

29.35 +/- Acres of Ag Land For Sale

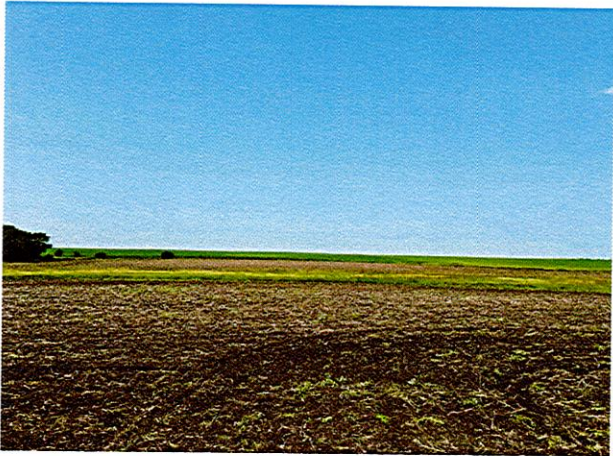
Parnel Twp., Brookings Co., SD

FOR SALE FOR \$5,500 PER ACRE

POSSESSION AVAILABLE AT CLOSING

This attractive and smaller ag land farm has 24.78 recorded DCP cropland acres with approximately 20.5 +/- acres under cultivation that has been planted to a corn and soybeans rotation. The farm is made up of class I and II soils with a soil rating 73.6 on the cropland acres. The farm has over 7,000 ft. of 5 & 6 inch drain tile, and offers many different usage opportunities including row crops, hay land, or even grassland. Possession available at closing.

Description: E ½ of SE ¼ Exc. Acreage, Sec. 7 T-109-N, R-48-W Parnell Twp., Brookings Co.



