

REAL ESTATE - HORSE CONNECTION - LIVESTOCK - FARM EQUIPMENT - AUCTIONS - PETS AND MORE!!

IOWA LAND IS IN DEMAND



CLARKE CO, IA 83 ACRES M/L,
Brick Ranch style home with 2 bdrm and 1.5 baths, 2 Morton buildings, and 2 pole barns which one has an indoor horse area.



WAYNE CO, IA 240 ACRES M/L,
Combo farm, Multiple building sites, +/- 130 acres CRP, 7 ponds of which 6 are stocked.



WARREN CO, IA 25.8 ACRES M/L,
Small timber tract with South River frontage, 30 mins from Des Moines metro.



MADISON CO, IA 126 ACRES M/L,
Bottom ground tillable, Clanton Creek flows through the property, surrounded by big timber and CRP.



MADISON COUNTY - 161 acres m/l



TAYLOR COUNTY - 200 acres



DECATUR COUNTY - 500 acres m/l



UNION COUNTY - 240 acres m/l



DECATUR COUNTY - 12 Acres m/l



POLK COUNTY - 28.35 Acres m/l

GABE ADAIR SELLS A SOUTH CENTRAL IOWA FARM EVERY 11 DAYS.



GABE ADAIR
South Central Iowa Land Specialist

(515) 971-8182

GABE.ADAIR@WHITETAILPROPERTIES.COM



WHITETAIL PROPERTIES REAL ESTATE

HUNTING | RANCH | FARM | TIMBER

WHITETAILPROPERTIES.COM

Whitetail Properties Real Estate, LLC - DBA Whitetail Properties | In the States of Nebraska & North Dakota - DBA Whitetail Trophy Properties Real Estate LLC | Licensed in IL, MO, IA, KS, KY, NE & OK - Dan Perez, Broker | Licensed in AR, CO, GA, MN, ND, SD, TN & WI - Jeff Evans, Broker | Licensed in FL, OH, NY & PA - Jefferson Kirk Gilbert, Broker | Licensed in TX & NM - Joey Bollington, Broker | Licensed in IN - Bill Minor, Broker | Licensed in AL, GA, LA, & MS - Sybil Stewart, Broker | Licensed in TN - Chris Wakofield, Broker | Licensed in TN - Bobby Powers, Broker | Licensed in AR - Anthony Chrisco, Broker | Licensed in SC, NC & VA - Chip Camp, Broker | Licensed in NC - Rich Baugh, Broker | Licensed in MI - Edmund Joel Nogaski, Broker | Licensed in WV - Debbie S. Laux, Broker | Licensed in ID, MT, OR, UT & WY - Aaron Milliken, Broker



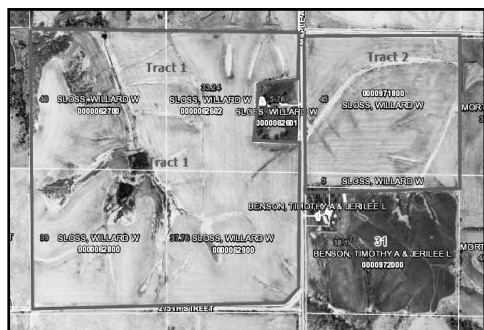
GUTHRIE COUNTY FARMLAND AUCTION for Willard W. "Mike" Sloss Estate

Saturday March 6, 2021 • 10 AM
at Guthrie Activity Center
209 State St. Guthrie Center Iowa

Farmland Location: from Guthrie Center 4 miles south on Hwy 25 to 270th St. West 1 mile to Maple Ave. Land lies on West and East side of Maple Ave.

Tract 1

Legal Description: NE 1/4 Exc. Parcel A thereof, all in section 36 Baker Twp. 79-N-R32-W. 5th P.M. Guthrie Co. Iowa.
150 Acres 120.38 cropland 3.2 A. CRP Water Way -2021 @\$182.67 per acre. 52.2 CSR2



Tract 2

Legal Description: NW fractional 1/4 & N. 4.91 acres of the SW fractional 1/4 of the NW 1/4 of section 31 Valley Twp. 78-79 R- 31-W. 5th P.M. Guthrie Co., Iowa.
50 Acres 42.46 cropland 1.72 acres CRP Water way-2021 @ \$182.67 per acre. 59.6 CSR2

TERMS: 10% down day of sale. Only prequalified buyers no financing contingencies to close on or around March 30, 2021. Buyers have full rights to farm 2021 crop.

For complete terms go to website www.wedemeyerLLC.com or call

Wedemeyer Auction & Realty LLC.,
Casey Iowa

Doug Wedemeyer
Auctioneer
Cell: 641-740-0102

Judy Wedemeyer
Real Estate Broker
Office: 641-746-2720

or web. www.wedemeyerLLC.com • Like us on Facebook



LAKESHORE ES-ATES: 3088 120th Avenue, 3 miles west of Cumming. 3 Acre to 10 acre lots, \$69,900 to \$159,900, 10 minutes to W.D.M., taking reservations. Call for appointment.
Black Gold Realty
515-681-6310

FOR SALE BY OWNER: Linden, IA. 2-Story family home, 4BR, 1BA, large 2-car attached garage, big kitchen, C/A, natural gas, newer roof and siding, total house rewire, \$72,000 list price, qualified buyers \$500 estimated payments. Panorama School District, 515-710-4558, Realtors welcome.



UPCOMING ONLINE ONLY AUCTION

MARCH 15, 2021 • 10:00AM SOFT CLOSE

60 Acres +/- LOCATION! LOCATION! LOCATION!

- Northern Edge of Greenfield, IA
- Intersection of Hwy 25 and Airport Road
- 12 Miles To I-80 Exit 86
- Iowa DOT Traffic Count 2,000+ Daily
- 1/2 Mile To Greenfield Municipal Airport
- Multiple Uses / Unlimited Potential
- Investment / Development Opportunity!
- Hwy 25 Frontage / Access
- Agricultural
- Commercial
- Industrial
- Residential
- Excellent Building Site
- City Utilities

www.westcentralsalesandauktion.com



FOR MORE INFORMATION, QUESTIONS, OR DETAILS CONTACT:

Steven Maynes 515-229-5312
Heather Nielsen 515-971-1085
Eric Borseth, Closing Attorney
Altoona, IA



Complete Terms and Conditions Available at Our Website



INDIANOLA Acreages:

R-57, & 90th Ave;

Rentals:

1, 2, & 3BR apartments & condos; also, office or retail space on or off square.

Black Gold Realty
515-681-6310



(100) ACRES m/l timber, whitetail management practices, turkey, developed for archery. 641-782-6125.

DON'T FEAR THE FOMO



Read The Exchange online. Posted every Tuesday!

www.exchangeline.com/current-edition/