Rooms:	0	Half Floor Area:	480
Number of Dining Rooms:	0	Finished Basement Area:	0
Number of Basement Garages:	0	Total Basement Area:	640
Grade:	C-	Fireplace Openings:	0
Grade Adjustment:	0.9	Fireplace Stacks:	0
Condition:	FAIR		

Dwelling Value

Total Dwelling Value:	\$51,890.00
------------------------------	-------------

Residential Features

No data found for this parcel.

GIS parcel shapefile last updated 8/5/2021 2:01:06 AM.

The CAMA data presented on this website is current as of 8/4/2021 9:01:07 PM.

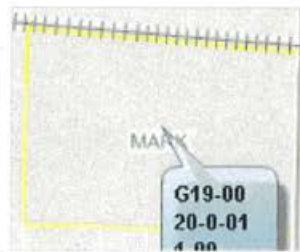
Data For Parcel G19-0020-0-011-00

Sketch Data

Parcel:

Owner:

Address:

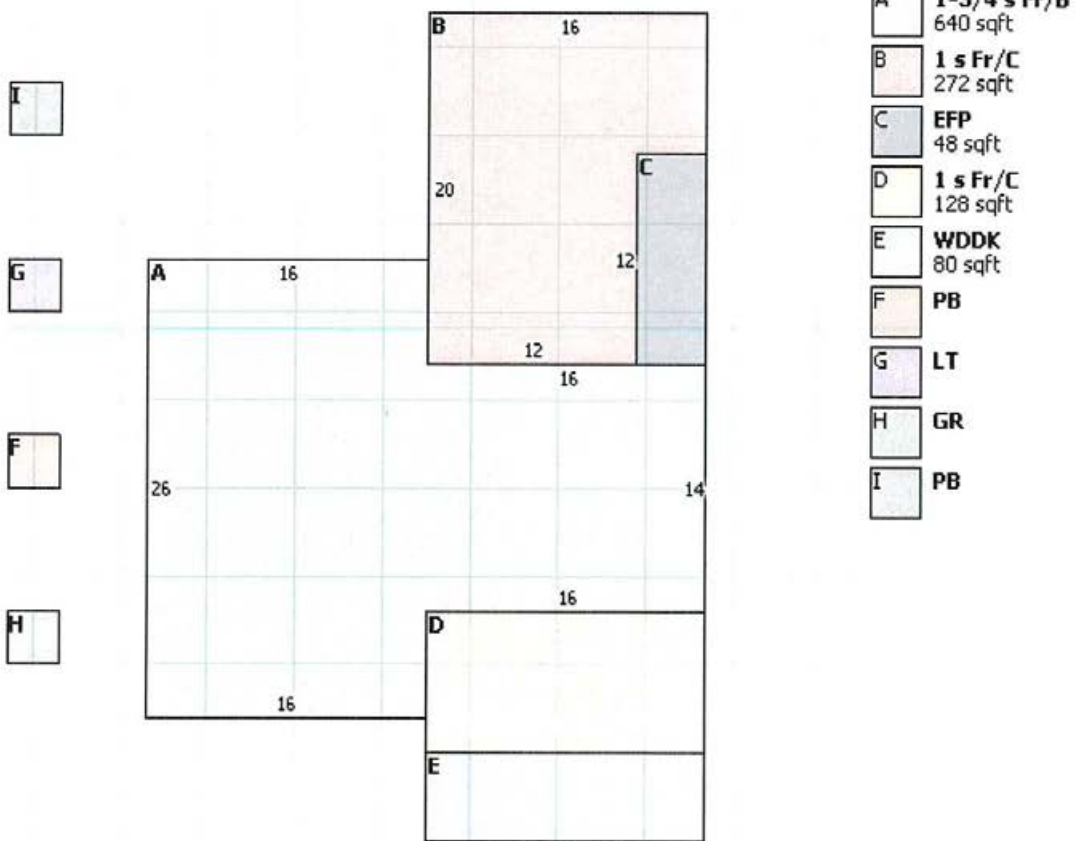


[+] Map this property.

Sketch

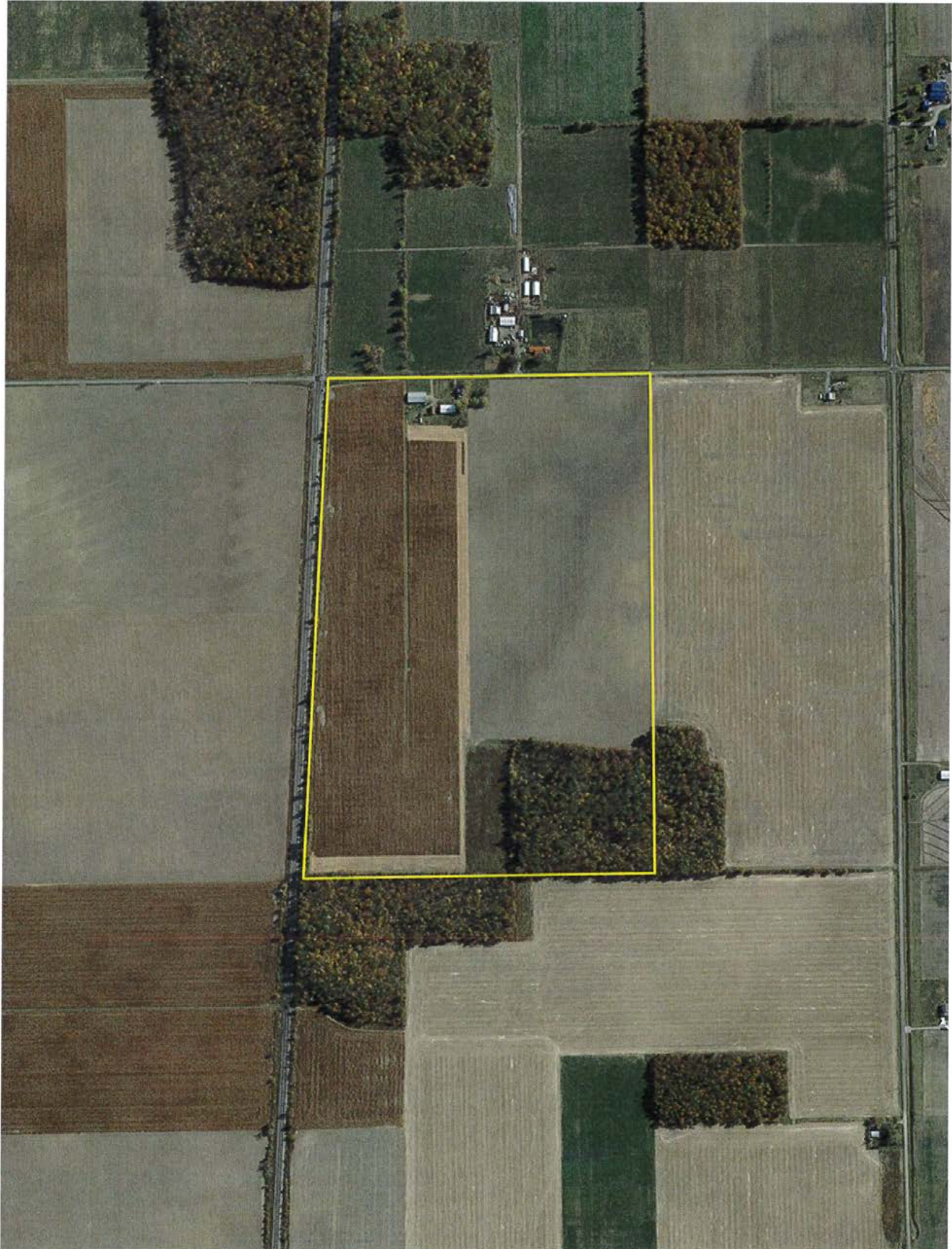
Card: 1 ▼

Grid Scale: 5ft



GIS parcel shapefile last updated 8/5/2021 2:01:06 AM.

The CAMA data presented on this website is current as of 8/4/2021 9:01:07 PM.



