

We are honored to offer and present for sale at auction the Musick Farm Company

2,078.27 +/- acres of farmland in Nobles & Murray Counties, Minnesota.

Musick Farm Company



2 Day FARMLAND AUCTION

Thursday & Friday, November 1 & 2, 2012
at 9:30 A.M. both days

Sale Location: The auction will be held both days at the Fulda
Community Center at 106 W. Front Street in Fulda, Minnesota

Auction Arranged by Broker

Fairland Management Company
339 Eleventh Street P.O. Box 128 Windom, MN.
507-831-2808
Cynthia K. Moen & Klay D. Walinga - Brokers
www.fairlandmanagement.com



Auction Conducted By

Dan Pike & Associates Auction Company
410 Springfield Parkway Jackson, MN.
507-847-3468
www.danpikeauction.com



2,078.27 Acres more or less Southwest Minnesota - Nobles & Murray Counties

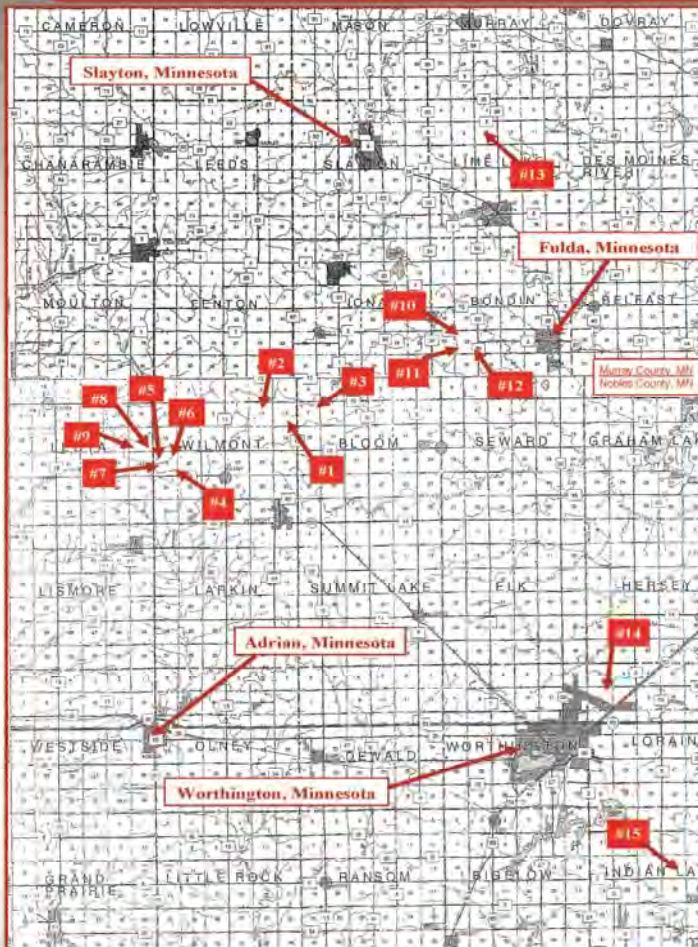
2
Days

FARMLAND AUCTION

Thursday & Friday, November 1 & 2, 2012 @ 9:30 A.M.

In case of inclement weather please check noted web sites or contact Broker or Auctioneer for details

SALE LOCATION: The auction will be held both days at the Fulda Community Center at 106 W. Front Street in Fulda, MN. Fulda, Minnesota is located approximately 17 miles north of Worthington, MN or approximately 10 miles southeast of Slayton, MN. Watch for auction signs the day of the auction.



Day 1 - Thursday, November 1, 2012 @ 9:30 A.M.

Farm Group #1:	Legal	# of Acres
Tract #1:	W1/2 SE1/4 12-104-42	80.00 +/-
Tract #2:	W1/2 NE1/4 11-104-42	79.00 +/-
Tract #3:	NE1/4 7-104-41	160.00 +/-
The above 3 tracts are located in Wilmont & Bloom Townships of Nobles County, MN.		
Farm Group #2:	Legal	# of Acres
Tract #4:	SE1/4 19-104-42	160.00 +/-
Tract #5:	NW1/4 19-104-42	161.28 +/-
Tract #6:	NE1/4 19-104-42	160.00 +/-
Tract #7:	N1/2 SW1/4 19-104-42	80.99 +/-
The above 4 tracts are located in Wilmont Township of Nobles County, MN.		
Farm Group #3:	Legal	# of Acres
Tract #8:	SE1/4 13-104-43	160.00 +/-
Tract #9:	SW1/4 13-104-43	160.00 +/-
The above 2 tracts are located in Leota Township of Nobles County, MN.		

Day 2 - Friday, November 2, 2012 @ 9:30 A.M.

Farm Group #4:	Legal	# of Acres
Tract #10:	NW1/4 29-105-40	160.00 +/-
Tract #11:	SW1/4 29-105-40	160.00 +/-
Tract #12:	SE1/4 29-105-40	160.00 +/-
Tract #13:	NW1/4 9-106-40	160.00 +/-
The above 4 tracts are located in Bondin & Lime Lake Townships of Murray County, MN.		
Farm Group #5:	Legal	# of Acres
Tract #14:	N1/2NE1/4 ex. E. 66' 7-102-39	78.00 +/-
Tract #15:	SE1/4 less west 150' of the south 290' 15-101-39	159.00 +/-
The above 2 tracts are located in Lorain & Indian Lake Townships of Nobles County, MN.		

AUCTION SALE TERMS

All bidders **MUST** register at the auction for a bidding number with driver's license identification and **MUST** either be present themselves or have a legal representative at the auction. The successful bidder(s) buyers at the conclusion of the auction each day, will be required to enter into a Purchase Agreement / Contract and shall make a 15% **NON-refundable** earnest money down-payment the day of the auction. The sale will **NOT** be contingent upon any buyer financing or any other contingencies of the buyers. All unpaid contract balances shall be due and payable in full on or before the closing dates that will be announced at the auction for each tract, but all sales are to be closed not later than December 14, 2012. Clear title will be granted upon closing. The buyer will have possession for 2013 crop year. The seller shall pay all real estate taxes that are due and payable in 2012. All properties are being sold subject to the 2012 cropland farm leases for the 2012 crop year. All Properties are being sold "AS IS", with no implied guarantee's or warranties whatsoever, except clear title. Property is being sold subject to any easements including road, drainage, utility or other easements of record. Upon completion of the signed purchase agreement, buyers will have the right to conduct fall tillage/fertilizer per terms of the agreement. Drainage easements will be included in the deeds for the properties that are split. The buyers are solely responsible for all inspections of the properties prior to their purchase and agree that they are purchasing the properties "AS IS". The sale of each tract of land is subject to the seller's approval, with the seller having the right to accept or reject any or all bids. Any statements made at the auction may take precedence over any printed information. The seller, broker and auction company reserve the right to offer these properties in any combination they so desire, which may vary from advertising materials. The broker, Fairland Management Company, and the auctioneers, Dan Pike & Associates Auction Company, and their staffs represent the sellers solely with this auction and the sale of these properties.

For additional information regarding sale terms, soil maps, tile / drainage, crop productivity indexes, FSA information, go to www.fairlandmanagement.com or www.danpikeauction.com and check the information brochure under the Musick Land Auction section or call Fairland Management Company at 507-831-2808 or Dan Pike at the Dan Pike Auction Company at 507-847-3468.

BROKER'S AND AUCTIONEER'S NOTES

We are very honored to have been asked to represent the Musick Farm Company with the sale of this property. This is an unprecedented opportunity to purchase high quality Southwest Minnesota farmland at public auction. If you are looking for good farmland for your investment portfolio or to add to your farming operation this is certainly an auction that you will not want to miss. Please come prepared to purchase as the seller has chosen the auction method to market this land. The information contained in this sale bill and other information provided by the seller and their agents is believed to be correct, but is not guaranteed. The buyers shall make themselves familiar with the property and verify all information & data for themselves. The broker, auctioneers, and the sales staff are representing the seller. This auction is open to the public. We look forward to seeing everyone at the auction. Make sure to mark your calendars for November 1 & 2, 2012 to be with us at this large farmland auction.

OWNERS

Musick Farm Company

AUCTION
CONDUCTED
BY



410 Springfield Parkway
Jackson, MN 56143
507-847-3468
www.danpikeauction.com

Auctioneers

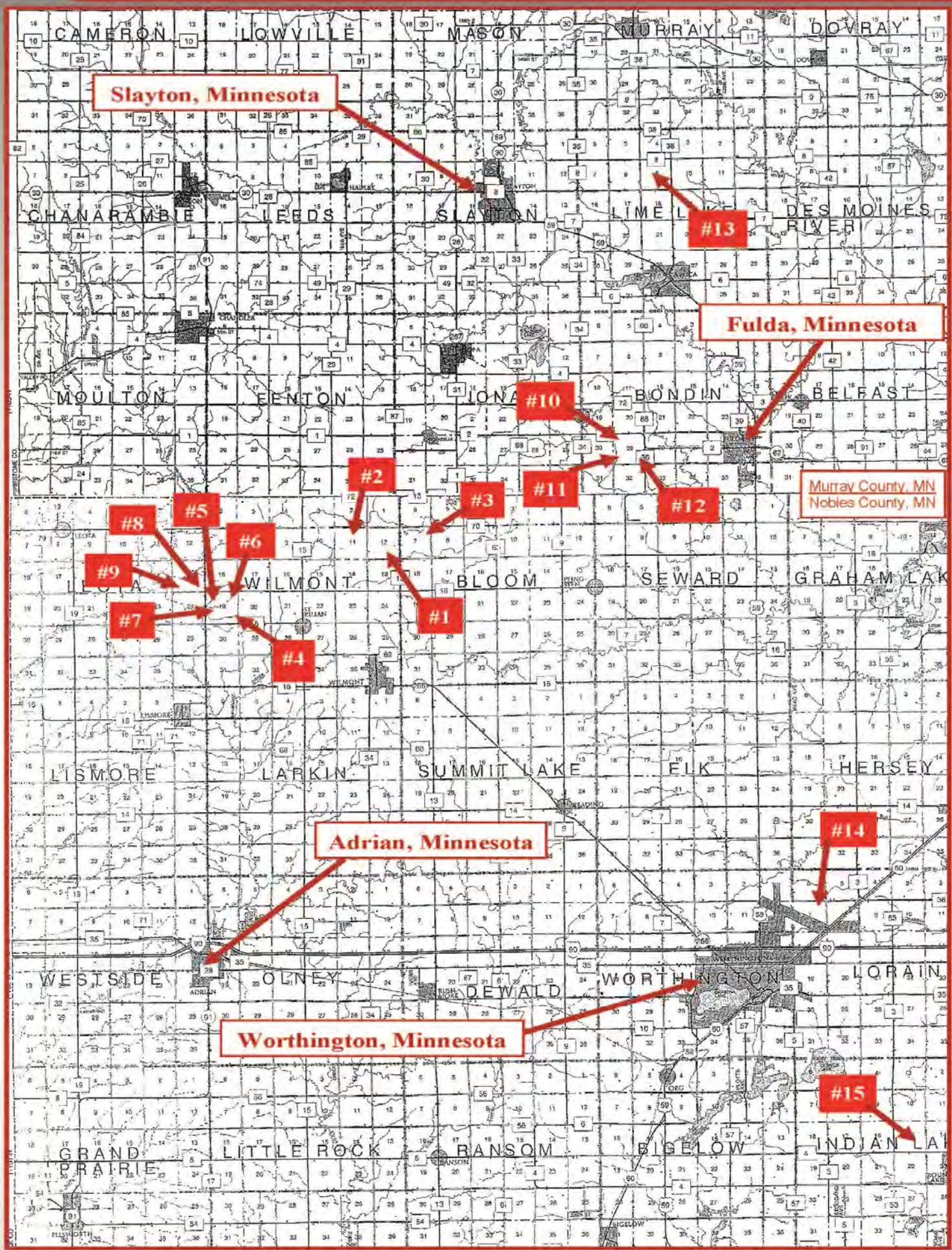
Dan Pike - CAI & GPPA
MN License #32-12-015
Jackson, MN
507-847-3468 (O) or 507-841-0965 (C)
Doug Wedel Fairmont, MN.
Kevin, Allen & Ryan Kahler
Fairmont & Sherburn, MN
Darwin Hall & Dustyn Hartung

