



NICOLLET CO. OCTOBER 2012 THROUGH SEPTEMBER 2013

AG SALES OVER 34 ACRES

PARCEL #	SELLER	BUYER	DEEDED ACRES	\$/D.A.	TILL ACRES	PROPERTY TYPE	TYPE OF SALE	SALE DATE	SALE PRICE	2013 EMV	RATIO	NOTES	Table Soil Avg Till CER
BELGRADE													
01.015.0700	Scheurer	Lanz	80	\$8,200	75	32	WD	Oct-12	656,000	626,400	0.95		74
01.011.1305	Hill, T	Krohn, J	64	\$8,048	61	32	TD	Nov-12	515,040	519,600	1.01		76
01.026.0100	Thompson Ins	Peters, C	120	\$6,993	117	32	WD	Dec-12	839,206	1,017,800	1.21		77
01.031.0100	Mikkelson Prop	Peters, N	79.4	\$10,076	79.4	32	WD	Apr-13	800,000	637,000	0.80	1031 exchange	71
01.032.0605	Michels	Mueller	63	\$11,246	63	32	WD	Apr-13	708,525	505,400	0.71		71
01.009.0520	Hendley, Estate	Peters	68	\$9,309	64	32	PRD	Aug-13	633,000	545,300	0.86		75
01.018.1000	HH Partnership	Timm	75	\$10,133	72	32	WD	Aug-13	760,000	589,700	0.78		72
BERNADOTTE													
02.008.0300	Webster, R	Forst, J	40	\$8,125	38	31	WD	Dec-12	325,000	409,100	1.26		72
02.011.0105	Bentz, Nelson	Langhorst, M	77	\$9,550	71	32	WD	Dec-12	735,360	604,900	0.82		75
BRIGHTON													
03.005.0305+ 1 parcel	Gieseke, H	Fluegge, K	87.85	\$10,947	86	32	PR	Jan-13	961,665	732,600	0.76	w/03.005.0600	75/77
COURTLAND													
GRANBY													
05.009.0205	Karstad O	Krohn J	40	\$7,740	39	32	WD	Nov-12	309,600	312,900	1.01		71
05.009.0600	Nelson, E	Krohn, W	151	\$10,222	144	32	WD	Sep-13	1,543,500	1,206,100	0.78	crv's 28837A/28837E	78/71/71
LAFAYETTE													
06.023.0410	Halverson,	Franta, R	78	\$6,376	42	32	PRD	Dec-12	497,332	393,300	0.79		73
06.105.0505	Zieske, S	Beranek, K	94	\$8,713	91	32	WD	Dec-12	819,000	754,000	0.92		73
06.027.0300	Halverson, B/K	Enter, J	40	\$12,000	37.5	32	PRD	Jan-13	480,000	301,000	0.63	2 crv's 28375/28374	71
06.035.0410 +2 parcels	Halverson, K/B	Waibel Farms	133	\$12,031	129	32	PRD	Jan-13	1,600,080	1,054,500	0.66	2 crv's 28376/28377	72/73/71
<i>w / 06.035.0600 / 06.035.0705</i>													
06.033.0900	Halverson, B/K	Gieseke, R	120	\$9,400	120	32	TD	Jan-13	1,128,000	962,700	0.85	2 crv's 28413/28414	71
06.034.0700 + 1 parcel	Haverson, B/K	Franta/Beranek	120	\$8,000	120	32	TD	Jan-13	960,000	1,010,200	1.05	2 crvs 28416/28415	71/75
<i>w/06.034.0200</i>													
LAKE PRAIRIE													
07.121.1300 +	Voss/Block	Riverland LLC	195	\$4,821	7	47	WD	Dec-12	940,000	282,300	0.30		9

NEW SWEDEN													
NICOLLET													
09.027.0600	Hendley Estate	Hewitt, Larry	157	\$8,439	131	32	PRD	Aug-13	1,325,000	1,135,200	0.86	w/01.009.0800/09.02	76
09.025.0410	HH Partnership	Bruns, Roger	40	\$11,325	40	32	WD	Aug-13	453,000	339,300	0.75		78
OSHAWA													
TRAVERSE													
Lomis Estate	Hager, T	60	\$8,580	53	48	PRD	Dec-12	514,800	449,500	0.87			79
12.117.0110+	Lomis Estate	Anderley, P	40	\$8,000	38	32	PRD	Dec-12	320,000	340,300	1.06		79
12.117.0105													
RIDGELY													
Liebl, Marjorie	Sommer, B	119	\$9,809	111	31	WD	Oct-12	1,167,286	1,346,100	1.15	w/11.103.0705	71/71	
11.104.0500+													
WEST NEWTON													
Under 34 Acres													
Molitor, W	Peters, C	9.26	\$8,747	5.57	39	WD	Nov-12	81,000	\$40,300	0.50			75
10.133.1125	Diener, C	Dorn, Eugene	21	\$8,024	10	36	WD	Nov-12	168,500	\$203,300	1.21	w/08.034.0410 08.034.0406	
08.034.0415+	Halverson, B/K	Ellingson, D	31	\$11,493	30	37	TD	Jan-13	356,270	\$208,900	0.59	w/2 crv's 28429/28428	78
06.103.1005	Molitor, S	Seitzer Trust	14.4	\$8,500	14	37	WD	Apr-13	122,400	\$88,700	0.72		
10.126.1000	George	Soderlund	30	\$12,504	29	37	WD	Feb-13	375,125	\$270,100	0.72	Green Acres	79
06.108.2900	Felleg Mary	Stark, Alan	10	\$3,900		39	PRD	Sep-13	39,000	\$10,000	0.26	Timber	

Property Types

- 31 = Agricultural Class 2a land with buildings (34.5 or more acres)
- 32 = Agricultural Class 2a bare land (34.5 or more acres)
- 33 = Rural Vacant Land Class 2b land with buildings2 (34.5 or more acres)
- 34 = Rural Vacant Land Class 2b bare land (34.5 or more acres)
- 35 = Managed Forest Land Class 2c (34.5 or more acres)
- 36 = Agricultural Class 2a land with buildings (less than 34.5 acres)
- 37 = Agricultural Class 2a bare land (less than 34.5 acres)
- 38 = Rural Vacant Land Class 2b land with buildings2 (less than 34.5 acres)
- 39 = Rural Vacant Land Class 2b bare land (less than 34.5 acres)
- 40 = Managed Forest Land Class 2c (less than 34.5 acres)
- 47 = Mixed Agricultural Class 2a & Rural Vacant Land Class 2b land with buildings (34.5 or more acres)
- 48 = Mixed Agricultural Class 2a & Rural Vacant Land Class 2b bare land (34.5 or more acres)

49 = Mixed Agricultural Class 2a & Rural Vacant Land Class 2b land with buildings (less than 34.5 acres)

50 = Mixed Agricultural Class 2a & Rural Vacant Land Class 2b bare land (less than 34.5 acres)

Class 2b rural vacant land consists of property that is unplatted, unimproved, rural in character and is not used for agricultural purposes. It also includes land that is used for growing trees for timber, lumber, wood and wood products. The land cannot be improved with a structure unless the structure is a minor, ancillary, non-residential structure as defined by the Commissioner of Revenue.