

Farm Land For Sale



**Section 2 & 3,
Long Lake Township
50.08 +/- Acres
2023 NHS Taxes:
\$2,722**



**Gary Sturm
Mayberry Realty**

**Office:
507-375-3171**

***ask for Gary**

**Cell:
507-327-6246**

FARM RECORD

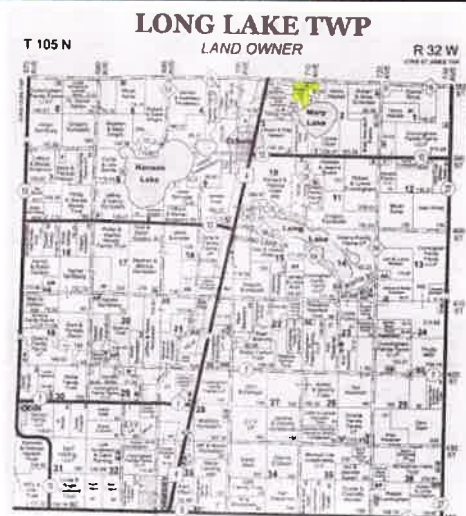
50.08 Acres in Section 2 & 3

Corn 26—149 PLC Yield

SOYBEAN 20.8—45 PLC Yield

Sale Price: \$537,500

Features: These are 2 nice adjoining parcels of land that has been owned by the Lunz's for many years. Possession will not be until after 2023 crops are removed.