Aerial Map



Map Center: 41° 17' 15.93, -84° 39' 17.59



20-4N-2E
Defiance County
Ohio



6/28/2021

Aerial Map



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Map Center: 41° 17' 15.93, -84° 39' 17.59



20-4N-2E
Defiance County
Ohio

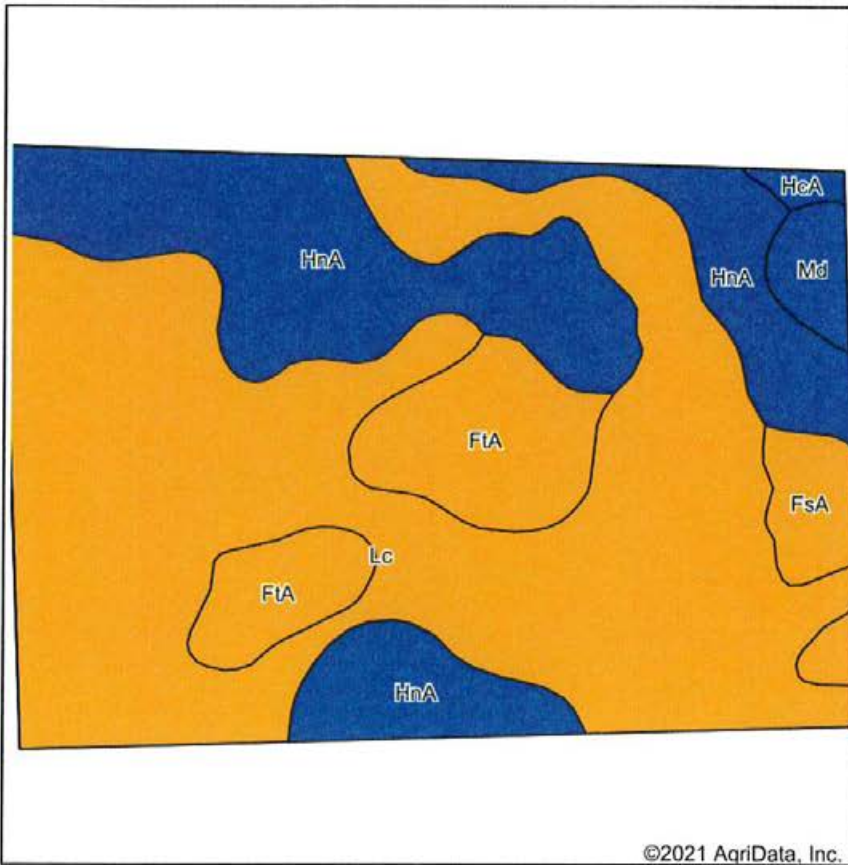


6/28/2021

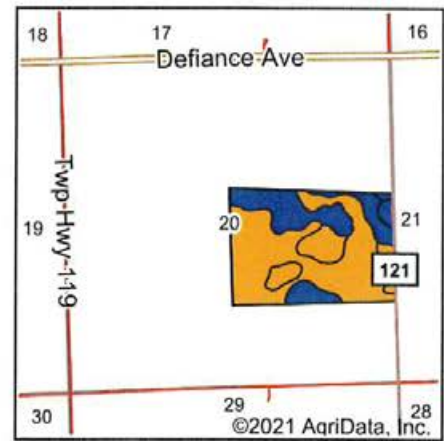


Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.



State: **Ohio**
 County: **Defiance**
 Location: **20-4N-2E**
 Township: **Mark**
 Acres: **110.39**
 Date: **6/28/2021**

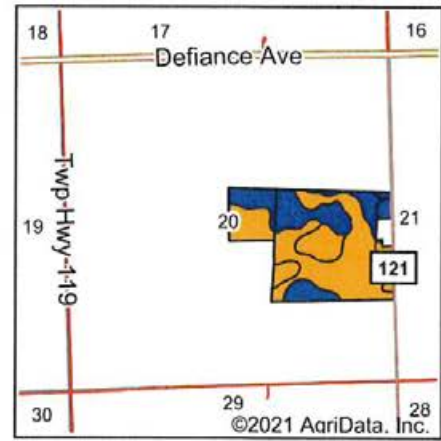
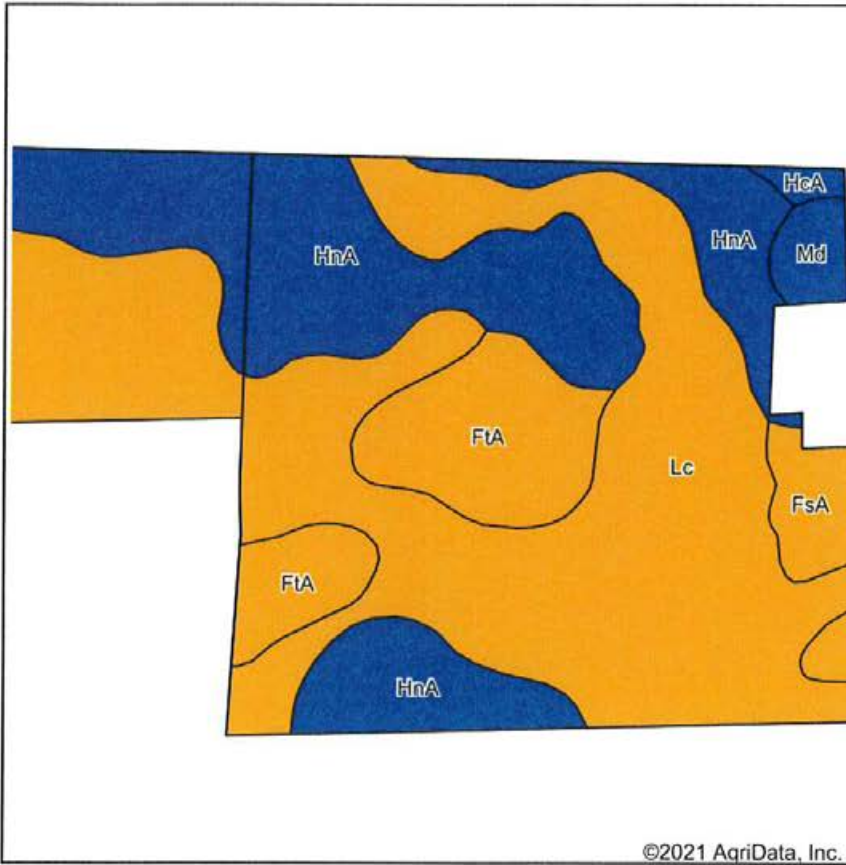


Area Symbol: OH039, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn	Grass legume hay	Winter wheat	*eFOTG PI
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	62.37	56.5%		IIIw	112.9	4.6	47.1	78
HnA	Haskins loam, 0 to 3 percent slopes	30.43	27.6%		IIw	110	4.5	48	77
FIA	Fulton silty clay loam, 0 to 3 percent slopes	11.39	10.3%		IIIw	100	4	44	64
FsA	Fulton loam, 0 to 3 percent slopes	3.50	3.2%		IIIw	100	4	44	67
Md	Mermill loam	2.07	1.9%		IIw	130	5.3	55	92
HcA	Hoytville silty clay loam, 0 to 1 percent slopes	0.63	0.6%		IIw				83
Weighted Average						110	4.5	46.8	76.2

*efotg PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

Soils Map



State: **Ohio**
 County: **Defiance**
 Location: **20-4N-2E**
 Township: **Mark**
 Acres: **90.28**
 Date: **6/28/2021**



Maps Provided By:

