

543.95 ACRES

TURNER COUNTY LAND

- WEDNESDAY, AUGUST 21ST AT 10:30AM -



OWNERS
DOUG MARQUARDT &
BG FARMS, LLC
BRANDON GOOSSEN

SUTTON
AUCTIONEERS &
LAND BROKERS LLC

CELEBRATING **7** YEARS
WIEMAN
LAND & AUCTION
AND FOUR GENERATIONS

"We Sell The Earth And Everything On It!"

800.251.3111 | Marion, SD | WiemanAuction.com

Wieman Land & Auction Inc., 44628 SD HWY 44, Marion SD 57043

543.95 ACRES OF TURNER COUNTY FARMLAND AT AUCTION

We will offer the following real estate at public auction at the Wieman Auction Facility at Marion, SD on:

WEDNESDAY AUGUST 21ST 10:30 AM

It is our privilege to offer these unique properties that truly offers something for almost any type of land buyer. From quality tillable land, hunting land, building sites with a secluded park-like settings, and rolling pasture/grassland. Located just 25 minutes west of Sioux Falls, this is a excellent opportunity to purchase a piece of South Dakota paradise all located in tightly held townships of Turner County. Words cannot describe the look and feel this property gives you. Check out the drone video footage or better yet make a drive and see it in person.

TRACT # 1 80 ACRES FARMLAND - BROTHERSFIELD TOWNSHIP

Located 4 miles North & 1 ¼ miles west of Parker, SD (Jct. SD 19 & 271st St go 1 ¼ miles west)

This tract consists of 80 acres (+ / -) of tillable farmland. The FSA Office reports that it has 73.66 acres tillable with a 65.2 soil productivity rating. There is a waterway running north to south on the property and with some tile work, this tract could be almost 100% tillable. The land is gently rolling with good access on the north and west roads. The annual real estate taxes are \$1,403.76.

LEGAL: The W ½ NW ¼ of Section 30-100-53, Turner County, South Dakota

TRACT # 2 158 ACRES FARMLAND - BROTHERSFIELD TOWNSHIP

Located just south of Tract 1

This tract consists of 158 acres (+ / -) of mostly tillable farmland. The FSA Office indicates 117.52 acres tillable with a total field soil productivity rating of 69.5. This is a rolling tract that has almost 90 acres of Clarno-Ethan-Bonilla loams with a highly productive 78 rating! With some work, you can get additional tillable acres on this parcel. This tract presents several spots ideal for a new home. As a mile long quarter, you are afforded great access with roads on the east and west borders. The annual real estate taxes are \$4,000.86.

LEGAL: Lot 3 & NE ¼ SW ¼ & N ½ SE ¼ of Section 30-100-53, Turner County, South Dakota

TRACT # 3 145.95 ACRES FARMLAND - BROTHERSFIELD TOWNSHIP

Located just south of Tract 2

This tract consists of 145.95 acres of mostly tillable farmland. The FSA Office indicates that it has 92.80 acres tillable with a total field soil productivity index rating of 54.7. This is a rolling tract will lots of possibilities. This tract also has several prime spots for a new home. Just like Tract 2, as a mile long quarter, you have great access with roads on the east and west borders. The annual real estate taxes are \$1,852.16.

LEGAL: Lot 4 & SE ¼ SW ¼ & S ½ SE ¼ excluding N 820' of E 640' of the S ½ SE ¼ of Section 30-100-53, Turner County, South Dakota

TRACT # 4 383.95 ACRES - COMBINATION OF TRACTS 1, 2, & 3

This tract consists of 383.95 acres of all contiguous and mostly tillable farmland. Located in Parker School District 60-4. The FSA Office indicates 284 acres tillable with a total farm soil productivity index rating of 63. It is not very often you find a large tract of land all in one section! With some improved drainage and tile work, you could make this into a very desirable tract.

TRACT # 5 80 ACRES OF HIGH-QUALITY TILLABLE LAND – MONROE TOWNSHIP

Located from the north end of Marion, SD, go 1 mile east on 273rd St. & 1 ¼ miles north on 448th Ave.

This tract consists of 80 acres (+ / -) of high-quality tillable farmland. The FSA Office indicates that it is almost 100% tillable with a great soil productivity rating of 77.7. This is a nearly level tract that is highly productive. If you are looking for a highly productive 80 acres, this is the one! Please note that this tract will have to be surveyed to determine the southern boundary if sold separately.

LEGAL: The N ½ SW ¼ of Section 28-100-54, Turner County, South Dakota.

TRACT # 6 80 ACRES OF PASTURE – MONROE TOWNSHIP

This tract is located just south of Tract 5

This tract consists of 80 acres of pasture & tillable land. The FSA Office indicates that there is approx. 17 acres tillable and approx. 61 acres of pasture. This is a rolling tract that would be a great “getaway” location for a new home or cabin tucked away in the river hills! There is a large stock dam on the property that many locals have fished for years. Come check out the scenic views from this tract! Please note that this tract will have to be surveyed to determine the north boundary if sold separately.

LEGAL: The S ½ SW ¼ of Section 28-100-54, Turner County, South Dakota.

TRACT # 7 160 ACRES - COMBINATION OF TRACTS 5 & 6 – MONROE TOWNSHIP

The annual real estate taxes are \$2,082. Located in the Marion School District 60-3. This is a great mix of highly productive tillable and pasture. This tract is currently proposed to have the carbon pipeline run diagonally through the property. No agreement has been reached with Summit Carbon Solutions and it will be up to the new buyer to negotiate that agreement. The new buyer will receive 100% of the contract benefits if they choose to sign up.

AUCTION TERMS: Cash sale with 10% nonrefundable downpayment the day of sale and the balance on December 1st, 2024. A Warranty Deed will be provided. Closing agent fee and Owner’s Title Insurance will be split 50/50 between buyer and seller. The seller will pay all the 2023 RE taxes due in 2024 and give a credit to the buyer at closing for the 2024 taxes due in 2025. Full possession will be granted upon final settlement. Buyers will get to farm the land for the 2025 crop year! If the properties are sold in separate parcels, the seller will hire a surveyor to identify only the boundaries between the aforementioned tracts. The seller does not guarantee or warranty that the existing perimeter fence lines lie on the true and correct boundary lines. All property is sold in AS-IS Condition and subject to confirmation by the owners. For more information and buyer’s info packet, visit our website at www.wiemanauktion.com or www.suttonauktion.com or feel free to call 800-251-3111 and our office will send one to you.

NOTE: Wieman Land & Auction, Co., Inc and Sutton Auctioneers & Land Brokers, LLC are excited to offer these great tracts at auction! Please make a note that this auction will be held at the Wieman Auction Facility near Marion, SD. Come prepared to buy!

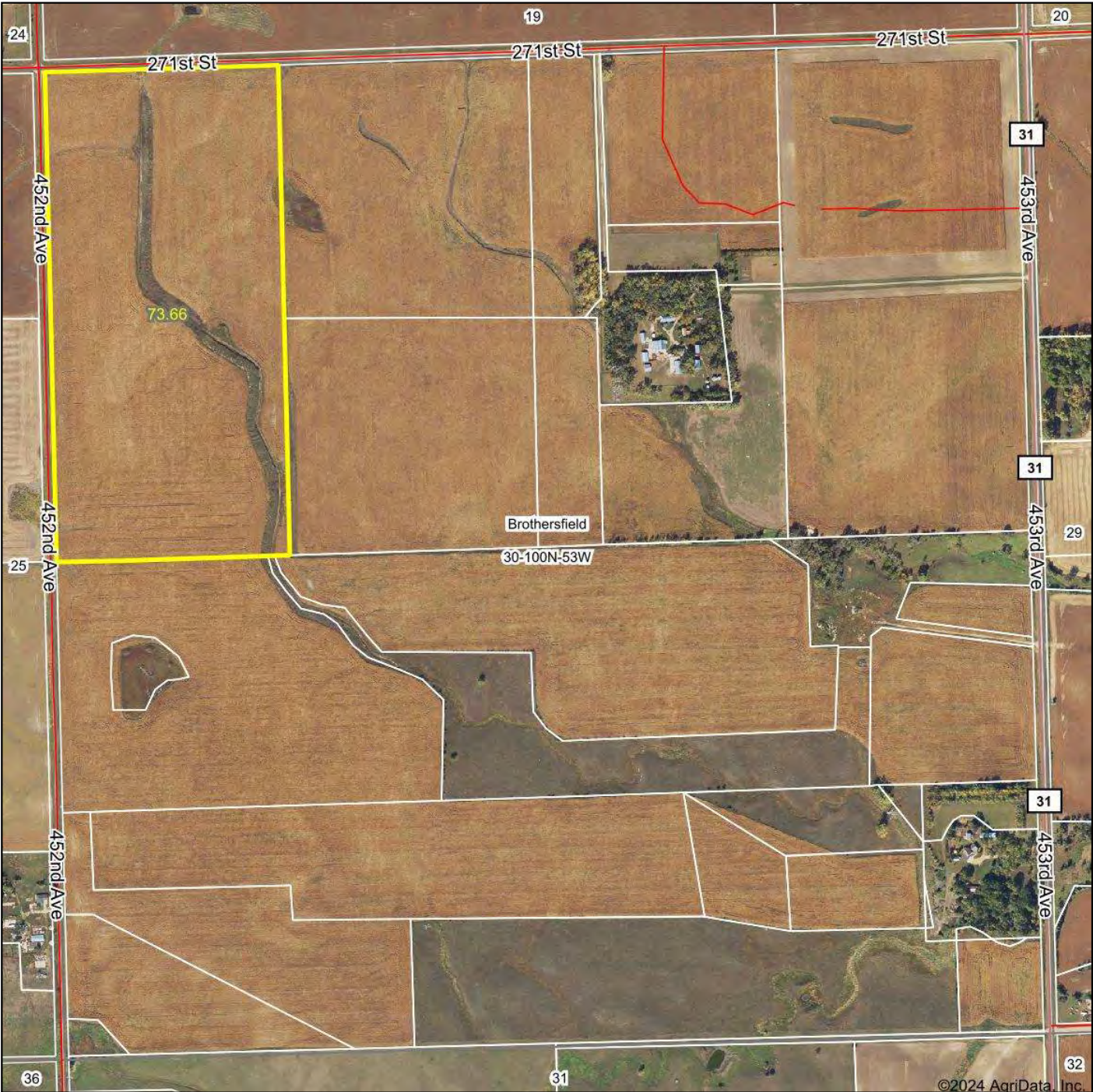
BG FARMS, LLC

Doug Marquardt & Brandon Goossen - Owners

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

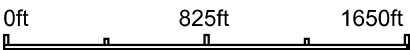
Sutton Auctioneer & Land Brokers, LLC
Sioux Falls, SD 605-336-6315
www.suttonauktion.com