LAND BROKERS - AUCTIONEERS - REALTORS

Burlage Peterson Auctioneers & Realtors, LLC

317 4th St, Brookings, SD 605-692-7102

www.burlagepeterson.com

**BURLAGE
PETERSON**
Auctioneers & Realtors, LLC.

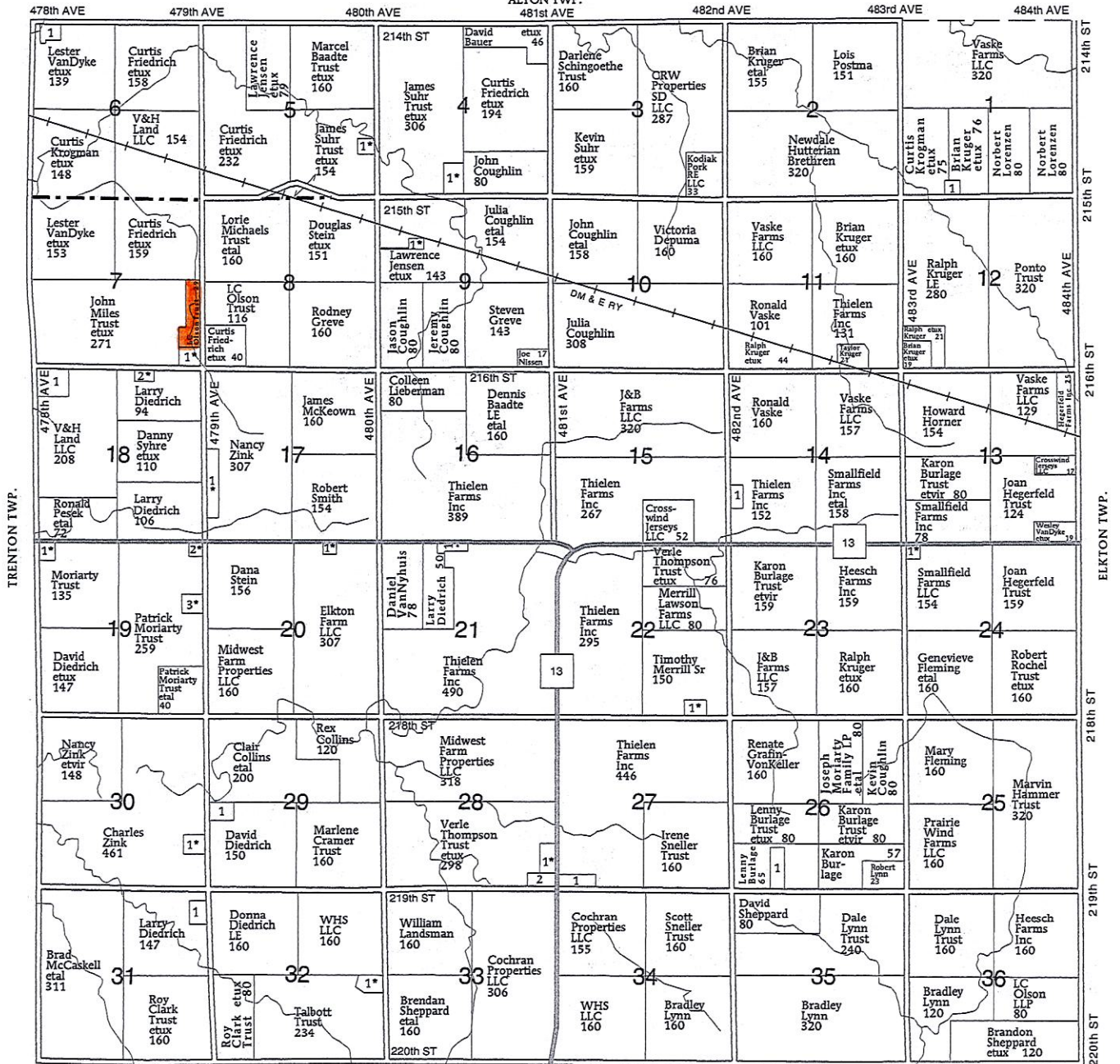
T-109-N

PARNELL PLAT

R-48-W

(Landowners)

ALTON TWP.



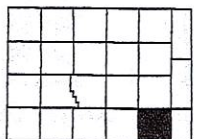
MOODY CO.

PARNELL TOWNSHIP

SECTION 1	
1 ALEXIS SIMONS	10
SECTION 4	
1 KROGMAN, BRYAN ETUX	14
SECTION 5	
1 FLEMMING, BRETT ETUX	5
SECTION 6	
1 DEETHARDT LE, SHIRLEY	9
SECTION 7	
1 SHIEVELBEIN, RYAN ETUX	11
SECTION 9	
1 JULIUS, CHAD ETUX	5
SECTION 14	
1 CROSSWIND JERSEYS LLC	7

SECTION 17	
1 CLARK, ALLEN ETUX	13
SECTION 18	
1 SHORT, MICHAEL	12
2 WEISE, DANIEL ETUX	5
SECTION 19	
1 JAACKS, RYAN ETUX	8
2 JOHNSON, MARK ETUX	5
3 GERLACH, VAUGHAN ETUX	12
SECTION 20	
1 SCHMIT, THOMAS ETUX	6
SECTION 21	
1 WRIGHT, RICHARD ETUX	8
SECTION 22	
1 HARMING, CHARLES ETUX	10
SECTION 24	
1 BROWN, ROGER ETUX	6

SECTION 26	
1 JURRENS, ARLO	15
SECTION 27	
1 COX, JOHN	10
SECTION 28	
1 THOMPSON, BRENT ETUX	11
2 MOSSINGS DAIRY LLC	11
SECTION 29	
1 DIEDRICH BROS INC	10
SECTION 30	
1 ANDEREGG, BARRY ETUX	7
SECTION 31	
1 LD FARMS INC	13
SECTION 32	
1 EINING, DARIN ETAL	7



Aerial Map



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Auctioneers & Realtors, LLC

Maps Provided By:



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Boundary Center: 44° 15' 27.64, -96° 37' 44.45