AUCTION ARRANGED BY BROKER

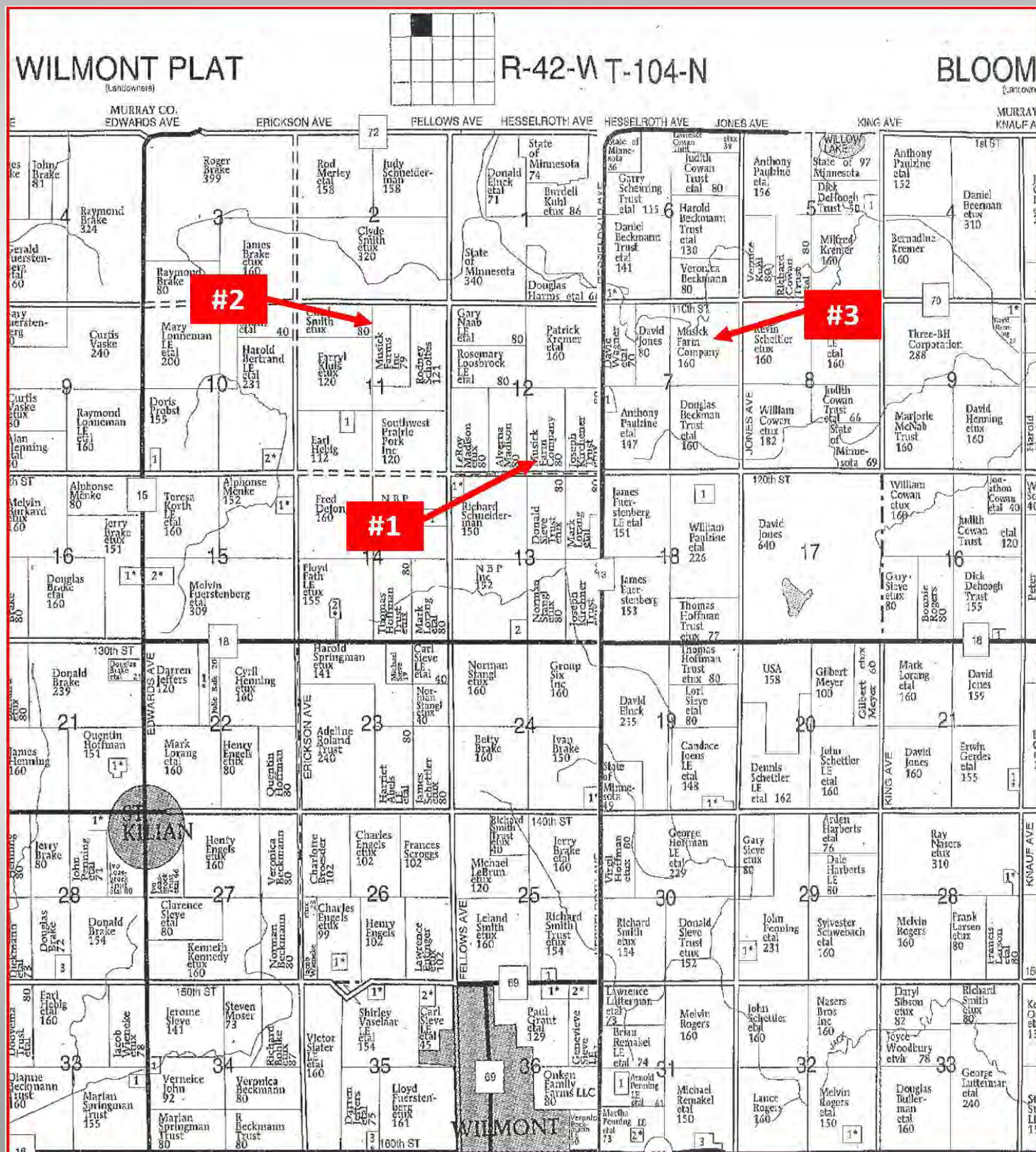
FAIRLAND MANAGEMENT COMPANY
339 Eleventh Street, P.O. Box 128
Windom, MN. 56101 #507-831-2808
Cynthia K. Moen, AFM., Real Estate Broker - President
Klay D. Walinga, AFM., Real Estate Broker - Vice President
Steven J. Hiniker, Royal D. Larson & Jonathan J. Wiering—Real Estate Salespersons
For detailed information go to www.fairlandmanagement.com



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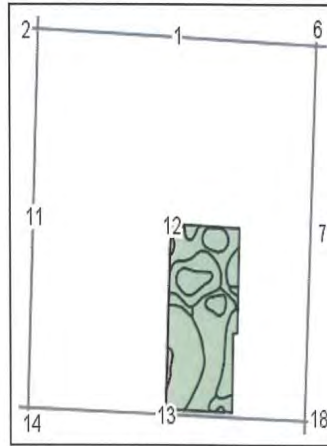
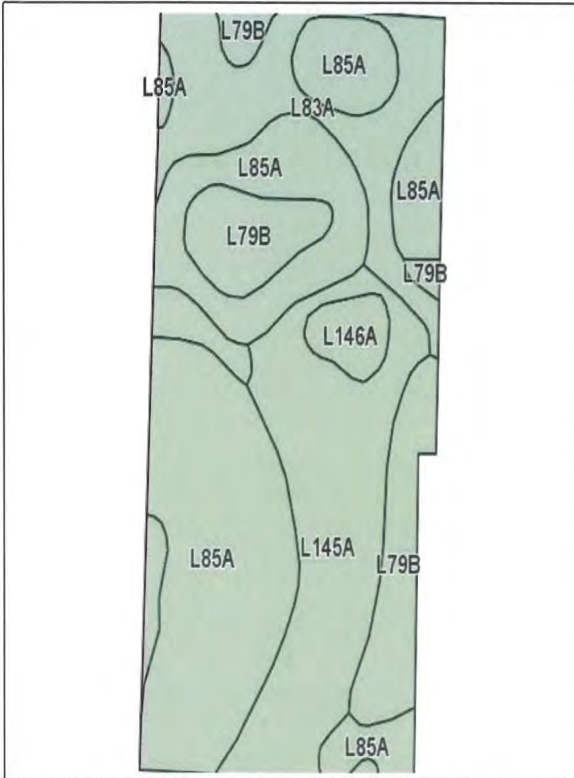


Farm Group #1 Tracts #1 - #3



FARM GROUP #1 - TRACT #1 - W1/2 SE1/4 12-104-42 Nobles Co. - 80 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 12-104N-42W
Township: Wilmont
Acres: 77.1
Date: 9/26/2012

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Maps provided by:



Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L85A	Nicollet clay loam, 1 to 3 percent slopes	33.6	43.8%	I	99	182	54
L145A	Canisteo silty clay loam, 0 to 2 percent slopes	17.4	22.5%	IIw	93	171	51
L83A	Webster clay loam, 0 to 2 percent slopes	13.5	17.5%	IIw	93	171	51
L79B	Clarion loam, 2 to 5 percent slopes	10.6	13.7%	Ile	95	175	52
L146A	Glencoe silty clay loam, depressional, 0 to 1 percent slopes	2	2.5%	IIIw	86	158	47
Weighted Average					95.7	176	52.4

Legal Description: W1/2 SE1/4 12-104-42 Nobles County, MN.

Tax PID #: 19-0060-500

FSA Information: FSA#7622

Total Acres = 80.00 +/- acres

FSA Tillable Acres = 77.1 +/- acres

Corn Base Acres = 37.6 +/- acres

Corn Yield Direct = 90 +/- bushels

Corn Yield CC = 144 +/- bushels

Soybean Base

Acres = 37.6 +/- acres

Soybean Yield

Direct = 38 +/- bushels

Soybean Yield CC = 46 +/- bushels

2012 Real Estate Tax: \$2,144

Crop Productivity Index: 95.7 (estimated)

NRCS Classification Tillable Acres: NHEL / NW

Estimated Tile Information:

5" - 11,898 ft.

6" - 1,490 ft.

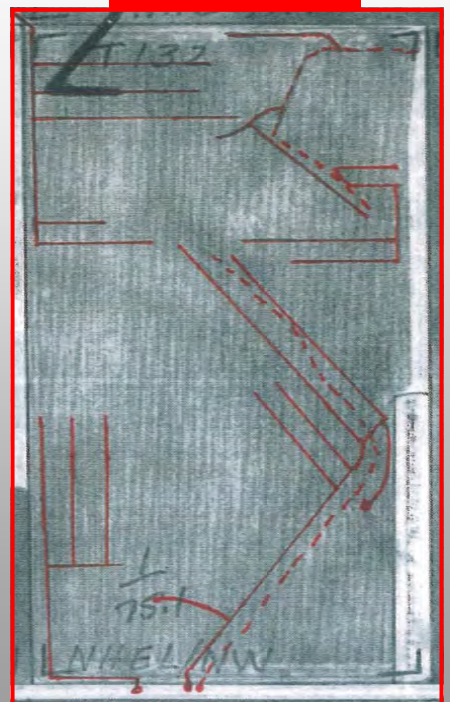
8" - 910 ft.

Total - 14,298 ft. +/-

Tract #1

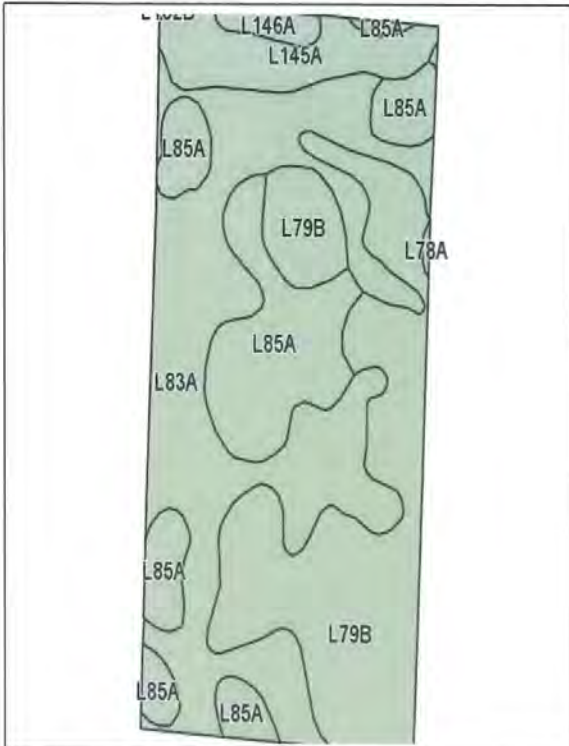


Tract #1 Tile map

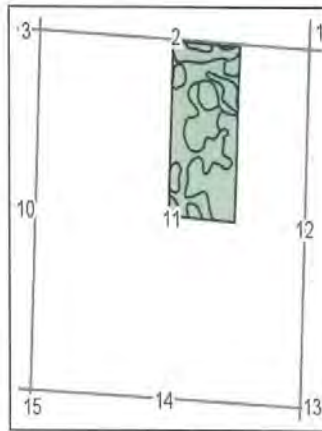


FARM GROUP #1 - TRACT #2 - W1/2 NE1/4 11-104-42 Nobles Co. - 79 acres +/-

Soils Map



Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.