Aerial Map



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Boundary Center: 43° 27' 20.2, -97° 9' 33.46



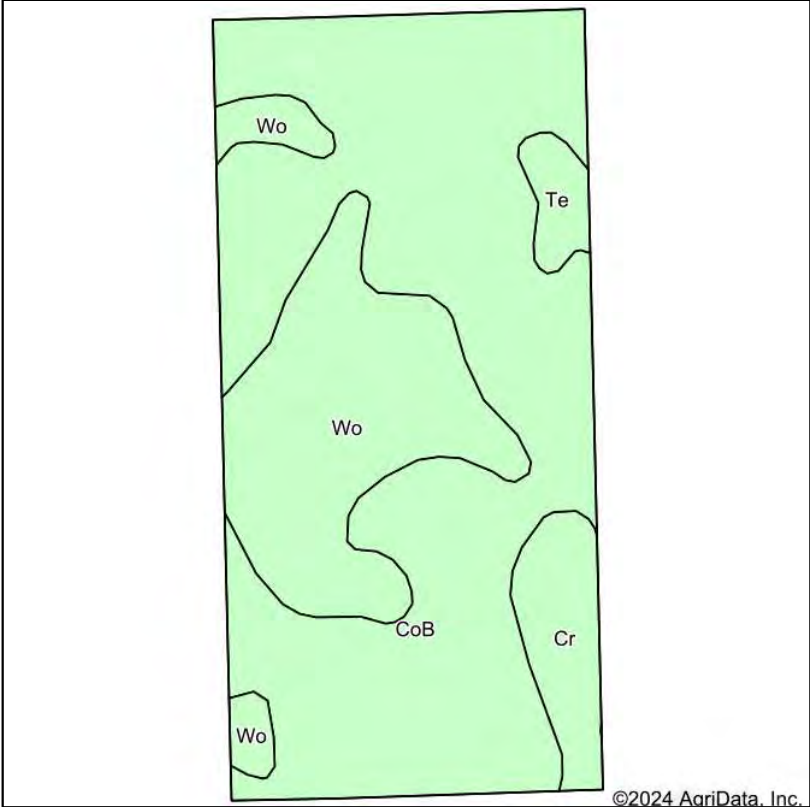
Maps Provided By:
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30-100N-53W
Turner County
South Dakota

7/5/2024

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

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
County: **Turner**
Location: **30-100N-53W**
Township: **Brothersfield**
Acres: **73.66**
Date: **7/5/2024**



Area Symbol: SD125, Soil Area Version: 25					
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
CoB	Clarno-Ethan-Bonilla loams, 1 to 6 percent slopes	48.47	65.8%	Ile	78
Wo	Worthing silty clay loam, 0 to 1 percent slopes	18.84	25.6%	Vw	30
Cr	Crossplain clay loam	4.57	6.2%	Ilw	78
Te	Tetonka silt loam, 0 to 1 percent slopes	1.78	2.4%	IVw	56
Weighted Average				2.82	65.2

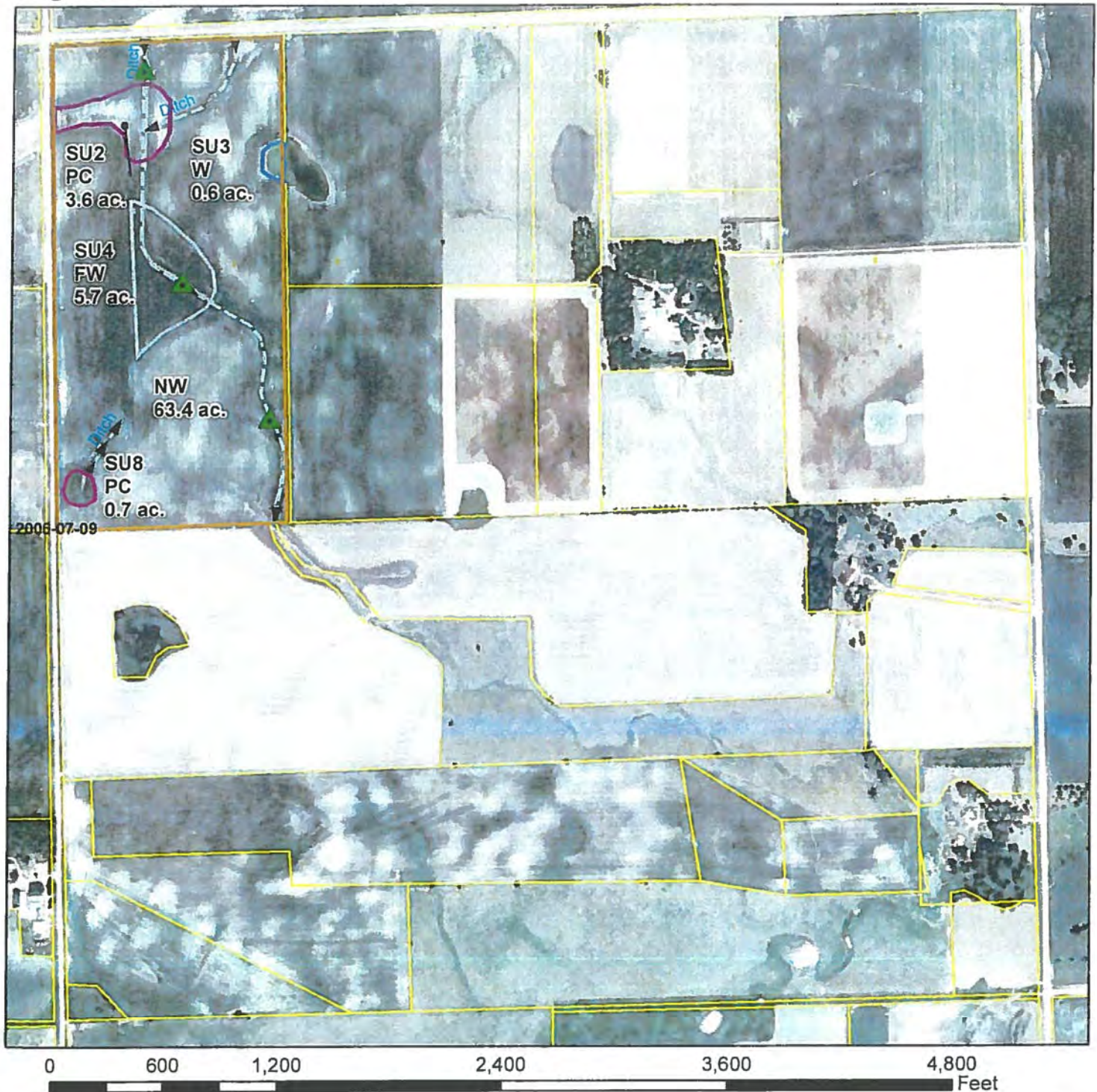
*c: Using Capabilities Class Dominant Condition Aggregation Method



Certified Wetland Determination

Customer: Brandon Goossen
Legal: 30-100-53 T-15

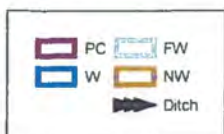
Certified by Andrew Champa
Certified Date: 6/14/2023



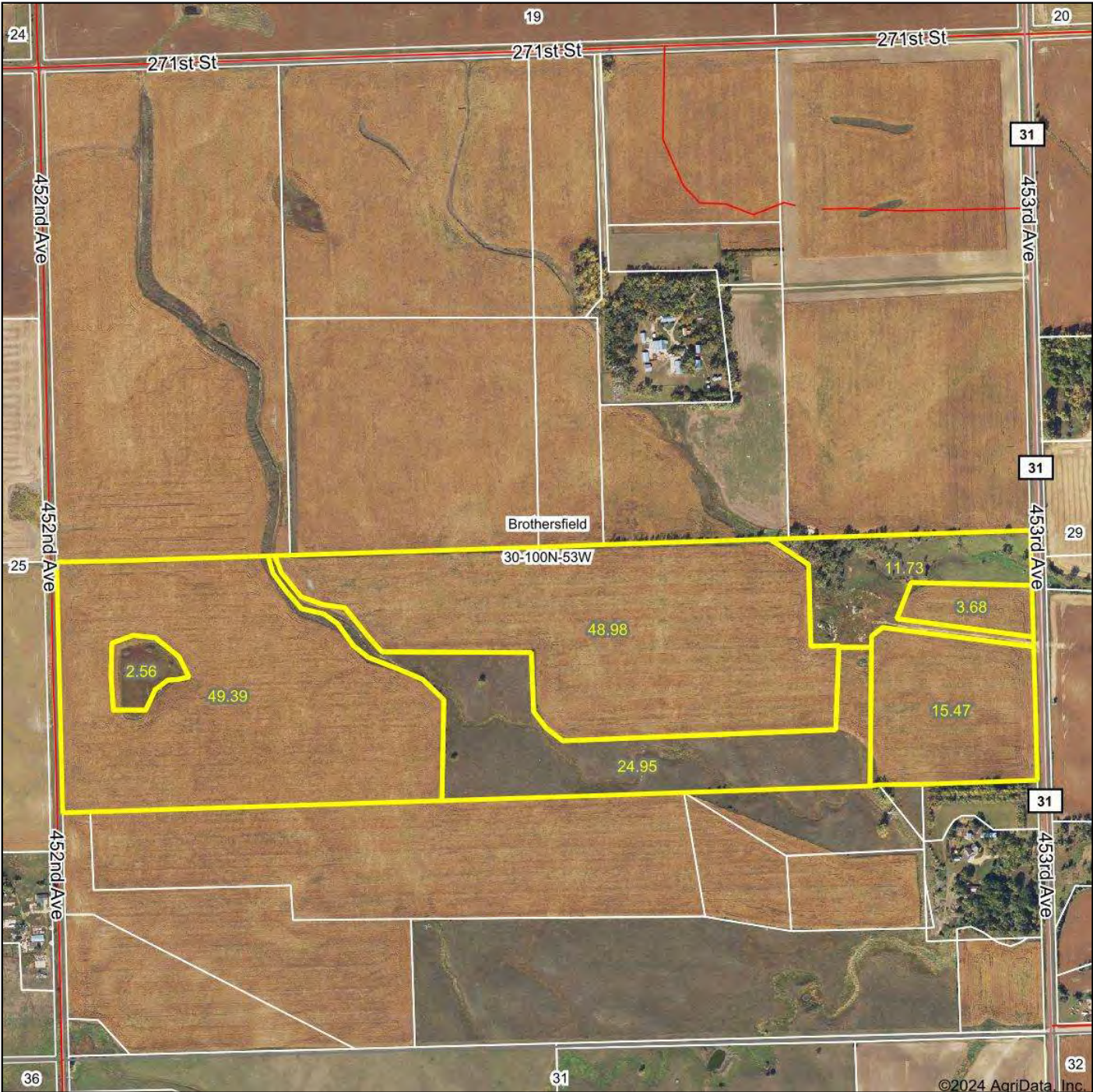
▲ PJW=Potential Jurisdictional Waters

Turner County

1:9,200 1 inch = 767 feet



Aerial Map

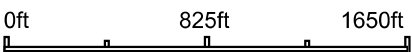


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Boundary Center: 43° 27' 1.05, -97° 9' 6.81

