

# LAND AUCTION

TIMED ONLINE



Built on Trust.

OPENING: WEDNESDAY, OCTOBER 29

*Hardin County, Iowa*

**92± ACRES**

87.2 CSR2

*Ackley, Iowa*

## AUCTIONEERS NOTE:

Attention Farmers and Investors - don't miss this rare opportunity to acquire high-quality investment-grade farmland in Hardin County.

*Selling Free & Clear for 2026 Farming Season!*



**CLOSING: WEDNESDAY, NOVEMBER 5 | 1PM** CDT 2025

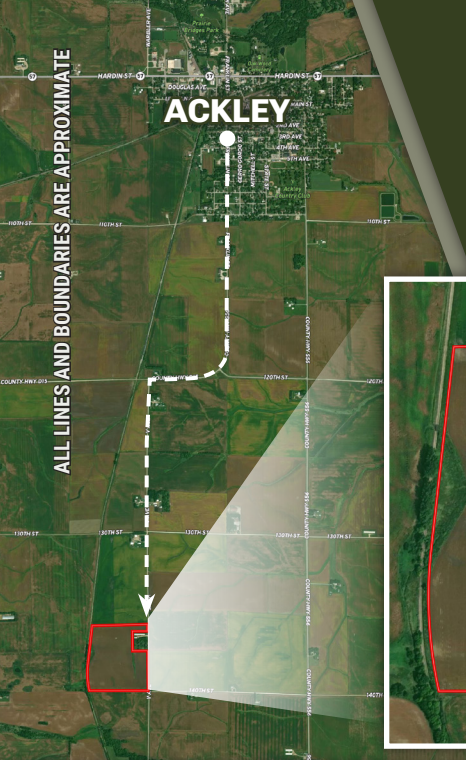


**SteffesGroup.com | (319) 385-2000**

Steffes Group, Inc., 2245 E Bluegrass Rd, Mt. Pleasant, IA 52641

Announcements made the day of sale take precedence over advertising.





## 92.1± ACRES - SELLS IN 1 TRACT

- FSA indicates: 89.33 cropland acres.
- CSR2 is 87.2 on the cropland acres.
- Farm has some tile. View website for tile map.
- Located in Section 22, Etna Township, Hardin County, Iowa.
- Tax Parcels: 891922400001, 891922400002, 891922400006, 891922400007 = \$3,286.00 Net

Scan for full details



**Terms:** 10% down payment due on November 5, 2025. Balance due at final settlement/closing with a projected date of December 19, 2025, upon delivery of merchantable abstract and deed and all objections having been met.

**Possession:** Projected date of December 19, 2025 (Subject to tenant's rights on the tillable land for the 2025-2026 farming season, full possession March 1, 2026).

**Real Estate Taxes:** To be prorated to date of final settlement/closing on the basis of the last available tax statement. Seller shall pay any unpaid real estate taxes payable in prior years.



**Steffes Group, Inc.**  
2245 E Bluegrass Rd,  
Mt. Pleasant, IA 52641

Address Service Requested

PRSTD MKTG  
US POSTAGE  
**PAID**  
FARGO, ND  
PERMIT #315

## CADE & JEN LINDAMAN AND TRENT & SARA LINDAMAN

*Closing Attorney: Dawn V. Takekawa of Takekawa & Green, PLLC*

**STEFFES REPRESENTATIVE MASON HOLVOET, (319) 470-7372**

Iowa Real Estate Salesperson S69890000