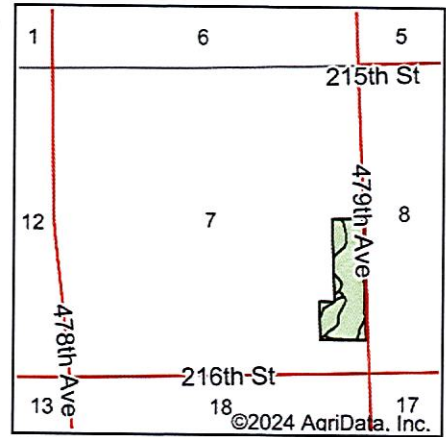
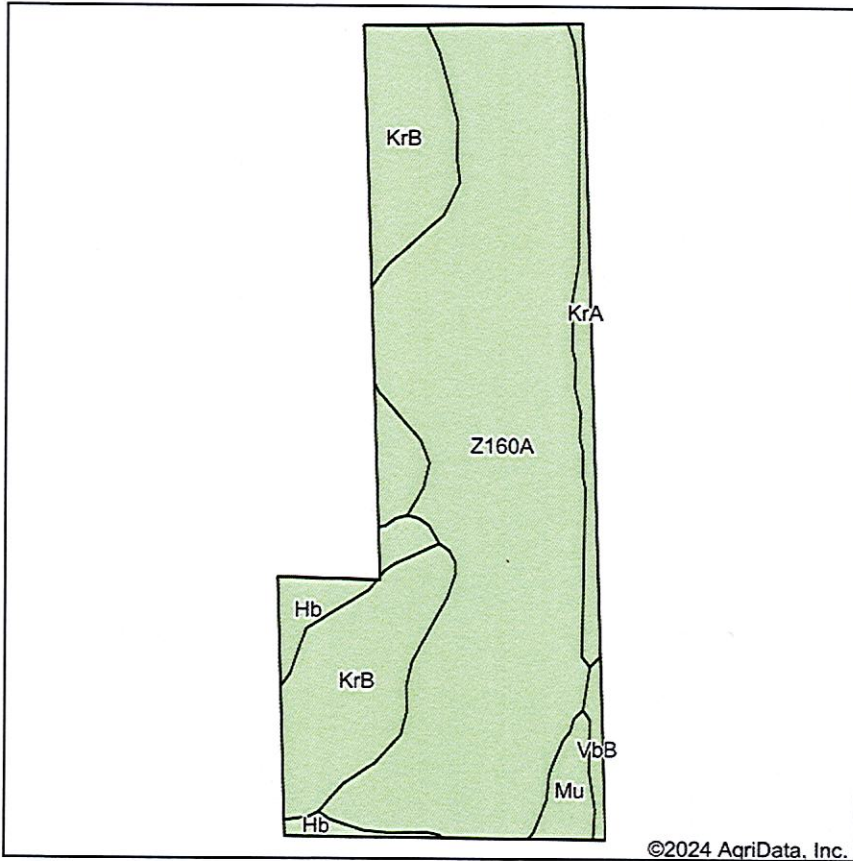
7-109N-48W
Brookings County
South Dakota

0ft 667ft 1335ft



7/10/2024

Soils Map



State: **South Dakota**
 County: **Brookings**
 Location: **7-109N-48W**
 Township: **Parnell**
 Acres: **29.72**
 Date: **7/10/2024**