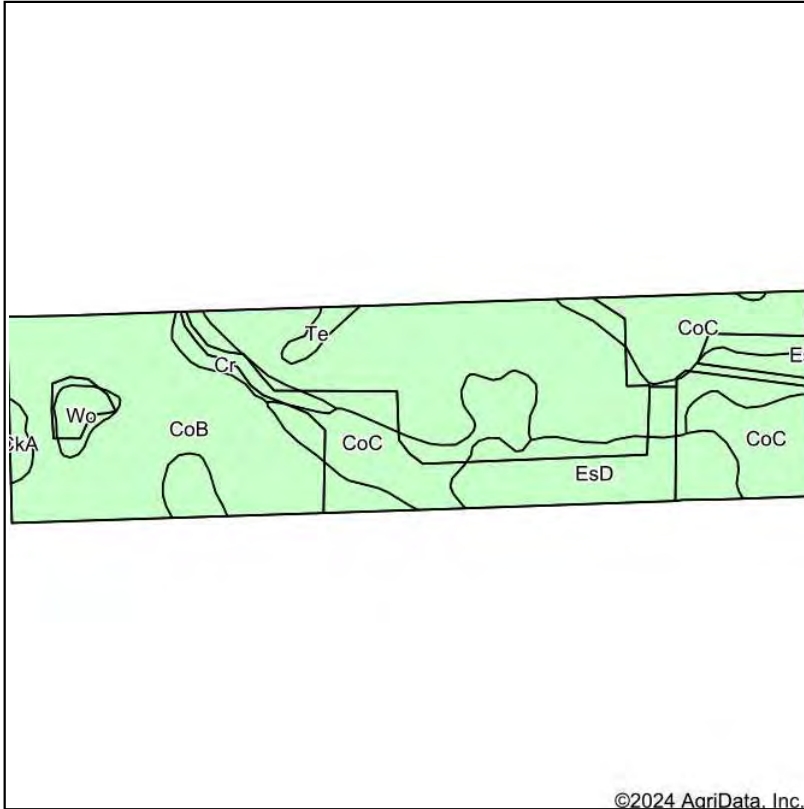
30-100N-53W
Turner County
South Dakota



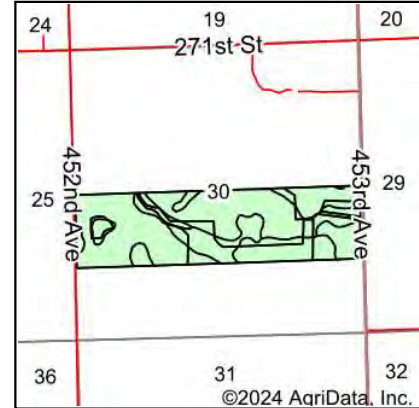
7/5/2024

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

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
 County: **Turner**
 Location: **30-100N-53W**
 Township: **Brothersfield**
 Acres: **156.76**
 Date: **7/5/2024**



Area Symbol: SD125, Soil Area Version: 25						
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index	
CoB	Clarno-Ethan-Bonilla loams, 1 to 6 percent slopes	90.74	57.9%	Ile	78	
CoC	Clarno-Ethan-Bonilla loams, 2 to 9 percent slopes	38.91	24.8%	IIIle	69	
EsD	Ethan-Betts loams, 9 to 15 percent slopes	16.85	10.7%	VIle	30	
Cr	Crossplain clay loam	4.48	2.9%	IIw	78	
Wo	Worthing silty clay loam, 0 to 1 percent slopes	2.90	1.8%	Vw	30	
Te	Tetonka silt loam, 0 to 1 percent slopes	1.53	1.0%	IVw	56	
CkA	Clarno-Crossplain-Davison complex, 0 to 2 percent slopes	1.35	0.9%	IIc	82	
Weighted Average				2.75	69.5	

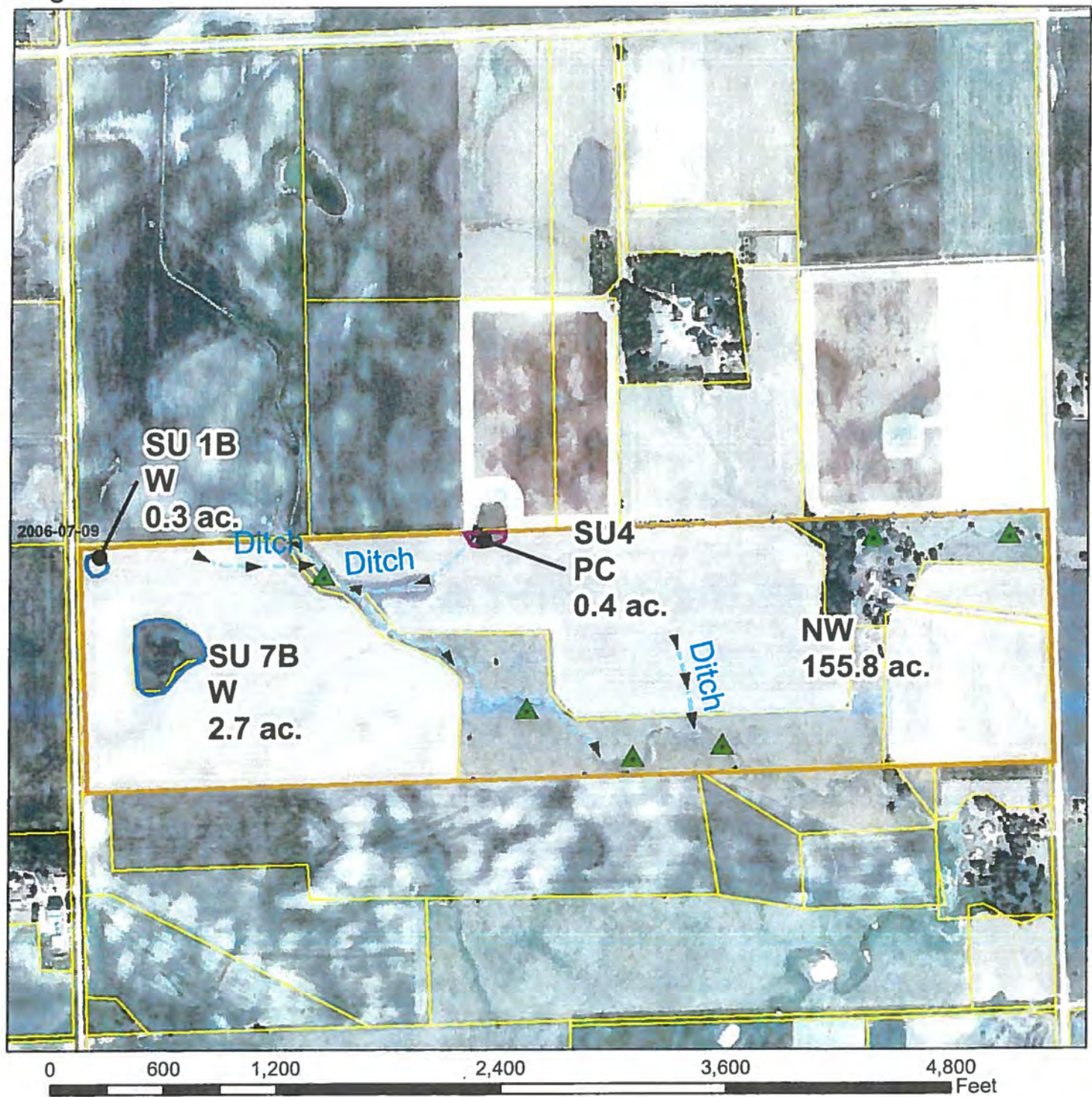
*c: Using Capabilities Class Dominant Condition Aggregation Method



