Clay County, Iowa
LAND AUCTION
224 Acres M/L

To be Sold in Three Separate Tracts

Tuesday, October 22nd at 10:00 AM
Clay County Regional Events Center
800 W 18th Street
Spencer, IA 51301

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Tract 1 Description

Tract 1 consists of 70.5 acres m/l including approximately 70.5 FSA tillable acres carrying a CSR2 value of 80.9. Primary soil types on this tract include Canisteo clay loam and Clarion clay loam with approximately 80% of the tillable acres carrying a CSR2 of 84 or greater. Tract 1 is located southeast of the intersection of Hwy B17 / 300th St and 280th Ave in Section 19 of Lake Township.

Tract 2 Description

Tract 2 consists of 116.3 acres m/l including approximately 96.61 FSA tillable acres m/l of which 83.5 acres m/l are currently in row crop production with a CSR2 value of 81.3. Primary soil types on the tillable acres include Canisteo clay loam and Clarion clay loam with approximately 86% of the tillable acres carrying a CSR2 of 84 or greater. The remaining 13.6 FSA tillable acres are enrolled in two CRP (Conservation Reserve Program) contracts.

Tract 3 Description

Tract 3 consists of 37 acres m/l including approximately 24.2 FSA tillable acres carrying a CSR2 value of 84. Primary soil types on this tract include Nicollet and Canisteo clay loam with approximately 93% of the tillable acres carrying a CSR2 of 83 or greater. The remaining 12.8 acres m/l consists of a mix of timber, upland grasses and small wetland which provides excellent habitat for deer, pheasant and waterfowl. Unique opportunity to own an income producing asset that is perfect for hunting, camping or a building site close to Okoboji and Spencer. Tract 3 is located approximately one-quarter mile south of the intersection of Hwy B17 / 300th St and 280th Ave in Section 24 of Meadow Township.
Not able to make it to the live auction but still want to bid? 
No problem!
Just use our mobile bidding app powered by BidWrangler! You can access the app online, but it works even better when you download it to your smartphone.