

Turner County
**LAND
AUCTION**

**191.12
Acres**

Tuesday
March 17th
at 10:30 A.M.

OWNER:

Ensz Family

WIEMAN
LAND & AUCTION

44628 SD HWY 44, Marion SD phone: 800-251-3111

web: wiemanauction.com

fax: 605-648-3102

"We Sell The Earth And Everything On It!"

**191.12 ACRES OF POWERFUL – CHOICE - DOLTON TOWNSHIP - TURNER COUNTY LAND
OFFERED IN 2 TRACTS AT PUBLIC AUCTION**

Our family has decided to offer the following real estate for sale at public auction at the Wieman Auction Facility located 1-mile south and ½ mile west of Marion, SD on Hwy 44 on:

**TUESDAY MARCH 17TH
10:30 A.M.**

It is our privilege to offer the following tracts of powerful land located in the tightly held Dolton Twp of Turner County. Both parcels are located within 1-mile of CFC and NuGen Energy making for excellent farm to market transportation. Available to farm or lease out for the 2020 crop year. Great Location, Great Land, Great Opportunity! Come take a look!

TRACT ONE: 40-ACRES

LEGAL: NE ¼ of the NE ¼ of Section 36, T100N-R55W Turner County, SD

LOCATION: From Marion, SD go 1-mile north, 1-mile west south side of the road

- 37.8 acres tillable with the balance in RROW.
- Soil production rating of 74.5. Predominant soils Clarno-Ethan-Bonilla loams
- New buyer able to farm for the 2020 crop year. Annual Real Estate taxes are estimated at \$784/year
- Base & Yield, aerial & soil maps found in the buyers packet

TRACT TWO: 151.12 ACRES

LEGAL: SW ¼ except Railroad ROW and except Terry Tract in the SE ¼ of the SW ¼ in Section 26, T100N-R55W Turner County, South Dakota.

LOCATION: From Marion go 1-mile north 2 ½ miles west north side or 1 mile west of Tract 1

- 108.97 acres tillable, 23.92 acres in CRP, 13.07 acres in pasture/waterways balance RROW
- Acreage site known as Terry Tract is excluded. Annual Taxes are estimated at \$2,442.85
- Rail road cuts off NE corner and does have a small .74 acre triangular shaped field on north side of tracks.
- New buyer able to farm or lease out for 2020 crop year. CRP contract pays \$74.40/acre on 23.92 acres until 9-30-24. For info on buying out contract please see buyers packet
- Base & Yield, aerial & soil maps found in buyers packet

TO INSPECT THE PROPERTY: We invite you to inspect the property at your convenience. Buyers packets can be mailed out by calling the auctioneers at 800-251-3111 or go to wiemanauction.com for a buyers packet and to view drone video footage of the property.

TERMS: Cash sale with 15% non-refundable down auction day with the balance on or before April 29, 2020. Warranty Deed to be granted with the cost of title insurance split 50-50 between buyer and seller. Sellers to pay all of the 2019 taxes in full. Buyer responsible for all 2020 taxes. Tracts will be sold separately and not tied together. Sold subject to owner's approval and all easements and restrictions on record. Wieman Land & Auction Co. Inc. is representing the seller in this transaction. Come prepared to buy! Remember auction held indoors at the Wieman Auction Facility.

LESTER & LORETTA ENSZ FAMILY – OWNER

Wieman Land & Auction Co. Inc.
Marion, SD 800-251-3111
www.wiemanauction.com

Turner County Title Co.
Closing Agent
605-297-5555

**LESTER & LORETTA ENSZ FAMILY
LAND AUCTION
ADDITIONAL INFORMATION**

1. THE SELLERS AND AUCTIONEERS DO NOT WARRANT THAT THE FENCES LIE ON THE TRUE AND CORRECT BOUNDARIES. LAND IS BEING SOLD \$ _____ PER ACRE X THE TAXABLE ACRES.
2. BOTH TRACTS ARE CURRENTLY ENROLLED IN ARC COUNTY WITH THE FSA OFFICE. NEW BUYER WILL HAVE UNTIL 6-1-20 TO ENROLL THE FARMS IN THE PROGRAM OF THEIR CHOICE. EXAMPLE ARC COUNTY, ARC INDIVIDUAL, OR PLC
3. 100% OF THE 2020 CRP PAYMENT ON TRACT 2 WILL GO TO THE NEW BUYER. CURRENT CONTRACT PAYS \$74.40/ACRE X 23.92 FOR A TOTAL OF \$1,780 ANNUALLY. IF A BUYER WOULD LIKE TO BUY-OUT THE CRP CONTRACT A ROUGH ESTIMATE WOULD BE AS FOLLOWS:

| | |
|-------------------------|------------------|
| \$1,780 X 5 YEARS | \$8,900.00 |
| LIQUIDATED DAMAGES | \$ 450.00 |
| 1.58% INTEREST 5-YRS | <u>\$ 715.00</u> |
| TOTAL ESTIMATED BUY OUT | \$10,065.00 |

PLEASE CONTACT TURNER COUNTY FSA 605-297-5564 IF YOU HAVE ANY QUESTIONS

4. TAXES ON BOTH PROPERTIES ARE ESTIMATED AT THIS TIME. TRACT ONE IS TAXED AND ASSESSED AS 80-ACRES AND NOT SPLIT OUT. TRACT TWO HAS NOT BEEN REASSESSED SINCE THE ACREAGE SITE HAS BEEN REMOVED.
5. SELLERS WILL HAVE TRACT ONE SURVEYED TO DETERMINE THE WEST BOUNDARY LINE. IF THE NEW BUYER WANT TO INSTALL A BOUNDARY FENCE THAT COST WILL BE PAID 100% BY THE NEW BUYER.

Aerial Map



Map Center: 43° 26' 14.02, -97° 17' 25.12

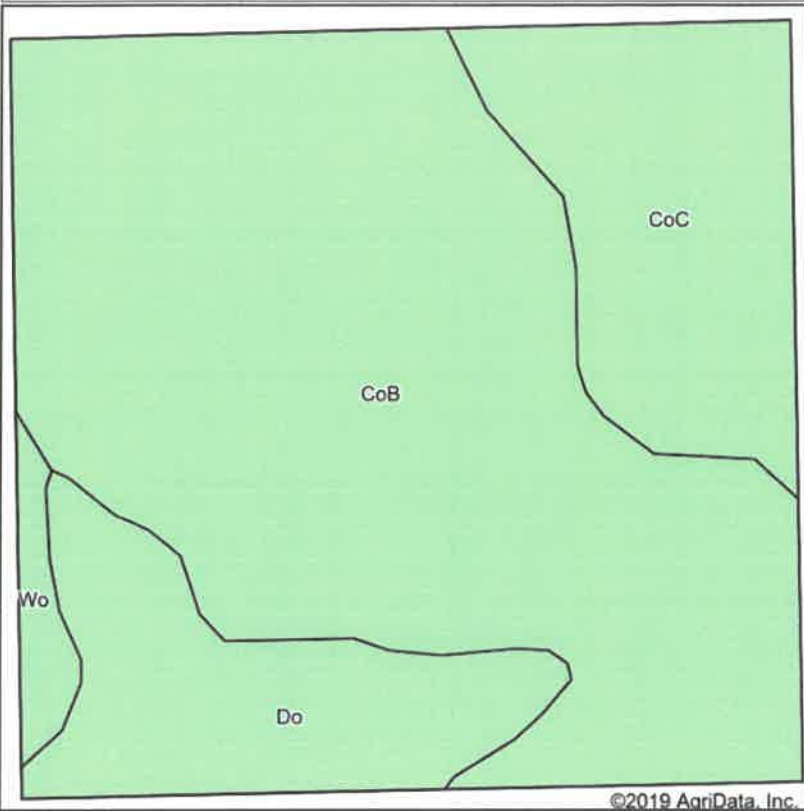
36-100N-55W
Turner County
South Dakota



Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2019 www.AgriDataInc.com

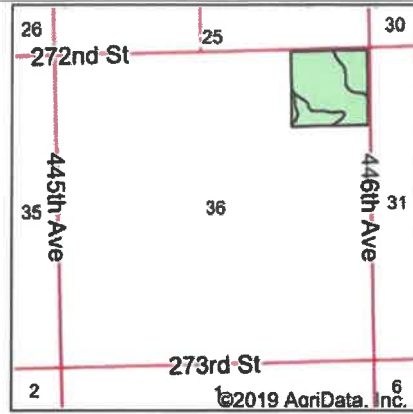
Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.