Certified Wetland Determination

Customer: Brandon Goossen
Legal: 30-100-53 T-94

Certified by Andrew Champa
Certified Date: June 14, 2023



Turner County

▲ PJW=Potential Jurisdictional Waters

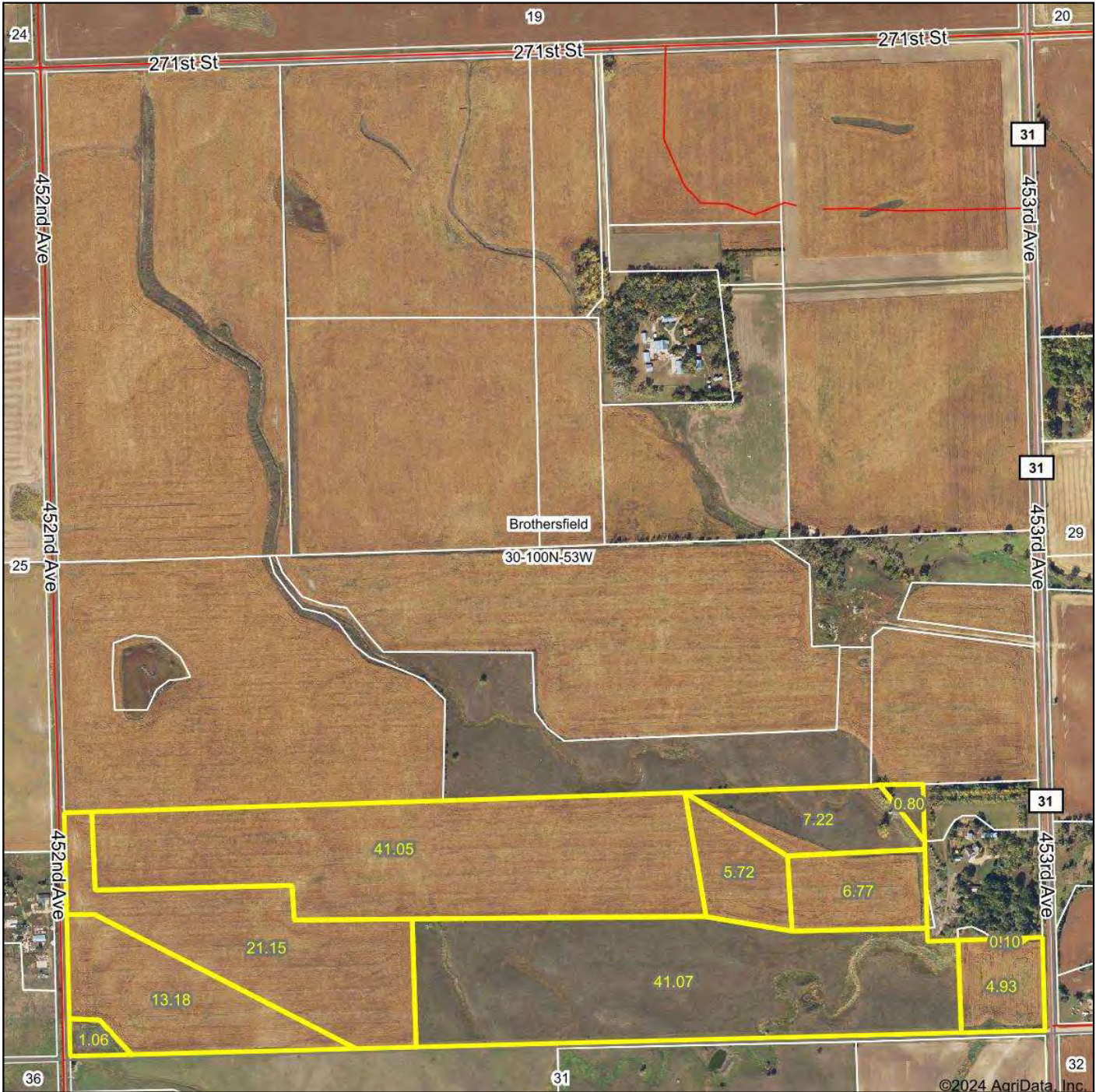
1:9,200 1 inch = 767 feet



PC	NW
W	Ditch

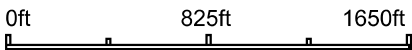


Aerial Map



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Boundary Center: 43° 26' 48.12, -97° 9' 6.75



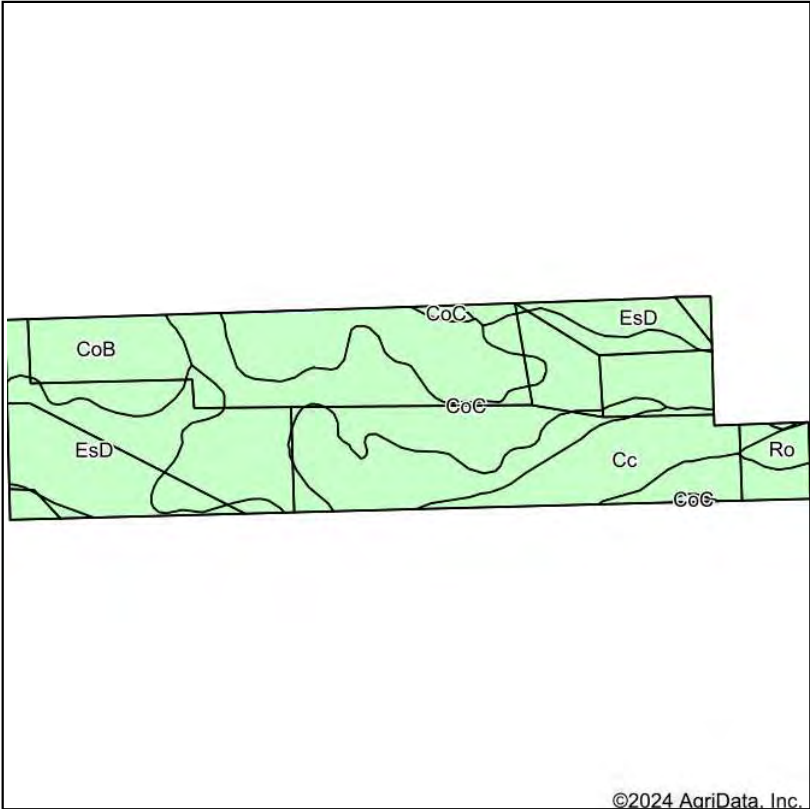
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30-100N-53W
Turner County
South Dakota

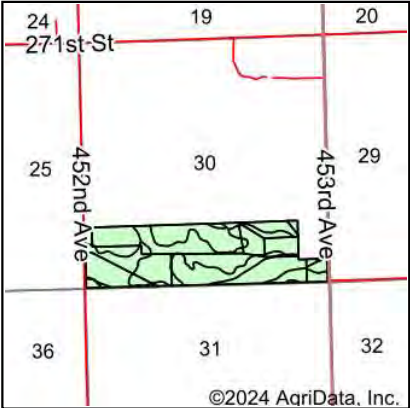
7/5/2024

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

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
County: **Turner**
Location: **30-100N-53W**
Township: **Brothersfield**
Acres: **143.05**
Date: **7/5/2024**



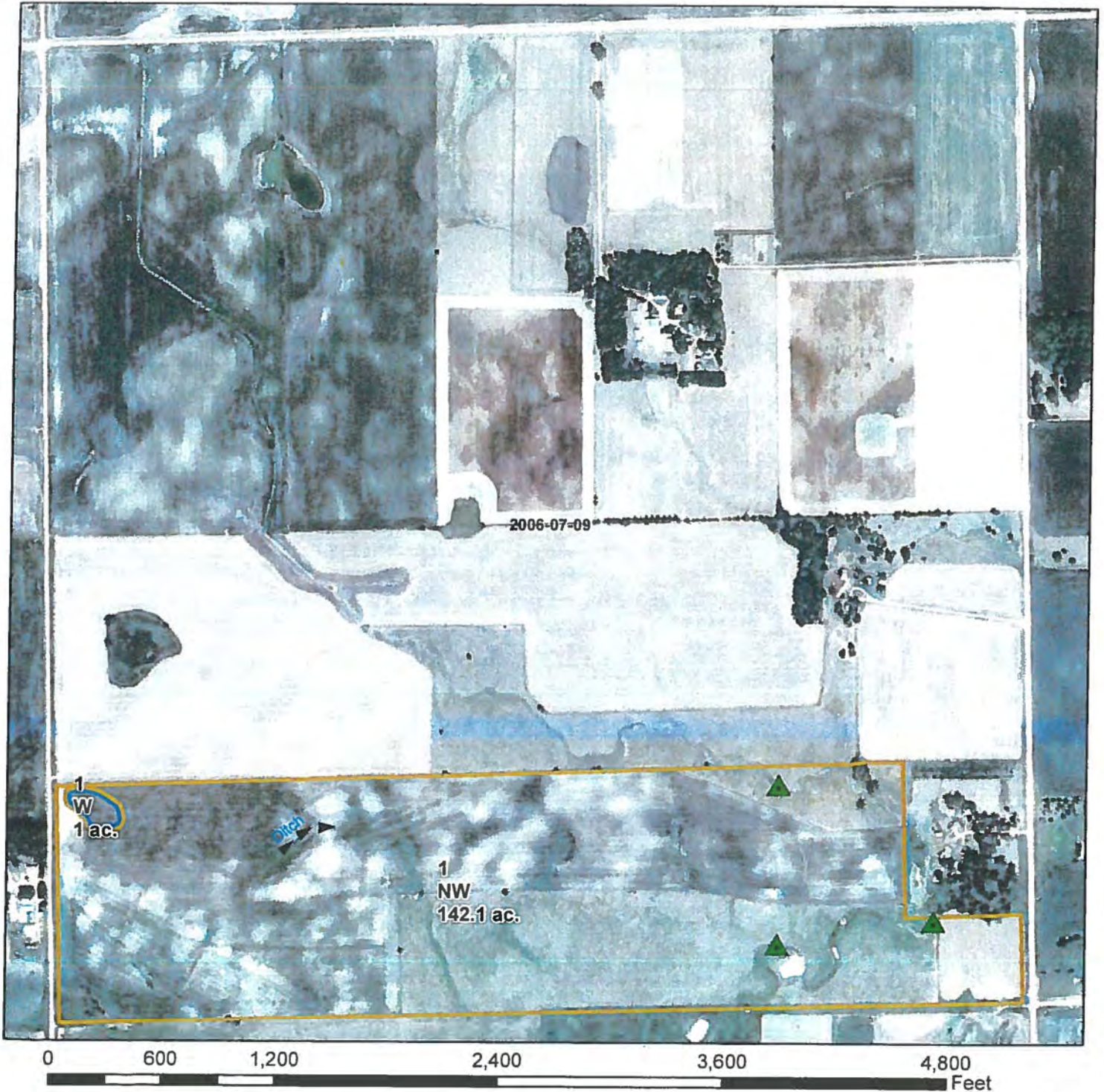
Area Symbol: SD125, Soil Area Version: 25					
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
CoC	Clarno-Ethan-Bonilla loams, 2 to 9 percent slopes	48.04	33.6%	IIIe	69
EsD	Ethan-Betts loams, 9 to 15 percent slopes	46.55	32.5%	VIe	30
CoB	Clarno-Ethan-Bonilla loams, 1 to 6 percent slopes	31.05	21.7%	Ile	78
Cc	Bon loam, channeled, 0 to 2 percent slopes, frequently flooded	15.43	10.8%	VIw	34
Ro	Bon loam, 0 to 2 percent slopes, rarely flooded	1.98	1.4%	IIc	84
Weighted Average				4.07	54.7

