



**340 Tower Park Drive P.O. Box 2396  
 Waterloo, IA 50704-2396  
 Ph: 319-234-1949 • Fax: 319-234-2060**

**WE ARE PLEASED TO PRESENT**

**37 ACRES M/L  
 BLACK HAWK COUNTY, IOWA**

**OWNER:** John and Mary Fettkether

**LOCATION:** 1 mile South of Dunkerton on Canfield Rd., then 1 mile West on East Airline Hwy., then ½ mile South on North Pilot Grove Rd. The farm is on the West side of the road.

**LEGAL:** NE SE Section 7, Township 89 North, Range 11 West EXC Parcel "A"

**PRICE/TERMS:** \$499,500 (\$13,500 per acre)  
 10% with offer and balance in cash at closing.

**RE TAXES:** 2010-2011, payable 2011-2012 - \$1,034 net, on 36.96 taxable acres, \$27.98 per acre.

**POSSESSION:** Negotiable

**SCHOOL DIST:** Dunkerton School District

**FSA INFO:** #20 Tract #1361

Crop	Base Acres Est	DP Yield	CCP Yield
Corn	37.0	120	120

Total Cropland 37.0

**AVERAGE CSR:** 87 Per AgriData, 84 Per Assessor

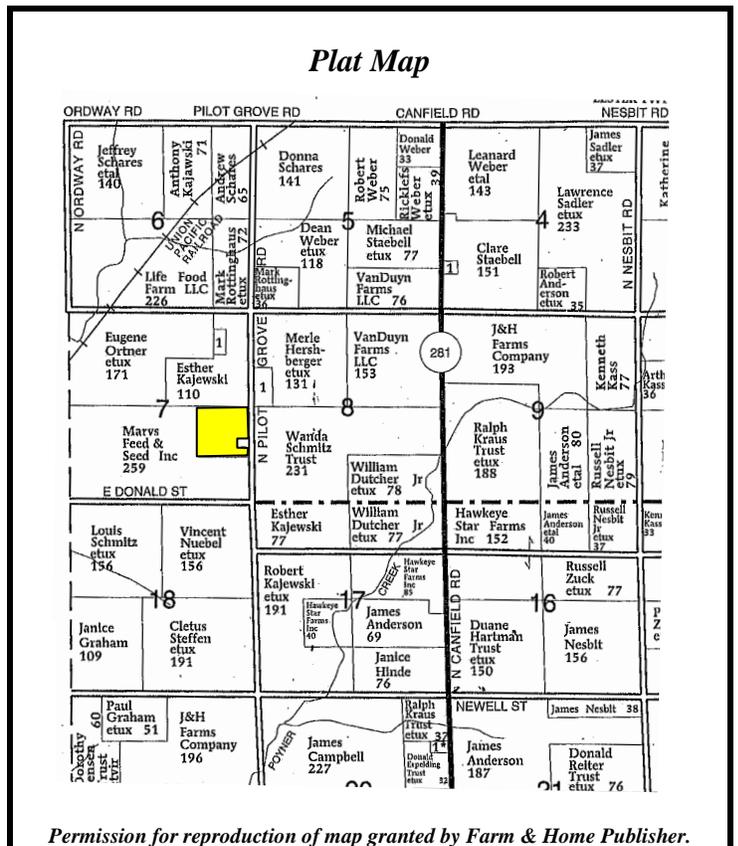
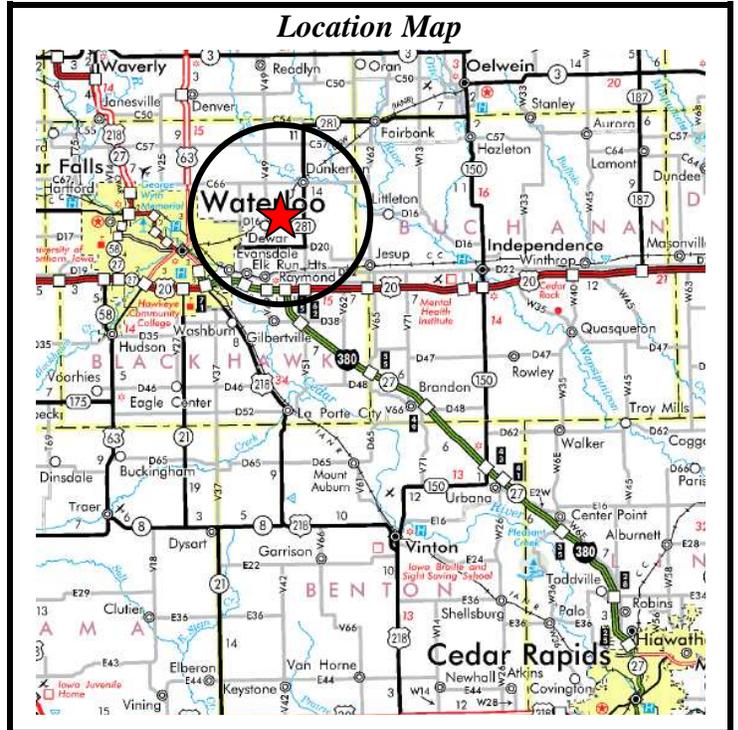
**BUILDINGS:** None

**GRAIN STORAGE:** None

**WELL:** None

**HIGHLY ERODIBLE CLASSIFICATION:** All land is classified as Non-Highly Erodible Land (NHEL)

**COMMENTS:** Farm is currently in the second year of a three year lease. However, the lease includes a clause that allows for termination of lease should the property be sold. Therefore, the farm can be available for the 2013 crop year and beyond.