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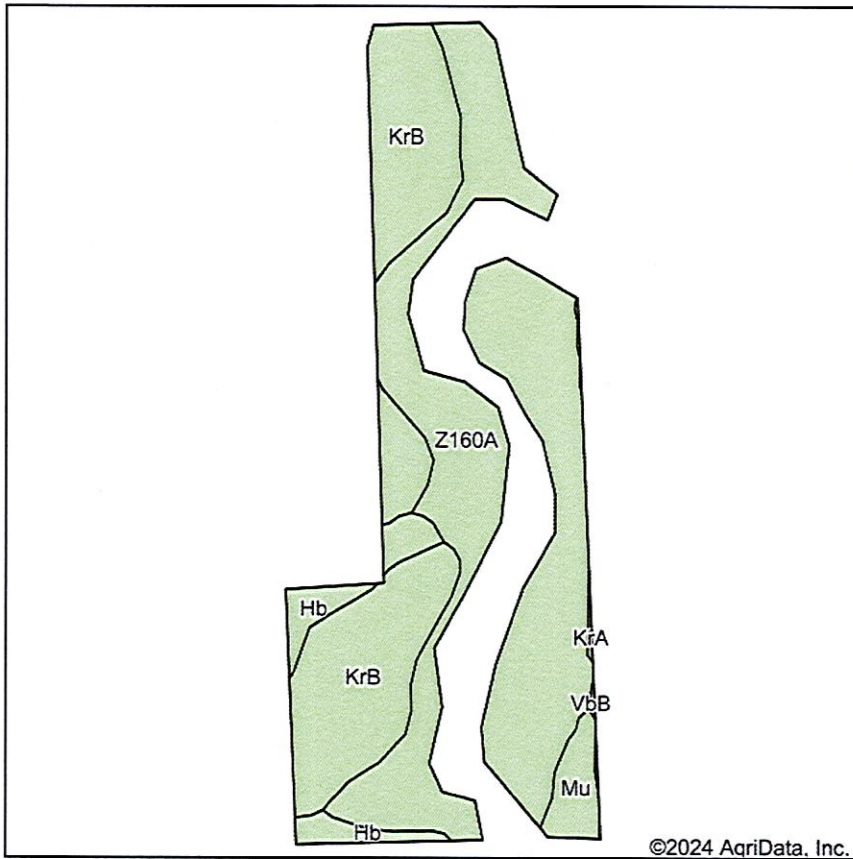


Area Symbol: SD011, Soil Area Version: 31

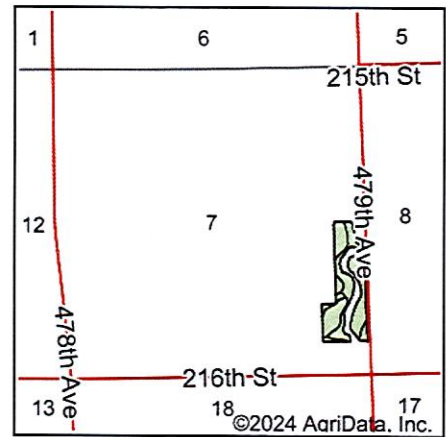
Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	*n NCCPI Overall
Z160A	Moritz, occasionally flooded-Lamoure, frequently flooded, complex, 0 to 2 percent slopes	19.26	64.8%	IIIIs	65	53
KrB	Kranzburg-Brookings silty clay loams, 1 to 6 percent slopes	7.07	23.8%	IIe	87	69
Hb	Hamerly-Badger complex, 0 to 2 percent slopes	1.18	4.0%	IIIs	78	57
KrA	Kranzburg-Brookings silty clay loams, 0 to 2 percent slopes	1.15	3.9%	Is	93	71
Mu	McIntosh-Lamoure silty clay loams, 0 to 2 percent slopes	0.72	2.4%	IIIIs	80	49
VbB	Vienna-Brookings complex, 1 to 6 percent slopes	0.34	1.1%	IIe	86	68
Weighted Average				2.63	72.4	*n 57.7

*n: The aggregation method is "Weighted Average using all components"

Soils Map



Soils data provided by USDA and NRCS.



State: **South Dakota**
 County: **Brookings**
 Location: **7-109N-48W**
 Township: **Parnell**
 Acres: **20.58**
 Date: **7/10/2024**

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Maps Provided By:



Area Symbol: SD011, Soil Area Version: 31

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	*n NCCPI Overall
Z160A	Moritz, occasionally flooded-Lamoure, frequently flooded, complex, 0 to 2 percent slopes	11.89	57.8%	IIIs	65	53
KrB	Kranzburg-Brookings silty clay loams, 1 to 6 percent slopes	6.88	33.4%	Ile	87	69
Hb	Hamerly-Badger complex, 0 to 2 percent slopes	1.11	5.4%	IIIs	78	57
Mu	McIntosh-Lamoure silty clay loams, 0 to 2 percent slopes	0.70	3.4%	IIIIs	80	49
Weighted Average				2.61	73.6	*n 58.4

*n: The aggregation method is "Weighted Average using all components"

4 Year Crop History

**BURLAGE
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Auctioneers & Realtors, LLC

Owner/Operator:

Address:

Address:

Phone:

Date: 7/11/2024

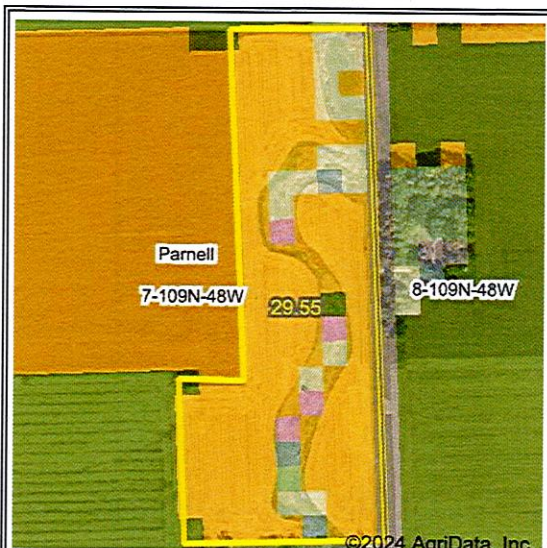
Farm Name:

Field ID:

Acct. #:

Crop Year: 2023

Crop Year: 2022



- Corn
- Grassland/Pasture
- Alfalfa

3 rows not shown

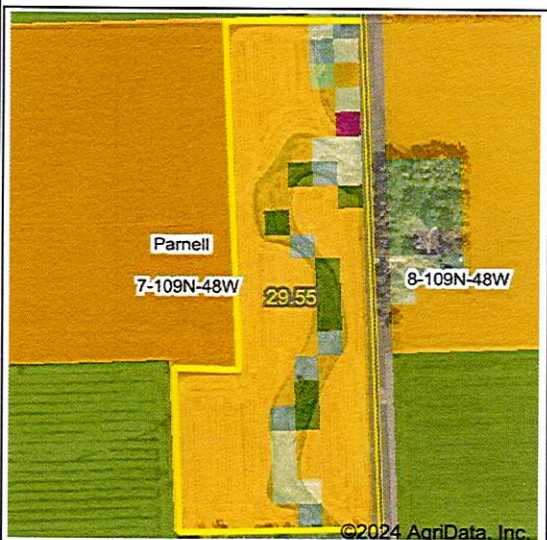


- Soybeans
- Alfalfa
- Herbaceous Wetlands

3 rows not shown

Crop Year: 2021

Crop Year: 2020



- Corn
- Soybeans
- Herbaceous Wetlands

2 rows not shown



- Corn
- Herbaceous Wetlands
- Other Hay/Non Alfalfa

3 rows not shown

Boundary Center: 44° 15' 27.71, -96° 37' 44.36

State: SD

County: Brookings

Legal: 7-109N-48W Twnshp: Parnell

Crop data provided by USDA National Agricultural Statistics Service Cropland Data Layer.