©2019 AgriData, Inc.



©2019 AgriData, Inc.

State: **South Dakota**
 County: **Turner**
 Location: **36-100N-55W**
 Township: **Dolton**
 Acres: **37.8**
 Date: **1/23/2020**

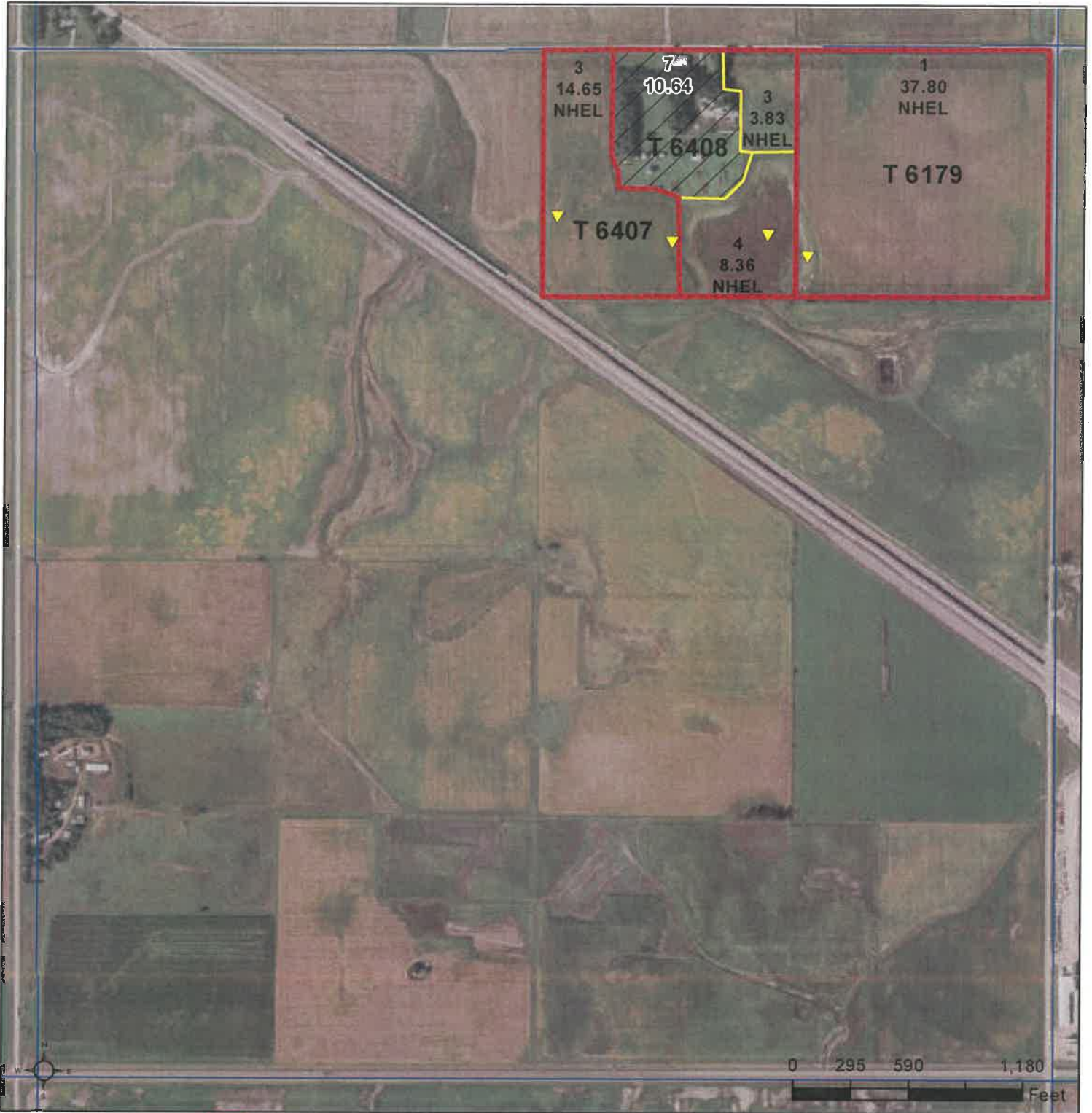


Area Symbol: SD125, Soil Area Version: 21

| Code | Soil Description | Acres | Percent of field | Non-Irr Class *c | Productivity Index |
|-------------------------|---|-------|------------------|------------------|--------------------|
| CoB | Clarno-Ethan-Bonilla loams, 1 to 6 percent slopes | 24.64 | 65.2% | Ile | 78 |
| CoC | Clarno-Ethan-Bonilla loams, 2 to 9 percent slopes | 6.79 | 18.0% | IIle | 69 |
| Do | Dimo clay loam | 5.56 | 14.7% | IIs | 72 |
| Wo | Worthing silty clay loam, 0 to 1 percent slopes | 0.81 | 2.1% | Vw | 30 |
| Weighted Average | | | | | 74.5 |

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.



Common Land Unit

- Tract Boundary
- PLSS
- Non-Cropland
- Cropland

Wetland Determination Identifiers

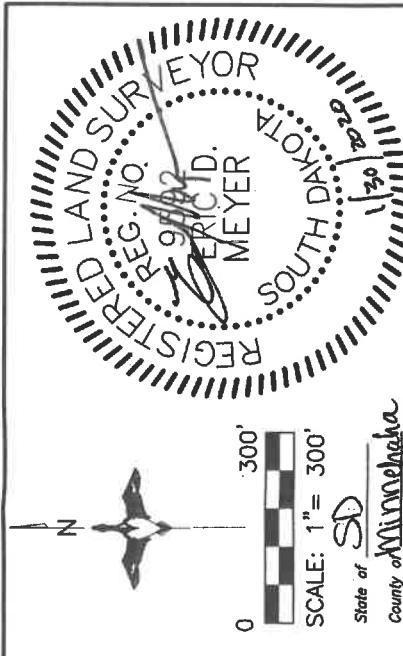
- Restricted Use
- Limited Restrictions
- Exempt from Conservation Compliance Provisions

2020 Program Year
Map Created November 01, 2019

Farm 8916

36 -100N -55W

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. 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 boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).



On this the 30 day of Jan 2020 before me, the undersigned officer, personally appeared Eric D. Meyer, a Registered Land Surveyor in the State of South Dakota, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Notary Public, State of South Dakota
 My Commission Expires: 9/17/24

SHIRLEY NIEMEYER
 NOTARY PUBLIC
 SOUTH DAKOTA

LEGEND
 Δ SECTION CORNER
 ● SET IRON PIN WITH CAP #9592
 ○ FD. MONUMENT
 ○ FD. FOUND (MONUMENT)
 R/N RIGHT OF WAY

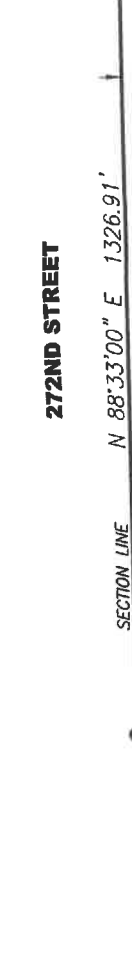
Certificates I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of South Dakota.

Eric D. Meyer
 License number 9592
 My license renewal date is 5/31/2020
 Pages or sheets covered by this sheet: 1

DATE 01/29/2020
 DRAWN BY JEB
 CHECKED EDM
 PREPARED BY: **midwest Land Surveying, Inc.**
 License No. 20-039
 Sheet No. 2 of 2

CERTIFICATE OF SURVEY
 IN SECTION 36, TOWNSHIP 100 NORTH, RANGE 55 WEST OF THE 5TH P.M., TURNER COUNTY, SOUTH DAKOTA.