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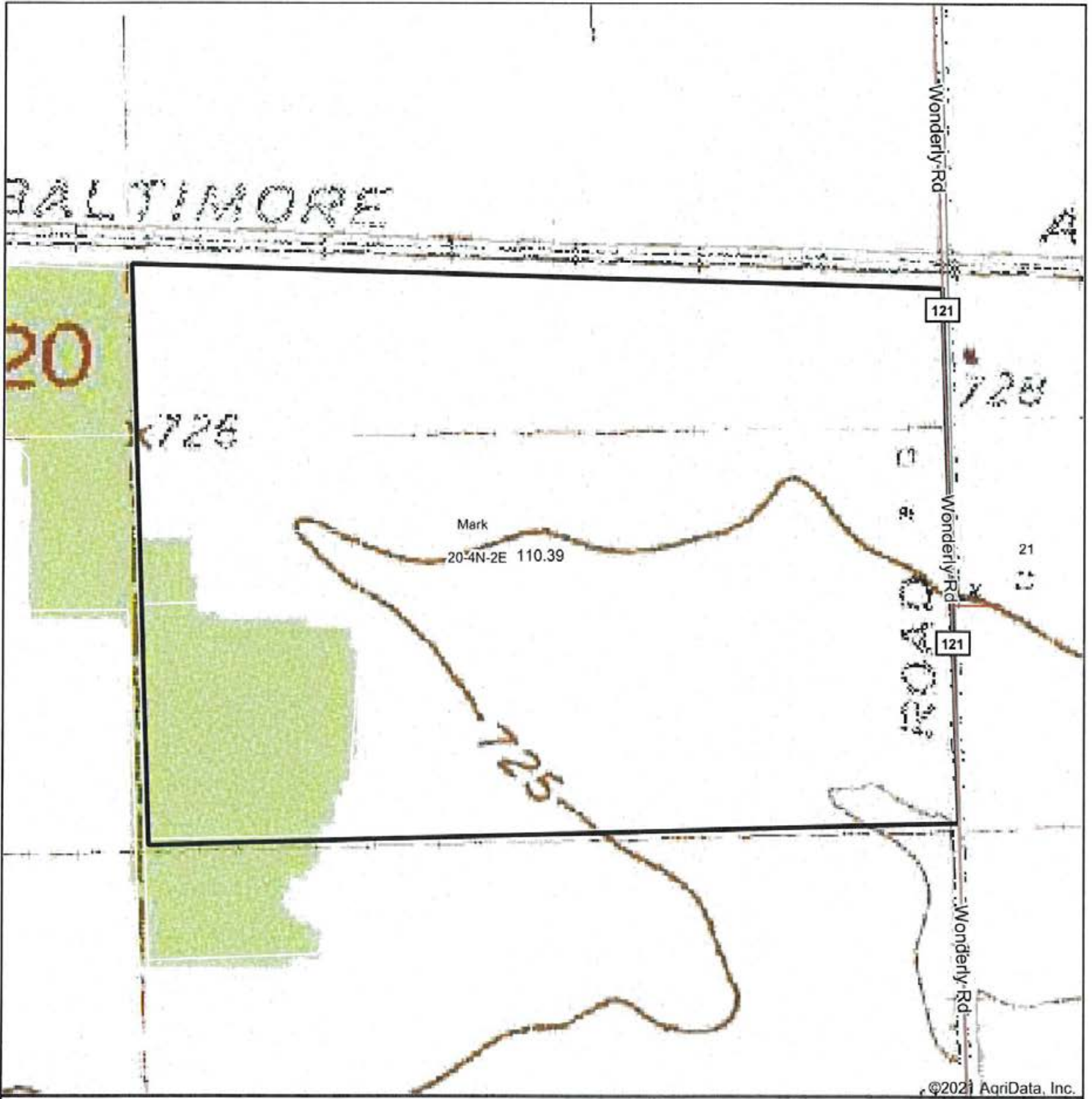


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Area Symbol: OH039, Soil Area Version: 19									
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn	Grass legume hay	Winter wheat	*eFOTG PI
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	46.91	52.0%		Illw	112.9	4.6	47.1	78
HnA	Haskins loam, 0 to 3 percent slopes	27.58	30.5%		llw	110	4.5	48	77
FtA	Fulton silty clay loam, 0 to 3 percent slopes	10.53	11.7%		Illw	100	4	44	64
FsA	Fulton loam, 0 to 3 percent slopes	3.09	3.4%		Illw	100	4	44	67
Md	Mermill loam	1.62	1.8%		llw	130	5.3	55	92
HcA	Hoytville silty clay loam, 0 to 1 percent slopes	0.55	0.6%		llw				83
Weighted Average						109.7	4.5	46.8	76

*efotg PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

Topography Map



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

map center: $41^{\circ} 17' 15.93$, $-84^{\circ} 39' 17.59$

20-4N-2E
Defiance County
Ohio

Maps Provided By
 **surety**
CUSTOMIZED ONLINE MAPPING
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6/28/2021

Field borders provided by Farm Service Agency as of 5/21/2008

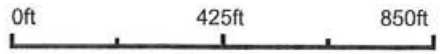
Topography Contours



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6/28/2021

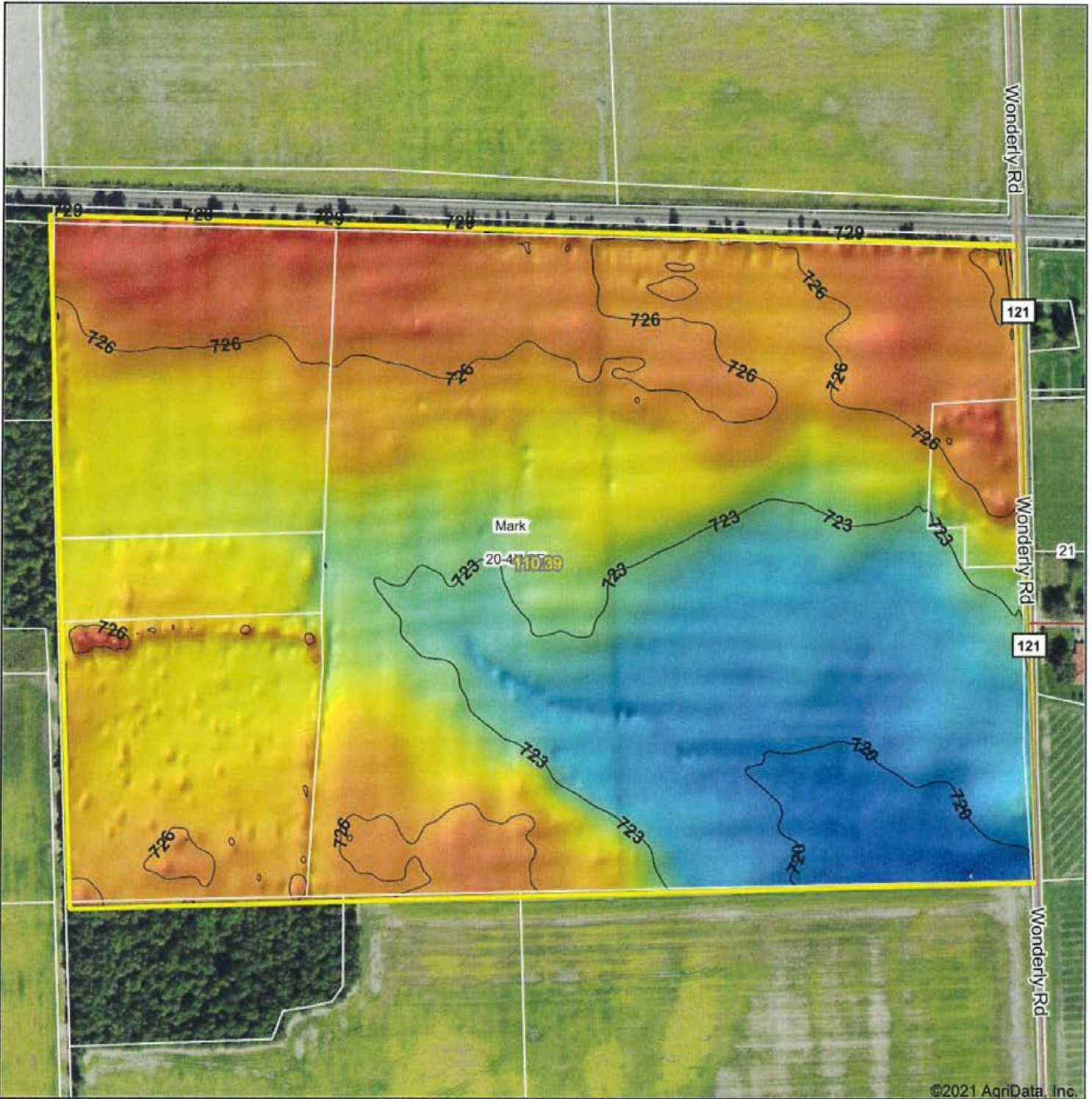
20-4N-2E
 Defiance County
 Ohio

Map Center: 41° 17' 15.93, -84° 39' 17.59

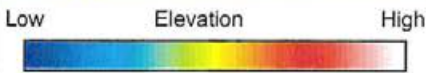


Field borders provided by Farm Service Agency as of 5/21/2008.

Topography Hillshade



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SCHRADER
Real Estate and Auction Company, Inc.