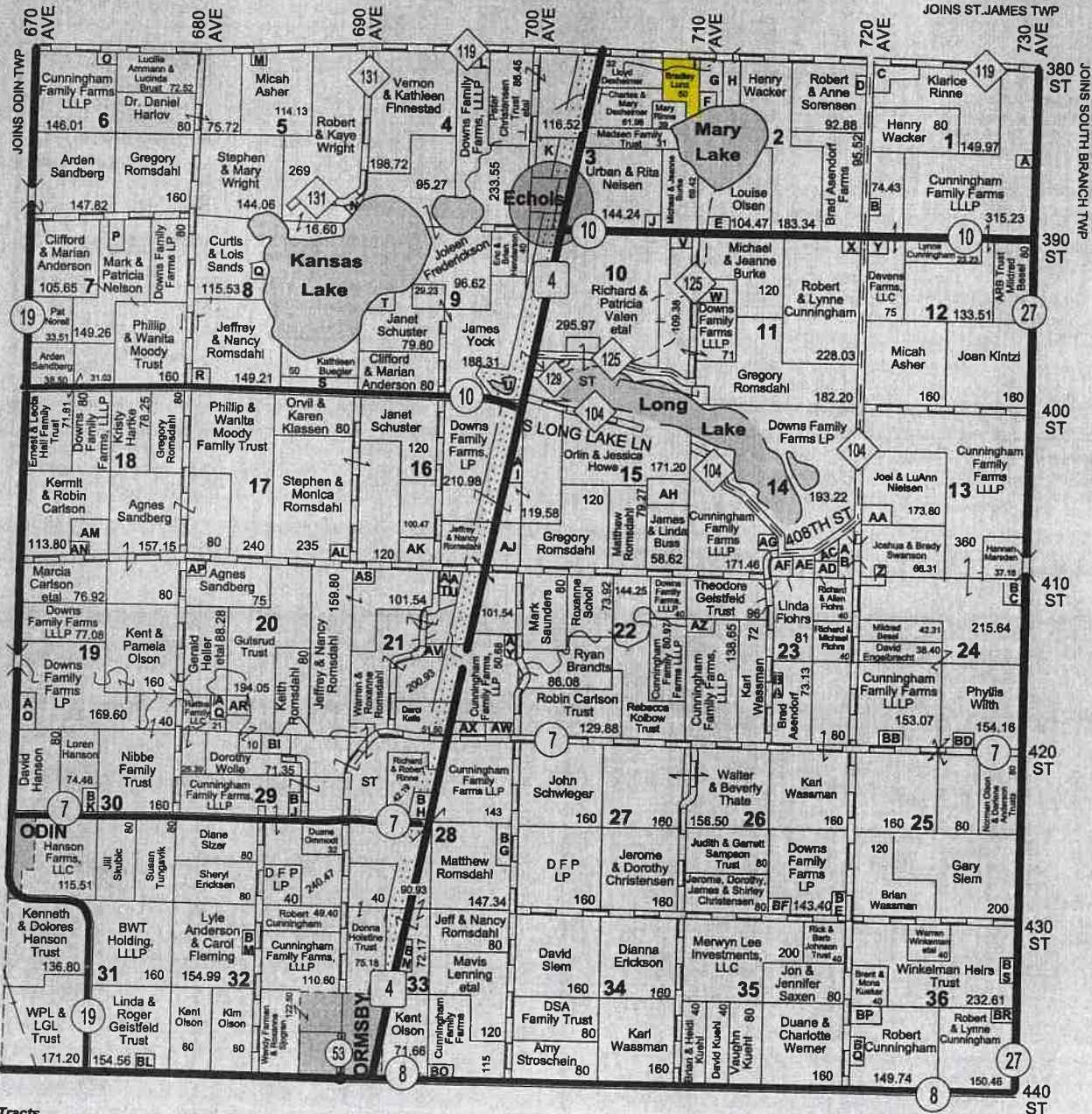
LONG LAKE TWP

T 105 N

LAND OWNER

R 32 W

LAND OWNER & RURAL RESIDENT MAPS



Small Tracts

- Section 1 A Edward Connel - 5.19
B Edward & Linda Connel - 5.57
C James & Michelle Petersen - 26.37
Section 2 D Thomas Eng - 15.59
E Joshua Altenburg & Louise Olsen - 8.70
F Nathan & Heather Tiarks - 6.30
G Enk Munsterman et al - 12
H Tanner Braun - 7.45
Section 3 I James Wellnitz - 11.35
J Dan & LeAnn Petterson - 12.76
K Eric & Brian Henderson - 32.42
Section 4 L Andrew & Amy Haler - 8.95
Section 5 M Joseph Korst et al - 7.57
N County of Watonwan - 8
Section 6 O Robert Cunningham - 5
Section 7 P Nathan & Karen Olson - 10.74
Section 8 Q Karl Shumaker et al - 9.60
R Zachery Sawatzky et al - 7.44
S Wanita Moody - 52.44
Section 9 T C. Marie Anderson - 5
U DNR - 9.20
Section 10 V Ronnie & Kristin Aden - 5.33
Section 11 W Conrad Hammar - 9
X Michael & Kerry Tonsager - 11.97
Section 12 Y Benjamin & Mariah Raabe - 5.05
Section 13 Z Michael & Eleanor Kluseth Trust - 9.25
AA Tyler & Arica Connel - 7.89
Section 14 AB Eric & Brian Henderson - 25
AC Michael & Karen Altenburg - 5.29
AD Trevor & Jennifer McMartin - 10.29
AE Braedy & Melissa Lueth - 11.61
AF Richard & Michael Flohrs - 11.30
AG Victor & Nola Jagodzinske - 14.17
Section 15 AH Orlin & Jessica Howe - 25.16
Section 16 AI Preston & Laura Roloff - 6.06
AJ Stephen Romsdahl - 31.13
AK RN Farms, LLC - 25
Section 17 AL Robert & Sandra Mosser - 5
Section 18 AM Jeffrey & Nancy Romsdahl - 33.68
AN Matthew & Britta Romsdahl - 5.36
Section 19 AO Matthew & Michelle Svalland - 25
Section 20 AP Daniel & Nancy Sandberg - 5
AQ Jacoby Bros., LLC - 20.06
AR Alan Welts - 10.85
Section 21 AS Matthew & Britta Romsdahl - 5.06
AT Romsdahl Properties, LLC - 11.85
AU Warren & Roxanne Romsdahl - 15.59
AV Nicholas Romsdahl - 5
AW Dirk & Kathryn Williams - 12.42
AX Glen & Lesley Gibson - 9.28
AY Gary & Shiree Oliver - 5