NE CORNER
 36-100-55
 (FD. #5 REBAR)



272ND STREET
 SECTION LINE N 88°33'00" E 1326.91'
 33' R/W

446TH AVENUE
 SECTION LINE S 01°05'41" E 1327.57'

1/16 SECTION LINE N 01°10'55" W 1324.87'

PARCEL 1
 CONTAINING 40.37 AC. ±
 [INCLUDING 1.99 AC. ± (R/W EASEMENT)]

FENCE 12.9'± NORTH OF PROPERTY LINE
 FENCE 13.8'± NORTH OF PROPERTY LINE
 FENCE 14.0'± NORTH OF PROPERTY LINE

1/16 SECTION LINE S 88°39'58" W 1324.88'
 SECTION LINE S 88°33'00" E 1326.91'

NE 1/4 NE 1/4
 SE 1/4 NE 1/4
 36-100-55

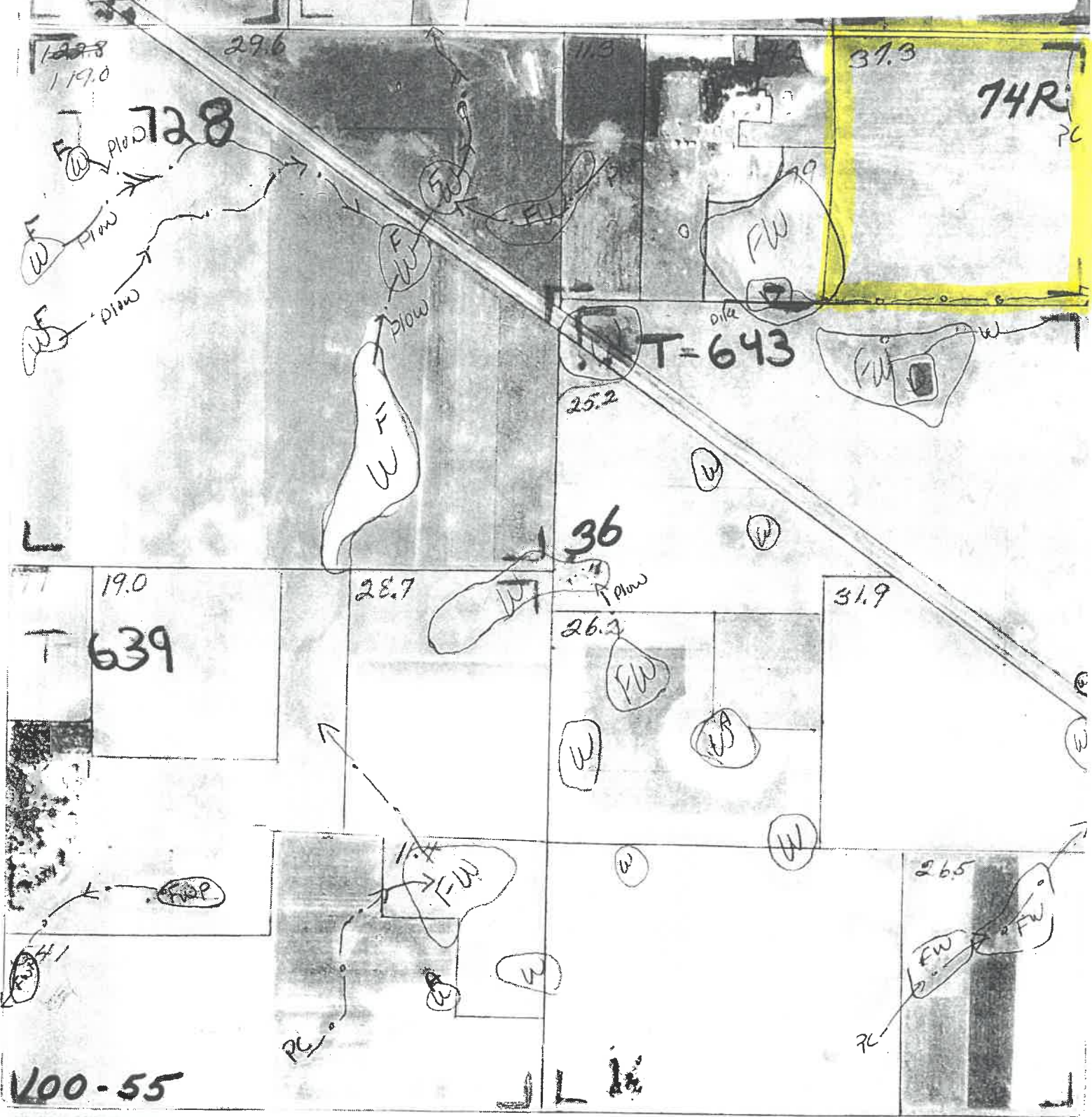
SECTION LINE
 33' R/W

PARCEL 1 LEGAL DESCRIPTION:
 THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 100 NORTH, RANGE 55 WEST OF THE 5TH PRINCIPAL MERIDIAN, TURNER COUNTY, SOUTH DAKOTA.

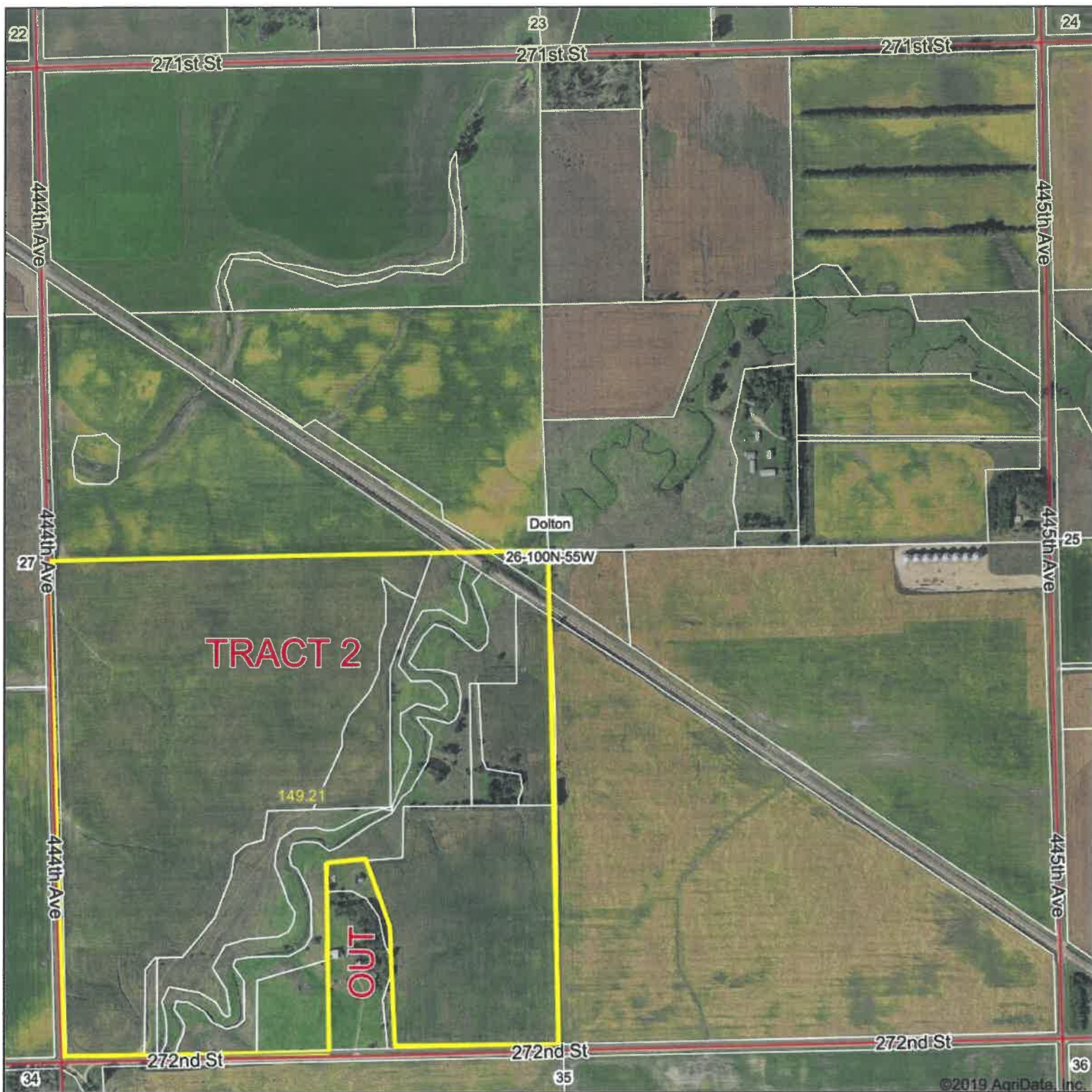
OFFICIAL WETLAND DELINEATION
for Highlighted Tracts Only