*c: Using Capabilities Class Dominant Condition Aggregation Method

Certified Wetland Determination

Tract: 4713
Legal Desc: SS 30-100--53

Certified Date: 4/6/2023
Certified by: Andrew Champa

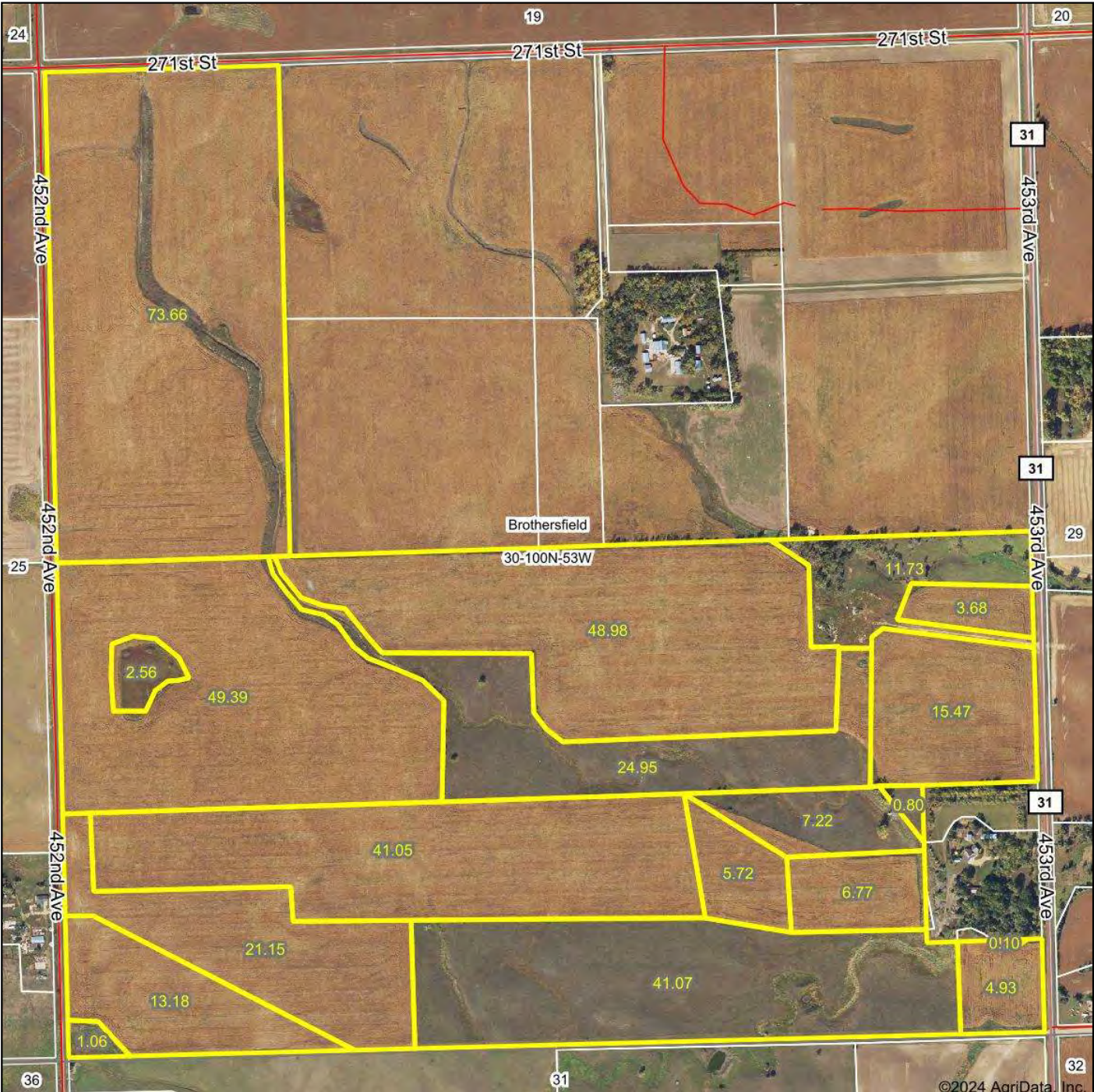


PJW=
Potential Jurisdictional Waters

Turner County
1:9,200 1 inch = 767 feet

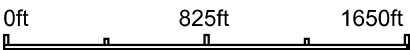


Aerial Map



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Boundary Center: 43° 27' 7.28, -97° 9' 6.8



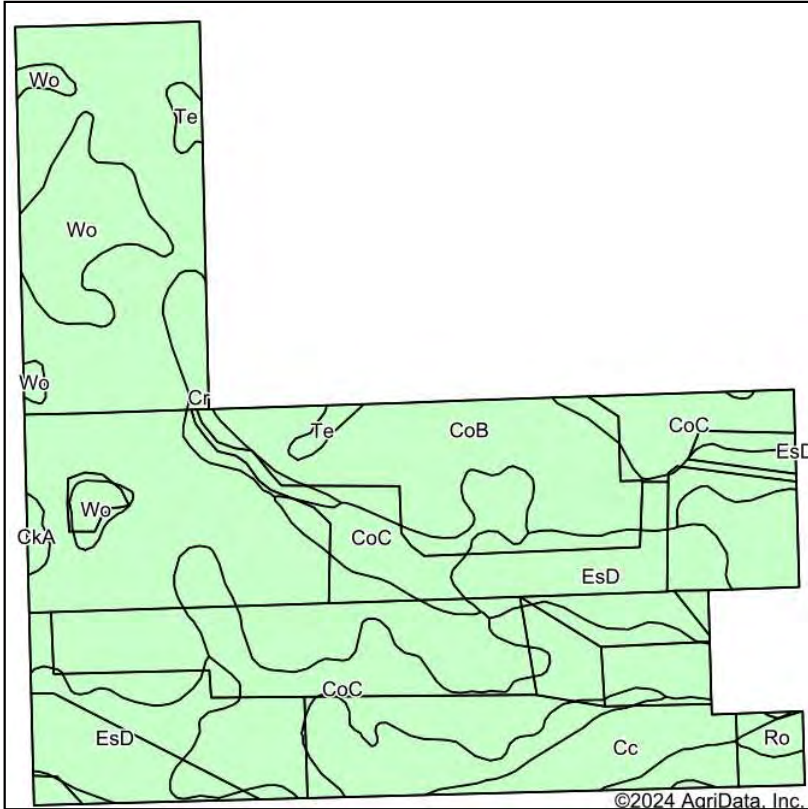
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30-100N-53W
Turner County
South Dakota

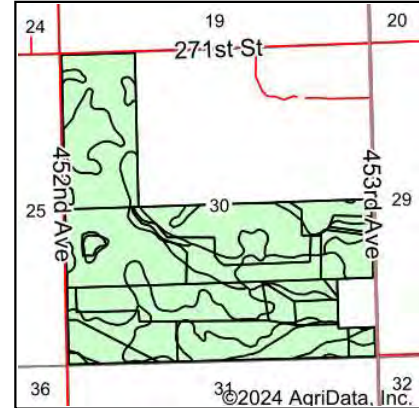
7/5/2024

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

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
 County: **Turner**
 Location: **30-100N-53W**
 Township: **Brothersfield**
 Acres: **373.47**
 Date: **7/5/2024**



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Area Symbol: SD125, Soil Area Version: 25

Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
CoB	Clarno-Ethan-Bonilla loams, 1 to 6 percent slopes	170.27	45.6%	Ile	78
CoC	Clarno-Ethan-Bonilla loams, 2 to 9 percent slopes	86.94	23.3%	IIIle	69
EsD	Ethan-Betts loams, 9 to 15 percent slopes	63.40	17.0%	VIle	30
Wo	Worthing silty clay loam, 0 to 1 percent slopes	21.74	5.8%	VW	30
Cc	Bon loam, channeled, 0 to 2 percent slopes, frequently flooded	15.43	4.1%	VIW	34
Cr	Crossplain clay loam	9.05	2.4%	IIW	78
Te	Tetonka silt loam, 0 to 1 percent slopes	3.31	0.9%	IVW	56
Ro	Bon loam, 0 to 2 percent slopes, rarely flooded	1.98	0.5%	IIc	84
CKA	Clarno-Crossplain-Davison complex, 0 to 2 percent slopes	1.35	0.4%	IIc	82
Weighted Average				3.27	63

*c: Using Capabilities Class Dominant Condition Aggregation Method

SOUTH DAKOTA

TURNER

Form: FSA-156EZ

See Page 3 for non-discriminatory Statements.

United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 10145

Prepared : 6/20/24 12:15 P

Crop Year : 2024

4

Operator Name : BRANDON JAMES GOOSSEN

CRP Contract Number(s) : None

Recon ID : 46-125-2020-45

Transferred From : None

ARCPLC G/IF Eligibility : Eligible

Farm Land Data

Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
373.47	286.57	286.57	0.00	0.00	0.00	0.00	0.0	Active	3
State Conservation	Other Conservation	Effective DCP Cropland		Double Cropped		CRP	MPL	DCP Ag.Rel. Activity	SOD
0.00	0.00	286.57		0.00		0.00	0.00	0.00	1.79

Crop Election Choice

ARC Individual	ARC County	Price Loss Coverage
None	WHEAT, CORN, SOYBN	None

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Wheat	8.74	0.00	41	
Corn	155.05	0.00	109	0
Soybeans	103.49	0.00	30	0

TOTAL	267.28	0.00
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NOTES

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Tract Number : 15

Description : WNW 30 100 53

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 contains a wetland or farmed wetland

WL Violations : None

Owners : BG FARMS, LLC

Other Producers : None

Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
73.66	73.66	73.66	0.00	0.00	0.00	0.00	0.0

Abbreviated 156 Farm Record

Tract 15 Continued ...

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	73.66	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Wheat	2.26	0.00	41
Corn	40.10	0.00	109
Soybeans	26.76	0.00	30
TOTAL	69.12	0.00	

NOTES

Tract Number : 94

Description : NS 30 100 53

FSA Physical Location : SOUTH DAKOTA/TURNER

ANSI Physical Location : SOUTH DAKOTA/TURNER

BIA Unit Range Number :

HEL Status : HEL field on tract.Conservation system is not required - no agricultural commodity

Wetland Status : Tract contains a wetland or farmed wetland

WL Violations : None

Owners : BG FARMS, LLC

Other Producers :

Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
156.76	119.31	119.31	0.00	0.00	0.00	0.00	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	119.31	0.00	0.00	0.00	0.00	1.79

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Wheat	3.61	0.00	41
Corn	64.00	0.00	109
Soybeans	42.72	0.00	30
TOTAL	110.33	0.00	

NOTES

Abbreviated 156 Farm Record

Tract Number : 4713
Description : SS 30 100 53 LESS ACREAGE
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 : BG FARMS, LLC
Other Producers :
Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
143.05	93.60	93.60	0.00	0.00	0.00	0.00	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	93.60	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