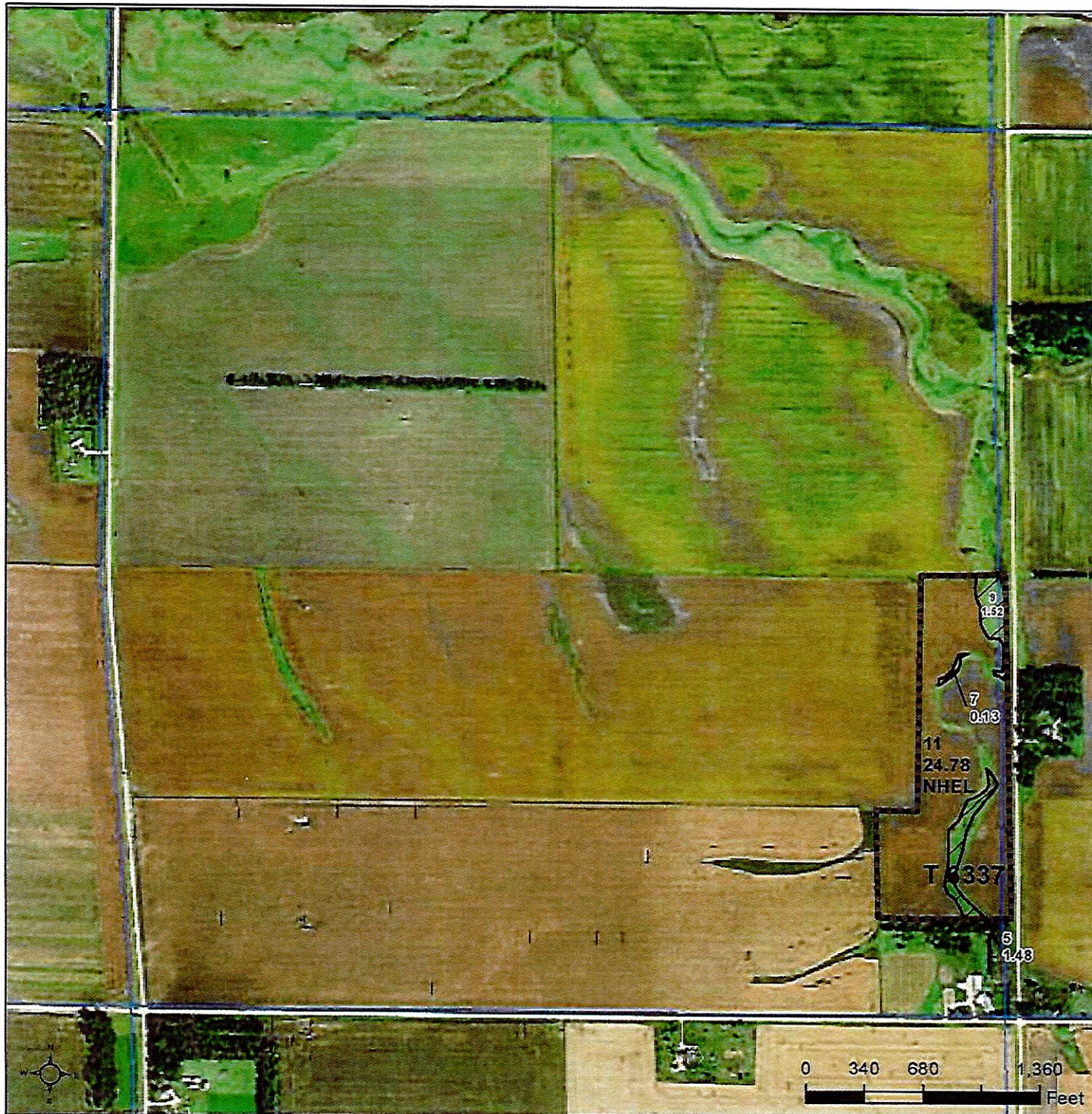
Maps Provided By:





United States
Department of
Agriculture

Brookings County, South Dakota



Common Land Unit

	Tract Boundary
	Non-Cropland
	Cropland

Wetland Determination Identifiers

- Restricted Use
- Limited Restrictions
- Exempt from Conservation
- Compliance Provisions

2020 Program Year

Map Created May 10, 2020

Farm 8930

7-109N-48W-Brookings

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Certified Wetland Determination

Field Office: Brookings FO

Agency: USDA-NRCS

Certified By: Ryan Forbes

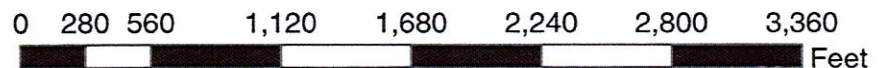
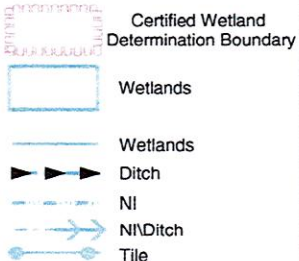
Certified Date: 9/20/2012

Legal Desc: S 7, T 109N, R 48W

Tract: 1318



Legend



W Wetland
FW Farmed Wetland Drained or modified & cropped prior to 12-23-1985, but still meets wetland criteria
PC Prior Converted
NW Non Wetland
NI Not Inventoried Potential Waters of the US
See NRCS CPA-O26E for definitions and additional info.



Approx 7,575'
Tile

