

Southern Tripp County, SD

Land Auction

680 +/- Acres - Offered in 4 Tracts

Monday, January 22, 2024 at 1:00 P.M. CST

(REGISTRATION AT 12:00 NOON)

LIVE & ONLINE BIDDING AVAILABLE

Auction held on location: North end of Tract #2
on 291st Street (signs will be posted)



Brad Gran
Auctioneer
605-208-5671
granauctions.com

shippyrealty.com

**SHIPPY
REALTY
& AUCTION**

605-842-3212

Lin Shippy 605-351-4656
Rick Shippy 605-840-2735
Steve Steinke 605-999-5659



IRENE WEIDNER RANCH



TRACT 1 BOOK

Mostly tillable farmland
with 26 acres planted to
winter wheat



South Dakota, AC +/- 40 Acres (Tract 1)



Google

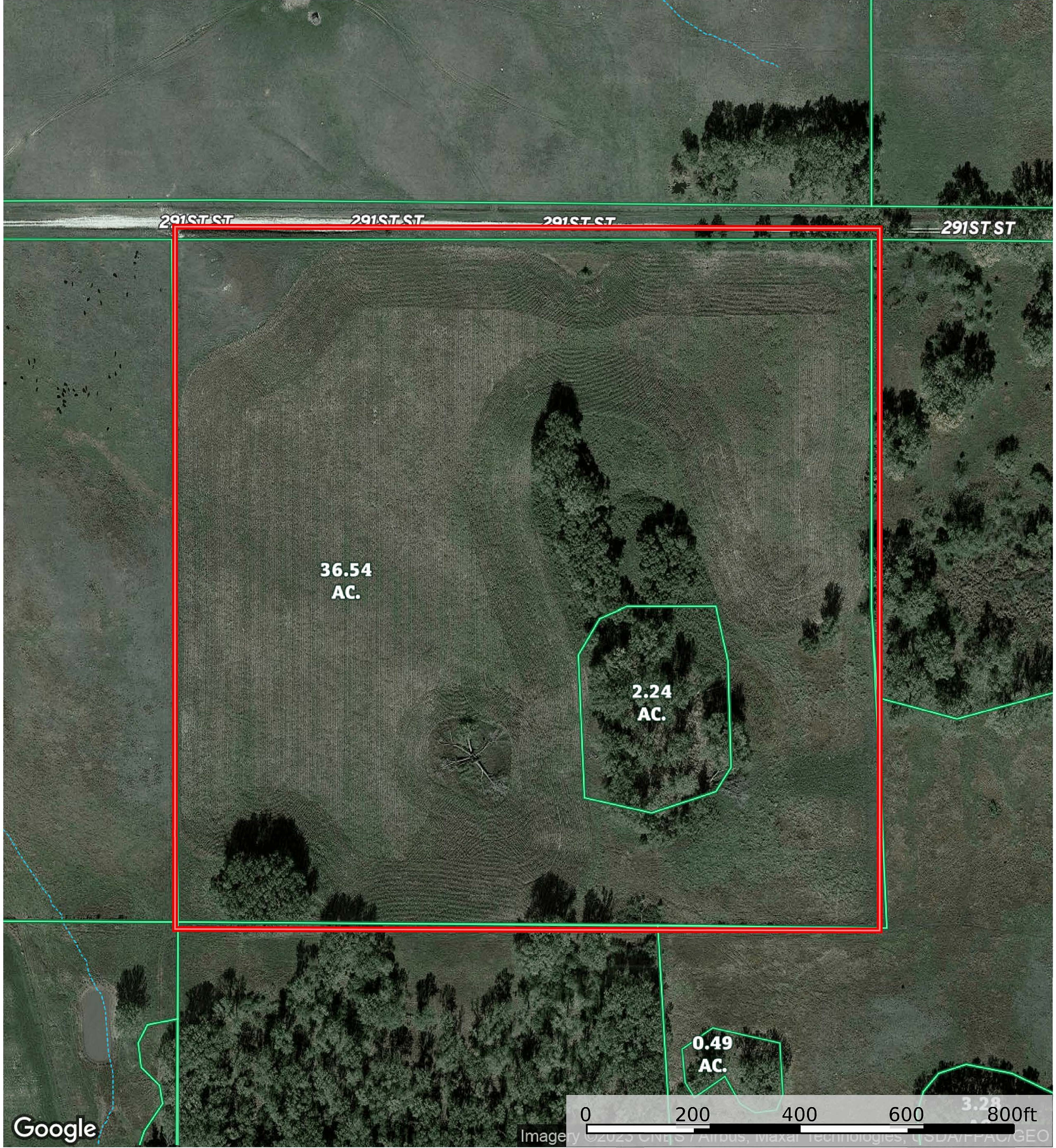
0 200 400 600 800ft

- Boundary
- Stream, Intermittent
- River/Creek
- Water Body
- Townships



-  Boundary
-  Stream, Intermittent
-  River/Creek
-  Water Body
-  Townships

South Dakota, AC +/- 40 Acres (Tract 1)