State: Minnesota
County: Nobles
Location: 11-104N-42W
Township: Wilmont
Acres: 78.2
Date: 8/27/2012

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Maps provided by:



Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L83A	Webster clay loam, 0 to 2 percent slopes	29.6	37.8%	IIw	93	171	51
L79B	Clarion loam, 2 to 5 percent slopes	25.3	32.4%	Ile	95	175	52
L85A	Nicollet clay loam, 1 to 3 percent slopes	16.1	20.6%	I	99	182	54
L145A	Canisteo silty clay loam, 0 to 2 percent slopes	5.9	7.5%	IIw	93	171	51
L146A	Glencoe silty clay loam, depression, 0 to 1 percent slopes	1.1	1.4%	IIIw	86	158	47
L152B	Lowleir-Round lake complex, 1 to 6 percent slopes	0.1	0.2%	IIIs	84	155	46
L78A	Canisteo clay loam, 0 to 2 percent slopes	0.1	0.1%	IIw	93	171	51
Weighted Average					94.8	174.3	51.9

Legal Description: W1/2 NE1/4 11-104-42 Nobles County, MN.

Tax PID #: 19-0052-000

FSA Information: FSA #2773

Total Acres = 79.00+/- acres

FSA Tillable Acres = 78.2+/- acres

Corn Base Acres = 39.6+/- acres

Corn Yield Direct = 99+/- bushels

Corn Yield CC = 122+/- bushels

Soybean Base

Acres = 38.6+/- acres

Soybean Yield

Direct = 39+/- bushels

Soybean Yield CC = 47+/- bushels

2012 Real Estate Tax: \$2,168

Crop Productivity Index: 94.8(estimated)

NRCS Classification Tillable Acres: NHEL / NW

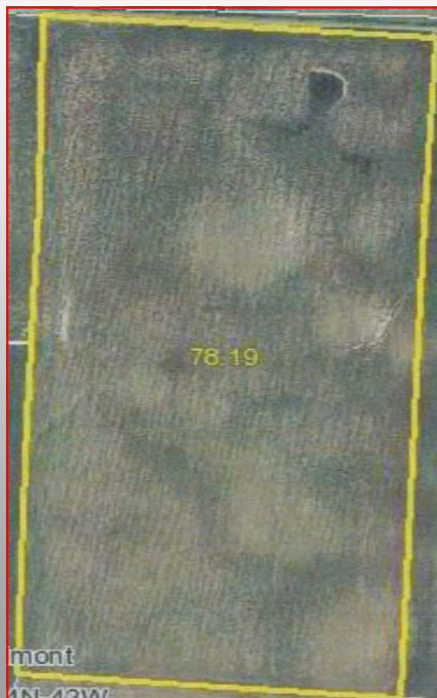
Estimated Tile Information:

6" - 4,600 ft.

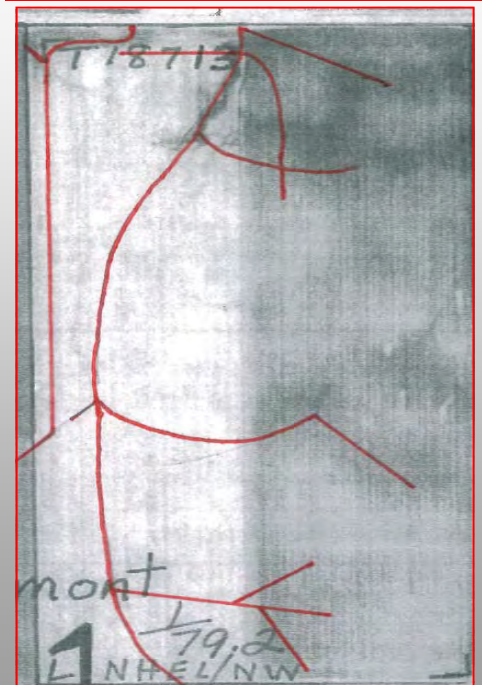
8" - 4,100ft.

Total - 8,700ft. +/-

Tract #2

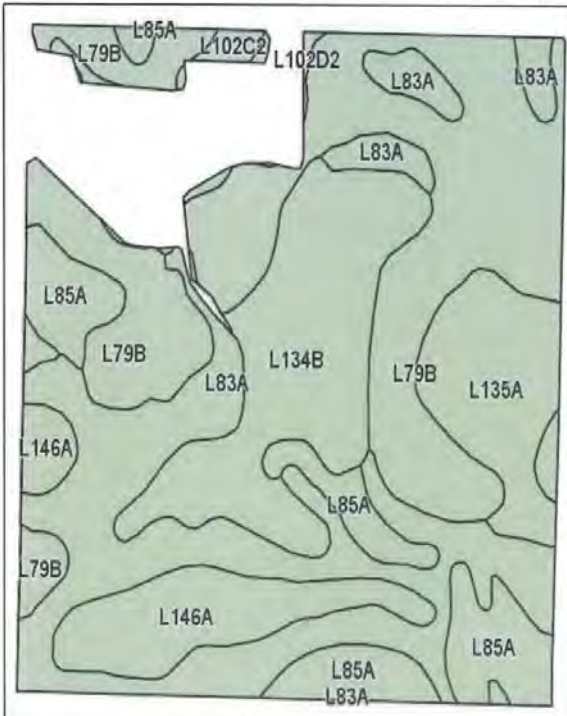


Tract #2 Tile map

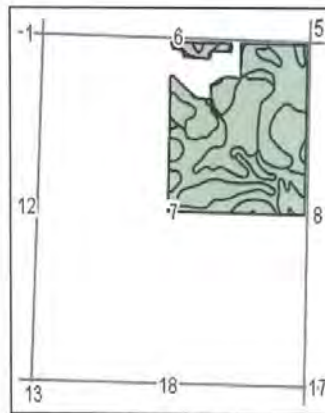


FARM GROUP #1 - TRACT #3 - NE1/4 7-104-41 Nobles Co. - 160 acres+/-

Soils Map



Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.



State: Minnesota
County: Nobles
Location: 7-104N-41W
Township: Bloom
Acres: 140.3
Date: 9/26/2012

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Maps provided by:



Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L79B	Clarion loam, 2 to 5 percent slopes	43.8	31.3%	Ile	95	175	52
L83A	Webster clay loam, 0 to 2 percent slopes	35.4	25.3%	IIw	93	171	51
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	22.1	15.8%	Ile	95	175	52
L85A	Nicollet clay loam, 1 to 3 percent slopes	14.4	10.3%	I	99	182	54
L146A	Glencoe silty clay loam, depressional, 0 to 1 percent slopes	11.6	8.2%	IIIw	86	158	47
L135A	Okabena silty clay loam, 1 to 3 percent slopes	11.1	7.9%	I	100	184	55
L102C2	Omsrud-Storden complex, 6 to 12 percent slopes, moderately eroded	1.1	0.8%	IIIe	88	162	48
L102D2	Omsrud-Storden complex, 12 to 18 percent slopes, moderately eroded	0.6	0.4%	IVe	76	140	42
L127A	Coland silty clay loam, channelled, 0 to 2 percent slopes, frequently flooded	0.2	0.1%	Vw	20		
Weighted Average					94.5	173.8	51.7

Legal Description: NE1/4 7-104-41
Nobles County, MN.

Tax PID #: 02-0030-000

FSA Information: FSA #7622

Total Acres = 160+/- acres

FSA Tillable Acres = 140.3+/- acres

Corn Base Acres = 69.8+/- acres

Corn Yield Direct = 106+/- bushels

Corn Yield CC = 126+/- bushels

Soybean Base

Acres = 70.2+/- acres

Soybean Yield

Direct = 37+/- bushels

Soybean Yield CC = 45+/- bushels

2012 Real Estate Tax: \$3,560

Crop Productivity Index: 94.5

(estimated)

NRCS Classification Tillable Acres:

NHEL / wetland in non-tillable acres

Estimated Tile Information:

4" - 2,306ft.

5" - 879 ft.

6" - 6,140 ft.

