



# LAND AUCTION

**FRIDAY, NOVEMBER 12TH, 2021 | 10:00 AM**

Elks Lodge | 701 S Fremont Street | Shenandoah, Iowa 51601

Peoples Company is pleased to represent the Estate of Maxine Butts in the sale of 200 m/l acres of high quality Fremont County farmland. This farm will be sold at public auction Friday, November 12th, 2021 at 10:00 am at the Elks Lodge in Shenandoah, IA. The farm will be sold in three parcels. Tract 1 consists of 40 gross acres with 39.32 tillable acres and carrying a CSR2 of 76.8. Tract 2 consists of 157.63 acres with 155.61 acres considered FSA tillable carrying a CSR2 of 70.3. Tract 3 will include the 2.37 m/l acreage, buildings, and grain bins. This farm is in excellent condition and has been well cared for. The tillable ground has been extensively terraced and has over 14 miles of tile in place. All farm leases have been terminated and will be available to be farmed for the 2022 crop year.



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**200 Acres  
M/L**

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