

479.42 ACRES OF GRANT COUNTY LAND

Real Estate
and
Machinery

AUCTION

Tuesday, July 1, 2025 SALE TIME:
10:00 AM

AUCTION LOCATION: 15977 469th Avenue, Stockholm, SD

Land is located: From Stockholm, SD - 1 1/2 Miles South to 159th Street, 1 Mile West, 3/4 Mile South

AUCTION NOTE: All of the following items will be sold to settle the Estate of Arlene Fields.
The land will be sold first at 10:00 AM, then followed by the personal property.

REAL ESTATE



PARCEL 1: SW1/4 of Section 3, Troy Twp, (118-50), Grant County, SD

This parcel contains 159.42 acres of which according to FSA aerial maps, 91.53 acres are listed as farmland (NHEL & HEL), and the balance is grassland. Currently 89 acres are being farmed and 45 acres of grass hay. The new owner will receive all of the 2025 cash rent of \$15,375 and also the projected 2025 wind tower payment of approx. \$11,000. Taxes are \$2,321.54/year.

PARCEL 2: SE1/4, NE1/4, Section 33, Stockholm Twp (119-50), Grant County, SD

This parcel contains 307 acres of which according to FSA aerial maps, there are 201.44 acres listed as tillable (HEL & NHEL), and the balance is pasture, hayland. Currently there are 200 acres being used as pasture, 64 acres of farmland and 25 acres of grass hay, and the balance in the building site and waste. The new owner will receive all of the 2025 cash rent of \$20,725, and the projected 2025 wind tower payment of approx. \$22,081 (2 towers on this property). The taxes are \$4,225/year.

PARCEL 3: Fields Addn. Located in Section 33.

The farmsite w/13 acres. Consisting of a 2-story 3 bedroom 1 bath home built in the 1920's. 2-stall attached garage. Newer gas furnace. Rural water w/waterers and hydrant in yards. 18x22 detached garage. 40x88 cattle shed. Storage sheds.

MACHINERY AND FARM ITEMS

John Deere 4240 Tractor, 18.4x38 Rears, 2 Hyd., 3-Pt, PTO, Quad Range, 8267 Hours, SN-017238R

John Deere 4020 Diesel Tractor w/Farmhand 235 Loader, 1969 Model w/4430 Front End, Syncro Trans, 2 Hyd., PTO, 3-Pt., 8179 Hours

IH 756 Diesel Tractor, WF, 2 Hyd., 3-Pt., PTO, no high range
Farmall H, NF, not running

MANY OF THE FOLLOWING ITEMS HAVE NOT BEEN USED IN MANY YEARS

John Deere 375 Small Round Baler

John Deere 503 Rotary Mower

John Deere 6600 Combine

John Deere 7000 4RW Planter

IH 700 5-16 Plow

John Deere Rake - Versatile Swather

Kewanee 1010 Disc - IH 4-Bottom Plow

IH Chisel Plow - IH Cultivator

John Deere LLA Press Drill

3-Pt. Post Auger

Melroe 7-Section Drag

Kilbros Gravity Wagon w/JD 1065 Running Gear

John Deere 1064 Running Gear w/Hoist

8' John Deere Mechanical Lift Field Cultivator

Bale Spear, Farmhand Mounts - 3-Pt Bale Mover

Farmhand Manure Fork - Farmhand Grapple Fork

250-Gal. Gas Tank w/Stand - 500-Gal. Fuel Tank

495 John Deere Corn Planter

Model B John Deere End Wheel Drill

Front Mount Hyd Post Pounder

John Deere D140 Riding Mower

Fimco 12V ATV Sprayer

Tobaggon

MISC HOUSEHOLD ITEMS

Craftsman 21" 8 Hp Reverse Tine

Tiller, Walk Behind

Scrap Iron - (2) Window Air Conditioners

TOOLS including

Table Saw - Grinder

Chop Saw - Side Grinder

Battery Charger

Band Saw - Compressor

Hand Tools - Sockets

Protech Band Saw



TERMS: The land will be sold per acre, and the new buyer will sign a purchase agreement day of auction, and will be putting 10% of the purchase price earnest money down. The properties are leased for the 2025 crop year. The new buyers will receive 100% of the cash rents and wind turbine payments for 2025. Title insurance used and the cost split 50/50. Seller will pay all the 2024 real estate taxes. Buyer will be responsible for the 2025 real estate taxes. Closing approximately 45 days. Sold subject to seller's confirmation.

FARRELL AUCTIONEERS

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NOTICE: All warranties on items sold are between buyer and seller. As between auctioneers, clerks, and buyers all items are sold 'AS IS' and the entire risk as to the quality and performance of the product is with the 'BUYER'. The auctioneers and clerks expressly disclaim all warranties either expressed or implied. The buyer acknowledges being so informed prior to the sale.

NOT RESPONSIBLE FOR ACCIDENTS

Estate of Arlene Fields OWNER

RORY KING, PERSONAL REPRESENTATIVE