Total - 9,355 ft. +/-

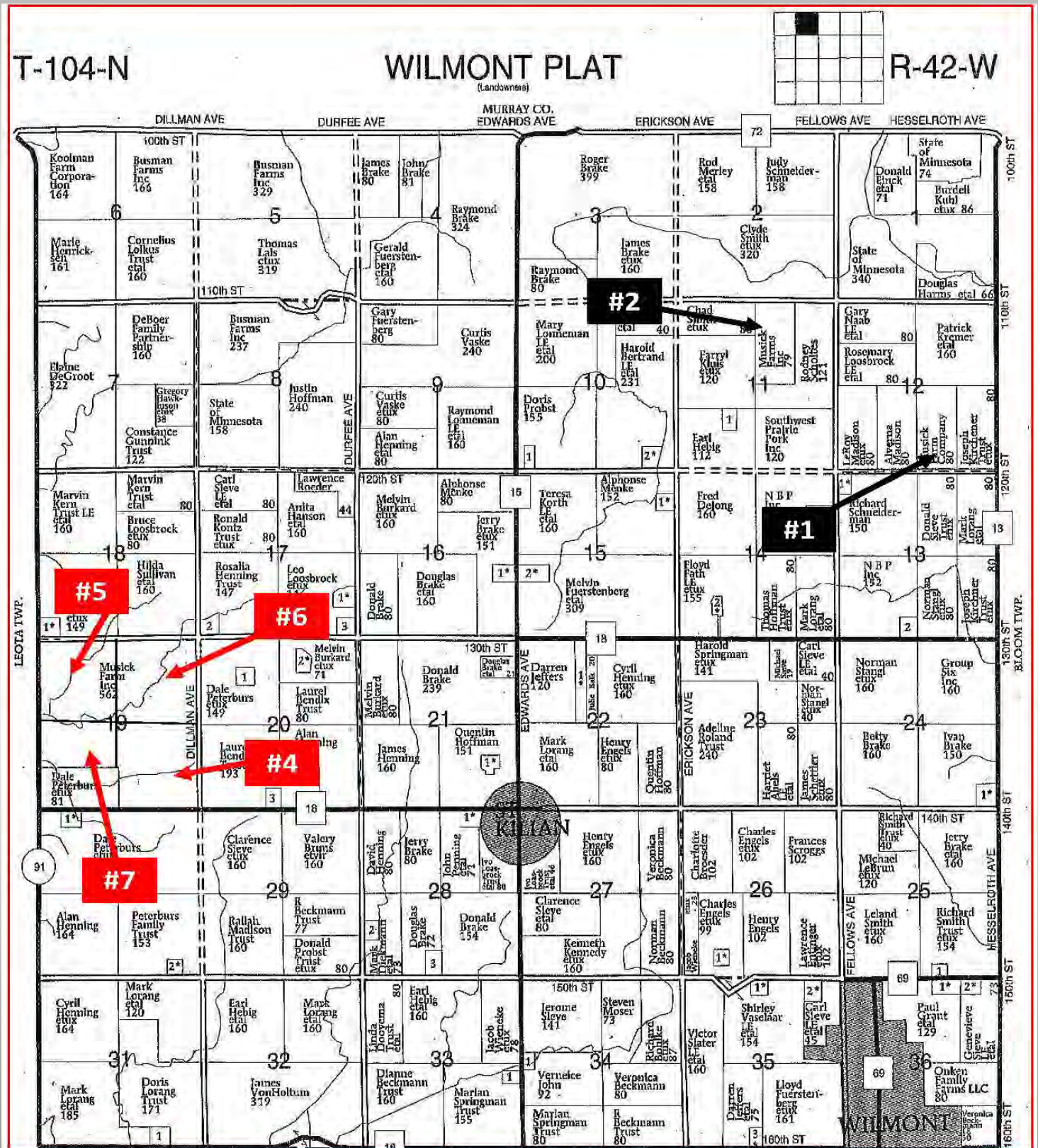
Tract #3 Tile map

Tract #3



Day 1 - Thursday November 1, 2012

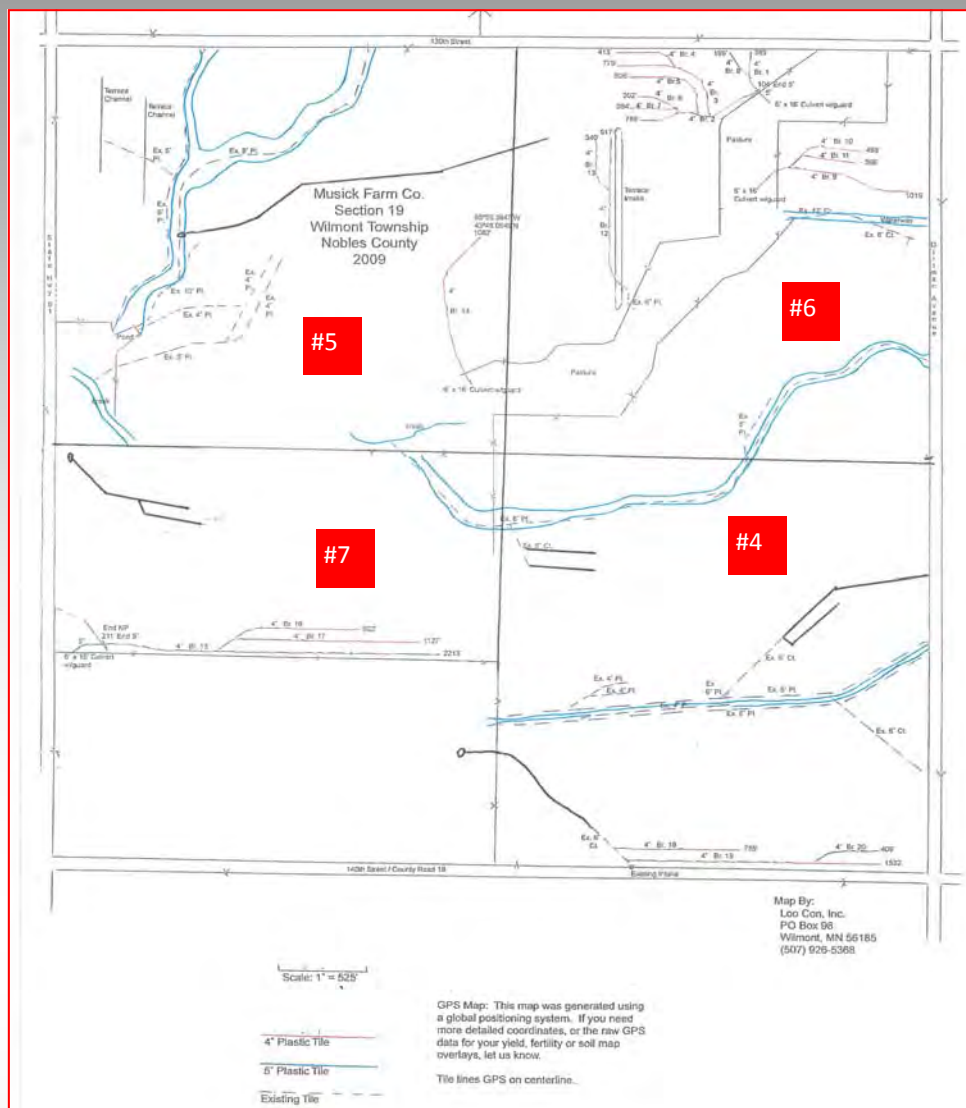
Farm Group #2 - Tracts #4 - #7



Aerial Map



Thursday November 1 - Farm Group #2 Combined Information for Tracts #4 - #7



Legal Description: Section 19 except S1/2 SW1/4 19-104-42 Nobles County, MN.

FSA Information Combined Tracts #4 - #7: FSA #6065

Total Acres = 562.27 +/- acres

FSA Tillable Acres = 467.4 +/- acres

Corn Base Acres = 467.4 +/- acres

Corn Yield Direct = 97 +/- bushels

Corn Yield CC = 97 +/- bushels

Soybean Base

Acres = 0 +/- acres

2012 Real Estate Tax: \$14,290

Crop Productivity Index: 93.5 (estimated)

NRCS Classification Tillable Acres: NHEL / wet-land in non-tillable acres

Estimated Tile Information Combined for Tracts #4 - #7:

4" - 14,627 ft. 5" - 6,600 ft.

6" - 3,844 ft. 8" - 3,227 ft.

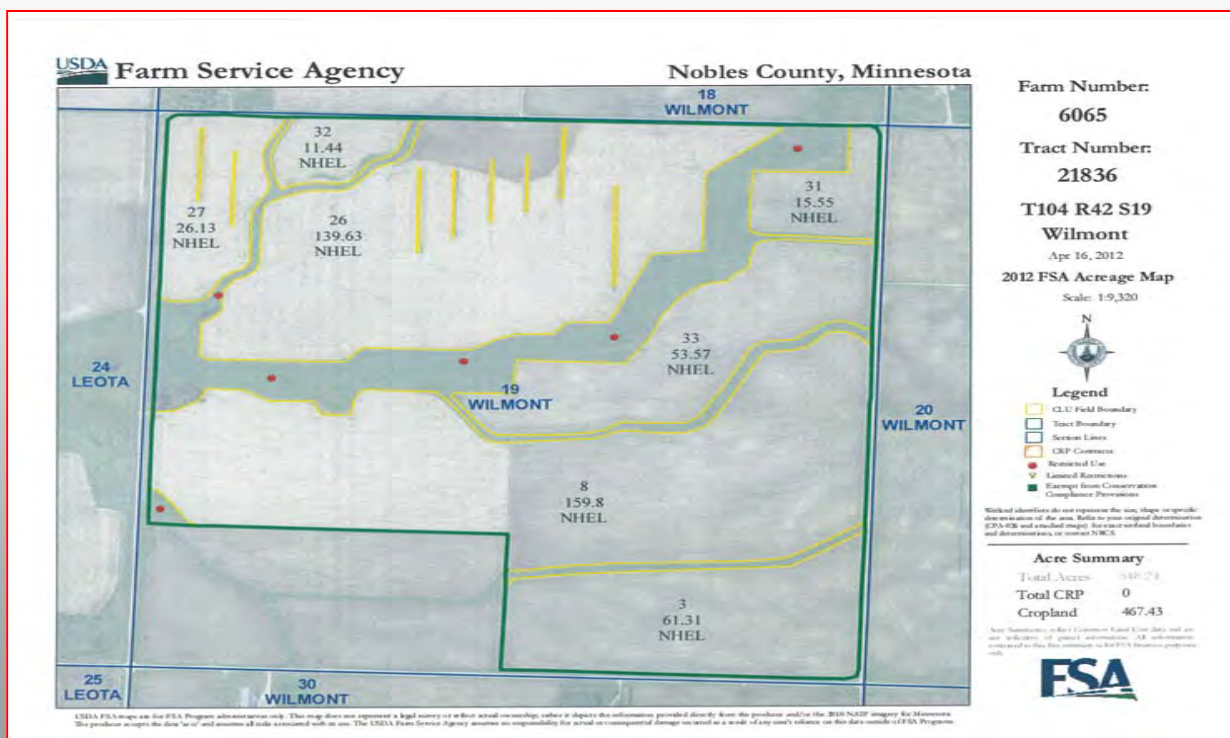
10" - 800 ft. 12" - 400 ft.

15" - 16 ft. Total - 29,514 ft. +/-

Waterways - 11,200 ft. +/-

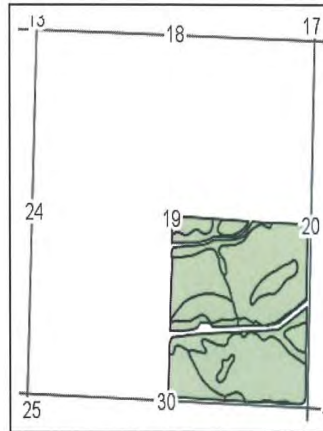
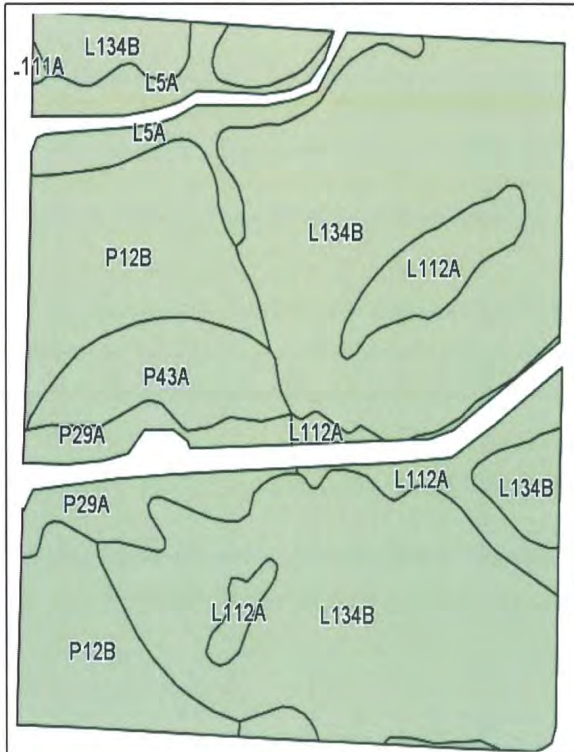
Terraces - 5,900 ft. +/-

Waterways & Terraces funded under EQIP contract and must be maintained by the buyers through 2013.



FARM GROUP #2 - TRACT # 4 - SE1/4 19-104-42 Nobles Co. - 160 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 19-104N-42W
Township: Wilmont
Acres: 148
Date: 9/19/2012

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Maps provided by:



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Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	84.6	57.2%	Ile	95	175	52
P12B	Everly silty clay loam, 2 to 6 percent slopes	25.4	17.2%	Ile	93	167	51
L112A	Webster silty clay loam, 0 to 2 percent slopes	11.8	8.0%	Ilw	94	173	52
P29A	Rushmore silty clay loam, 0 to 2 percent slopes	9.1	6.2%	Ilw	94	169	52
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	8.7	5.9%	Ilw	96	177	53
P43A	Wilmonton silty clay loam, 1 to 3 percent slopes	8.2	5.5%	I	98	176	54
L111A	Nicollet silty clay loam, 1 to 3 percent slopes	0.2	0.1%	I	100	184	55
Weighted Average					94.8	173.4	52.1

Legal Description: SE1/4 19-104-42 Nobles County, MN.

