

*Land Available*

# **LAFAYETTE COUNTY**

**WISCONSIN**

LISTING #16484

Price: \$5,209,320



**ADAM CRIST**

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**434.11**  
**ACRES M/L**



# LAFAYETTE COUNTY



## DESCRIPTION

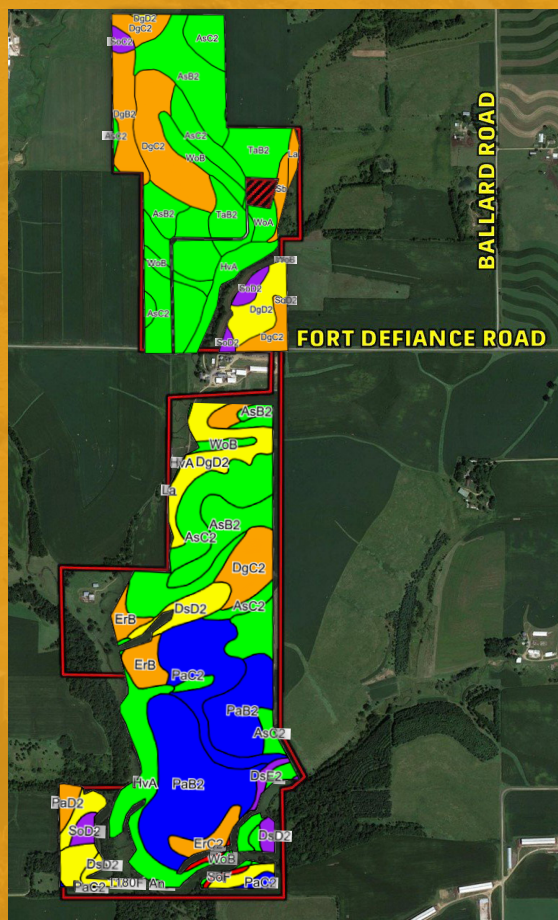
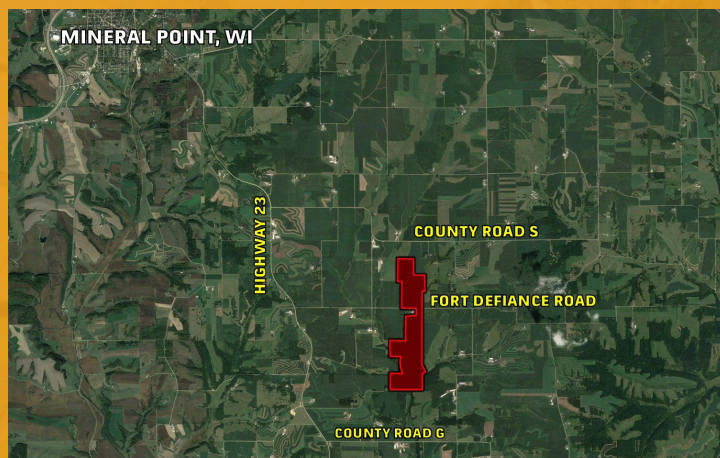
Peoples Company is pleased to present 434.11 ± surveyed acres of high-quality Lafayette County, Wisconsin farmland with an estimated 366.07 FSA tillable acres. The farm contains highly productive soil types including Ashdale loam, Huntsville loam, Tama loam, and Palsgrove loam. This farm has great hard surface access off Fort Defiance Road and features long straight rows with rich soils. For the past 20 plus years this farm has been farmed by using the no-till farming method to conserve soil and preserve its fertility. The southern portion of the property has excellent hunting opportunities where several Boone & Crockett class whitetails have been harvested. Otter Creek flows through the property providing year-round water sources to support a strong population of wildlife. There are several heavily timbered draws creating multiple great pinch points that would make for exceptional bowhunting spots. There are also numerous places to erect an elevated tower stand to overlook the property. Not very often does a farm of this caliber come to the market in this very strong farming area of Lafayette County. This land would be a great add-on to an existing farming operation or a smart investment for the Buyer looking to diversify their portfolio.



## DIRECTIONS

**From Mineral Point, WI:** Travel south on Highway 23 for 5.2 miles, left onto Fort Defiance Road for 1.7 miles, property is on both sides of the road. Look for the Peoples Company Signs.

**From Darlington, WI:** Travel north on Highway 23 for 8.5 miles, right onto Fort Defiance Road for 1.7 miles, property is on both sides of the road. Look for the Peoples Company Signs.



LISTING #16484

## NORTH TILLABLE SOILS MAP

Area Symbol: WI065, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	NCCPI Overall Legend	*n NCCPI Overall
AsC2	Ashdale silt loam	34.27	25.1%		84
DgC2	Dodgeville silt loam	24.44	17.9%		62
AsB2	Ashdale silt loam	21.79	15.9%		86
TaB2	Tama silt loam, driftless	14.84	10.9		90
DgB2	Dodgeville silt loam	8.58	6.3%		63
DgD2	Dodgeville silt loam	8.06	5.9%		57
WoB	Worthen silt loam	7.39	5.4%		89
HvA	Huntsville silt loam	6.82	5.0%		85
SoD2	Sogn silt loam	2.81	2.1%		30
WoA	Worthen silt loam	2.74	2.0%		91
Sb	Sable silt loam	2.11	1.5%		68
La	Lawson silt loam	1.44	1.1%		62
SoC2	Sogn silt loam	1.40	1.0%		28
Weighted Average					*n 76.4

## SOUTH TILLABLE SOILS MAP

Area Symbol: WI065, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	NCCPI Overall Legend	*n NCCPI Overall
PaB2	Palsgrove silt loam	53.76	23.4		76
AsC2	Ashdale silt loam	33.02	14.4%		84
PaC2	Palsgrove silt loam	24.12	10.5%		74
HvA	Huntsville silt loam	23.30	10.2%		85
AsB2	Ashdale silt loam	20.26	8.8%		86
DsD2	Newglarus silt loam	14.92	6.5%		50
DgD2	Dodgeville silt loam	14.87	6.5%		57
DgC2	Dodgeville silt loam	13.49	5.9%		62
ErB	Eleroy silt loam	8.57	3.7%		68
WoB	Worthen silt loam	4.75	2.1%		89
ErC2	Eleroy silt loam	4.47	1.9%		66
DsC2	Newglarus silt loam	4.03	1.8%		54
DsE2	Newglarus silt loam	3.42	1.5%		13
PaD2	Palsgrove silt loam	2.46	1.1%		68
SoD2	Sogn silt loam	2.12	0.9%		30
1180F	Newglarus-Dunbarton very stony, silt loams	0.80	0.3%		12
SoF	Sogn silt loam	0.76	0.3%		9
An	Arenzville silt loam	0.26	0.1%		88
Weighted Average					*n 72.5





207 High Street Mineral  
Point, WI 53565



PeoplesCompany.com  
Listing #16484



### SCAN QR CODE

with your smart phone  
to view the listing on  
PeoplesCompany.com

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FOR MORE INFORMATION please visit our website and look up listing #16484: PeoplesCompany.com

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