- Section 23 AZ Ryan Klassen et al - 12.35
BA Luke & Blessin Reynolds - 6.87
Section 24 BB Mark & Allison Kulseth - 6.93
BC Marjorie Ploeger - 15.61
BD Adam Windschit - 5.84
Section 26 BE Christine Tomlinson - 7.21
BF Paul Saunders - 9.58
Section 28 BG Keith & Linda Winkelman - 12.65
BH Howard & Georgeen Bearson - 17.85
Section 29 BI Phillip & Molly Bahr - 12.53
BJ Robert & Lynne Cunningham - 5.49
Section 30 BK Luann Haler - 5.54
Section 31 BL Randy & Kimberly Ammann - 5.44
Section 32 BM Reid Rettke - 5.01
Section 33 BN James Mohwinkel & Ashley Korte - 6.11
BO Wade & Amy Sagehorn - 5
Section 36 BP Kueker Farms, LLC - 5.26
BQ Kueker Farms, LLC - 5
BR Andrew & Amy Swanson - 9.54
BS Paul & Elizabeth Schmidt - 7.39

JOINS MARTIN COUNTY, MN

R 33 W	R 32 W	R 31 W	R 30 W
ADAM	NELSON	RYSDALE	MADEIRA
WYTERFIELD	ST. JAMES	ROSDALE	NELSON
ODIN	LOWELL	SOUTH BRANCH	ARTHE

MINNESOTA

WATONWAN

Form: FSA-156EZ

See Page 2 for non-discriminatory Statements.


 United States Department of Agriculture
 Farm Service Agency

Abbreviated 156 Farm Record

FARM : 5466

Prepared : 6/7/23 9:37 AM CST

Crop Year : 2023

Operator Name : [REDACTED]

CRP Contract Number(s) : None

Recon ID : 27-165-2009-151

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
50.70	50.70	50.70	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	50.70		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	26.00	0.00	149	0
Soybeans	20.80	0.00	45	0
TOTAL	46.80	0.00		

NOTES

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Tract Number : 5160

Description : S30acNE4NE4 3; 22ac NW4NW4 2-105-32 Long Lake

FSA Physical Location : MINNESOTA/WATONWAN

ANSI Physical Location : MINNESOTA/WATONWAN

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 : BRADLEY ROY LUNZ

Other Producers : JILL RENE SAUNDERS, SAUNDERS MARK & JILL JV

Recon ID : 27-165-2009-150

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
50.70	50.70	50.70	0.00	0.00	0.00	0.00	0.0