- (W) Wetland
- (FW) Ditched or tilled prior to 12-23-85 but still wetland
- (PC) Converted Wetland prior to 12-23-85
- (CW) Converted Wetland after 12-23-85
- (---) Ditched prior to 12-23-85
- (---) Tiled prior to 12-23-85
- (---w---) Wetland in a channel



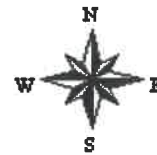
Aerial Map



Map Center: 43° 27' 5.82, -97° 18' 37.06



26-100N-55W
Turner County
South Dakota

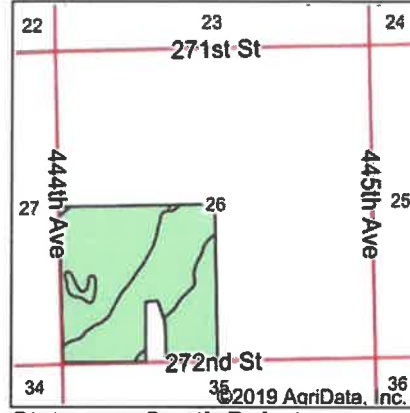
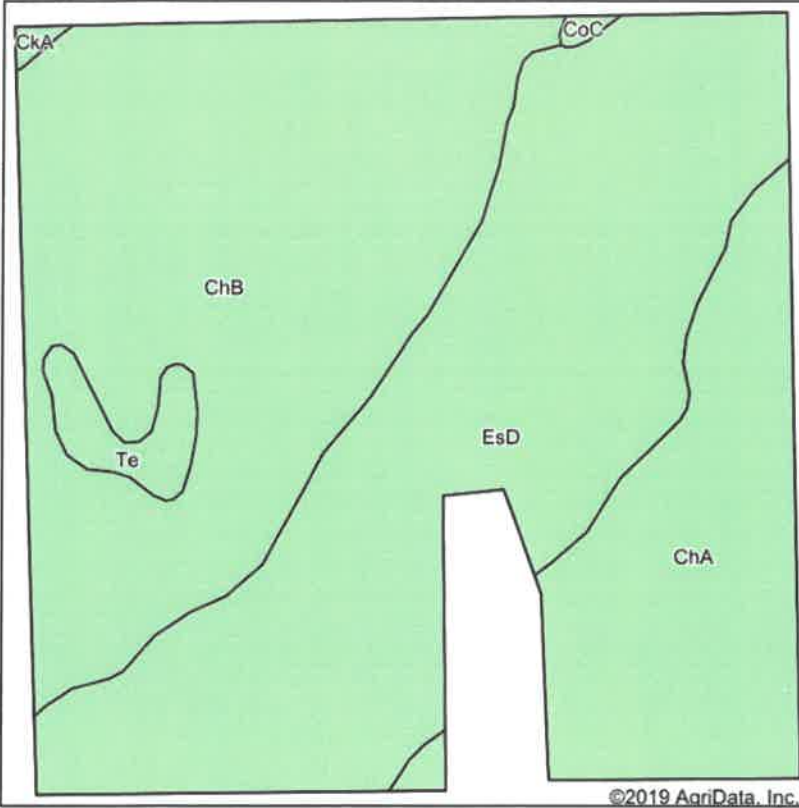


1/23/2020

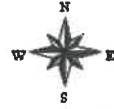
Maps Provided By:

CUSTOMIZED ONLINE MAPPING
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Soils Map



State: **South Dakota**
 County: **Turner**
 Location: **26-100N-55W**
 Township: **Dolton**
 Acres: **149.21**
 Date: **1/23/2020**



Soils data provided by USDA and NRCS.

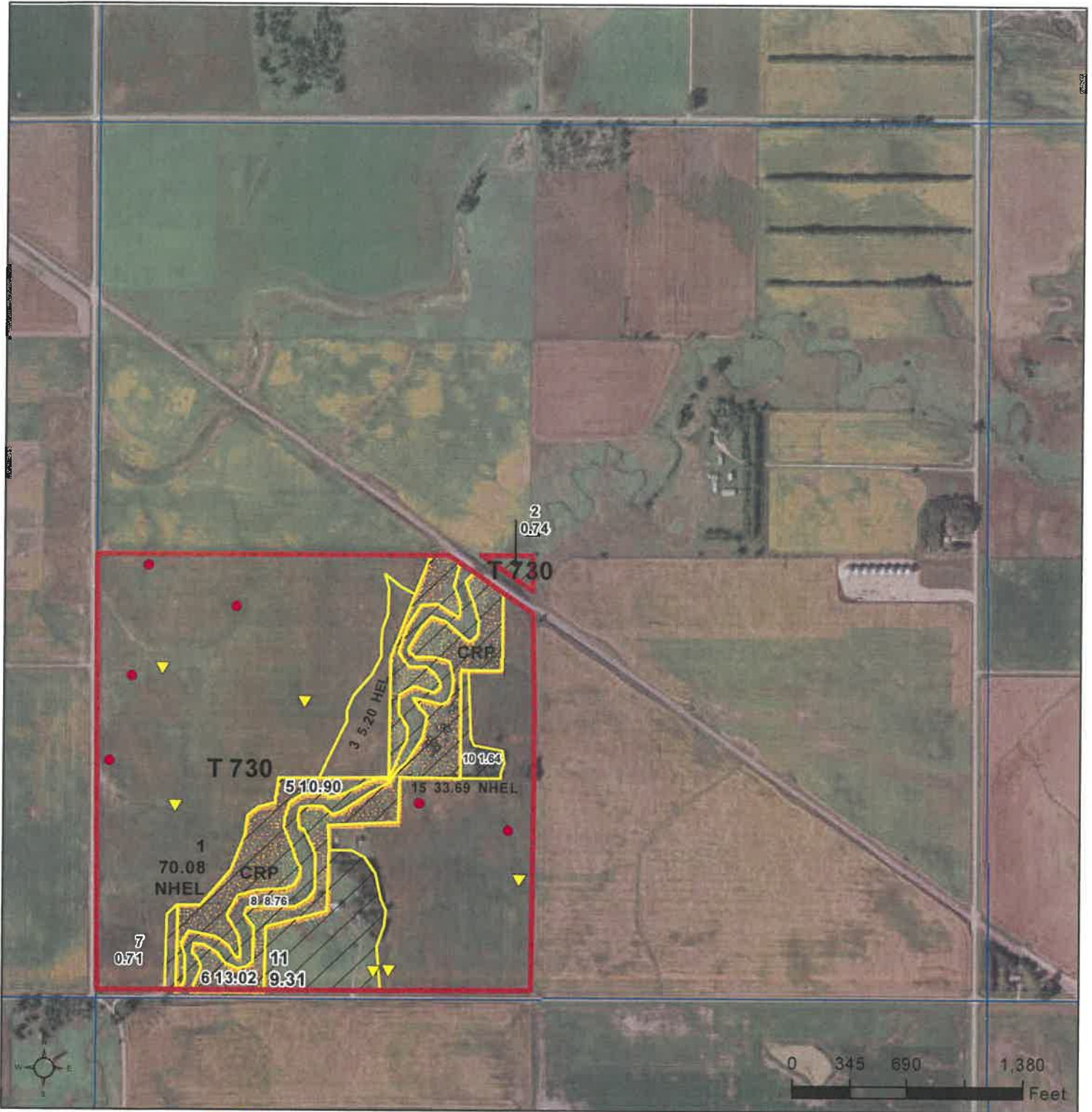
©2019 AgriData, Inc.

Area Symbol: SD125, Soil Area Version: 21

| Code | Soil Description | Acres | Percent of field | Non-Irr Class *c | Productivity Index |
|-------------------------|--|-------|------------------|------------------|--------------------|
| ChB | Clarno-Bonilla loams, 1 to 6 percent slopes | 59.05 | 39.6% | Ile | 84 |
| EsD | Ethan-Betts loams, 9 to 15 percent slopes | 59.00 | 39.5% | VIe | 30 |
| ChA | Clarno-Bonilla loams, 0 to 2 percent slopes | 27.31 | 18.3% | IIc | 88 |
| Te | Tetonka silt loam, 0 to 1 percent slopes | 3.18 | 2.1% | IVw | 56 |
| CkA | Clarno-Crossplain-Davison complex, 0 to 2 percent slopes | 0.35 | 0.2% | IIc | 82 |
| CoC | Clarno-Ethan-Bonilla loams, 2 to 9 percent slopes | 0.32 | 0.2% | IIIe | 69 |
| Weighted Average | | | | | 62.7 |

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.