Maps Provided By



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Field borders provided by Farm Service Agency as of 5/21/2008

Source: USGS 3 meter dem
Interval(ft): 3
Min: 718.8
Max: 730.2
Range: 11.4
Average: 724.2
Standard Deviation: 2.1 ft



6/28/2021

20-4N-2E
Defiance County
Ohio

map center: 41° 17' 15.93, -84° 39' 17.59



United States
Department of
Agriculture

Defiance County, Ohio

Farm 996

Tract 1913

2021 Program Year
Map Created November 25, 2020

Defiance County
Farm Service Agency
06879 Evansport Rd - Suite D
Defiance, OH 43512
419-782-4781 (p)
855-832-5980 (f)

Common Land Unit

- Non-Cropland
- Cropland
- CRP
- Tract Boundary

Wetland Determination

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

All of the following are true unless otherwise indicated:

All Crops=NI
All Crops=GR
Corn=YEL
Soybeans=COM
Wheat=SRW



Tract Cropland Total: 94.00 acres

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Ohio
 Defiance
 Report ID: FSA-156EZ

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

FARM: 996
 Prepared: 7/16/21 12:10 PM
 Crop Year: 2021
 Page: 1 of 2

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

Farms Associated with Operator:

ARC/PLC G/I/F Eligibility: Eligible

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
111.0	94.0	94.0	0.0	0.0	0.0	0.0	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP					
0.0	0.0	94.0	0.0	0.0					

ARC/PLC

PLC	ARC-CO	ARC-IC	PLC-Default	ARC-CO-Default	ARC-IC-Default
WHEAT, CORN, SOYBN	NONE	NONE	NONE	NONE	NONE

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
WHEAT	20.16	40	0.00
CORN	20.05	99	0.00
SOYBEANS	39.99	31	0.00
Total Base Acres:	80.2		

Tract Number: 1913 Description F-6 1B SEC 20 ON WONDERLY RD MARK TWP
 FSA Physical Location : Defiance, OH ANSI Physical Location: Defiance, OH
 BIA Range Unit Number:
 HEL Status: NHEL: no agricultural commodity planted on undetermined fields
 Wetland Status: Tract does not contain a wetland
 WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
111.0	94.0	94.0	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	94.0	0.0	0.0			

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
WHEAT	20.16	40	0.00
CORN	20.05	99	0.00

Ohio
Defiance

U.S. Department of Agriculture
Farm Service Agency

FARM: 996
Prepared: 7/16/21 12:10 PM

Report ID: FSA-156EZ

Abbreviated 156 Farm Record

Crop Year: 2021
Page: 2 of 2

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Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
SOYBEANS	39.99	31	0.00
Total Base Acres:	80.2		

Owners: RAY A WAGLER ESTATE
Other Producers: WAGLER, RAY

FARM

3



Scholl Rd

Wonderly Rd

9

20± acres

8

17± acres

6

19± acres

5

15± acres

7

2.5± acres

TRACTS, 5, 6, 7, 8, 9

Data For Parcel G19-0017-0-001-00

Base Data

Parcel:	G19-0017-0-001-00
Owner:	WAGLER RAY A
Address:	WONDERLY



[+] Map this property.

Tax Mailing Address

Tax Mailing Name:	WAGLER RAY
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Owner Address

Owner Name:	WAGLER RAY A
Address:	10556 WONDERLY RD
City State Zip:	MARK CENTER OH 43536

Geographic

City:	UNINCORPORATED
Township:	MARK TOWNSHIP
School District:	CENTRAL LSD
Tax District:	G19 MARK TWP, CLSD

Legal

Legal Acres:	73	Homestead Reduction:	NO
Legal Description:	SECTION 17 E1/2 NE	2.5% Reduction	NO
Land Use:	110 - CAUV VACANT	Foreclosure:	NA
Neighborhood:	11910	Board of Revision:	NO
Number Of Cards:	0	New Construction:	NA
Annual Tax (Does not include delinquencies.):	\$1,239.52	Divided Property:	NA
Map Number:	G1900		

Defiance County GIS



Notes

Defiance County, Ohio - Property Record Card
 Parcel: G19-0017-0-001-00
 Card: 1

GENERAL PARCEL INFORMATION

Owner WAGLER RAY A
 Property Address WONDERLY
 Mailing Address 10556 WONDERLY RD
 MARK CENTER OH 43536
 Land Use 110 - CAUV VACANT
 Deed DEED VOLUME/PAGE: /
 Legal Description SECTION 17 E1/2 NE



VALUATION

Land Value	Appraised	Assessed
	\$331,360.00	\$115,980.00
Improvements Value	\$0.00	\$0.00
CAUV Value	\$69,990.00	\$24,500.00
Taxable Value	\$24,500.00	
Net Annual Tax	\$1,239.52	

LAND

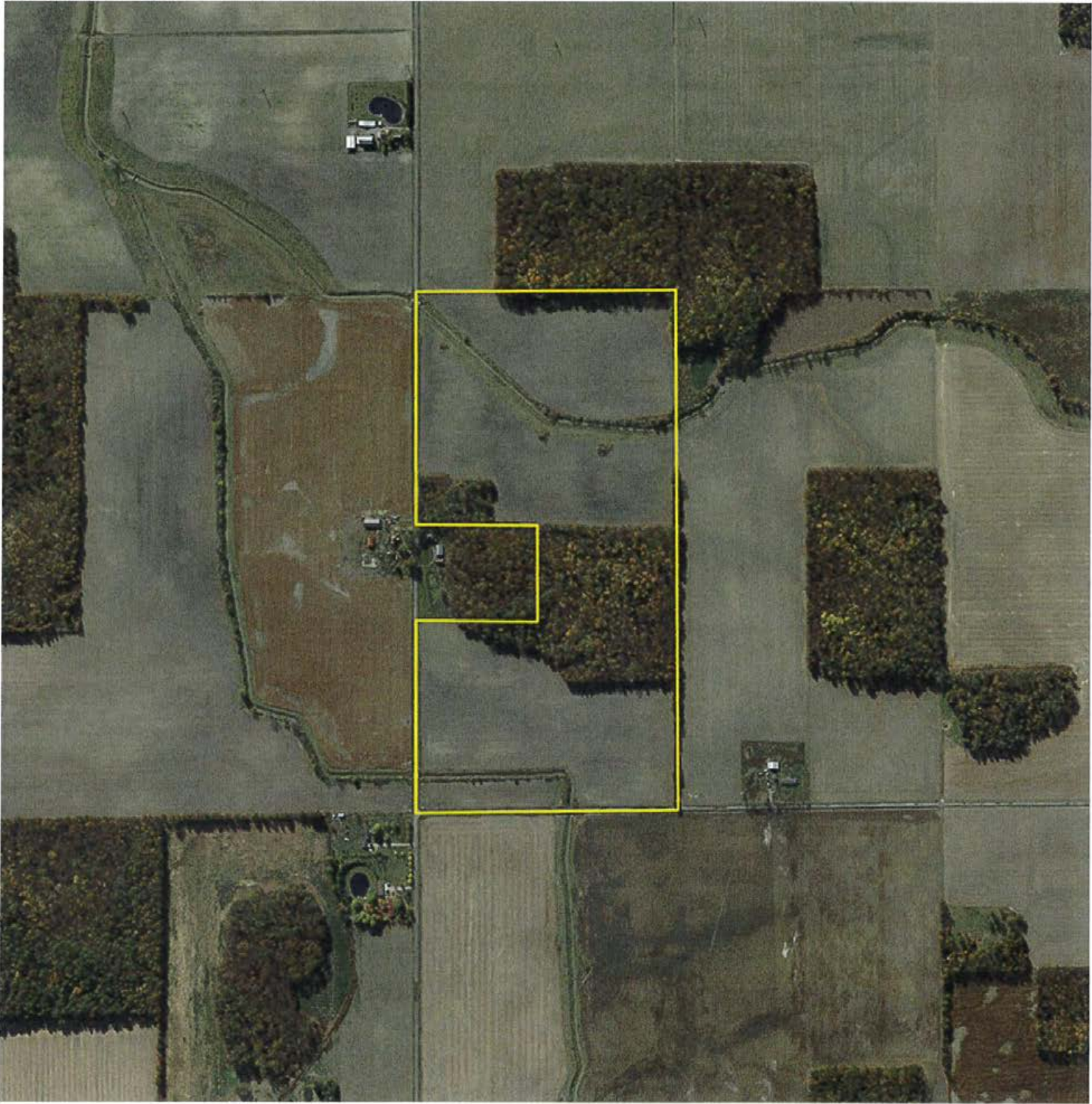
Land Type	Acreage	Depth	Frontage	Depth	Value
RD - Road	1.909	0	0	0	0
A8 - Woodland	15.942	0	0	100	12750
A5 - Tillable	53.013	0	0	100	318080
A9 - Wasteland	2.136	0	0	100	530