Farm 5466 Tract 5160

2023 Program Year

Map Created March 27, 2023

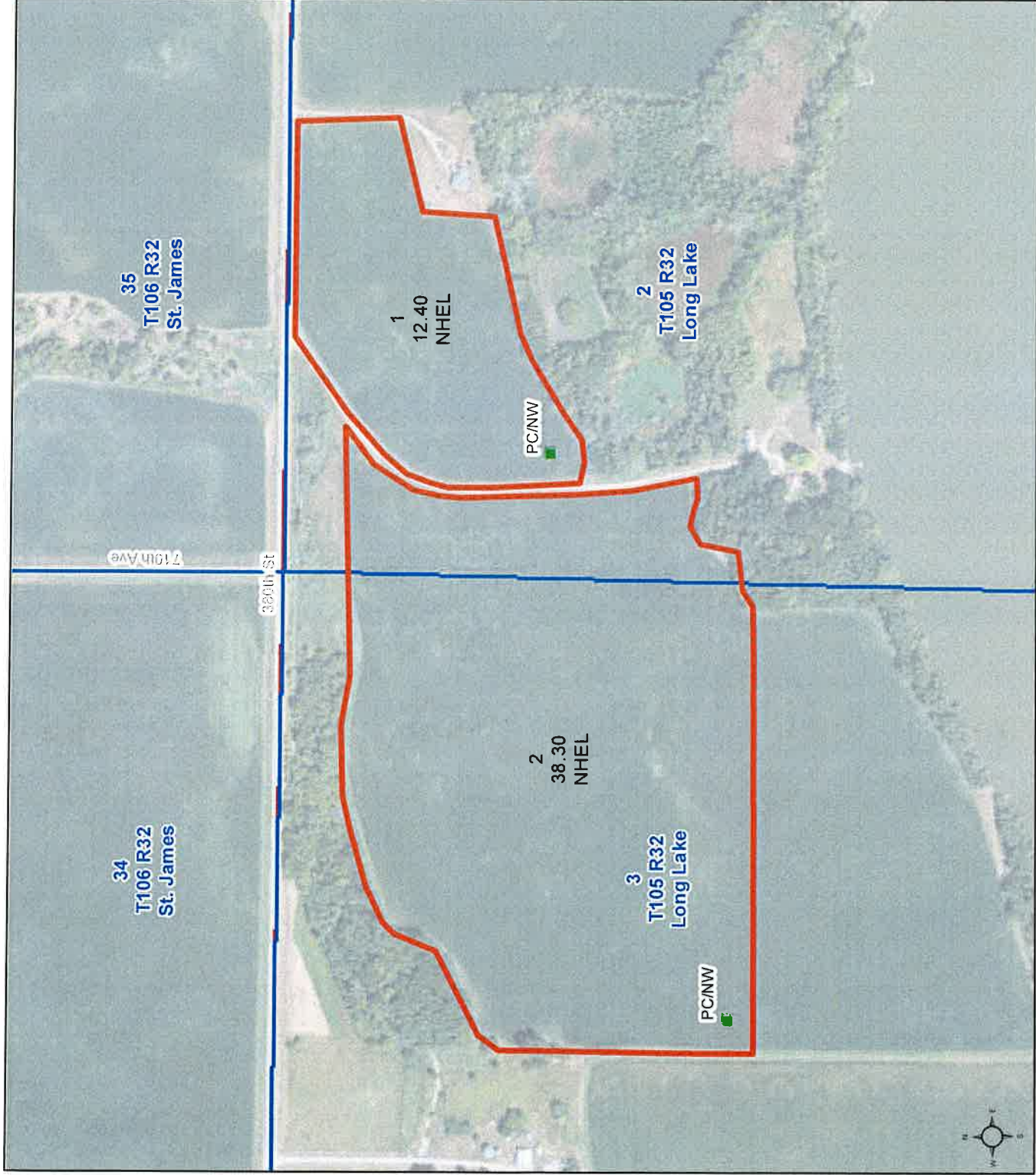


Unless otherwise noted:
 Shares are 100% operator
 Crops are non-irrigated
 Corn = yellow for grain
 Soybeans = common soybeans for grain
 Wheat = HRS, HRW = Grain
 Sunflower = Oil, Non-Oil = Grain
 Oats and Barley = Spring for grain
 Rye = for grain