- Common Land Unit**
- CRP
 - Tract Boundary
 - PLSS
 - Non-Cropland
 - Cropland

Wetland Determination Identifiers

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

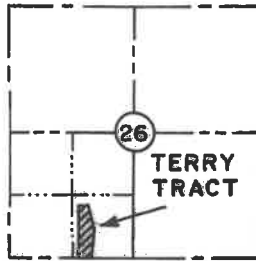
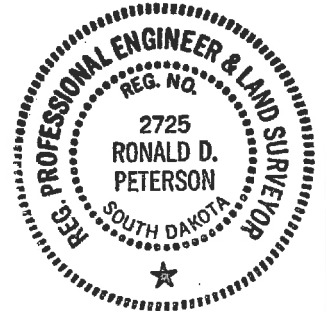
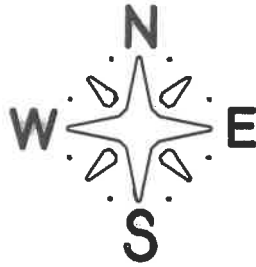
2020 Program Year
Map Created November 01, 2019

Farm 8916

26 -100N -55W

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PLAT OF TERRY TRACT IN THE SE1/4 SW1/4 OF SECTION 26, T100N, R55W OF THE 5TH. P.M., TURNER COUNTY, SOUTH DAKOTA.



LOCATION NO SCALE

TERRY TRACT

7.38+/- ACRES
(INCL. 0.24+/- ACRE R.O.W.)

EASEMENT:
TM RURAL WATER DISTRICT
15' EITHER SIDE OF PIPELINE
JULY 31, 1984 BK. M37 PG. 412

N 0° 54.4' E
1026.13'

- = IRON PIN FOUND
- = IRON PIN SET
- R.O.W. = SECTION LINE RIGHT-OF-WAY
- ✱ = FENCE
- || = EXISTING ACCESS

S 14° 53.0' E
452.73'

S 4° 19.3' W
595.01'

SECTION LINE
444TH. AVE.

1392.23'
SECTION LINE
N 90° 00.0' E
313.07'

920.54'
272ND. ST.

1/4 LINE

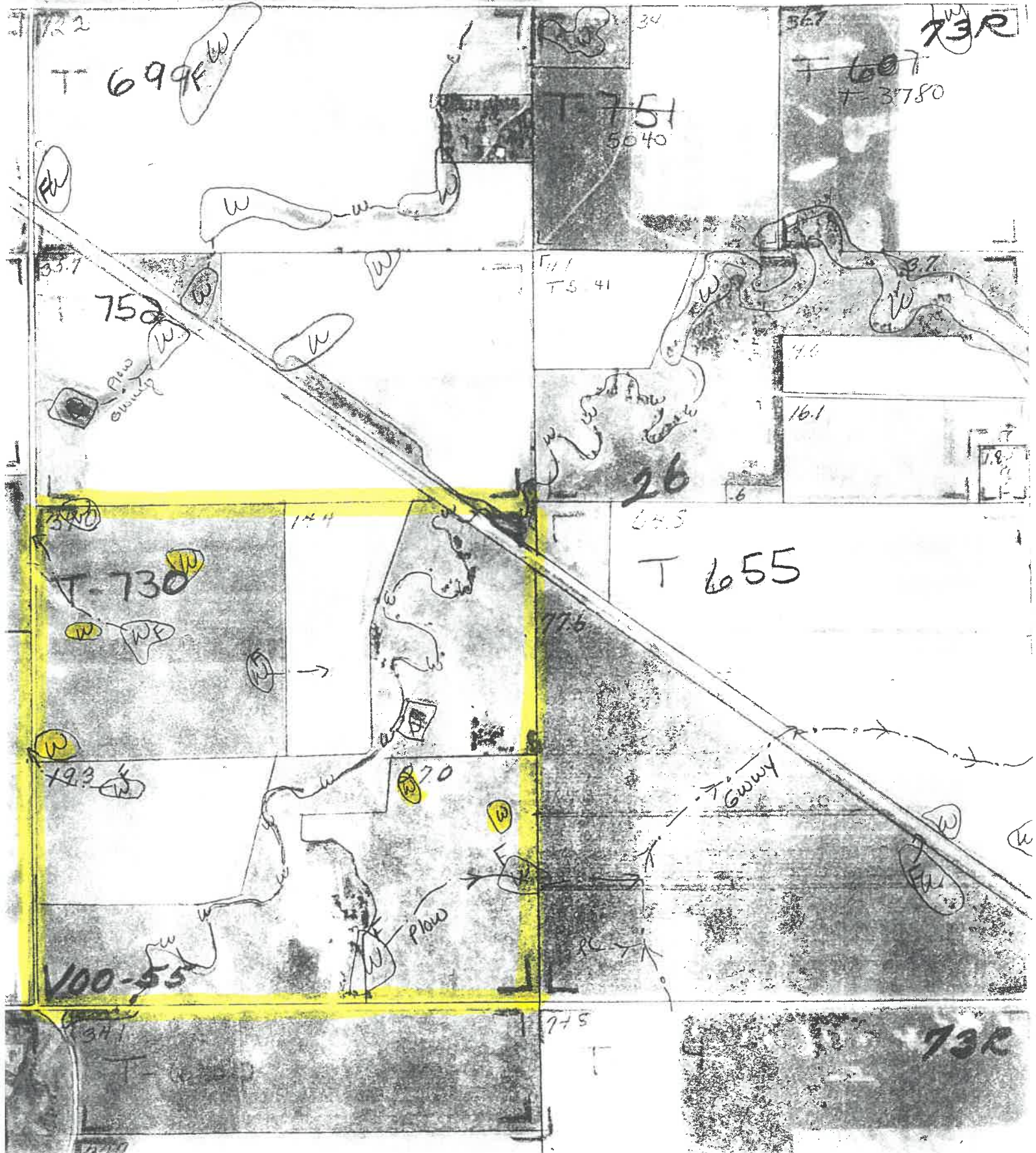
SW COR. SEC. 26-100-55

S1/4 COR. SEC. 26-100-55

PLAT SCALE: 1" = 100'

OFFICIAL WETLAND DETECT
for Highlighted Tract

- (W) Wetland
- (FW) Ditched or tilled prior to 12-23-85 but still wetland
- (PC) Converted Wetland prior to 12-23-85
- (CW) Converted Wetland after 12-23-85
- (---) Ditched prior to 12-23-85
- (---) Tilled prior to 12-23-85
- (---w---) Wetland in a channel



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.

7. COUNTY OFFICE ADDRESS (Include Zip Code):

TURNER COUNTY FARM SERVICE AGENCY
PO BOX 159
PARKER, SD 57053-0159

TELEPHONE NUMBER (Include Area Code): (605)297-5564

| | |
|---|--|
| 1. ST. & CO. CODE & ADMIN. LOCATION 46 125 | 2. SIGN-UP NUMBER 46 |
| 3. CONTRACT NUMBER 11014 | 4. ACRES FOR ENROLLMENT 23.92 |
| 5. FARM NUMBER 8916 | 6. TRACT NUMBER(S) 730 |
| 8. OFFER (Select one) GENERAL <input type="checkbox"/> ENVIRONMENTAL PRIORITY <input checked="" type="checkbox"/> | 9. CONTRACT PERIOD FROM: (MM-DD-YYYY) 10-01-2014 TO: (MM-DD-YYYY) 09-30-2024 |

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 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 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 \$ 74.40 | 11. Identification of CRP Land | | | | |
| B. Annual Contract Payment \$ 1,780 | A. Tract No. | B. Field No. | C. Practice No. | D. Acres | E. Total Estimated Cost-Share |
| C. First Year Payment \$ | 730 | 5 | CP30 | 10.90 | \$0.00 |
| (Item 10C applicable only to continuous signup when the first year payment is prorated.) | 730 | 6 | CP30 | 13.02 | \$0.00 |

12. PARTICIPANTS

| | | | |
|---|----------------------|--|-----------------------------|
| A(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): LESTER ENSZ 44565 272ND ST MARION, SD 57043-5023 | (2) SHARE 100.00% | (3) SOCIAL SECURITY NUMBER: (4) SIGNATURE <i>Lester Enszt</i> (If more than three individuals are signing, continue on attachment.) | DATE (MM-DD-YYYY) 9-8-14 |
| B(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): | (2) SHARE % | (3) SOCIAL SECURITY NUMBER: (4) SIGNATURE | DATE (MM-DD-YYYY) |
| C(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): | (2) SHARE % | (3) SOCIAL SECURITY NUMBER: (4) SIGNATURE | DATE (MM-DD-YYYY) |