AGRICULTURAL

Land Type	Land Usage	Soil Type	Acres	Value
WO - Woods	WO - Woods	Lc	5.62	1290
WO - Woods	WO - Woods	Tn	0.085	20
CR - Crop	CR - Crop	HnA	0.717	1150
CR - Crop	CR - Crop	Tn	26.18	40840
CR - Crop	CR - Crop	FsA	0.703	410
WO - Woods	WO - Woods	FIA	10.237	2350
CR - Crop	CR - Crop	FIA	12.644	6070
CR - Crop	CR - Crop	Lc	12.769	17370
WA - Waste	WA - Waste	W	2.136	490

SALES

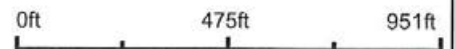
Date	Buyer	Seller	Price
10/26/2015	WAGLER RAY A	WAGLER OMER & RAY	0
1/1/1992	WAGLER OMER & RAY		0



Aerial Map



Map Center: 41° 18' 25.19, -84° 39' 9.4



17-4N-2E
Defiance County
Ohio



6/28/2021



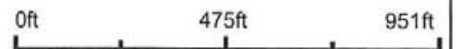
Aerial Map



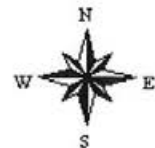
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Map Center: 41° 18' 25.19, -84° 39' 9.4



17-4N-2E
Defiance County
Ohio

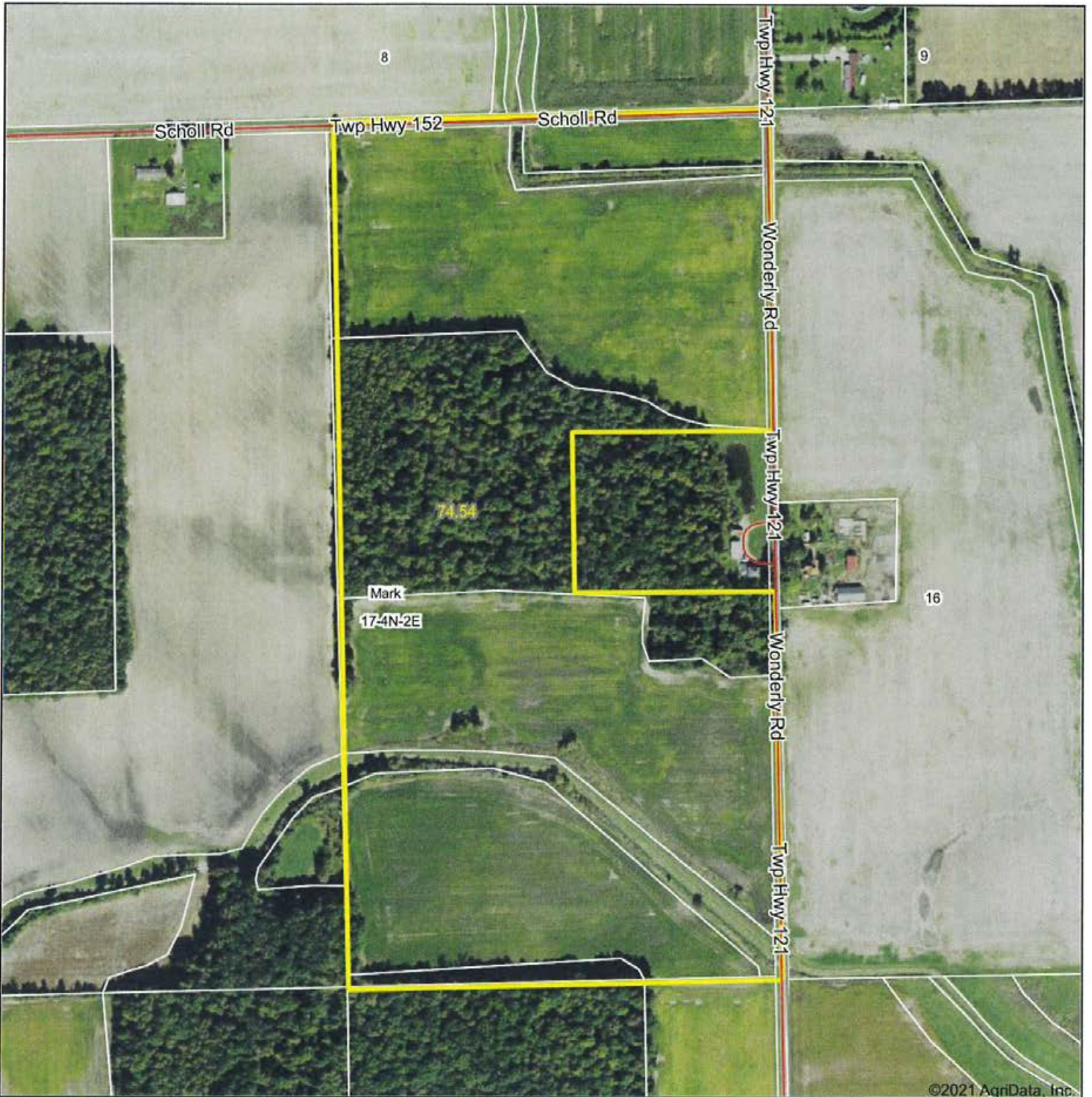


6/28/2021

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Field borders provided by Farm Service Agency as of 5/21/2008.

Aerial Map



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

Map Center: 41° 18' 25.19, -84° 39' 9.4



17-4N-2E
Defiance County
Ohio

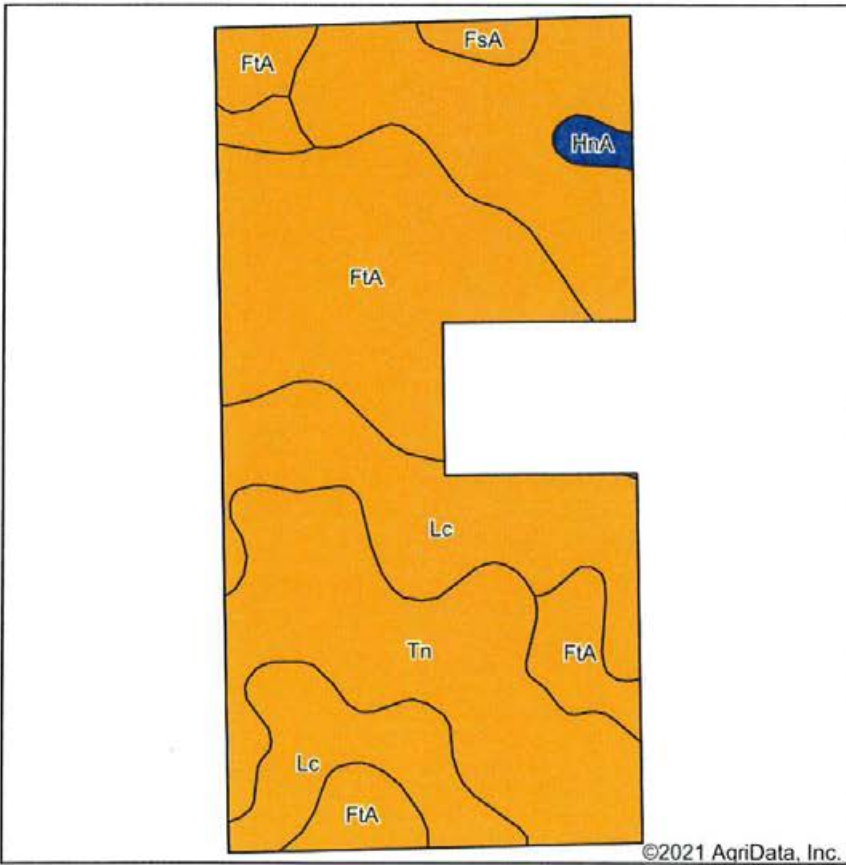


6/28/2021

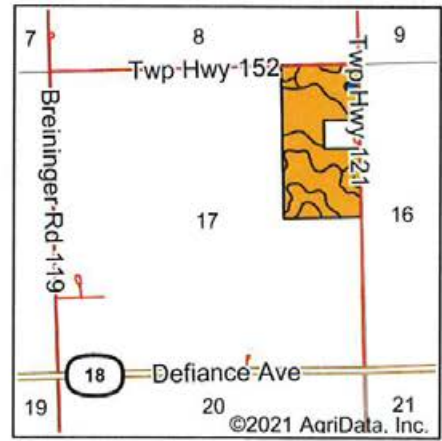
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Field borders provided by Farm Service Agency as of 5/21/2008

Soils Map



Soils data provided by USDA and NRCS.