Tax PID #: 19-0097-000

FSA Information Tract #4: FSA #6065

Total Acres = 160 +/- acres
FSA Tillable Acres = 148 +/- acres (Estimated)
Corn Base Acres = 148 +/- acres (Estimated)
Corn Yield Direct = 97 +/- bushels
Corn Yield CC = 97 +/- bushels
Soybean Base Acres = 0 +/- acres

2012 Real Estate Tax: \$4,542

Crop Productivity Index: 94.8 (estimated)

NRCS Classification Tillable Acres: NHEL / NW

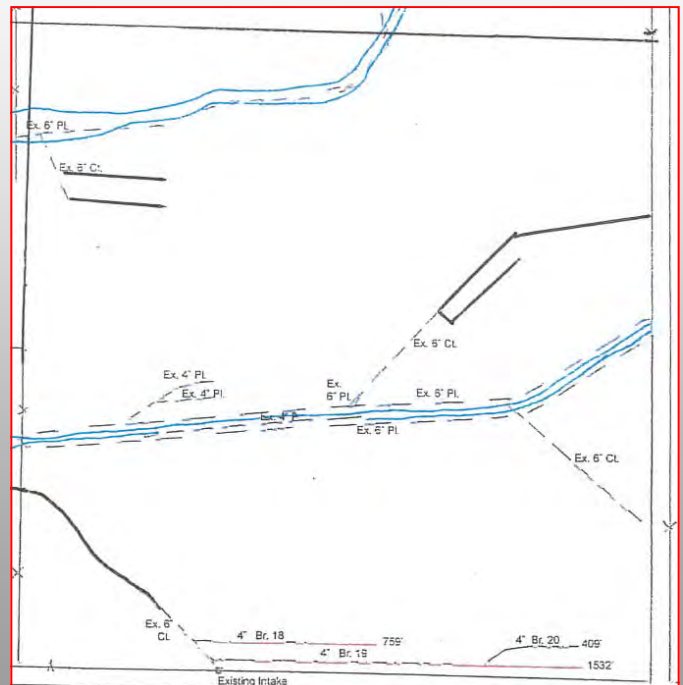
Tile Information Combined for Tracts

#4 - #7:

See page #10 for information on estimated tile, terraces & waterways for tracts #4 - #7.

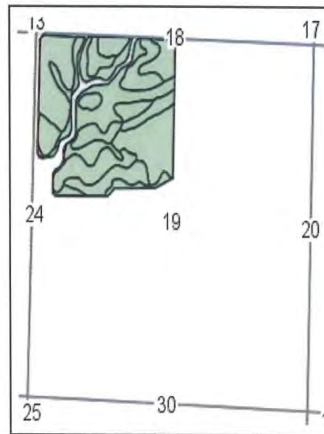
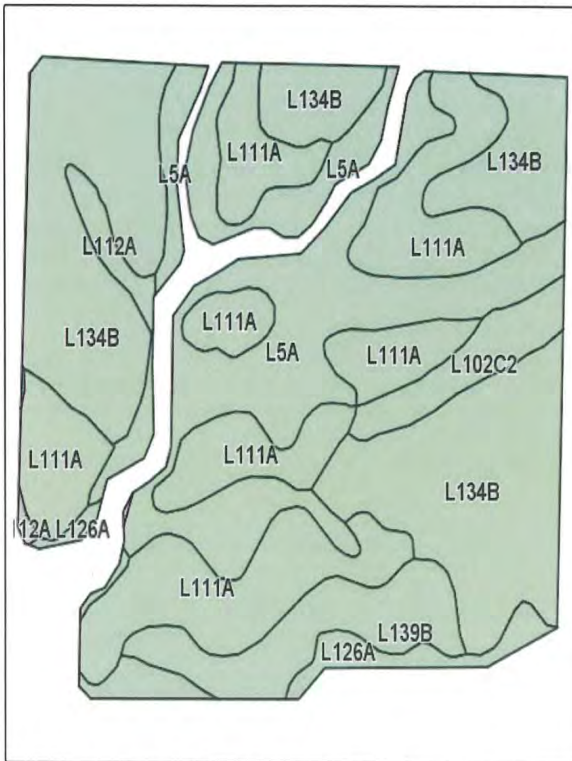
Tract #4 Tile map

Tract #4



FARM GROUP #2 - TRACT #5 - NW1/4 19-104-42 Nobles Co. - 161.28 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 19-104N-42W
Township: Wilmont
Acres: 122.7
Date: 9/19/2012

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Maps provided by:



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Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	43.1	35.1%	Ile	95	175	52
L111A	Nicollet silty clay loam, 1 to 3 percent slopes	34	27.7%	I	100	184	55
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	27.6	22.5%	Ilw	96	177	53
L139B	Wadena loam, 2 to 6 percent slopes	7.8	6.4%	Ile	65	117	36
L126A	Coland silty clay loam, 0 to 2 percent slopes, occasionally flooded	4.4	3.6%	Ilw	83	153	46
L102C2	Omsrud-Storden complex, 6 to 12 percent slopes, moderately eroded	4.1	3.3%	Ille	88	162	48
L112A	Webster silty clay loam, 0 to 2 percent slopes	1.7	1.4%	Ilw	94	173	52
Weighted Average					94	173	51.7

Legal Description: NW1/4 19-104-42
Nobles County, MN.

Tax PID #: 19-0096-000

FSA Information Tract #5: FSA #6065

Total Acres = 161.28 +/- acres

FSA Tillable Acres = 122.7 +/- acres (Estimated)

Corn Base Acres = 122.7 +/- acres (Estimated)

Corn Yield Direct = 97 +/- bushels

Corn Yield CC = 97 +/- bushels

Soybean Base

Acres = 0 +/- acres

2012 Real Estate Tax: \$3,874

Crop Productivity Index: 94 (estimated)

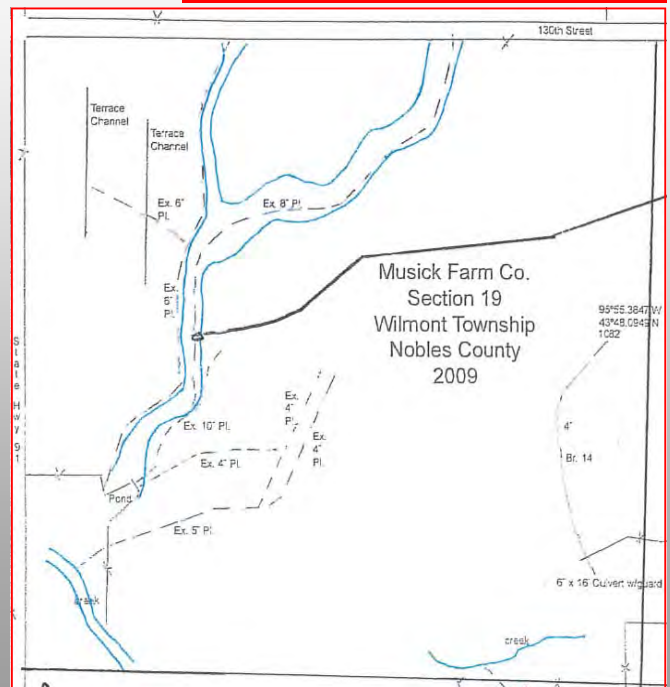
NRCS Classification Tillable Acres: NHEL /
wetland in non-tillable acres

Tile Information Combined for Tracts #4 - #7:

See page #10 for information on estimated tile, terraces & waterways for tracts #4 - #7.

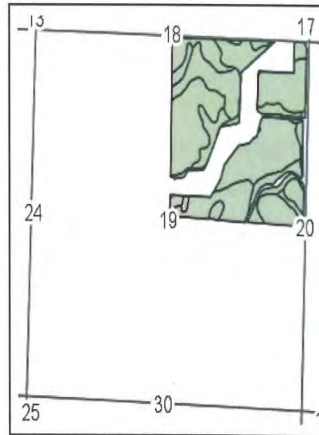
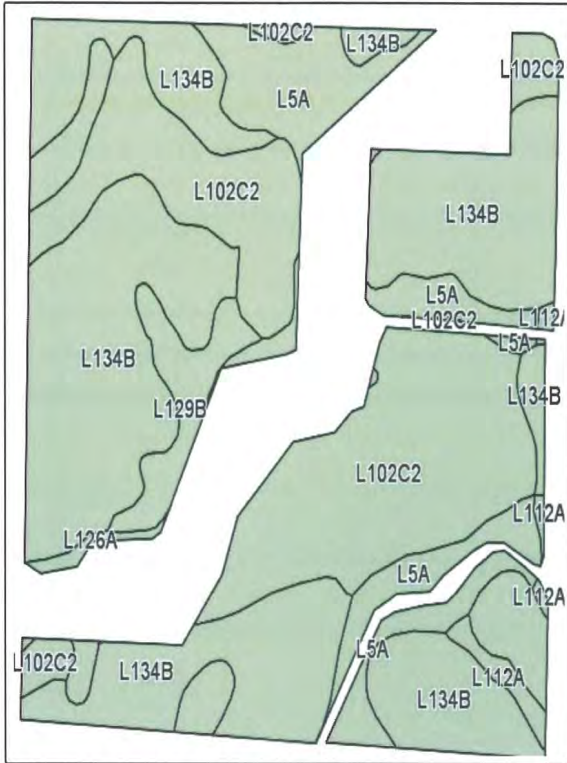
Tract #5 Tile map

Tract #5



FARM GROUP #2 - TRACT #6 - NE1/4 19-104-42 Nobles Co. - 160 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 19-104N-42W
Township: Wilmont
Acres: 123.9
Date: 9/19/2012

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"YOUR REAL ESTATE PROFESSIONALS"

Maps provided by:



surety
©AgriData, Inc 2012
www.AgriDataInc.com

Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	61.4	49.6%	IIe	95	175	5
L102C2	Omsrud-Storden complex, 6 to 12 percent slopes, moderately eroded	36.4	29.4%	IIle	88	162	4
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	18.7	15.1%	IIw	96	177	5
L129B	Terril loam, 2 to 6 percent slopes	4.5	3.6%	IIe	99	182	5
L112A	Webster silty clay loam, 0 to 2 percent slopes	1.6	1.3%	IIw	94	173	5
L126A	Coland silty clay loam, 0 to 2 percent slopes, occasionally flooded	1.3	1.0%	IIw	83	153	4
Weighted Average					93.1	171.5	5

Legal Description: NE1/4 19-104-42
Nobles County, MN.

Tax PID #: 19-0095-000

FSA Information Tract #6: FSA 6065

Total Acres = 160+/- acres

FSA Tillable Acres = 123.9 +/- acres (Estimated)

Corn Base Acres = 123.9 +/- acres (Estimated)

Corn Yield Direct = 97 +/- bushels

Corn Yield CC = 97+/- bushels

Soybean Base

Acres = 0 +/- acres

2012 Real Estate Tax: \$3,694

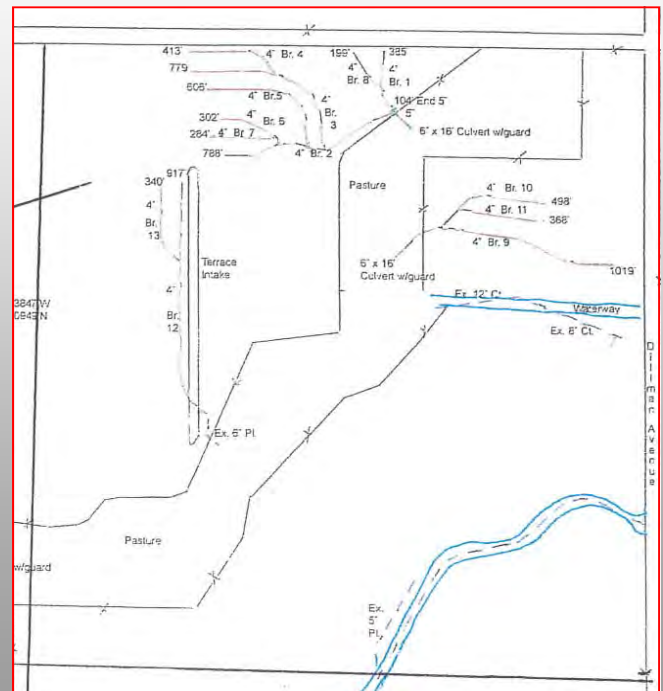
Crop Productivity Index: 93.1 (estimated)

NRCS Classification Tillable Acres: NHEL /
wetland in non-tillable acres

Tile Information Combined Tracts for #4 - #7: See page #10 for information on
estimated tile, terraces & waterways for
tracts #4 - #7.