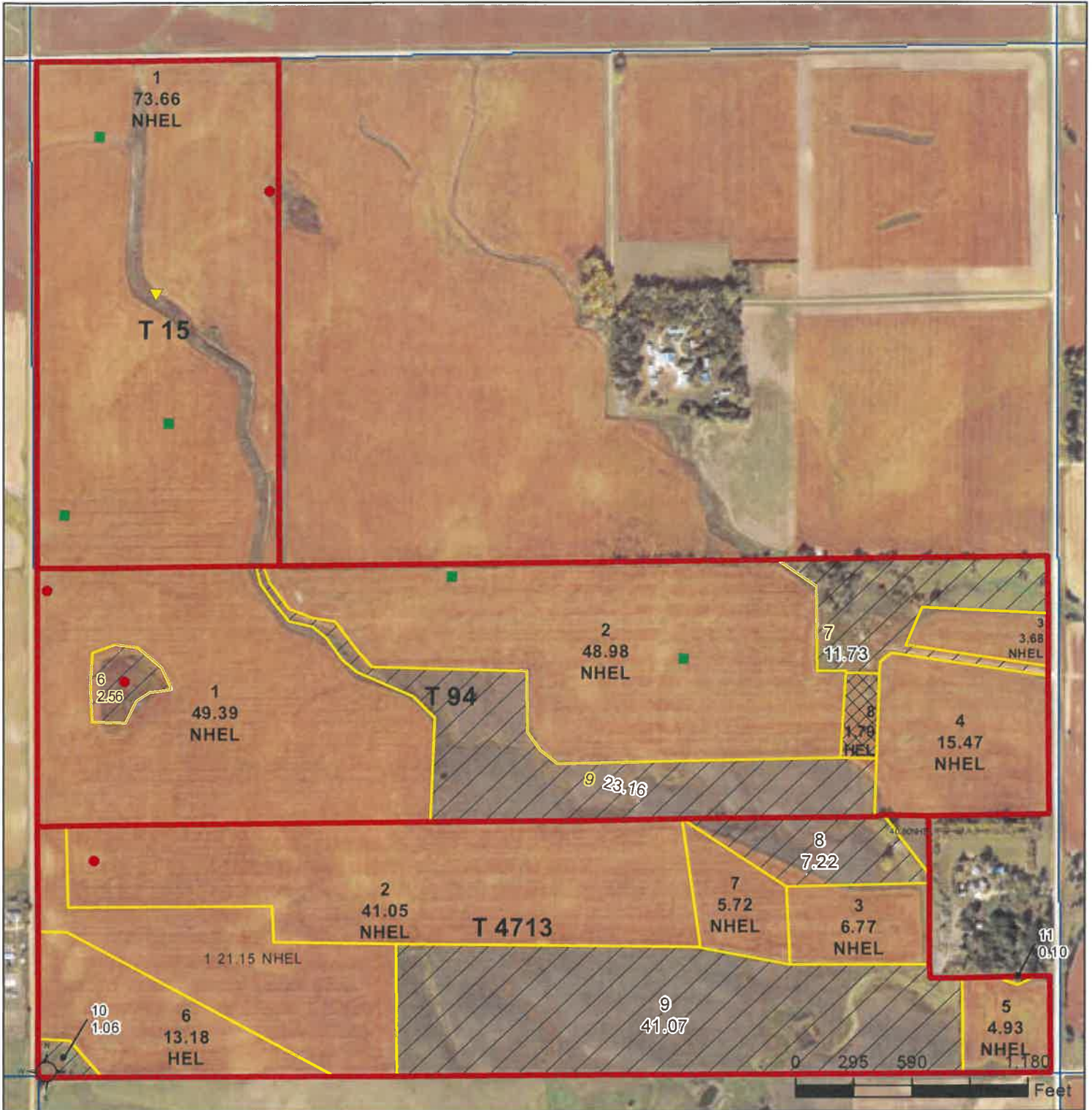
Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Wheat	2.87	0.00	41
Corn	50.95	0.00	109
Soybeans	34.01	0.00	30
TOTAL	87.83	0.00	

NOTES

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English.

To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) e-mail: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.



Common Land Unit

- Non-Cropland
- Cropland

- native_sod_SD
- Tract Boundary
- PLSS

Wetland Determination Identifiers

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

Unless otherwise noted,
crops listed below are:
Non-irrigated
Intended for Grain
Corn = Yellow
Soybeans = Common
Wheat - HRS or HRW
Sunflowers = Oil or Non

Producer Initial _____
Date _____

2024 Program Year

Map Created April 23, 2024

Farm 10145

30-100N-53W-Turner

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Aerial Map



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Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Boundary Center: 43° 27' 0.54, -97° 14' 10.49

28-100N-54W
Turner County
South Dakota

0ft 829ft 1659ft



7/5/2024

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

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
 County: **Turner**
 Location: **28-100N-54W**
 Township: **Monroe**
 Acres: **78.62**
 Date: **7/5/2024**



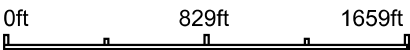
Area Symbol: SD125, Soil Area Version: 25					
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
ChB	Clarno-Bonilla loams, 1 to 6 percent slopes	69.93	89.0%	Ile	84
BhE	Betts-Talmo complex, 12 to 40 percent slopes	5.85	7.4%	VIIe	11
Te	Tetonka silt loam, 0 to 1 percent slopes	2.37	3.0%	IVw	56
ChA	Clarno-Bonilla loams, 0 to 2 percent slopes	0.47	0.6%	IIc	88
Weighted Average				2.43	77.7

*c: Using Capabilities Class Dominant Condition Aggregation Method

Aerial Map



Boundary Center: 43° 26' 47.59, -97° 14' 10.2



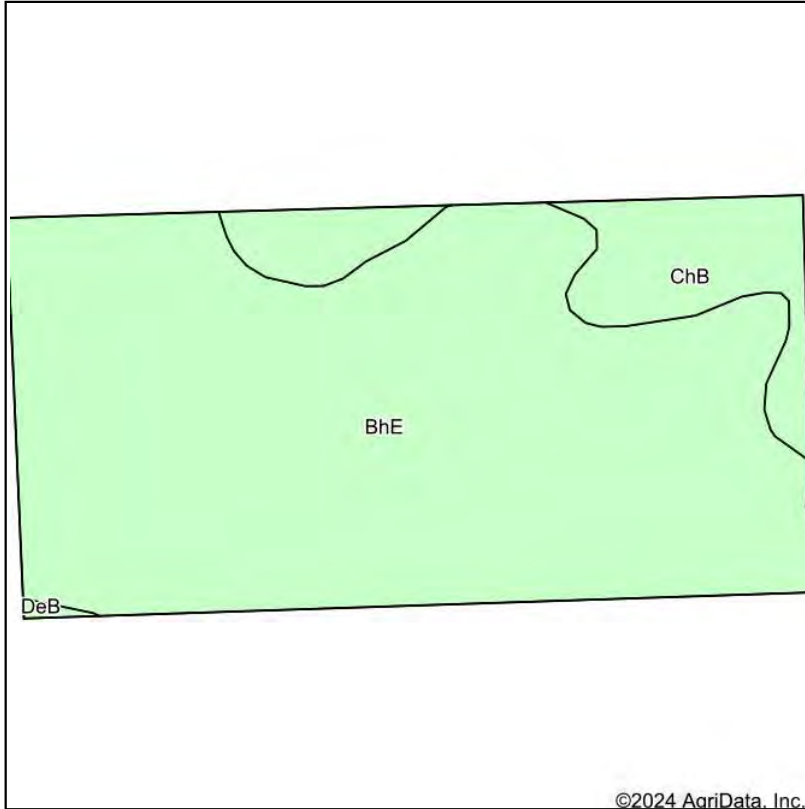
28-100N-54W
Turner County
South Dakota

7/5/2024

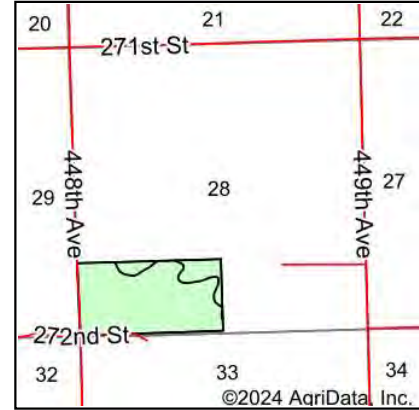


Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**

County: **Turner**

Location: **28-100N-54W**

Township: **Monroe**

Acres: **78.92**

Date: **7/5/2024**



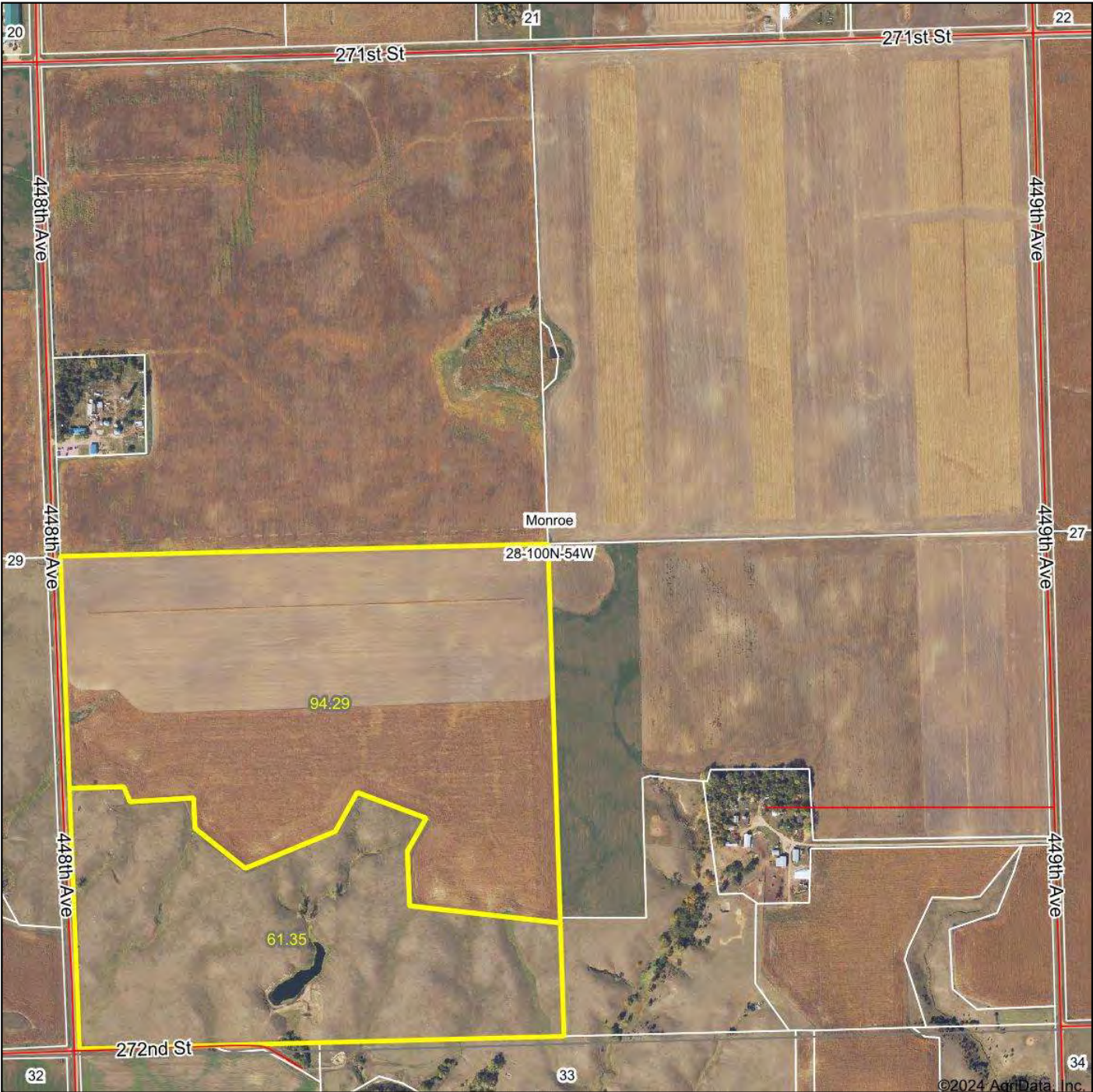
Maps Provided By:



Area Symbol: SD125, Soil Area Version: 25					
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
BhE	Betts-Talmo complex, 12 to 40 percent slopes	68.23	86.4%	VIIe	11
ChB	Clarno-Bonilla loams, 1 to 6 percent slopes	10.49	13.3%	IIe	84
DeB	Delmont-Enet loams, 2 to 6 percent slopes	0.20	0.3%	IVe	44
Weighted Average				6.33	20.8

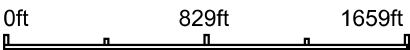
*c: Using Capabilities Class Dominant Condition Aggregation Method

Aerial Map



©2024 AgriData, Inc.