 Peas = process
 Alfalfa, Mixed Forage AGM, GMA, ICS = for forage
 Beans = Dry Edible
 NAG = for GZ
 Canola = Spring for seed

Common Land Unit
 Cropland
 Tract Boundary

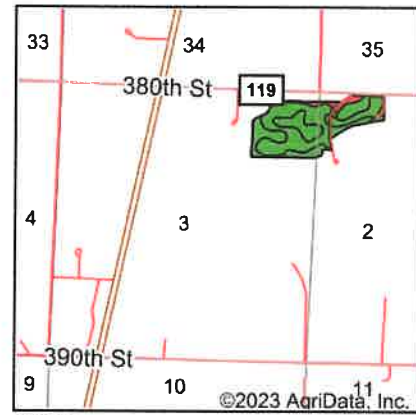
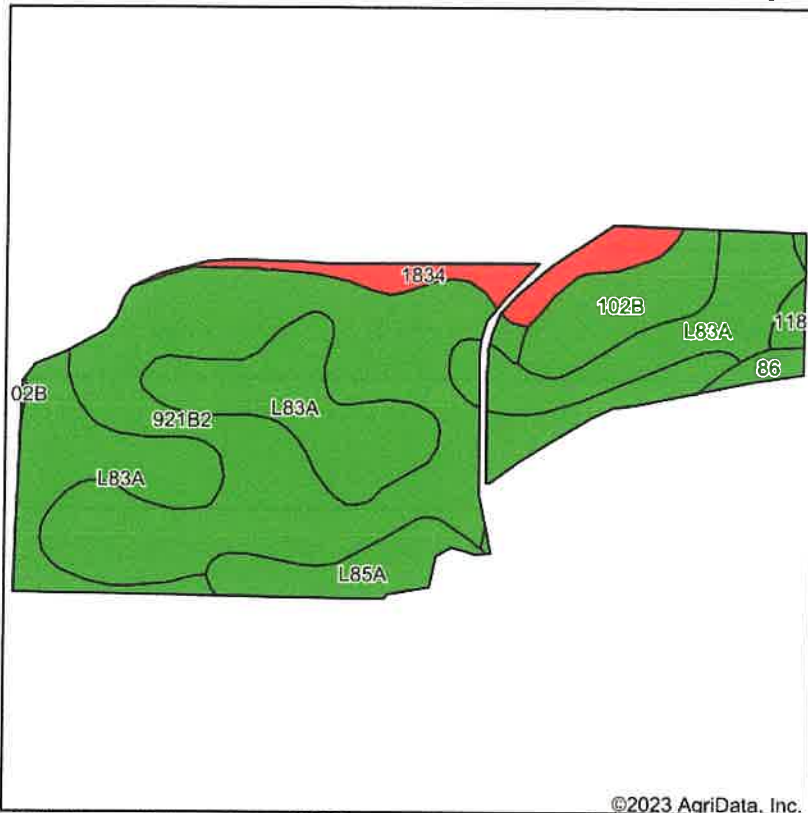
Wetland Determination Identifiers
 Restricted
 Limited
 Exempt from Conservation Compliance Provisions