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

| | |
|--|--------------------------------|
| A. SIGNATURE OF CCC REPRESENTATIVE <i>[Signature]</i> | B. DATE (MM-DD-YYYY) 9-8-14 |
|--|--------------------------------|

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, family status, parental status, religion, sexual orientation, genetic information, political beliefs, 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

| | | | | |
|---|---|---|--|----------------------------------|
| CRP-1 (07-23-10) CONSERVATION RESERVE PROGRAM CONTRACT <small>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.</small> | U.S. DEPARTMENT OF AGRICULTURE Commodity Credit Corporation | | 1. ST. & CO. CODE & ADMIN. LOCATION 46 125 | 2. SIGN-UP NUMBER 46 |
| | 7. COUNTY OFFICE ADDRESS (Include Zip Code): TURNER COUNTY FARM SERVICE AGENCY PO BOX 159 PARKER, SD 57053-0159 TELEPHONE NUMBER (Include Area Code): (605)297-5584 | | 3. CONTRACT NUMBER 11014 | 4. ACRES FOR ENROLLMENT 23.92 |
| | | 5. FARM NUMBER 8916 | 6. TRACT NUMBER(S) 730 | |
| | | 8. OFFER (Select one) GENERAL <input type="checkbox"/> ENVIRONMENTAL PRIORITY <input checked="" type="checkbox"/> | 9. CONTRACT PERIOD FROM: (MM-DD-YYYY) TO: (MM-DD-YYYY) 10-01-2014 09-30-2024 | |

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 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 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 | \$ 74.40 | 11. Identification of CRP Land | | | | |
| B. Annual Contract Payment | \$ 1,780 | A. Tract No. | B. Field No. | C. Practice No. | D. Acres | E. Total Estimated Cost-Share |
| C. First Year Payment | \$ | 730 | 5 | CP30 | 10.90 | \$0.00 |
| | | 730 | 6 | CP30 | 13.02 | \$0.00 |
| <i>(Item 10C applicable only to continuous signup when the first year payment is prorated.)</i> | | | | | | |

12. PARTICIPANTS

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|---|----------------------|--------------------------------------|-----------------------------|
| A(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): LESTER ENSZ 44565 272ND ST MARION, SD 57043-5023 | (2) SHARE 100.00% | (3) SOCIAL SECURITY NUMBER: | |
| | | (4) SIGNATURE <i>Lester Enszt</i> | DATE (MM-DD-YYYY) 9-8-14 |
| B(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): | (2) SHARE % | (3) SOCIAL SECURITY NUMBER: | |
| | | (4) SIGNATURE | DATE (MM-DD-YYYY) |
| C(1) PARTICIPANT'S NAME AND ADDRESS (Zip Code): | (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 | B. DATE (MM-DD-YYYY) 9-8-14 |
|--|--|--------------------------------|

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 285, 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, family status, parental status, religion, sexual orientation, genetic information, political beliefs, 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



Abbreviated 156 Farm Record

Operator Name :
 Farms Associated with Operator :
 CRP Contract Number(s) : 11014
 Recon ID :
 ARCPLC G//F Eligibility : Eligible

Farm Land Data

| Farmland | Cropland | DCP Cropland | WBP | WRP | CRP | GRP | Sugarcane | Farm Status | Number Of Tracts |
|--------------------|--------------------|------------------------|----------------|------|-------|---------------|-----------|----------------------|------------------------|
| 229.33 | 173.61 | 173.61 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | Active | 4 |
| 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 | 173.61 | 0.00 | | 23.92 | | 0.00 | 0.00 | 0.00 |

Crop Election Choice

| ARC Individual | ARC County | Price Loss Coverage |
|--------------------------|----------------------|-------------------------------|
| None | None | None |
| ARC Individual - Default | ARC County - Default | Price Loss Coverage - Default |
| None | CORN, SOYBN | None |

DCP Crop Data

| Crop Name | Base Acres | CCC-505 CRP Reduction Acres | PLC Yield | HIP |
|--------------|---------------|-----------------------------|-----------|-----|
| Corn | 74.65 | 0.00 | 122 | |
| Soybeans | 74.65 | 0.00 | 36 | |
| TOTAL | 149.30 | 0.00 | | |

NOTES

| |
|--|
| |
|--|

Tract Number : 730

Description : SW 26 100 55
 FSA Physical Location : SOUTH DAKOTA/TURNER
 ANSI Physical Location : SOUTH DAKOTA/TURNER
 BIA Unit Range Number :
 HEL Status : HEL field on tract.Conservation system being actively applied
 Wetland Status : Tract contains a wetland or farmed wetland
 WL Violations : None
 Owners : LESTER ENSZ
 Other Producers : None
 Recon ID : None

Tract Land Data

| Farm Land | Cropland | DCP Cropland | WBP | WRP | CRP | GRP | Sugarcane |
|--------------------|--------------------|------------------------|----------------|-------|------|----------------------|------------------------|
| 154.05 | 108.97 | 108.97 | 0.00 | 0.00 | 0.00 | 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 | 108.97 | 0.00 | 23.92 | 0.00 | 0.00 | 0.00 |

Abbreviated 156 Farm Record

DCP Crop Data

Tract 730 Continued ...

| Crop Name | Base Acres | CCC-505 CRP Reduction Acres | PLC Yield |
|--------------|--------------|-----------------------------|-----------|
| Corn | 46.86 | 0.00 | 122 |
| Soybeans | 46.86 | 0.00 | 36 |
| TOTAL | 93.72 | 0.00 | |

NOTES

Tract Number : 6179

Description : NENE 36 100 55
 FSA Physical Location : SOUTH DAKOTA/TURNER
 ANSI Physical Location : SOUTH DAKOTA/TURNER
 BIA Unit Range Number :
 HEL Status : NHEL: No agricultural commodity planted on undetermined fields
 Wetland Status : Tract does not contain a wetland
 WL Violations : None
 Owners : LESTER ENSZ
 Other Producers : None
 Recon ID : None

Tract Land Data

| Farm Land | Cropland | DCP Cropland | WBP | WRP | CRP | GRP | Sugarcane |
|--------------------|--------------------|------------------------|----------------|------|------|----------------------|------------------------|
| 37.80 | 37.80 | 37.80 | 0.00 | 0.00 | 0.00 | 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 | 37.80 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |

DCP Crop Data

| Crop Name | Base Acres | CCC-505 CRP Reduction Acres | PLC Yield |
|--------------|--------------|-----------------------------|-----------|
| Corn | 16.25 | 0.00 | 122 |
| Soybeans | 16.25 | 0.00 | 36 |
| TOTAL | 32.50 | 0.00 | |

NOTES

Tract Number : 6407

Description : NWNWNE 36 100 55
 FSA Physical Location : SOUTH DAKOTA/TURNER
 ANSI Physical Location : SOUTH DAKOTA/TURNER
 BIA Unit Range Number :
 HEL Status : NHEL: No agricultural commodity planted on undetermined fields
 Wetland Status : Tract does not contain a wetland
 WL Violations : None

Abbreviated 156 Farm Record

Tract 6407 Continued ...