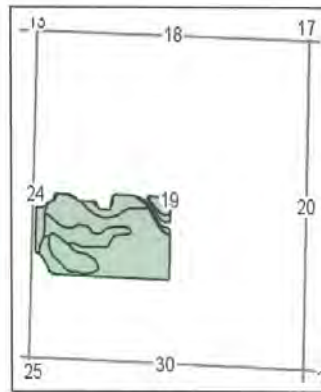
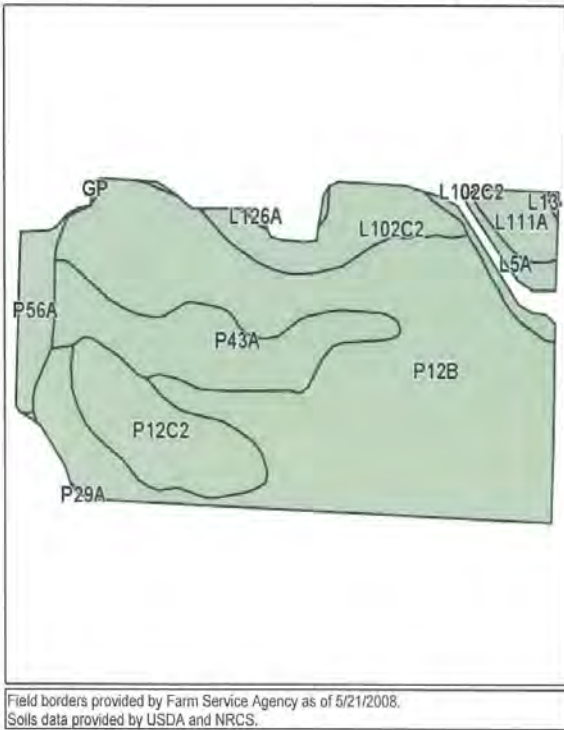
Tract #6 Tile map

Tract #6



FARM GROUP #2 - TRACT #7 - N1/2 SW1/4 19-104-42 Nobles Co. - 80.99 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 19-104N-42W
Township: Wilmont
Acres: 72.8
Date: 9/11/2012

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Maps provided by:
surety
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Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
P12B	Everly silty clay loam, 2 to 6 percent slopes	44.5	61.2%	Ile	93	167	51
P43A	Wilmonston silty clay loam, 1 to 3 percent slopes	9	12.4%	I	98	176	54
P12C2	Everly silty clay loam, 6 to 12 percent slopes, moderately eroded	7.2	9.8%	IIle	82	148	45
L102C2	Omsrud-Storden complex, 6 to 12 percent slopes, moderately eroded	5.2	7.1%	IIle	88	162	48
P56A	Kanaranzi silt loam, 0 to 2 percent slopes	2.6	3.6%	IIIs	57	103	31
L111A	Nicollet silty clay loam, 1 to 3 percent slopes	2	2.7%	I	100	184	55
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	1.8	2.5%	IIW	96	177	53
L126A	Coland silty clay loam, 0 to 2 percent slopes, occasionally flooded	0.2	0.3%	IIW	83	153	46
P29A	Rushmore silty clay loam, 0 to 2 percent slopes	0.1	0.1%	IIW	94	169	52
GP	Pits, gravel-Udipsamments complex	0.1	0.1%		0		
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	0.1	0.1%	Ile	95	175	52
Weighted Average					90.9	163.9	49.9

Legal Description: N1/2 SW1/4 19-104-42
Nobles County, MN.

Tax PID #: 19-0098-000

FSA Information Tract #7: FSA #6065

Total Acres = 80.99+/- acres

FSA Tillable Acres = 72.8 +/- acres (Estimated)

Corn Base Acres = 72.8 +/- acres (Estimated)

Corn Yield Direct = 97 +/- bushels

Corn Yield CC = 97+/- bushels

Soybean Base

Acres = 0 +/- acres

2012 Real Estate Tax: \$2,180

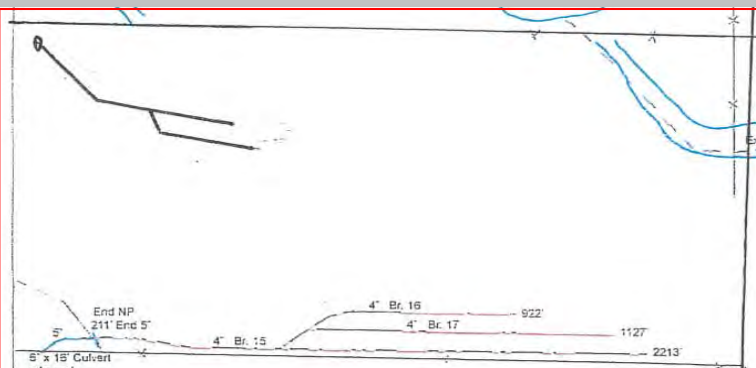
Crop Productivity Index: 90.9 (estimated)

NRCS Classification Tillable Acres: NHLE / wetland in non tillable acres

Tile Information Combined Tracts #4 - #7:

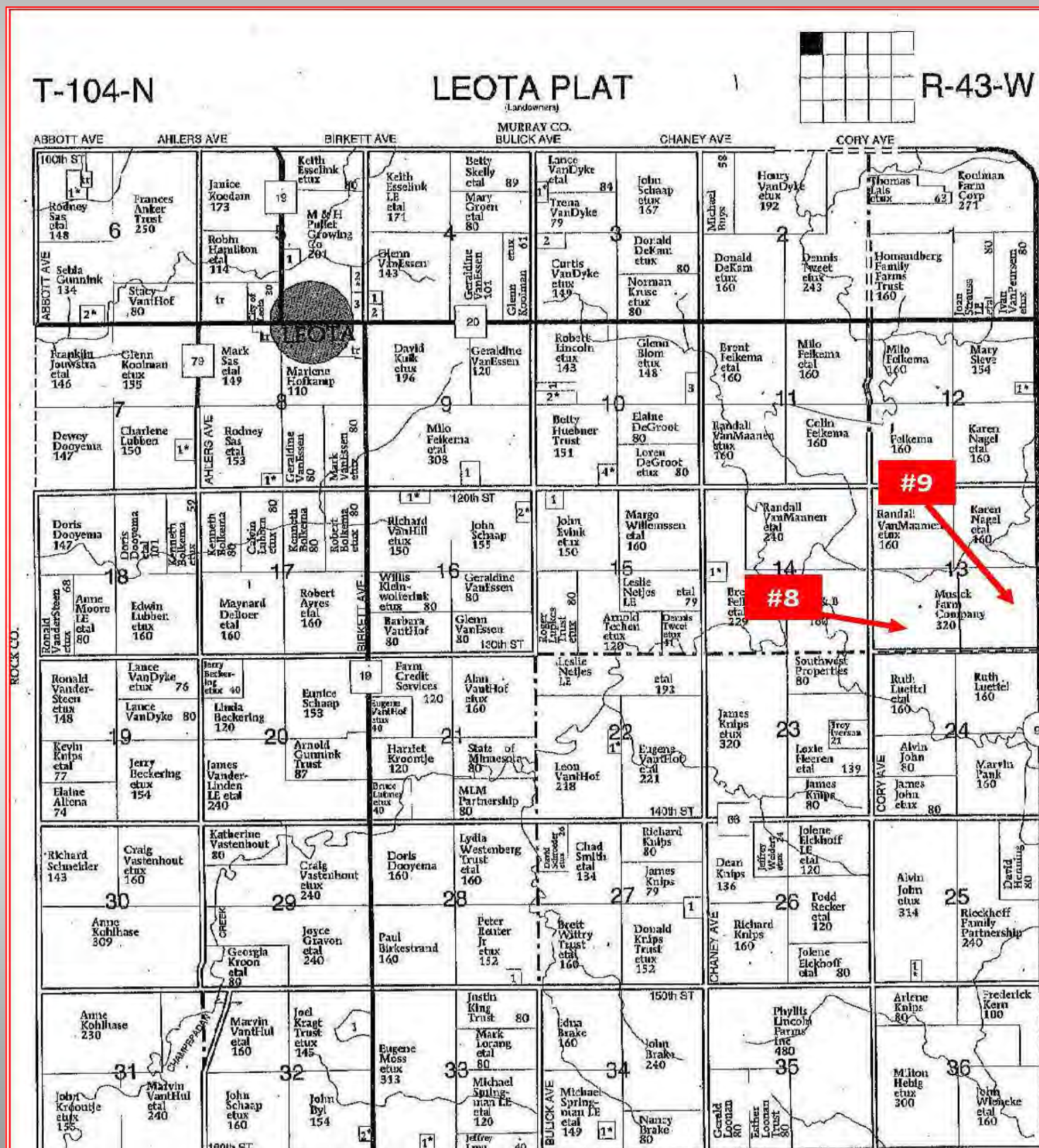
See page #10 for information on estimated tile, terraces & waterways for tracts #4 - #7.