Tract Cropland Total: 50.70 acres



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). This map displays the 2021 NAIP imagery.

Soils Map



State: **Minnesota**
 County: **Watsonwan**
 Location: **2-105N-32W**
 Township: **Long Lake**
 Acres: **52.21**
 Date: **6/7/2023**

Maps Provided By:



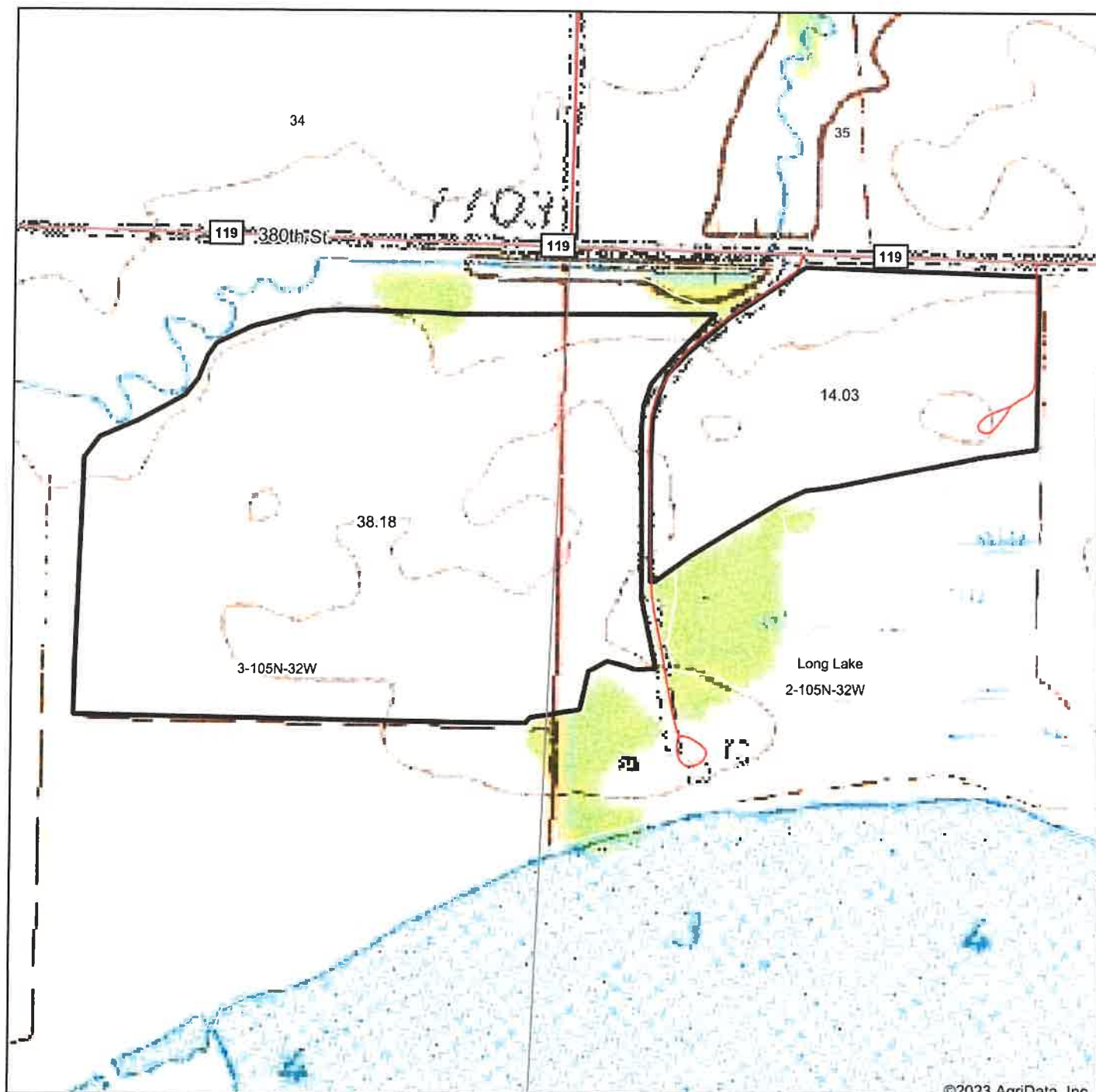
Area Symbol: MN165, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index	*n NCCPI Soybeans
921B2	Clarion-Swanlake complex, 2 to 6 percent slopes	23.57	45.1%		Ile	92	82
L83A	Webster clay loam, 0 to 2 percent slopes	17.34	33.2%		Ilw	93	82
102B	Clarion loam, 2 to 6 percent slopes	4.00	7.7%		Ile	95	83
1834	Coland clay loam, 0 to 2 percent slopes, frequently flooded	3.22	6.2%		Vw	20	17
L85A	Nicollet clay loam, 1 to 3 percent slopes	2.96	5.7%		Iw	99	81
86	Canisteo clay loam, 0 to 2 percent slopes	0.66	1.3%		Ilw	93	81
118	Crippin loam, 1 to 3 percent slopes	0.46	0.9%		Ie	100	86
Weighted Average					2.12	88.6	*n 78

