

ABSOLUTE AUCTION

January 20th • 6:30 p.m.

Huntington County Fairgrounds - Heritage Hall
631 E. Taylor Street, Huntington, IN 46750

Good Soils with Open Ditch Outlet Across the Road

40^{+/-} Acres

37.5^{+/-} Tillable, 2^{+/-} Home, 0.5^{+/-} Other



PROPERTY INFORMATION

LOCATION

Northwest corner of CR 1200 S & 700 W

ZONING

Agricultural

TOPOGRAPHY

Level

SCHOOL DISTRICT

Huntington County Community Schools

ANNUAL TAXES

\$973

DITCH ASSESSMENT

\$114.70

Jon Rosen
N. Manchester, IN
260.740.1846
jonr@halderman.com

Rick Johnloz
Bluffton, IN
260.827.8181
rickj@halderman.com



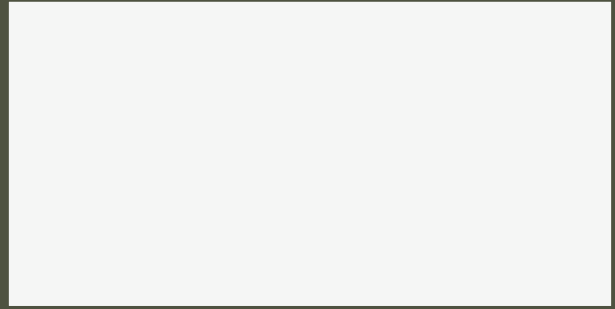
Owner: Harrell Family Farm
HALDERMAN
REAL ESTATE & FARM MANAGEMENT
HLS# JRR-12435 (20)



HALDERMAN
 REAL ESTATE & FARM MANAGEMENT
 P O Box 297
 Wabash, IN 46992

Wayne Twp - Huntington County

ABSOLUTE AUCTION



40+/- Acres

Good Soils with Open Ditch Outlet Across the Road

January 20th • 6:30 p.m. • Huntington County Fairgrounds - Heritage Hall



PLACE BID

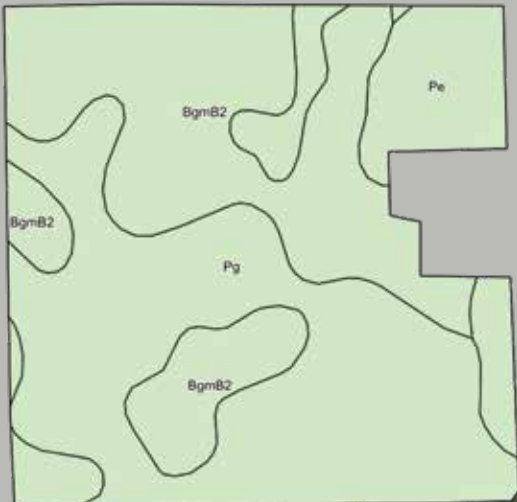
Online Bidding Available

Terms & Conditions available at halderman.com.

AUCTIONEER: RUSSELL D. HARMEYER,
 IN Auct. Lic. #AU10000277



SOIL INFORMATION



Code	Soil Description	Acres	Corn	Soybeans
Pg	Pewamo silty clay loam, 0 to 1 percent slopes	17.63	157	47
BgmB2	Blount silt loam, ground moraine, 1 to 4 percent slopes, eroded	15.78	137	44
Pe	Patton silty clay loam, sandy substratum	4.05	175	49
Weighted Average			150.5	46

1,310 square foot home with 24' x 24' detached garage.

Open Houses:
 December 19th 3:30 - 5 p.m.
 January 6th 4 - 5 p.m.