Owners : LESTER ENSZ
Other Producers : None
Recon ID : None

Tract Land Data

| Farm Land | Cropland | DCP Cropland | WBP | WRP | CRP | GRP | Sugarcane |
|--------------------|--------------------|------------------------|----------------|------|------|----------------------|------------------------|
| 14.65 | 14.65 | 14.65 | 0.00 | 0.00 | 0.00 | 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 | 14.65 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |

DCP Crop Data

| Crop Name | Base Acres | CCC-505 CRP Reduction Acres | PLC Yield |
|--------------|--------------|-----------------------------|-----------|
| Corn | 6.30 | 0.00 | 122 |
| Soybeans | 6.30 | 0.00 | 36 |
| TOTAL | 12.60 | 0.00 | |

NOTES

Tract Number : 6408

Description : NENWNE 36 100 55
FSA Physical Location : SOUTH DAKOTA/TURNER
ANSI Physical Location : SOUTH DAKOTA/TURNER
BIA Unit Range Number :
HEL Status : HEL determinations not completed for all fields on the tract
Wetland Status : Tract does not contain a wetland
WL Violations : None
Owners : LESTER ENSZ
Other Producers : None
Recon ID : None

Tract Land Data

| Farm Land | Cropland | DCP Cropland | WBP | WRP | CRP | GRP | Sugarcane |
|--------------------|--------------------|------------------------|----------------|------|------|----------------------|------------------------|
| 22.83 | 12.19 | 12.19 | 0.00 | 0.00 | 0.00 | 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 | 12.19 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |

DCP Crop Data

| Crop Name | Base Acres | CCC-505 CRP Reduction Acres | PLC Yield |
|--------------|--------------|-----------------------------|-----------|
| Corn | 5.24 | 0.00 | 122 |
| Soybeans | 5.24 | 0.00 | 36 |
| TOTAL | 10.48 | 0.00 | |

NOTES

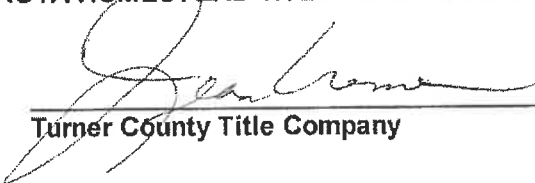
Issuing Agent: Turner County Title Company

Issuing Office File Number: 19-TI-12313

SCHEDULE A

- 1. Commitment Date: November 25, 2019 at 07:30 AM
- 2. Policy or policies to be issued:
 - a. ALTA Own. Policy (08/01/16)
 - Standard Coverage Extended Coverage
 - Proposed Insured: TO BE DETERMINED
 - Proposed Policy Amount: \$ 1,000.00
 - b. ALTA Loan Policy (08/01/16)
 - Standard Coverage Extended Coverage
 - Proposed Insured:
 - Proposed Policy Amount:
- 3. The estate or interest in the Land described or referred to in this Commitment is Fee Simple.
- 4. Title to the estate or interest in the Land is at the Commitment Date vested in Deborah D. Noess, Julie A. Decker, Daryl J. Ensz, Ronald L. Ensz, Timmy L. Ensz, Terry L. Ensz and Arlan J. Ensz subject to the life estate interests of Lester Ensz and Loretta R. Ensz, husband and wife.
- 5. The Land is described as follows:
 - Parcel 1: The North Half of the Northeast Quarter (N 1/2 NE 1/4) of Section Thirty-Six (36), Township One Hundred (100) North, Range Fifty-Five (55) West of the 5th P.M., Turner County, South Dakota, except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property.
 - Parcel 2: The Southwest Quarter (SW 1/4) except the Railroad Right-of-Way and except Terry Tract in the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4); all in Section Twenty-Six (26), Township One Hundred (100) North, Range Fifty-Five (55) West of the 5th P.M., Turner County, South Dakota.
 - Parcel 3: Terry Tract in the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4) of Section Twenty-Six (26), Township One Hundred (100) North, Range Fifty-Five (55) West of the 5th P.M., Turner County, South Dakota.

DAKOTA HOMESTEAD TITLE INSURANCE COMPANY

By: 

 Turner County Title Company

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SCHEDULE BI & BII
(Continued)

File Number: 19-TI-12313

SCHEDULE B, PART II
Exceptions

THIS COMMITMENT DOES NOT REPUBLISH ANY COVENANT, CONDITION, RESTRICTION, OR LIMITATION CONTAINED IN ANY DOCUMENT REFERRED TO IN THIS COMMITMENT TO THE EXTENT THAT THE SPECIFIC COVENANT, CONDITION, RESTRICTION, OR LIMITATION VIOLATES STATE OR FEDERAL LAW BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, GENDER IDENTITY, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

The Policy will not insure against loss or damage resulting from the terms and provisions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

- A. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I-Requirements are met.
- B. General Exceptions:
1. Rights or claims of parties in possession not shown by the public records.*
 2. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey or inspection of the premises including, but not limited to, insufficient or impaired access or matters contradictory to any survey plat shown by the public records.*
 3. Easements, or claims of easements, not shown by the public records.*
 4. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.*
 5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the public records.*
 6. Taxes or special assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.*
 7. Any Service, installation or connection charge for sewer, water or electricity.*
 8. Any right, title, or interest in any minerals, mineral rights, or related matters, including but not limited to oil, gas, coal, and other hydrocarbons.*

*Paragraphs 1, 2, 3, 4, 5, 6, 7 and 8 will not appear as printed exceptions on extended coverage policies, except as to such parts thereof which may be typed as a Special Exception.

- C. Special Exceptions:
1. ANY rights, easements, interests or claims which may exist by reason of or reflected by the following facts on a survey dated December 12, 2013, in which a gravel alley encroaches upon the insured property.
 2. Parcel 1:
 3. MORTGAGE executed by Lester Ensz and Loretta Ensz, husband and wife, to Farmers State Bank, Marion, SD, in the face amount of _____ dated May 1, 1967, filed August 9, 1967 @ 9:30 A.M. and recorded in Book 134 of Mortgages, page 549, Turner County Records.

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SCHEDULE BI & BII
(Continued)

File Number: 19-TI-12313

4. MORTGAGE executed by Lester Ensz and Loretta Ensz, husband and wife, to Farmers State Bank, Marion, SD, in the face amount of _____, dated June 13, 1977, filed June 17, 1977 @ 10:30 A.M. and recorded in Book 137 of Mortgages, page 591, Turner County Records.
5. QUIT CLAIM DEED, dated June 24, 1981, filed September 1, 1981 @ 9:30 A.M. and recorded in Book 93 of Deeds, page 394, Turner County Records, grants unto South Dakota Railroad Authority all of the railroad right-of way right of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company extending over and across the railroad line between Canton, Mitchell, South Dakota in the Counties of Lincoln, Turner, Hutchinson, McCook, Hanson and Davison Counties.
6. QUIT CLAIM DEED, dated June 9, 1982, filed June 17, 1982 @ 9:30 A.M. and recorded in Book 94 of Deeds, page 209, Turner County Records, from South Dakota Railroad Authority to the Division of Railroads for the State of South Dakota all of the railroad right-of way right of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company extending over and across the railroad line between Canton, Mitchell, South Dakota in the Counties of Lincoln, Turner, Hutchinson, McCook, Hanson and Davison Counties.
7. ANY CLAIMS or liabilities arising from any defects in or unmarketability of the title to any portion of the land described or formally occupied as a railroad right of way.
8. ANY CLAIMS or liabilities arising from the nature or status of, any defects in, any encumbrances against, or the unmarketability of the title, if any, to any portion of the land described in Schedule A land described as or formally occupied or used as a railroad right of way.
9. PLEASE be advised that no search of the records on file at the Office of the South Dakota Secretary of State has been or will be conducted in connection with any of the land described in this Commitment / Policy and any such records and/or their effect on title to said land are hereby excluded from coverage in this Commitment / Policy.
10. "This Commitment / Policy excepts the Railroad and Railroad Right of Way of the South Dakota Railroad Authority, or the effects of the same, as to the insured land described in Schedule A."
11. VESTED DRAINAGE RIGHT FORM, dated March 31, 1992, filed April 8, 1992 @ 8:30 A.M. and recorded in Book 41 of Misc., page 20, Turner County Records, claims the right of drainage from the N 1/2 NW 1/4 and NE 1/4 Sec 1-99-55 onto the SE 1/4 Sec 1, Rosefield Twp, Sec 6 of Marion Twp., Sec 36 of Dolton Twp. and Sec 2 of Rosefield Twp.
12. VESTED DRAINAGE RIGHT FORM, dated June 30, 1992, filed June 30, 1992 @ 2:00 P.M. and recorded in Book 41 of Misc., page 24A, Turner County Records, claims the right of drainage from the the N 1/2 NE 1/4 Sec 36-100-55 through plow ditches.
13. RIGHT-OF-WAY EASEMENT, dated January 22, 2007, filed January 23, 2007 @ 8:30 A.M. and recorded in Book 47 of Misc., page 102, Turner County Records, grants unto TM Rural Water District, it's successors and assigns, a perpetual easement in conjunction with the operation of a rural water system over, under, across and through the N 1/2 NE 1/4 Sec 36-100-55.
14. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the WARRANTY DEED, dated November 16, 2007, filed November 19, 2007 @ 8:30 A.M. and recorded in Book 111 of Deeds, page 850, Turner County Records.
15. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the Corrected WARRANTY DEED, dated June 17, 2008, filed June 20, 2008 @ 8:30 A.M. and recorded in Book 112 of Deeds, page 180, Turner County Records.