*n: The aggregation method is "Weighted Average using all components"

*c: Using Capabilities Class Dominant Condition Aggregation Method

Topography Map



©2023 AgriData, Inc.

map center: 43° 55' 59.74, -94° 39' 33.78

0ft 433ft 866ft

Maps Provided By:



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2-105N-32W
Watonwan County
Minnesota



6/7/2023

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

Topography Contours



©2023 AgriData, Inc.

Source: USGS 10 meter dem
Interval(ft): 3.0
Min: 1,101.9
Max: 1,125.0
Range: 23.1
Average: 1,116.0
Standard Deviation: 4.4 ft

0ft 465ft 931ft



6/7/2023

2-105N-32W
Watonwan County
Minnesota

Map Center: 43° 55' 59.74, -94° 39' 33.78

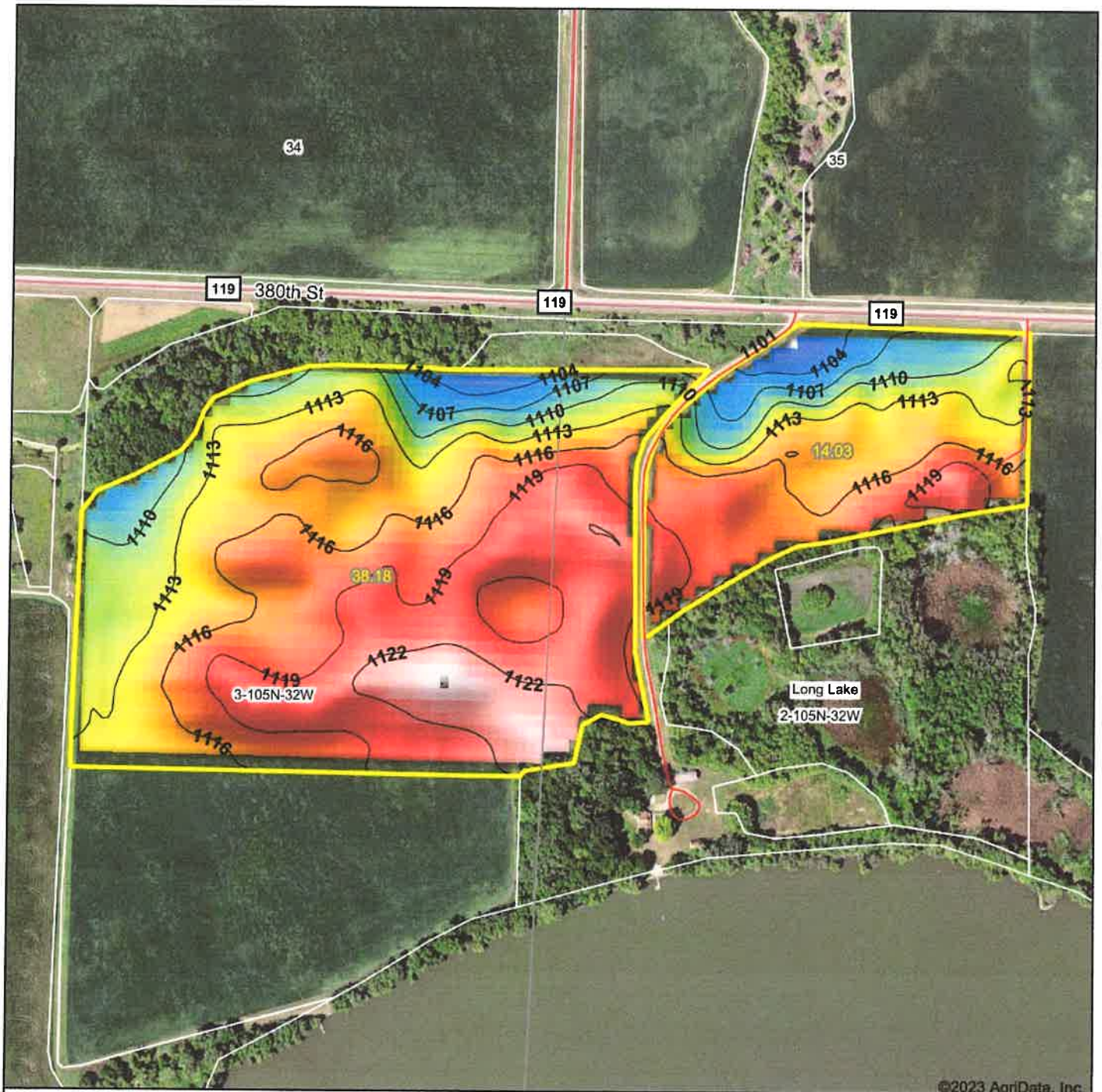
Maps Provided By:



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

Topography Hillshade



©2023 AgriData, Inc.

