Legal: The West Half of the Southeast Quarter (W1/2 SE1/4) of Section Twenty-two (22), Township Ninety-seven (97) North, Range Thirty-seven (37) West of the 5th PM, Clay County, Iowa.

Description: The Larsen Trust farm is an attractive inside all tillable nearly level farm. The farm contains 82.06 FSA crop acres all in one rectangular field. The farm is bordered on the south by 310th Street.

Soils: Wadena, Cylinder, Biscay, Talcot, Everly, Sparta

CSR2 57.9 CSR 60.3

RE Taxes: $1758 annually

Possession: At close. Possession is subject to a lease for the 2019 crop season. The farm will be available for the 2020 crop season. The current tenant is available to continue farming the Larsen Trust farm.

Broker’s Note: The ACRE Co. is pleased to be selling this Clay County farm owned by the Larsen Trust. This attractive productive farm is located just northwest of Spencer, close to grain markets in Spencer and Fostoria. Take a look at this good-looking, inside, all tillable tract. You will like this farm.

New Price: $518,750.00
$6250 per acre
Call The ACRE Co. to sell your farm!

Jon Hjelm ALC