State: **Ohio**
 County: **Defiance**
 Location: **17-4N-2E**
 Township: **Mark**
 Acres: **74.54**
 Date: **6/28/2021**

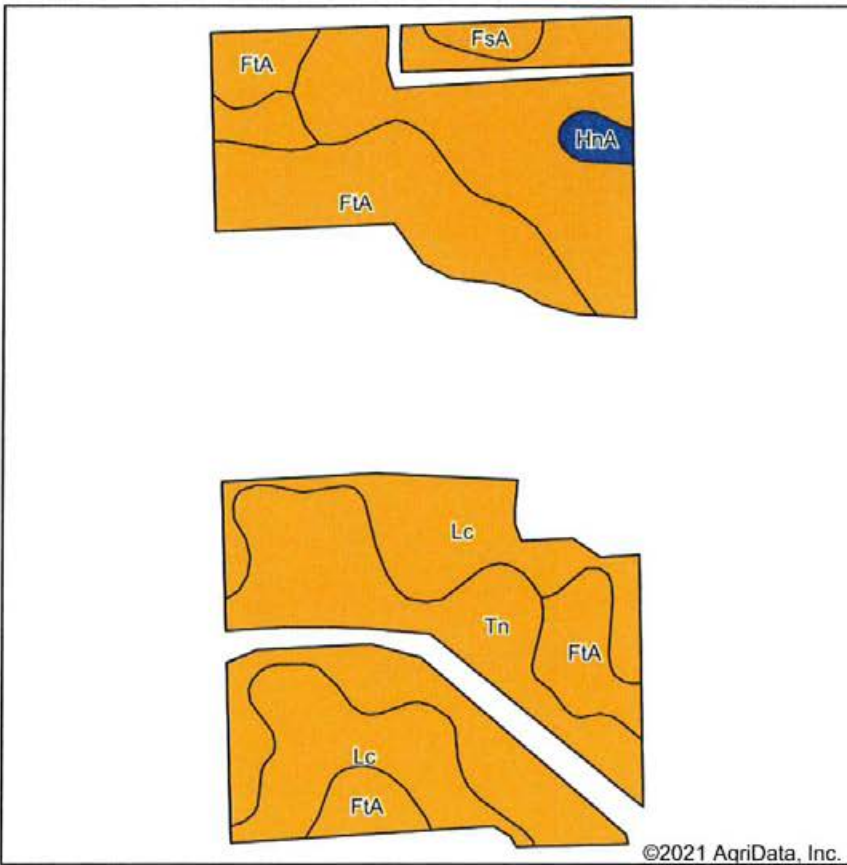


Area Symbol: OH039, Soil Area Version: 19

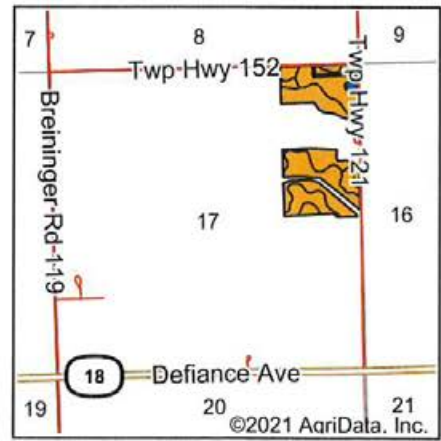
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn	Grass legume hay	Winter wheat	*eFOTG PI
Tn	Toledo silty clay loam	30.00	40.2%		IIIw	120	4.8	47	78
FtA	Fulton silty clay loam, 0 to 3 percent slopes	23.68	31.8%		IIIw	100	4	44	64
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	19.08	25.6%		IIIw	112.9	4.6	47.1	78
FsA	Fulton loam, 0 to 3 percent slopes	1.00	1.3%		IIIw	100	4	44	67
HnA	Haskins loam, 0 to 3 percent slopes	0.78	1.0%		IIw	110	4.5	48	77
Weighted Average						111.5	4.5	46	73.4

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

Soils Map



Soils data provided by USDA and NRCS.



State: **Ohio**
 County: **Defiance**
 Location: **17-4N-2E**
 Township: **Mark**
 Acres: **52.56**
 Date: **6/28/2021**

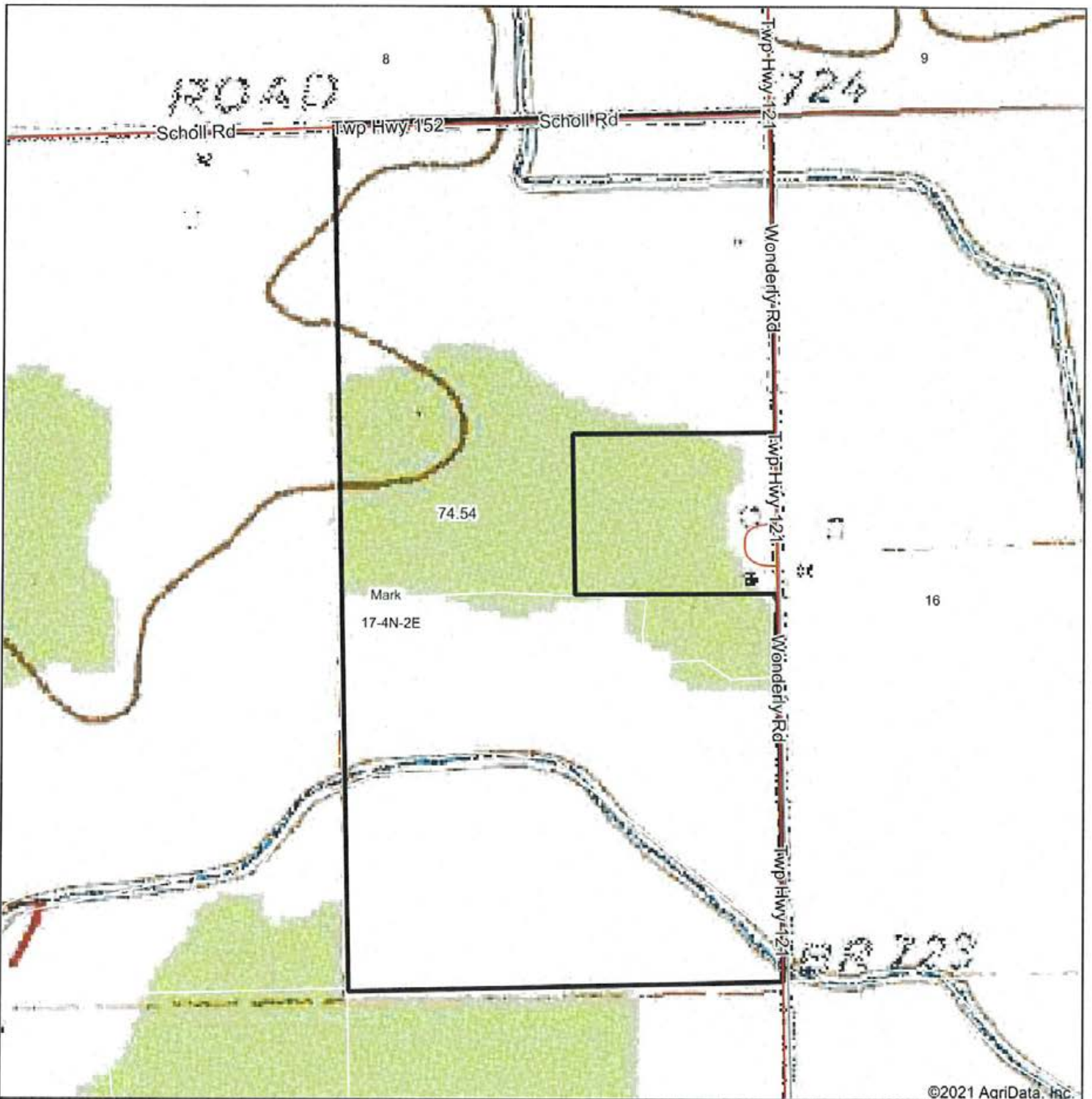


Area Symbol: OH039, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn	Grass legume hay	Winter wheat	*eFOTG PI
Tn	Toledo silty clay loam	25.47	48.5%		Illw	120	4.8	47	78
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	12.81	24.4%		Illw	112.9	4.6	47.1	78
FtA	Fulton silty clay loam, 0 to 3 percent slopes	12.75	24.3%		Illw	100	4	44	64
FsA	Fulton loam, 0 to 3 percent slopes	0.80	1.5%		Illw	100	4	44	67
HnA	Haskins loam, 0 to 3 percent slopes	0.73	1.4%		llw	110	4.5	48	77
Weighted Average						113	4.5	46.3	74.4