Boundary Center: 43° 26' 54.09, -97° 14' 10.09



7/5/2024



Maps Provided By:
 **surety**
 CUSTOMIZED ONLINE MAPPING
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28-100N-54W
Turner County
South Dakota

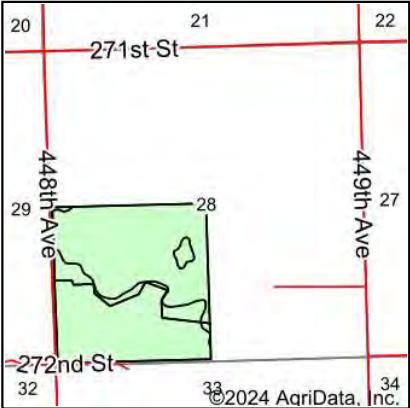
Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



Soils data provided by USDA and NRCS.

©2024 AgriData, Inc.



State: **South Dakota**
County: **Turner**
Location: **28-100N-54W**
Township: **Monroe**
Acres: **155.64**
Date: **7/5/2024**



Area Symbol: SD125, Soil Area Version: 25					
Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Productivity Index
ChB	Clarno-Bonilla loams, 1 to 6 percent slopes	80.25	51.5%	Ile	84
BhE	Betts-Talmo complex, 12 to 40 percent slopes	72.50	46.6%	VIIe	11
Te	Tetonka silt loam, 0 to 1 percent slopes	2.37	1.5%	IVw	56
ChA	Clarno-Bonilla loams, 0 to 2 percent slopes	0.41	0.3%	IIc	88
DeB	Delmont-Enet loams, 2 to 6 percent slopes	0.11	0.1%	IVe	44
Weighted Average				4.36	49.6

*c: Using Capabilities Class Dominant Condition Aggregation Method

SOUTH DAKOTA

TURNER

Form: FSA-156EZ

See Page 2 for non-discriminatory Statements.

United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 9231

Prepared : 6/20/24 12:15 PM EDT

Crop Year : 2024

7

Operator Name : BRANDON JAMES GOOSSEN

CRP Contract Number(s) : None

Recon ID : 46-125-2015-68

Transferred From : None

ARCPLC G//F Eligibility : Eligible

Farm Land Data

Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
155.64	94.29	94.29	0.00	0.00	0.00	0.00	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped			CRP	MPL	DCP Ag.Rel. Activity	SOD
0.00	0.00	94.29	0.00			0.00	0.00	0.00	0.00

Crop Election Choice

ARC Individual	ARC County	Price Loss Coverage
None	CORN, SOYBN	None

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Corn	46.40	0.00	145	0
Soybeans	46.40	0.00	28	0
TOTAL	92.80	0.00		

NOTES

--

Tract Number : 3153

Description : SW 28 100 54

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 : BG FARMS, LLC

Other Producers :

Recon ID : None

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
155.64	94.29	94.29	0.00	0.00	0.00	0.00	0.0

Abbreviated 156 Farm Record

Tract 3153 Continued ...

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	94.29	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

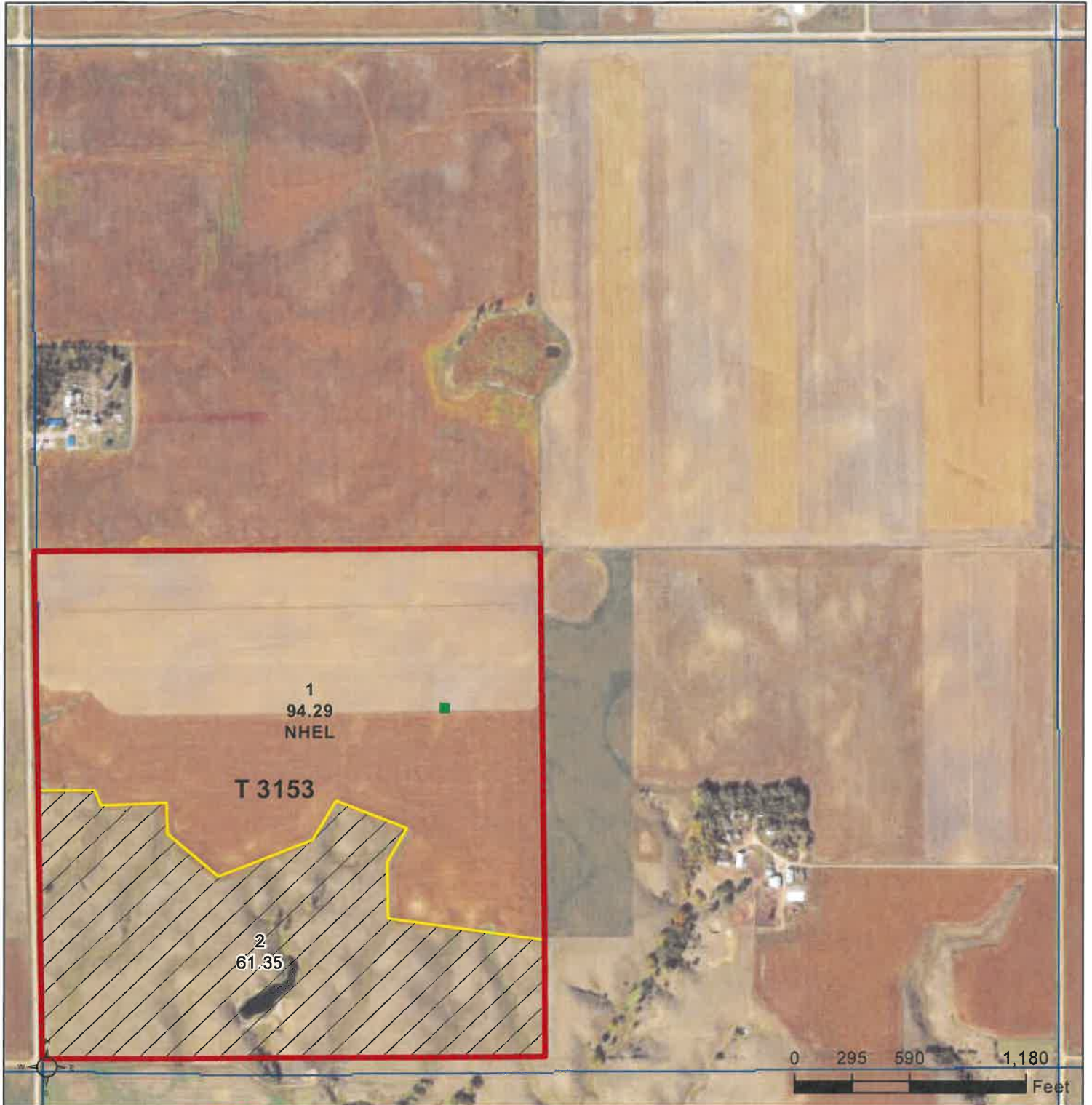
Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn	46.40	0.00	145
Soybeans	46.40	0.00	28
TOTAL	92.80	0.00	

NOTES

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English.

To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) e-mail: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.



Common Land Unit

- Non-Cropland
- Cropland

Wetland Determination Identifiers

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

- Tract Boundary
- PLSS

Unless otherwise noted,
crops listed below are:
Non-irrigated
Intended for Grain
Corn = Yellow
Soybeans = Common
Wheat - HRS or HRW
Sunflowers = Oil or Non

Producer Initial _____
Date _____

2024 Program Year

Map Created April 23, 2024

Farm 9231

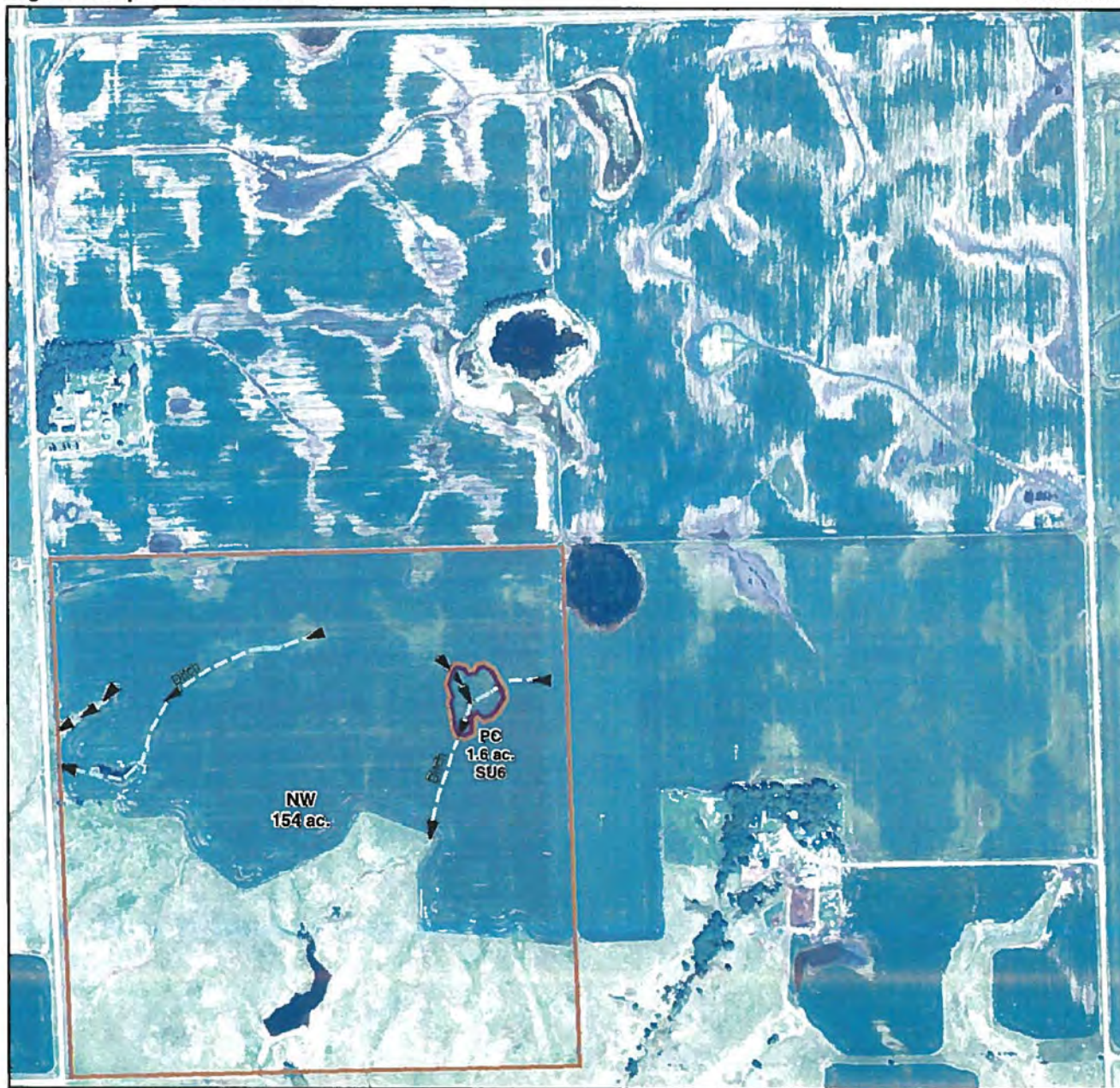
28-100N-54W-Turner

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Certified Wetland Determination

