

240 Acres of Quality South Dakota Real Estate Sold in Three Tracts

LIVE LAND

AUCTION

Friday, August 21, 2026 - 10:30AM

VIEWING: WEDNESDAY, AUGUST 12, 4-7PM | LOCATION: 46609 138TH ST. WILMOT, SD — TRACT 3

Owner: **Orville Vreim Estate** Kevin Saxton, PR 605-949-0678



ROBERT'S COUNTY, SPRINGDALE TOWNSHIP

TRACT ONE

- LEGAL DESCRIPTION: South One Half of the Northwest Quarter (S1/2NW1/4) of Section Twelve (12) Township One Hundred Twenty-two North (T122N), Range 50 West of the 5th P.M. (R50W), (Springdale Township) Robert's County, South Dakota.
- 73 Acres Are Tillable On This Tract.
- Excellent Shelter Belt On The West Side Of Property.
- 80 Deeded Acres.
- Excellent Soil Ratings.
- Tract 1 Is Leased Out For 2027 & 2028.
- Buyer Will Receive Second Half Of Cash Rent For 2026 & All Of Cash Rent 2027-2028, Based On Tillable Acres.
- Buyer will receive tax credit of \$751.66.

AUCTION NOTE: This Real Estate is located just south of Wilmot, SD. One mile west of Highway 123 and just east of Interstate 29. Close proximity to Big Stone Lake. The farmland is of excellent quality and would Make a nice addition to any operation. The 45 acre tract with buildings and trees is a hard to find property with enough acres to have some livestock and hunting areas. Thanks, Jeff.

TRACT TWO

- LEGAL DESCRIPTION: The Northwest Quarter (NW1/4) Except Vreim Second Addition Located In the Northwest Quarter (NW1/4), all in Section Thirteen (13), Township One Hundred Twenty-two North (122N), Range 50 West of the 5th P.M. (R50W), (Springdale Township) Roberts County, South Dakota, subject to an Easement allowing the owner of Vreim Second Addition to utilize a Fifteen Foot Easement for Ingress and Egress to the Southern Portion of the Property, the Easement Fifteen Foot Wide as depicted on the Plat of Vreim Second Addition Plat attached hereto.
- 111 Acres Are Tillable On This Tract.
- 114.42 Deeded Acres.
- Tract 2 Is Leased Out For 2027 & 2028.
- Excellent Soil Ratings.
- Buyer Will Receive Second Half Of Cash Rent For 2026 & All Of Cash Rent 2027-2028, Based On Tillable Acres.
- Buyer will receive tax credit of \$988.14.

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TRACT THREE

- LEGAL DESCRIPTION: Vreim Second Addition Located In Northwest Quarter (NW1/4) of Section Thirteen (13), Township One Hundred Twenty-two North (T122N), Range 50 West of the 5th P.M. (R50W), (Springdale Township) Roberts County, South Dakota, subject to a Fifteen (15) foot Easement Across Vreim Second Addition for Ingress and Egress to the rest of the Northwest Quarter Property, as set forth in the Vreim Second Addition Plat attached hereto.
- Tract Three Has Been Surveyed.
- This is a beautiful location close to Wilmot, SD.
- 45.58 Acres on this Tract.
- Presently Building Site, Grass, Trees House. Detached Double Garage, Outbuildings. Mature Trees Located In Abundance On This Property Making For Excellent Wildlife Habitat.
- Possession at Closing.
- Property Has Rural Water & Whetstone Valley Electric.
- Buyer will receive tax credit of \$423.49.

NO BUYERS PREMIUM.

CLOSING ON ALL 3 TRACTS IN 45 DAYS OR LESS

ENQUIST AUCTIONEERING

Jeff Enquist - Stockholm, SD - 12793 - (605) 880-2476 • Randy Owen - SD - 304 - (605) 881-5377

Terms: 20 Percent Earnest Money on Day of Auction per each Parcel Held by Gunderson Trust Clear Lake, SD. The seller shall provide the buyer(s) with title insurance. The cost of title insurance shall be divided equally between the Buyer(s) and the Seller. All closing costs divided equally between Buyer(s) and the Seller. The described real property is further subject to all reservations, including all patent and mineral Reservations and any other reservations, subject to all highway rights-of-way, subject to all easements of record or actually existing on the premises, and subject to all vested drainage rights of record or actually existing on the premises. Property sells with no contingencies. Announcements made auction day take precedence over written material.