Tract #7

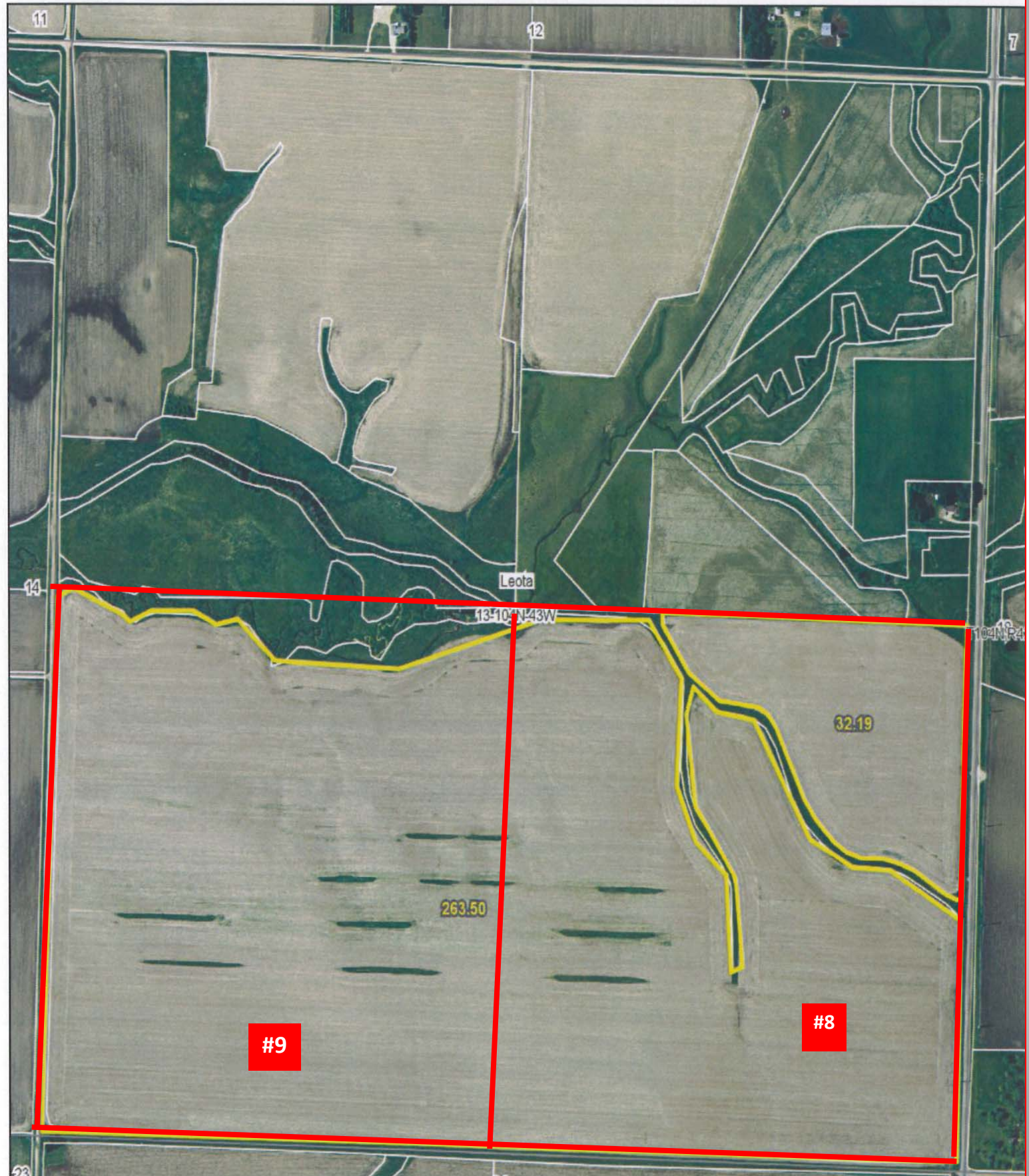


Tract #7 Tile map

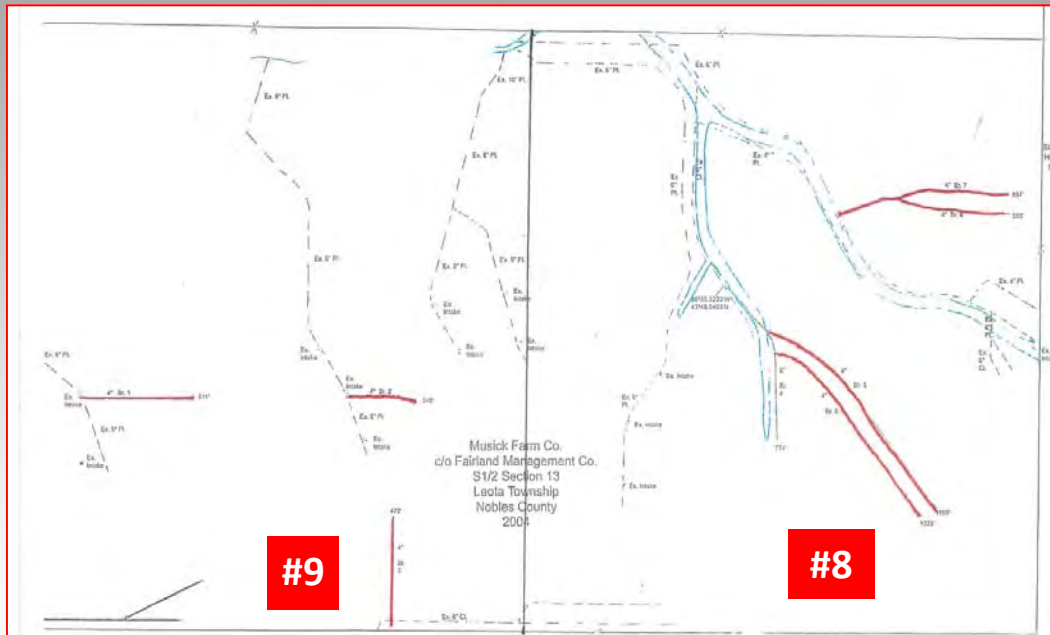
Farm Group #3 - Tracts #8 - #9



Aerial Map



Farm Group #3 Combined Information for Tracts #8 - #9 - Thursday November 1



Legal Description: SE1/4 13-104-43
Nobles County, MN.

FSA Information Combined Tracts #8 & #9:

Total Acres = 320+/- acres
FSA Tillable Acres = 295.8+/- acres
Corn Base Acres = 148.8+/- acres
Corn Yield Direct = 96+/- bushels
Corn Yield CC = 153+/- bushels
Soybean Base
Acres = 147.0+/- acres
Soybean Yield
Direct = 41 +/- bushels
Soybean Yield CC = 49 +/- bushels

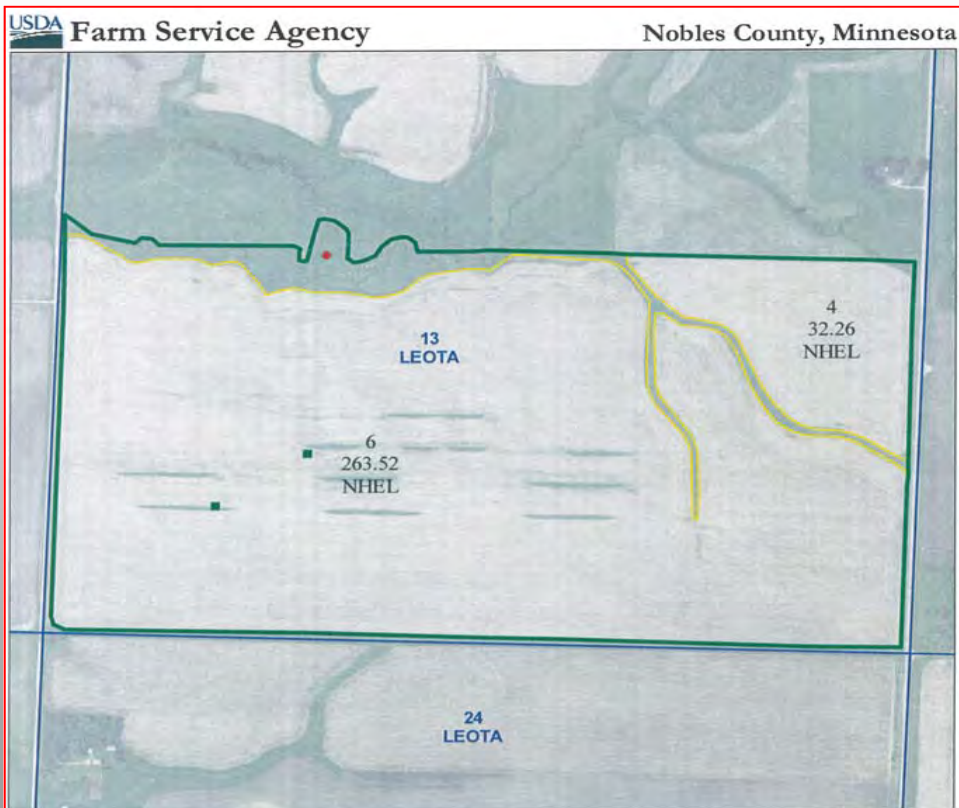
2012 Real Estate Tax: \$6,996

Crop Productivity Index: 86.4 (estimated)

NRCS Classification Tillable Acres: NHEL /
wetland in non-tillable acres

Estimated Tile Information Combined for Tracts #8 & #9:

4" - 4,935 ft. 5" - 3,460 ft.
6" - 14,583 ft. 8" - 3,278 ft.
10" - 212 ft. Total - 24,469 ft. +/-
Waterways - 4,370 ft. +/-
Terraces - 4,750 ft. +/-



Farm Number:
6065

Tract Number:
18689

T104 R43 S13
Leota
Apr 16, 2012

2012 FSA Acreage Map
Scale: 1:8,100



Legend

- C.U. Field Boundary
- Tract Boundary
- Section Lines
- CRP Contracts
- Restricted Use
- ▼ Limited Restrictions
- Exemption from Conservation Compliance Provisions

Wildland identifiers do not represent the size, shape or specific delineation of the area. Refer to your original determination (CPA-026 and attached map) for exact wetland boundary and determinations, or contact NRCS.

Acre Summary

Total Acres 312.81
Total CRP 0
Cropland 295.78

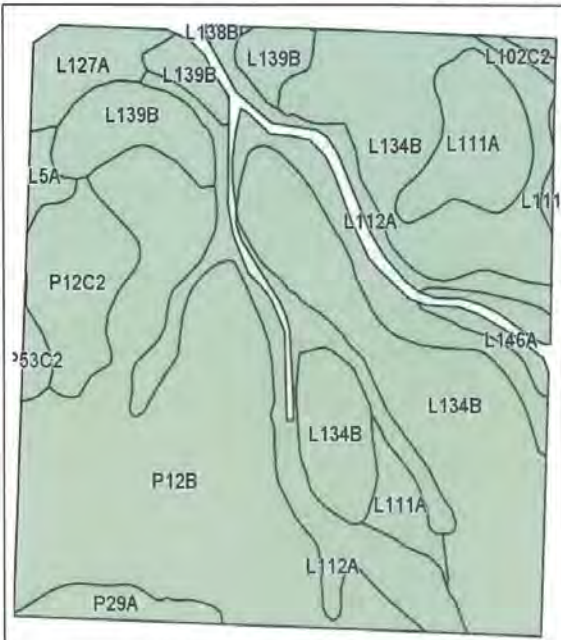
Area Summary reflects Conservation Land Unit data and are not reflective of parcel information. All information contained in this document is for FSA administrative purposes only.



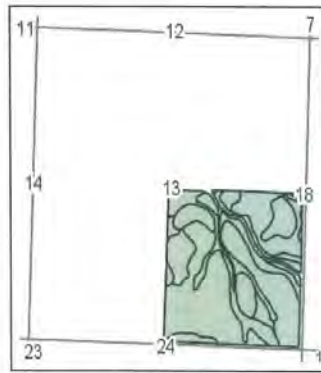
USDA FSA maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership, either it depicts the information provided directly from the producer and/or the 2010 NAIP imagery for Minnesota. The producer accepts the data 'as is' and assumes all risks associated with its use. The USDA Farm Service Agency assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside of FSA Programs.

FARM GROUP #3 - TRACT # 8 - SE1/4 13-104-43 Nobles Co. - 160 acres +/-

Soils Map



Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.



State: Minnesota
County: Nobles
Location: 13-104N-43W
Township: Leota
Acres: 151.8
Date: 9/11/2012

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Maps provided by:
surety
iAgriData, Inc 2012
www.AgriDataInc.com

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Corn	Soybeans
L134B	Clarion-Crooksford complex, 1 to 5 percent slopes	45.3	29.7%	Ile	95	175	52
P12B	Everly silty clay loam, 2 to 6 percent slopes	43.6	28.8%	Ile	93	167	51
L112A	Webster silty clay loam, 0 to 2 percent slopes	23.7	15.6%	IIw	94	173	52
L111A	Nicollet silty clay loam, 1 to 3 percent slopes	9.9	6.5%	I	100	184	55
L139B	Wadena loam, 2 to 6 percent slopes	9.2	6.0%	Ile	65	117	36
P12C2	Everly silty clay loam, 6 to 12 percent slopes, moderately eroded	7.8	5.1%	IIle	82	148	45
L127A	Coland silty clay loam, channeled, 0 to 2 percent slopes, frequently flooded	4.2	2.8%	Vw	20		
P29A	Rushmore silty clay loam, 0 to 2 percent slopes	2.6	1.7%	IIw	94	169	52
L146A	Glencoe silty clay loam, depressional, 0 to 1 percent slopes	2.2	1.5%	IIw	86	158	47
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	1.3	0.8%	IIw	96	177	53
P53C2	Everly-Moneta complex, 6 to 12 percent slopes, moderately eroded	1	0.7%	IIle	81	146	45
L102C2	Omsrud-Storden complex, 6 to 12 percent slopes, moderately eroded	0.6	0.4%	IIle	88	162	48
L126A	Coland silty clay loam, 0 to 2 percent slopes, occasionally flooded	0.3	0.2%	IIw	83	153	46
L138B	Estherville loam, 1 to 6 percent slopes	0.1	0.1%	IIIs	44	81	24
Weighted Average					89.6	162.3	48.9

Legal Description: SE1/4 13-104-43
Nobles County, MN.