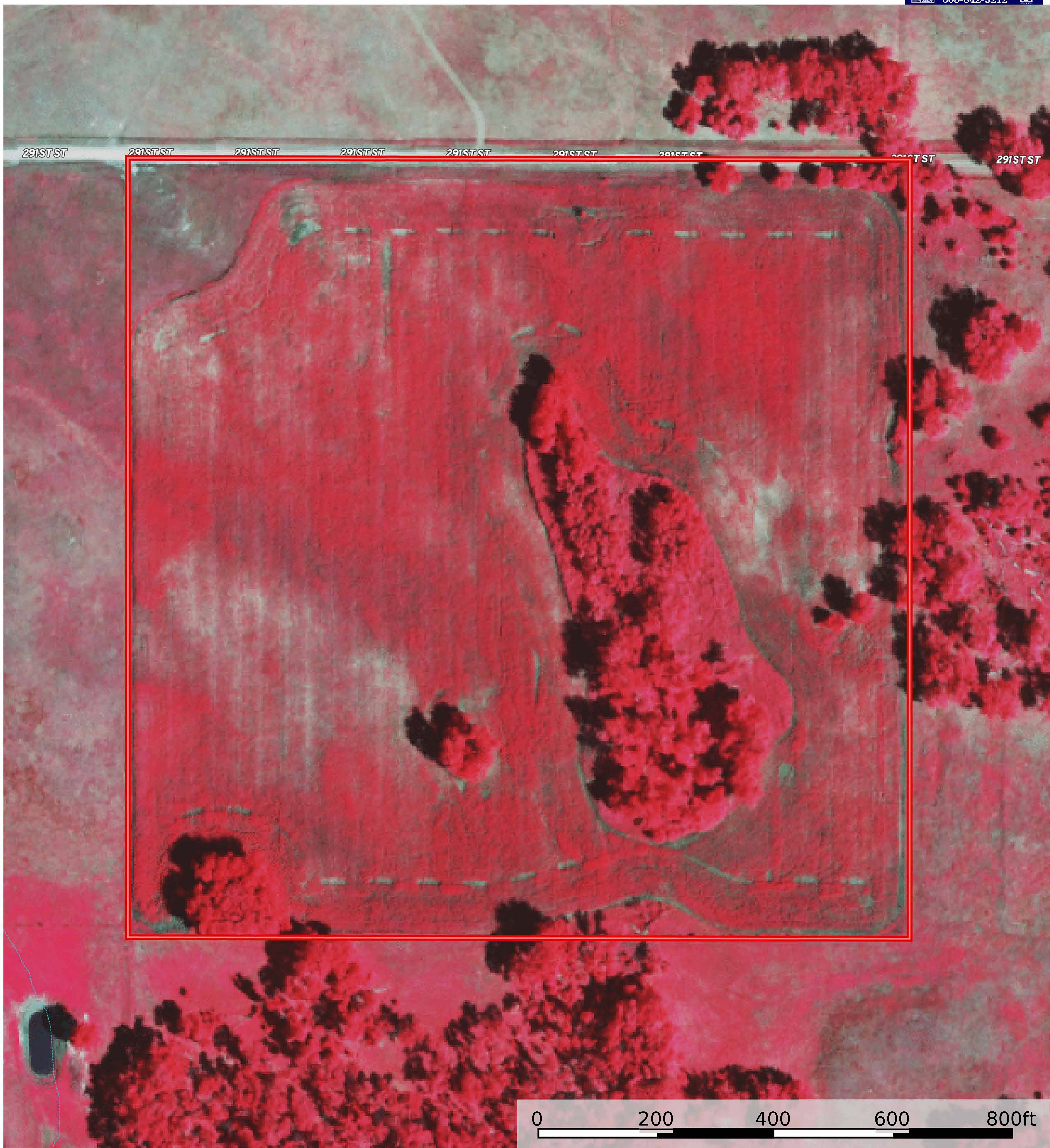


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Weidner Auction

Tripp County, South Dakota,

AC +/- 40 Acres (Tract 1)



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United States
Department of
Agriculture

Tripp County, South Dakota



Common Land Unit Tract Boundary
 Non-Cropland
 Cropland
 PLSS

Wetland Determination Identifiers

- Restricted Use
- Limited Restrictions
- Exempt from Conservation
- Compliance Provisions

Unless otherwise noted,
crops listed below are:

Non-Irrigated	Producer Initial _____
Intended for Grain	Date _____
Corn = Yellow	
Soybeans = Common	
Wheat - HRS or HRW	
Sunflowers = Oil or Non	

2024 Program Year
Map Created October 02, 202

Farm 6508

34-97N-76W-Tripp

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Soil Report

Acres

Capabilities

WAPI

Boundary: 39.95 ac

Code	Description	Acres	%	CPI	NCCPI	CAP	?
DgB	Doger loamy fine sand, 0 to 6 percent slopes	29.24	73.21%	32	26	4e	?
VaE	Valentine fine sand, 9 to 25 percent slopes	5.13	12.84%	14	15	6e	?
Ow	Orwet loam	3.02	7.56%	57	37	4w	?
TaE	Longpine fine sandy loam, 9 to 40 percent slopes	2.56	6.41%	8	4	7e	?
Totals		39.95 ac		30.05 CPI Average	24.02 NCCPI Average	4.45 Cap. Average	

