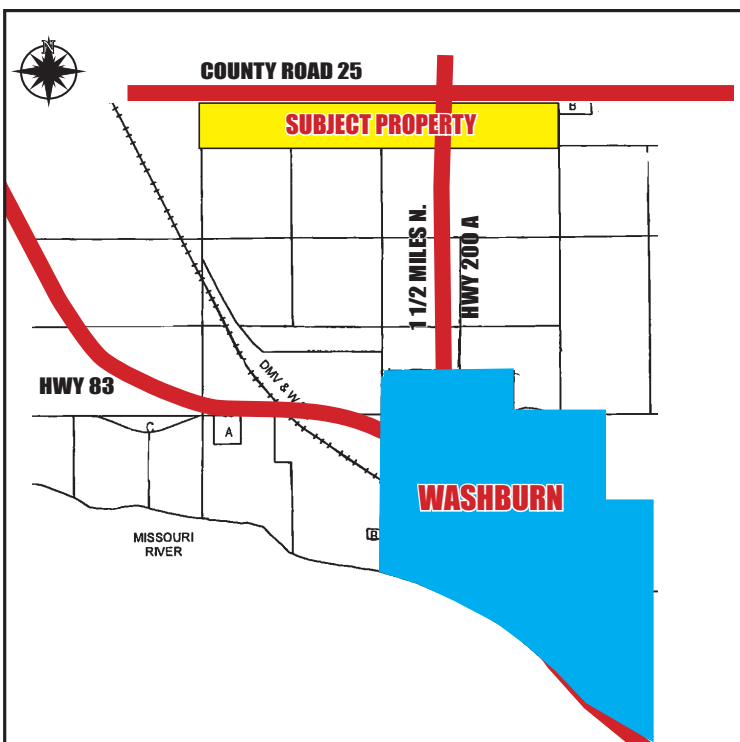


McCLEAN COUNTY LAND AUCTION

Tuesday, March 21, 2017 @ 6:00 PM CT
Washburn Memorial Building, Washburn, ND
Offering: 482.04 Acres



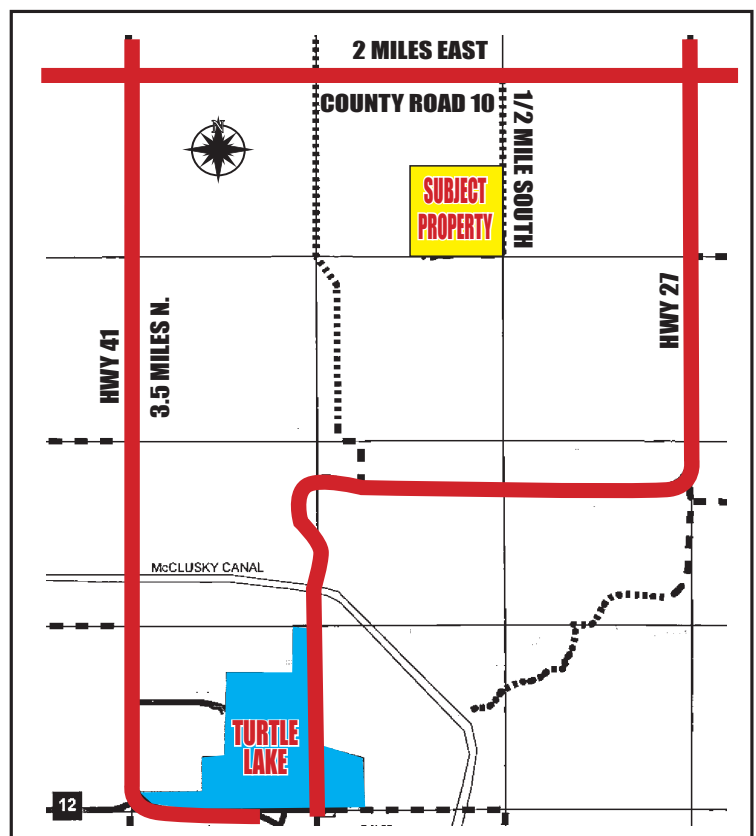
Parcel #1

Legal Description: Gov't Lot 1, Lot 2 - less the west 863 ft., Lot 3, and Lot 4 - Sec. 3-144-82

149.57 Acres: Tillable - 139.88 +/-
 Soils Productivity Index: 83
 Located 1 1/2 mi N on HWY 200A, 1/2 mi W on CR 25 of Washburn, ND

Parcel #2

Legal description: Gov't Lots 1,2,3, and 4 - Sec. 2-144-82
 172.47 Acres: Tillable - 143.59 +/-
 Soils Productivity Index 82
 Located 1 1/2 mi N of Washburn, ND on HWY 200A. (HWY 200A splits this parcel)



Parcel #3

Legal Description: SE4-Sec. 9-147-80
 160 Acres: Tillable - 131.1 +/- (Has been in CRP)
 Located 3.5 mi N on HWY 41, 2mi E on CR 10, 1/2 mi S from Turtle Lake, ND
 Power & developed well located on the farmstead area in the NE corner of the property

Terms: 10% down on sale day with the balance on closing

Seller reserves all mineral acres . Seller will bring abstracts up to date . Closing costs paid by the buyer.

Land sells subject to all existing easements . Buyers receives 50% of all gravel rights

Auctioneers Note: Great Access to all 3 parcels. Parcels 1 & 2 - excellent cropland, very high soil productivity index number. Go to wolffauctioneers.com for maps and additional information.

Seller: Nathan Steckler



Wolf Auctioneers



SHANE WOLFF
 LIC. NO. 326
 701-983-4573
 701-870-9090 (CELL)

HEAD CLERK:
PAULA JOWANNER
 LIC. NO. 664
 701-870-1406 (CELL)

ARMON WOLFF
 LIC. NO. 306

Visit our web site: www.wolffauctioneers.com