Tax PID #: 10-0092-000

FSA Information Tract #8: FSA #6065

Total Acres = 160+/- acres
FSA Tillable Acres = 151.8+/- acres (Estimated)
Corn Base Acres = 75.9+/- acres (Estimated)
Corn Yield Direct = 96+/- bushels
Corn Yield CC = 153+/- bushels
Soybean Base Acres = 75.0+/- acres (Estimated)
Soybean Yield Direct = 41 +/- bushels
Soybean Yield CC = 49 +/- bushels

2012 Real Estate Tax: \$3,654

Crop Productivity Index: 89.6 (estimated)

NRCS Classification Tillable Acres: NHEL

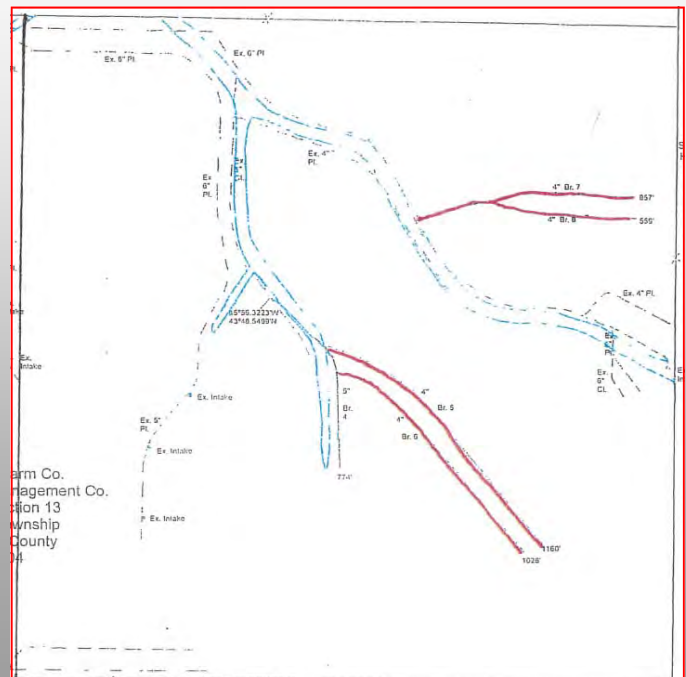
Tile Information Combined Tracts #8 &

#9:

See page #17 for information on estimated tile, terraces & waterways for tracts 8 & 9.

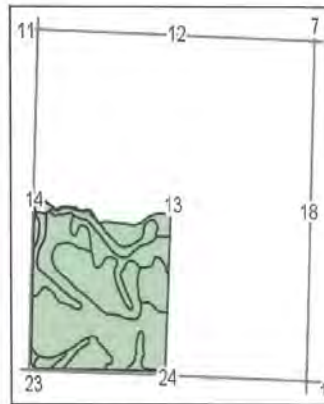
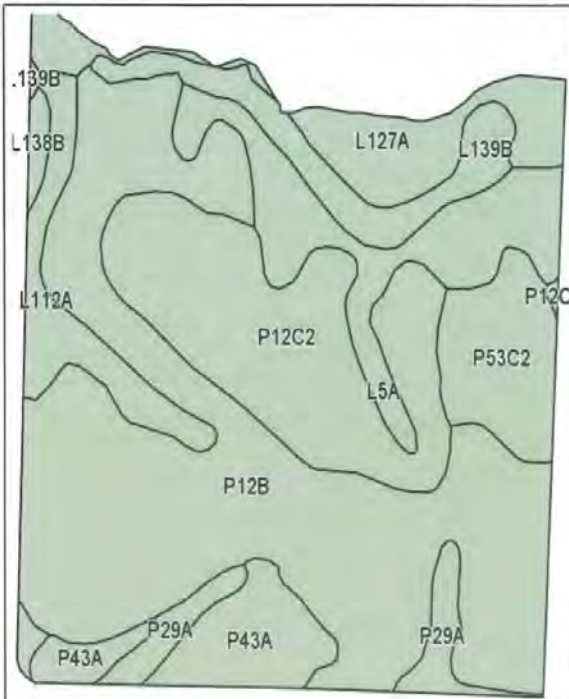
Tract #8 Tile map

Tract #8



FARM GROUP #3 - TRACT #9 - SW1/4 13-104-43 Nobles Co. - 160 acres +/-

Soils Map



State: Minnesota
County: Nobles
Location: 13-104N-43W
Township: Leota
Acres: 144
Date: 9/11/2012

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Maps provided by:



Field borders provided by Farm Service Agency as of 5/21/2008.
Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class	Productivity Index	Com	Soybeans
P12B	Everly silty clay loam, 2 to 6 percent slopes	60	41.6%	Ile	93	167	51
P12C2	Everly silty clay loam, 6 to 12 percent slopes, moderately eroded	24.7	17.2%	Ile	82	148	45
L5A	Delft, overwash-Delft complex, 1 to 4 percent slopes	13.5	9.4%	Ilw	96	177	53
L127A	Coland silty clay loam, channeled, 0 to 2 percent slopes, frequently flooded	9.6	6.7%	Vw	20		
P53C2	Everly-Moneta complex, 6 to 12 percent slopes, moderately eroded	8.3	5.8%	Ile	81	146	45
P43A	Wilmonton silty clay loam, 1 to 3 percent slopes	8.1	5.6%	I	98	176	54
L139B	Wadena loam, 2 to 6 percent slopes	7.4	5.1%	Ile	65	117	36
L112A	Webster silty clay loam, 0 to 2 percent slopes	6.8	4.7%	Ilw	94	173	52
P29A	Rushmore silty clay loam, 0 to 2 percent slopes	4.8	3.4%	Ilw	94	169	52
L138B	Estherville loam, 1 to 6 percent slopes	0.8	0.6%	Ills	44	81	24
Weighted Average					84.5	150.2	45.8

Legal Description: SW1/4 13-104-43
Nobles County, MN.

Tax PID #: 10-0093-000

FSA Information Tract #9: FSA 6065

Total Acres = 160+/- acres
FSA Tillable Acres = 144 +/- acres (Estimated)
Corn Base Acres = 72.9 +/- acres (Estimated)
Corn Yield Direct = 96+/- bushels
Corn Yield CC = 153+/- bushels
Soybean Base
Acres = 72+/- acres (Estimated)

Soybean Yield
Direct = 41 +/- bushels
Soybean Yield CC = 49 +/- bushels

2012 Real Estate Tax: \$3,342

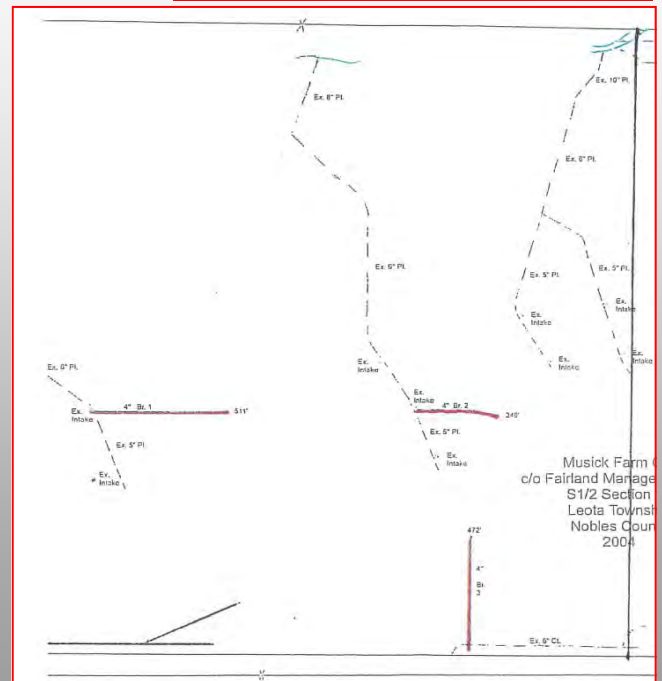
Crop Productivity Index: 84.5 (estimated)

NRCS Classification Tillable Acres: NHEL /
wetland in non-tillable acres

Tile Information Combined Tracts #8 & #9: See page #17 for information on estimated tile, terraces & waterways for tracts 8 & 9.

Tract #9 Tile map

Tract # 9



Auction Introduction

Fairland Management Company and Dan Pike Auction Company, are please to offer the Musick Farm Company 2,078.27 +/- acres of Southwestern Minnesota farmland for sale at public auction on Thursday & Friday, November 1 & 2, 2012 at 9:30 A.M. in Fulda, Minnesota.

This is an unprecedented opportunity to purchase high quality Southwestern Minnesota farmland at public auction. This property will be offered for sale in approximately 15 separate tracts ranging in size from 80 +/- acres to 160 +/- acres in size. Many of the tracts are contiguous and could be put together for larger farming units. They offer high quality soil types that are good for conventional row crop farming practices of this area.

Auction Terms

All bidders **MUST** register at the auction for a bidding number with driver's license identification and **MUST** either be present themselves or have a legal representative at the auction. The successful bidders / buyers at the conclusion of the auction each day, will be required to enter into a Purchase Agreement / Contract and shall make a 15% **NON-refundable** earnest money down-payment the day of the auction. The sale will **NOT** be contingent upon any buyer financing or any other contingencies of the buyers. All unpaid contract balances shall be due and payable in full on or before the closing dates that will be announced at the auction for each tract, but all sales are to be closed not later than December 14, 2012. Clear title will be granted upon closing. The buyer will have possession for 2013 crop year. The seller shall pay all real estate taxes that are due and payable in 2012. All properties are being sold subject to the 2012 cropland farm leases for the 2012 crop year. All Properties are being sold "**AS IS**", with no implied guarantee's or warranties whatsoever, except clear title. Property is being sold subject to any easements including road, drainage, utility or other easements of record. Upon completion of the signed purchase agreement, buyers will have the right to conduct fall tillage/fertilizer per terms of the agreement. Drainage easements will be included in the deeds for the properties that are split. The buyers are solely responsible for all inspections of the properties prior to their purchase and agree that they are purchasing the properties "**AS IS**". The sale of each tract of land is subject to the seller's approval, with the seller having the right to accept or reject any or all bids. Any statements made at the auction may take precedence over any printed information. The seller, broker, and auction company reserve the right to offer these properties in any combination they so desire, which may vary from advertising materials. The broker, Fairland Management Company, and the auctioneers, Dan Pike & Associates Auction Company, and their staffs represent the sellers solely with this auction and the sale of these properties.

Method of Sale

The properties will be offered by farm groups as separate tracts via our multi-parcel board bidding system. Each tract will be offered independent from each other. On the first day November 1, 2012, we will begin with offering Farm Group #1 containing 3 separate tracts, followed by Farm Groups #2 & #3 with their respective tracts. On the second day November 2, 2012, we will begin with offering Farm Group #4 containing 4 separate tracts, followed by Farm Group #5 with 2 separate tracts of land.

Further Information

Please review the brochure and call us or e-mail us with any questions. You can contact Fairland Management Company at 507-831-2808 or www.fairlandmanagement.com or Dan Pike Auction Company at 507-847-3468 or www.dan@danpikeauction.com.

Disclaimer

Fairland Management Co. & Dan Pike Auction Co. stipulate that they are representing the seller exclusively in this transaction. With regard to any parcel splits, the calculations are estimates only. The FSA will make all final determinations after the property is transferred. The information gathered for this brochure in its entirety is from sources deemed reliable, but cannot be guaranteed by Seller, Fairland Management Co. & Dan Pike Auction Co., or their staffs. The buyer must make their own independent investigation of the property. The buyer is purchasing the property "**AS IS**".