Field Office: Parker Field Office
Certified By: Andrew Champa
Legal Description: SW4 28-100-54

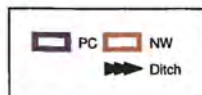
Agency: USDA-NRCS
Certified Date: 2/28/2022
Tract: 3153



0 600 1,200 2,400 3,600 4,800 Feet

Turner County

1:9,000 1 inch = 750 feet



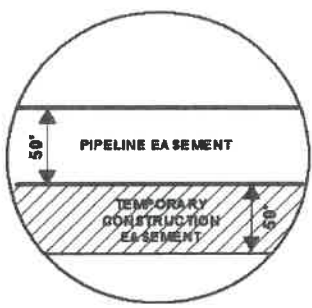
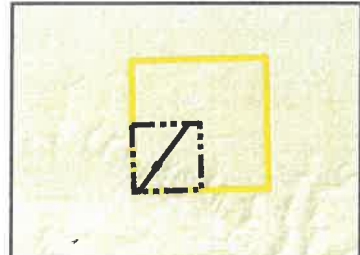


EXHIBIT "B" PRELIMINARY ROUTE TURNER COUNTY, SOUTH DAKOTA



VICINITY MAP
N.T.S.

SEC. 28 T100N R54W



ROUTING LENGTH = 3250.839 FT +/-
IMPACTS: PIPELINE EASEMENT = 3.731 AC. +/- / TEMPORARY CONSTRUCTION EASEMENT = 4.001 AC. +/-

- Legend**
- PROPOSED ROUTE
 - PARCEL BOUNDARY
 - ADJACENT PROPERTIES
 - PIPELINE EASEMENT
 - TEMPORARY CONSTRUCTION EASEMENT
 - SECTION BOUNDARY
 - COUNTY BOUNDARY

NOTES:

1. THIS IS A PRELIMINARY DOCUMENT AND IS INTENDED TO DEPICT THE APPROXIMATE LOCATION OF A PROPOSED PIPELINE EASEMENT.
2. THIS DOCUMENT DOES NOT REPRESENT A LAND SURVEY AND IS NOT INTENDED TO DEPICT THE FINAL ALIGNMENT
3. COORDINATE SYSTEM: UTM ZONE 14 NORTH, NAD83, US SURVEY FEET

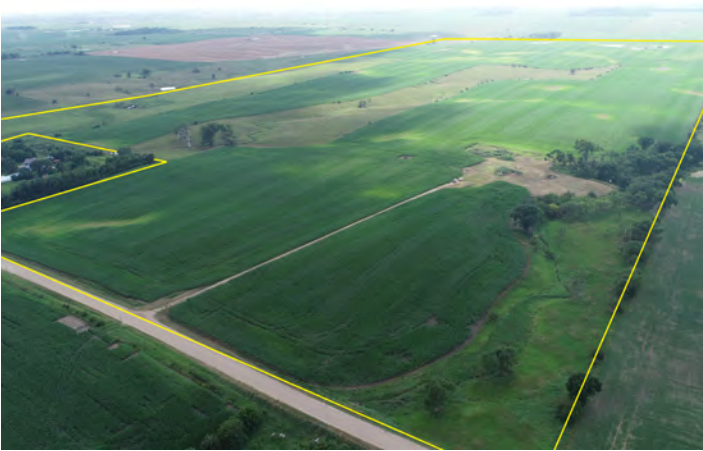


SUMMIT CARBON
SOLUTIONS

PRELIMINARY PIPELINE ROUTE

DRAWN BY:	AC	SUMMIT CARBON SOLUTIONS MIDWEST CARBON EXPRESS BG FARMS, LLC, A SOUTH DAKOTA LIMITED LIABILITY COMPANY TAX ID: 11000-10054-283-00 TRACT NUMBER: SD-TU-212-009.000
CHECKED BY:	JW	
MAP DATE:	6/1/2023	
SCALE:	1 inch = 649'	
REV NO.	DATE	DESCRIPTION
F	9/29/2023	REVISED ROUTE
G	11/30/2023	REVISED WORKSPACE
DRAWING NO.	C-MCE-ACQ-SD-TU-212-009.000	PROJECT NO. 450959
		SHEET NO. 01 of 01

TRACTS 1-4



TRACTS 5-7

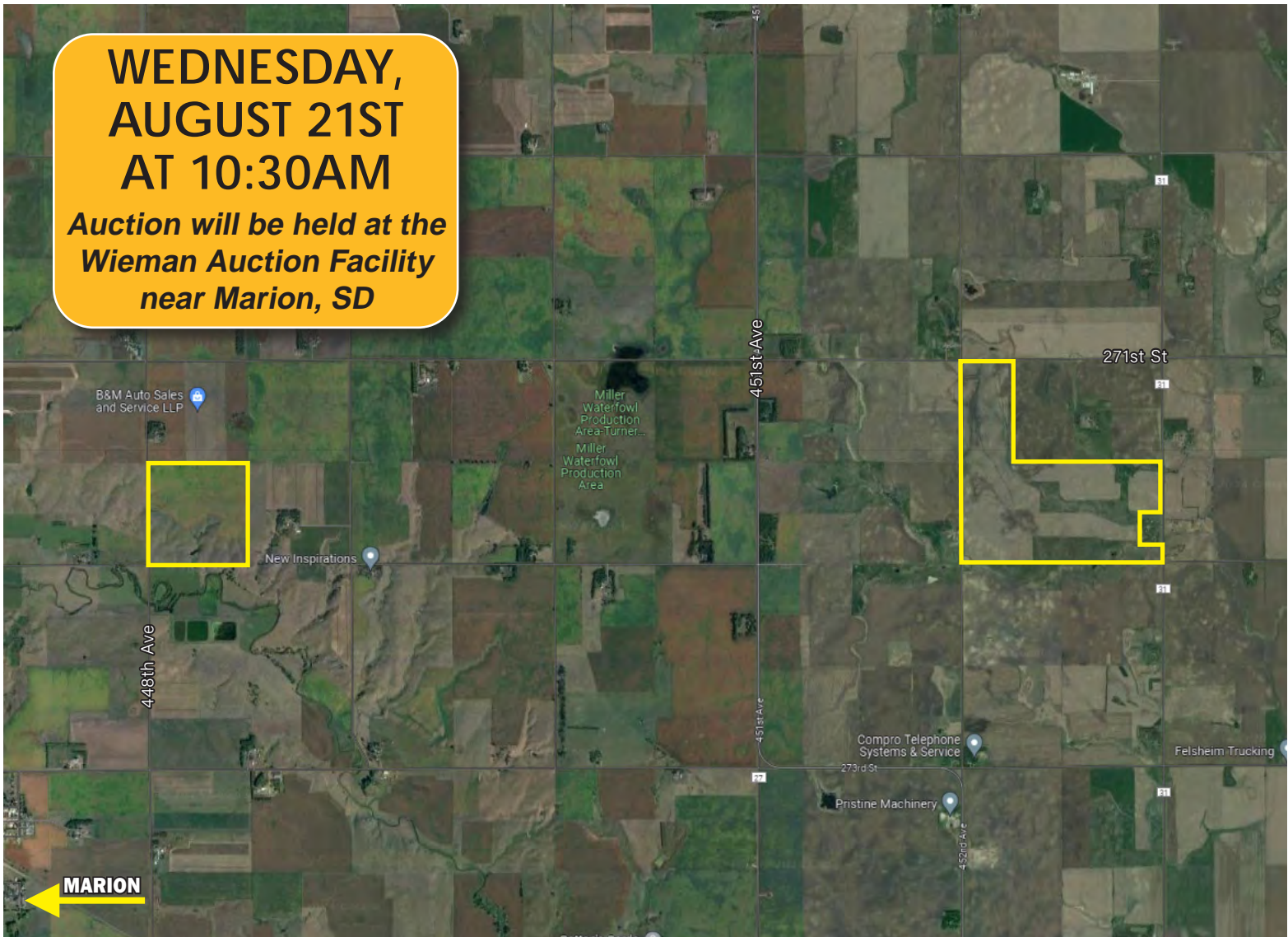


543.95 ACRES

TURNER COUNTY LAND

**WEDNESDAY,
AUGUST 21ST
AT 10:30AM**

***Auction will be held at the
Wieman Auction Facility
near Marion, SD***



TERMS: Cash sale with 10% nonrefundable down payment the day of sale and the balance on December 1st, 2024. A Warranty Deed will be provided. Closing agent fee and Owner's Title Insurance will be split 50/50 between buyer and seller. The seller will pay all the 2023 RE taxes due in 2024 and give a credit to the buyer at closing for the 2024 taxes due in 2025. Full possession will be granted upon final settlement. Buyers will get to farm the land for the 2025 crop year! If the properties are sold in separate parcels, the seller will hire a surveyor to identify only the boundaries between the aforementioned tracts. The seller does not guarantee or warranty that the existing perimeter fence lines lie on the true and correct boundary lines. All property is sold in AS-IS Condition and subject to confirmation by the owners. For more information and buyer's info packet, visit our website at www.wiemanauktion.com or Suttonauktion.com or feel free to call 800-251-3111 and our office will send one to you.

"We Sell The Earth And Everything On It!"

800.251.3111 | Marion, SD | WiemanAuction.com

Wieman Land & Auction Inc., 44628 SD HWY 44, Marion SD 57043