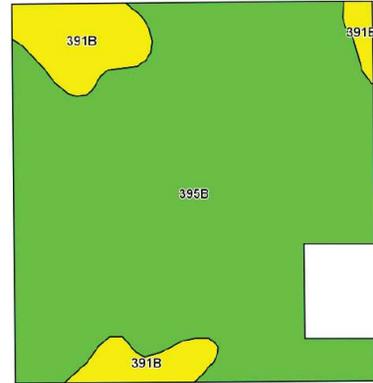
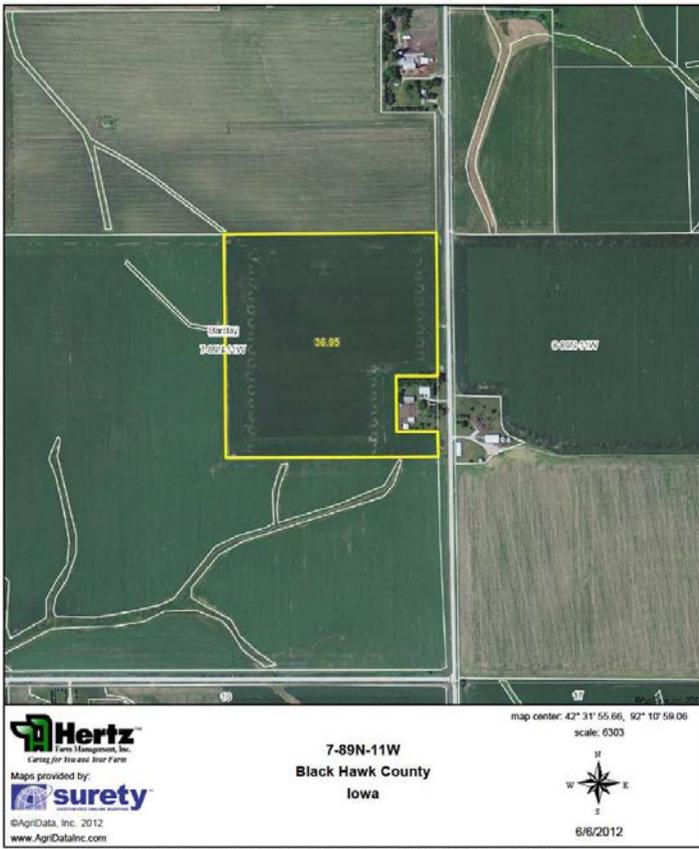


The information gathered for this brochure is from sources deemed reliable, but cannot be guaranteed by Hertz Farm Management, Inc. or its staff. REID #050-679-1

Permission for reproduction of map granted by Farm & Home Publisher.

# AERIAL MAP

# SOILS MAP



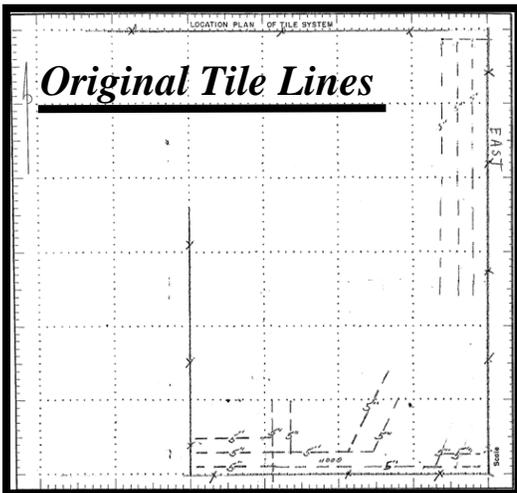
State: Iowa  
 County: Black Hawk  
 Location: 7-89N-11W  
 Township: Barclay  
 Acres: 37  
 Date: 6/6/2012



Maps provided by:



Code	Soil Description	Acres	Percent of field	CSR Legend	Non-Irr Class	CSR	Bromegrass alfalfa	Bromegrass alfalfa hay	Corn	Kentucky bluegrass	Oats	Smooth bromegrass	Soybeans
395B	Marquis loam, 2 to 5 percent slopes	32.6	88.0%		Ile	89	11	6.6	207	3.8	83	6.4	56
391B	Clyde-Floyd complex, 1 to 4 percent slopes	4.4	12.0%		Ilw	72	7.9	4.8	184	3.5	74	5.8	50
<b>Weighted Average</b>						<b>87</b>	<b>10.6</b>	<b>6.4</b>	<b>204.2</b>	<b>3.8</b>	<b>81.9</b>	<b>6.3</b>	<b>55.3</b>



Section..... Township..... County *B. HAWK.*  
 Contractor *BARTHANENCO*... Date installed... *12.21*.....  
 Amount of tile installed 5" *5,800'*, 6"..... 8".....  
 10"..... 12"..... Larger.....

*5900' - 0"*  
*9-2/4"*  
*4-5/8"*  
*15-8" end pipe*  
*1-18" x 6" PIP*  
*1-6" gate*

The information gathered for this brochure is from sources deemed reliable, but cannot be guaranteed by Hertz Farm Management, Inc. or its staff.  
 REID #050-679-1