*efotg PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

Topography Map



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map center: 41° 18' 25.19, -84° 39' 9.4



17-4N-2E
Defiance County
Ohio

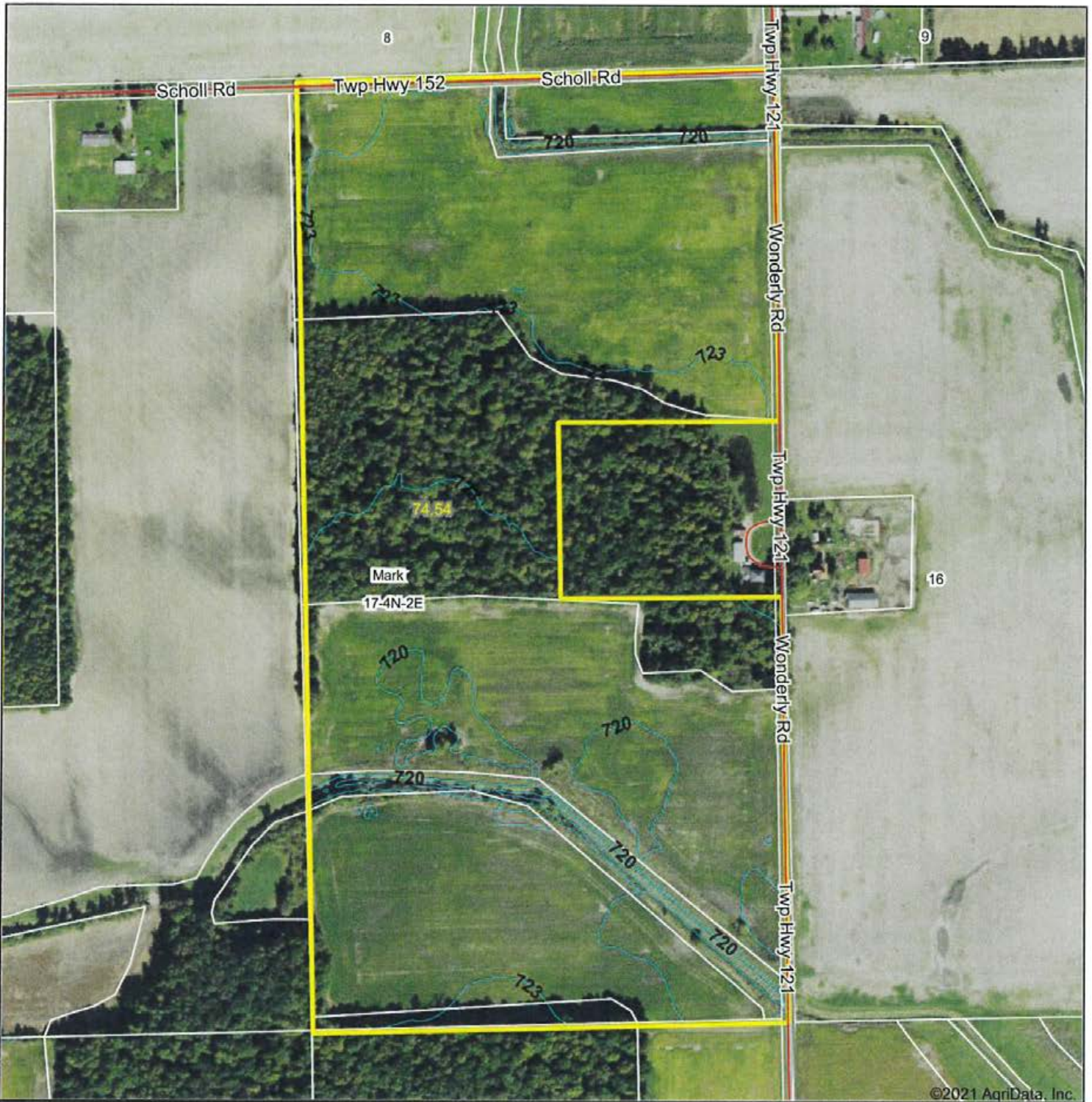


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6/28/2021

Field borders provided by Farm Service Agency as of 5/21/2008.

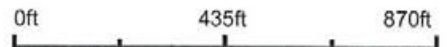
Topography Contours



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Source: USGS 3 meter dem
 Interval(ft): 3.0
 Min: 714.9
 Max: 726.1
 Range: 11.2
 Average: 721.7
 Standard Deviation: 1.48 ft