Low Elevation High



Source: USGS 10 meter dem

Interval(ft): 3

Min: 1,101.9

Max: 1,125.0

Range: 23.1

Average: 1,116.0

Standard Deviation: 4.4 ft

0ft 435ft 870ft



6/7/2023

2-105N-32W
Watonwan County
Minnesota

map center:43° 55' 59.74, -94° 39' 33.78

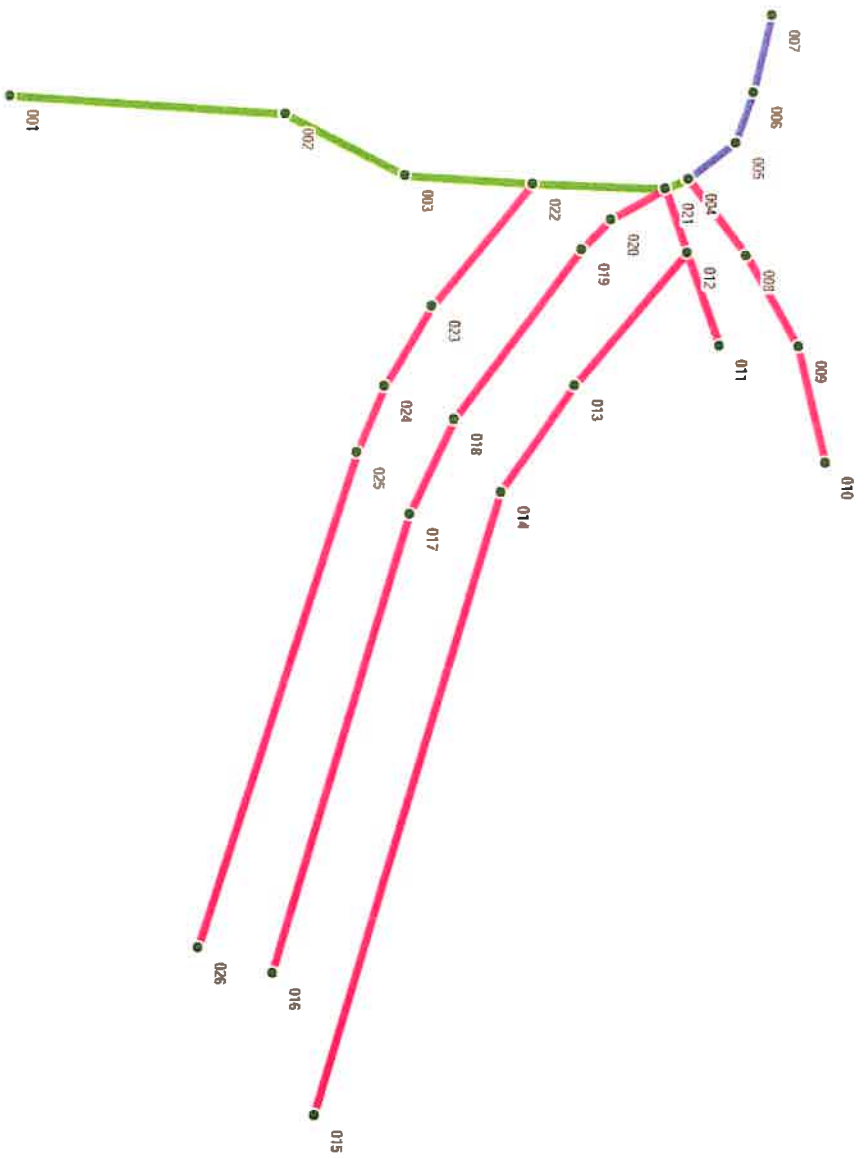
Maps Provided By:



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



Brad Lutz

Brad Lunz
Long Lake Township Section 3

Waypoints

- 1 15 T 366412 4865668
- 2 15 T 366417 4865752
- 3 15 T 366434 4865788
- 4 15 T 366436 4865874
- 5 15 T 366427 4865888
- 6 15 T 366413 4865894
- 7 15 T 366393 4865899
- 8 15 T 366457 4865892
- 9 15 T 366481 4865907
- 10 15 T 366512 4865916
- 11 15 T 366481 4865884
- 12 15 T 366456 4865874
- 13 15 T 366491 4865839
- 14 15 T 366519 4865817
- 15 15 T 366683 4865761
- 16 15 T 366646 4865748
- 17 15 T 366525 4865789
- 18 15 T 366499 4865803
- 19 15 T 366454 4865842
- 20 15 T 366446 4865851
- 21 15 T 366439 4865867
- 22 15 T 366437 4865827
- 23 15 T 366469 4865796
- 24 15 T 366490 4865782
- 25 15 T 366508 4865773
- 26 15 T 366639 4865725

8" outlet with 6" NonPerforated inside

Brad Lunz
Long Lake Twp Section 3

Tile lines	meters		
004 to 001	212 m	6	5" Tile
004 to 010	88 m	4	
007 to 004	53 m	4	6" Tile
012 to 015	259 m	4	
021 to 011	45 m	3	
021 to 016	246 m	6	
022 to 026	229 m	5	

Total 53 m x 3.28 = 174' of 6" tile

Total 212 m x 3.28 = 695' of 5" tile

Total 867 m x 3.28 = 2,844' of 4" tile

36127 746th Ave
St. James, MN 56081
Office = 507 - 375 - 5774

EIDEN FARM DRAINAGE CO

ASBUILT TILE PLAN

KEY	
4"	5"
6"	7-8"
10"	WHITE Assumed



MAP LOCATION		Customer	Lunz
County	Watsonwan	Spacing	
Township	Long Lake	Acres	
Section	3	Plan Type	Existing