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SCHEDULE BI & BII
(Continued)

File Number: 19-TI-12313

16. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated October 3, 2017, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 56, Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
17. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated October 3, 2018, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 57, Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
18. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated September 20, 2018, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 58, Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
19. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated October 2, 2017, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 68, Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
20. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated October 10, 2017, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 69 Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
21. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated September 30, 2017, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 70 Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.
22. ELECTRIC LINE RIGHT-OF-WAY EASEMENT, dated September 29, 2017, filed March 5, 2019 @ 10:59 A.M., recorded in Book 52 of Misc., page 71 Turner County Records, grants unto Southeastern Electric Cooperative, a Cooperative Corporation, its successors and assigns, a 10 Foot strip of land following the North and East boundarys of the N ½ NE ¼ Sec 36-100-55 except that part thereof lying southwest of a line parallel to and 160 Feet northeasterly of the South Dakota Railroad Authority main track center line across said property to construct, operate and maintain an electric transmission line or systems thereon.

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SCHEDULE BI & BII
(Continued)

File Number: 19-TI-12313

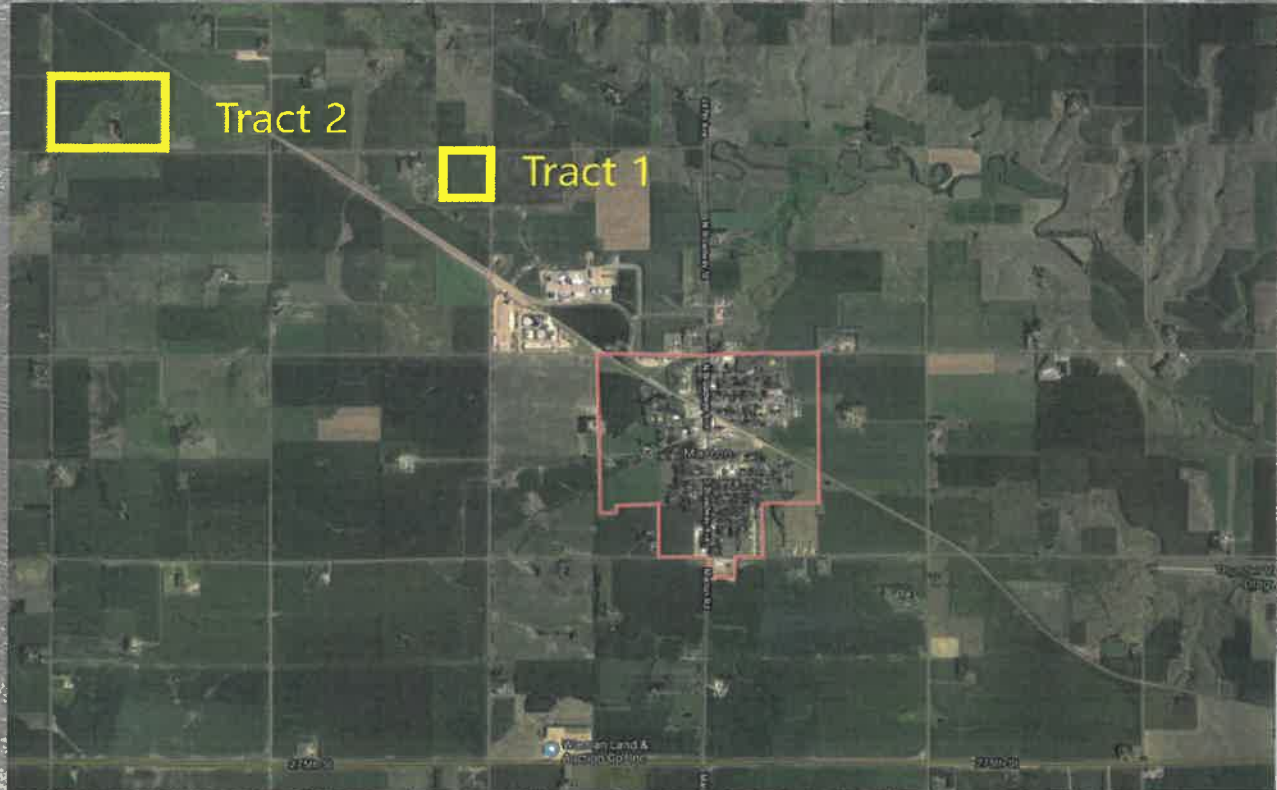
23. REAL ESTATE TAXES for the year 2019 and subsequent years which constitute a lien but are not due and payable. Real Estate Taxes for the year 2018 payable in 2019 in the total amount of \$1,888.05 are paid in full on the property described as the N 1/2 NE 1/4 except that part lying southwest of a line parallel to and 160 Feet Northeasterly of the South Dakota Railroad Authority Main Track Centerline, Sec 36-100-55. Parcel ID#: 05000-10055-361-00
24. Parcel 2:
25. RIGHT-OF-WAY EASEMENT, dated July 31, 1984, filed August 22, 1984 @ 11:30 A.M. and recorded in Book 37 of Misc., page 412, Turner County Records, grants unto TM Rural Water District, it's successors and assigns, a perpetual easement in conjunction with the operation of a rural water system over, under, across and through the S 1/2 SW 1/4 Sec 26-100-55.
26. RIGHT-OF-WAY EASEMENT, dated February 22, 2006, filed March 24, 2006 @ 8:30 A.M. and recorded in Book 46 of Misc., page 604, Turner County Records, grants unto TM Rural Water District, it's successors and assigns, a perpetual easement in conjunction with the operation of a rural water system over, under, across and through the N 1/2 SW 1/4 Sec 26-100-55.
27. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the WARRANTY DEED, dated November 16, 2007, filed November 19, 2007 @ 8:30 A.M. and recorded in Book 111 of Deeds, page 850, Turner County Records.
28. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the Corrected WARRANTY DEED, dated June 17, 2008, filed June 20, 2008 @ 8:30 A.M. and recorded in Book 112 of Deeds, page 180, Turner County Records.
29. REAL ESTATE TAXES for the year 2019 and subsequent years which constitute a lien but are not due and payable. Real Estate Taxes for the year 2018 payable in 2019 in the total amount of \$2,562.28 are paid in full on the property described as the SW 1/4 except the RR, Sec 6-100-55. Parcel ID#: 05000-10055-263-00
30. Parcel 3:
31. RIGHT-OF-WAY EASEMENT, dated July 31, 1984, filed August 22, 1984 @ 11:30 A.M. and recorded in Book 37 of Misc., page 412, Turner County Records, grants unto TM Rural Water District, it's successors and assigns, a perpetual easement in conjunction with the operation of a rural water system over, under, across and through the S 1/2 SW 1/4 Sec 26-100-55.
32. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the WARRANTY DEED, dated November 16, 2007, filed November 19, 2007 @ 8:30 A.M. and recorded in Book 111 of Deeds, page 850, Turner County Records.
33. ANY INTEREST Lester Ensz and Loretta Ensz may have in the property pursuant to the reservation of a life estate in the Corrected WARRANTY DEED, dated June 17, 2008, filed June 20, 2008 @ 8:30 A.M. and recorded in Book 112 of Deeds, page 180, Turner County Records.
34. REAL ESTATE TAXES for the year 2019 and subsequent years which constitute a lien but are not due and payable. Real Estate Taxes for the year 2018 payable in 2019 in the total amount of \$2,562.28 are paid in full on the property described as the SW 1/4 except the RR, Sec 6-100-55. Parcel ID#: 05000-10055-263-00

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Turner County **LAND AUCTION**

191.12 Acres



TERMS: Cash sale with 15% non-refundable down auction day with the balance on or before April 29, 2020. Warranty Deed to be granted with the cost of title insurance split 50-50 between buyer and seller. Sellers to pay all of the 2019 taxes in full. Buyer responsible for all 2020 taxes. Tracts will be sold separately and not tied together. Sold subject to owner's approval and all easements and restrictions on record. Wieman Land & Auction Co. Inc. is representing the seller in this transaction. Come prepared to buy! Remember auction held indoors at the Wieman Auction Facility.

Tuesday
March 17th
at 10:30 A.M.



44628 SD HWY44, Marion SD phone: 800-251-3111

web: wiemanauction.com

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