6/28/2021

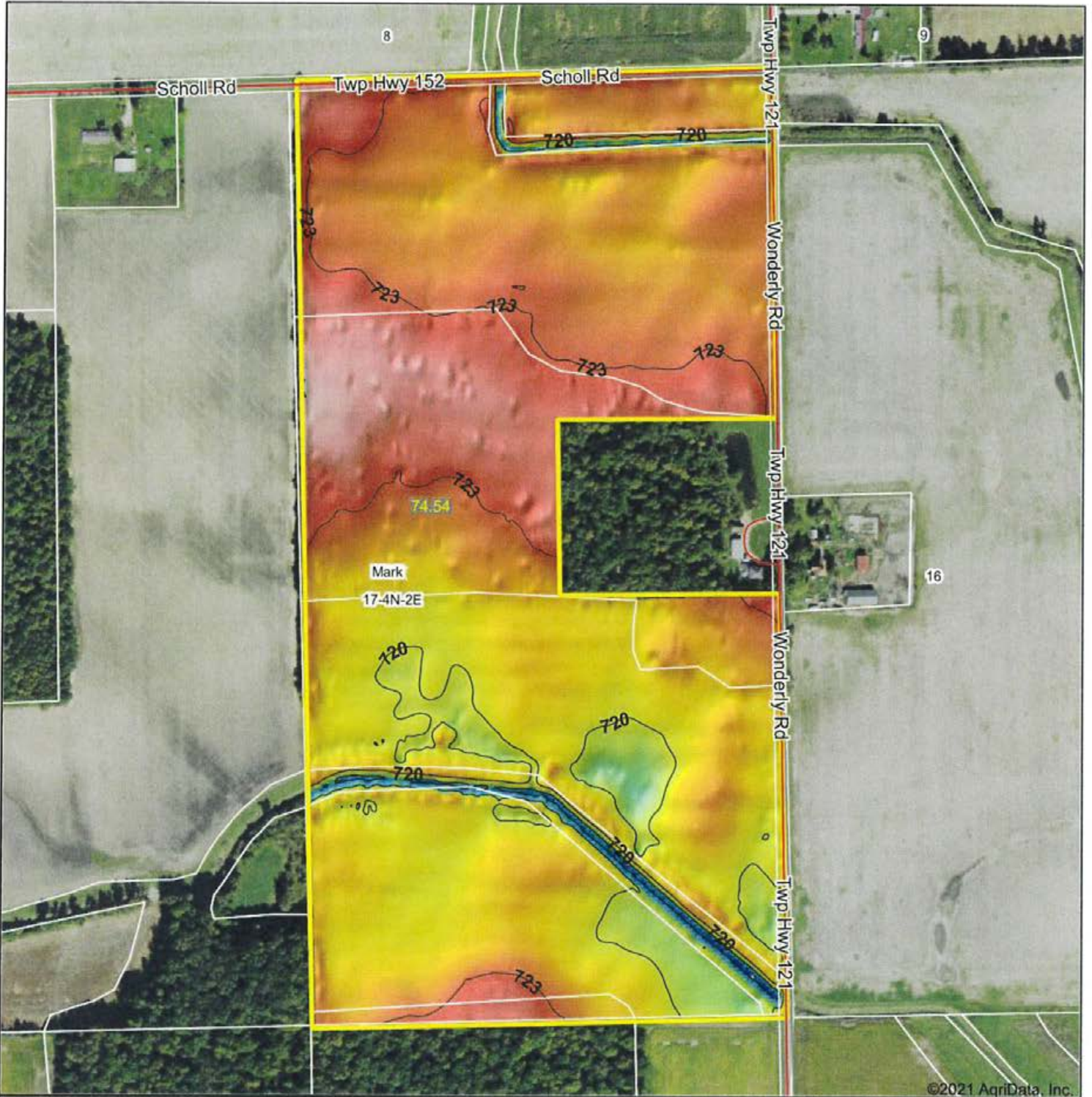
17-4N-2E
 Defiance County
 Ohio

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 Field borders provided by Farm Service Agency as of 5/21/2008.

Topography Hillshade



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Low Elevation High



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Maps Provided By:

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Field borders provided by Farm Service Agency as of 5/21/2008.

Source: USGS 3 meter dem

Interval(ft): 3

Min: 714.9

Max: 726.1

Range: 11.2

Average: 721.7

Standard Deviation: 1.48 ft

0ft 435ft 870ft

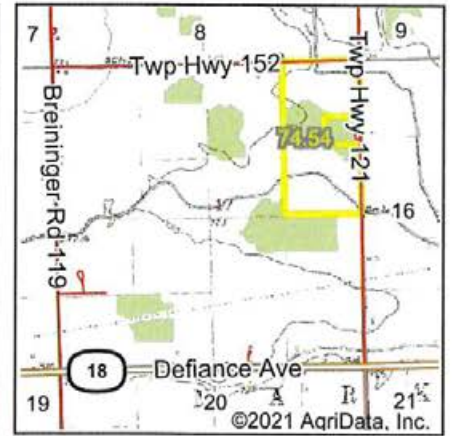
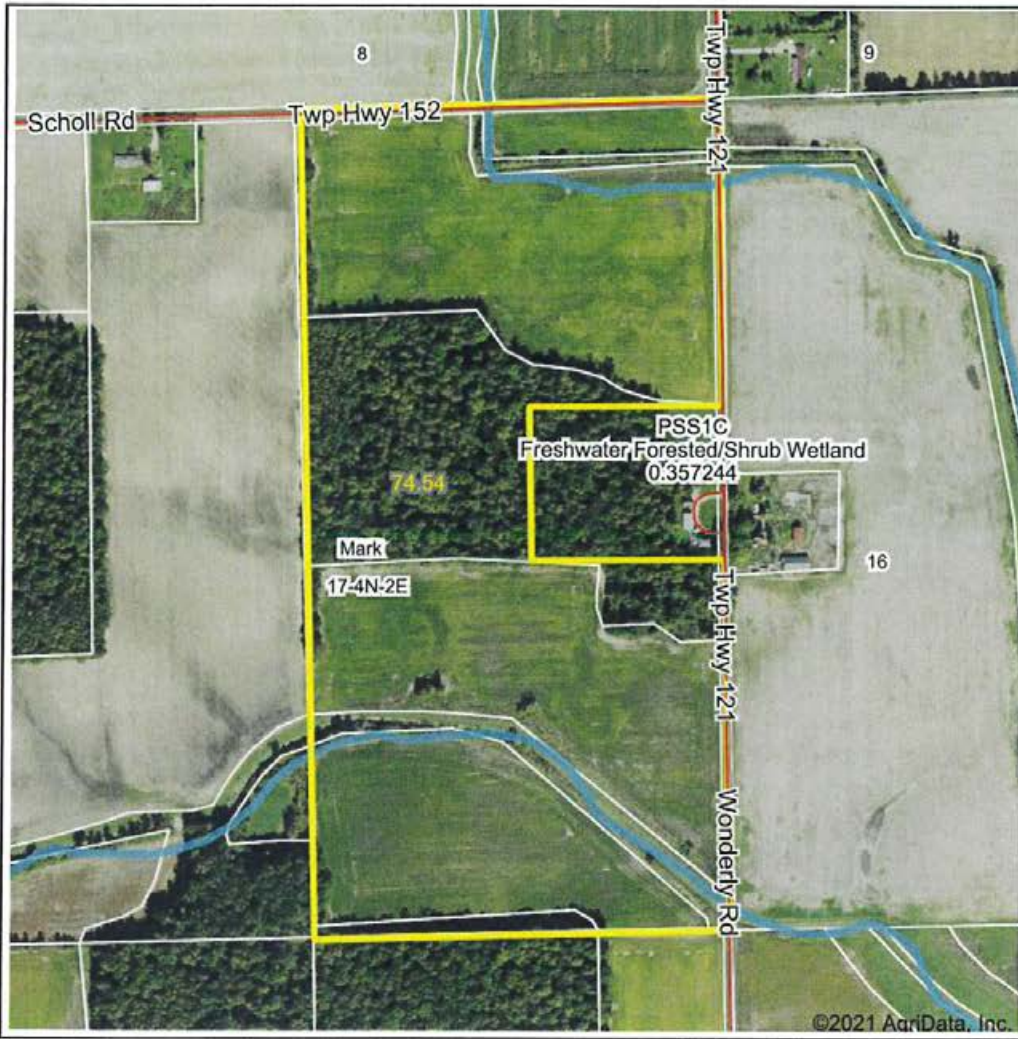


6/28/2021

17-4N-2E
Defiance County
Ohio

map center: 41° 18' 25.19, -84° 39' 9.4

Wetlands Map



State: Ohio
 Location: 17-4N-2E
 County: Defiance
 Township: Mark
 Date: 6/28/2021



Maps Provided By:



Classification Code	Type	Acres
R2UBH	Riverine	1.52
Total Acres		1.52

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

Farm 1000

Tract 1896




2021 Program Year
Map Created November 25, 2020

Defiance County
Farm Service Agency
06879 Evansport Rd - Suite D
Defiance, OH 43512
419-782-4781 (p)
855-832-5980 (f)

Common Land Unit

-  Non-Cropland
-  Cropland
-  CRP
-  Tract Boundary

Wetland Determination Identifiers

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

All of the following are true unless otherwise indicated:

- All Crops=NI
- All Crops=GR
- Corn=YEL
- Soybeans=COM
- Wheat=SRW



Tract Cropland Total: 52.56 acres

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Ohio
 Defiance
 Report ID: FSA-156EZ

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

FARM: 1000
 Prepared: 7/16/21 12:10 PM
 Crop Year: 2021
 Page: 1 of 2

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Operator Name Farm Identifier

Farms Associated with Operator:

ARC/PLC G//F Eligibility: Eligible

CRP Contract Number(s): None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
80.08	52.56	52.56	0.0	0.0	0.0	0.0	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP					
0.0	0.0	52.56	0.0	0.0					

ARC/PLC

PLC	ARC-CO	ARC-IC	PLC-Default	ARC-CO-Default	ARC-IC-Default
WHEAT, SOYBN	NONE	NONE	NONE	NONE	NONE

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
WHEAT	10.98	40	0.00
SOYBEANS	32.92	31	0.00
Total Base Acres:	43.9		

Tract Number: 1896 Description F-5 1C SEC 17 WONDERLY & SCHOLL RD MARK TWP

FSA Physical Location : Defiance, OH ANSI Physical Location: Defiance, OH

BIA Range Unit Number:

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

Wetland Status: Tract does not contain a wetland

WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
80.08	52.56	52.56	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	52.56	0.0	0.0			

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
WHEAT	10.98	40	0.00
SOYBEANS	32.92	31	0.00
Total Base Acres:	43.9		

Owners: RAY A WAGLER ESTATE

Ohio
Defiance

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

Report ID: FSA-156EZ

FARM: 1000
Prepared: 7/16/21 12:10 PM
Crop Year: 2021
Page: 2 of 2

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Other Producers: WAGLER, RAY
