



**HIGH
POINT**
LAND COMPANY

HighPointLandCompany.com

20+/- Acres
Winnshiek County, IA
Jackson Junction Twp



High Point Land Company

501 South Grand Ave Charles City, IA 50616

Property Photos



Property Taxes

Parcel ID 172920001300
Alternate ID
Property Address 330th Ave
Jackson Jct
29-96-10
Sec/Twp/Rng
Brief Legal Description LOT 2-1 NW SE, LOT 3 SW NE & LOT 3 SE NE
(Note: Not to be used on legal documents)
Document(s) PLT: 2019-1387 (2019-06-05)
DED: 2015-1109 (2015-04-17)
DED: 2015-1108 (2015-04-17)
PLT: 2015-966 (2015-04-02)
PLT: 2015-904 (2015-03-30)
PLT: 2015-390 (2015-02-13)
PLT: 2014-678 (2014-03-20)
PLT: 2014-677 (2014-03-20)
QCD: 2008-2906 (2008-08-05)
CON: 2005-3810 (2005-09-14)
QCD: 494-507 (2001-08-07)
Gross Acres 19.68
Exempt Acres N/A
Net Acres 19.68
CSR N/A
Class A - Agriculture
(Note: This is for tax purposes only. Not to be used for zoning.)
Tax District JACKSON JCT. AG - LAND
School District TURKEY VALLEY

Owners

Primary Owner
(Deed Holder)
[Schulz, Terry R & Schulz, Rhonda](#)
Schulz, Steven J & Schulz, Leeanne L
[2581 220th St](#)
New Hampton, IA 50659

Land

Lot Area 19.68 Acres ; 857,261 SF

Sales

Date	Seller	Buyer	Recording	Sale Condition - NUTC	Type	Multi Parcel	Amount
4/14/2015	KRIENER, KENNETH	KIME, DANIEL L KIME, ANNETTE M	2015-1108	Fulfillment of prior year contract	Deed		\$0.00
4/10/2015	KIME, DANIEL L KIME, ANNETTE M	SCHULZ, TERRY R SCHULZ, RHONDA	2015-1109	Split of division	Deed		\$441,300.00

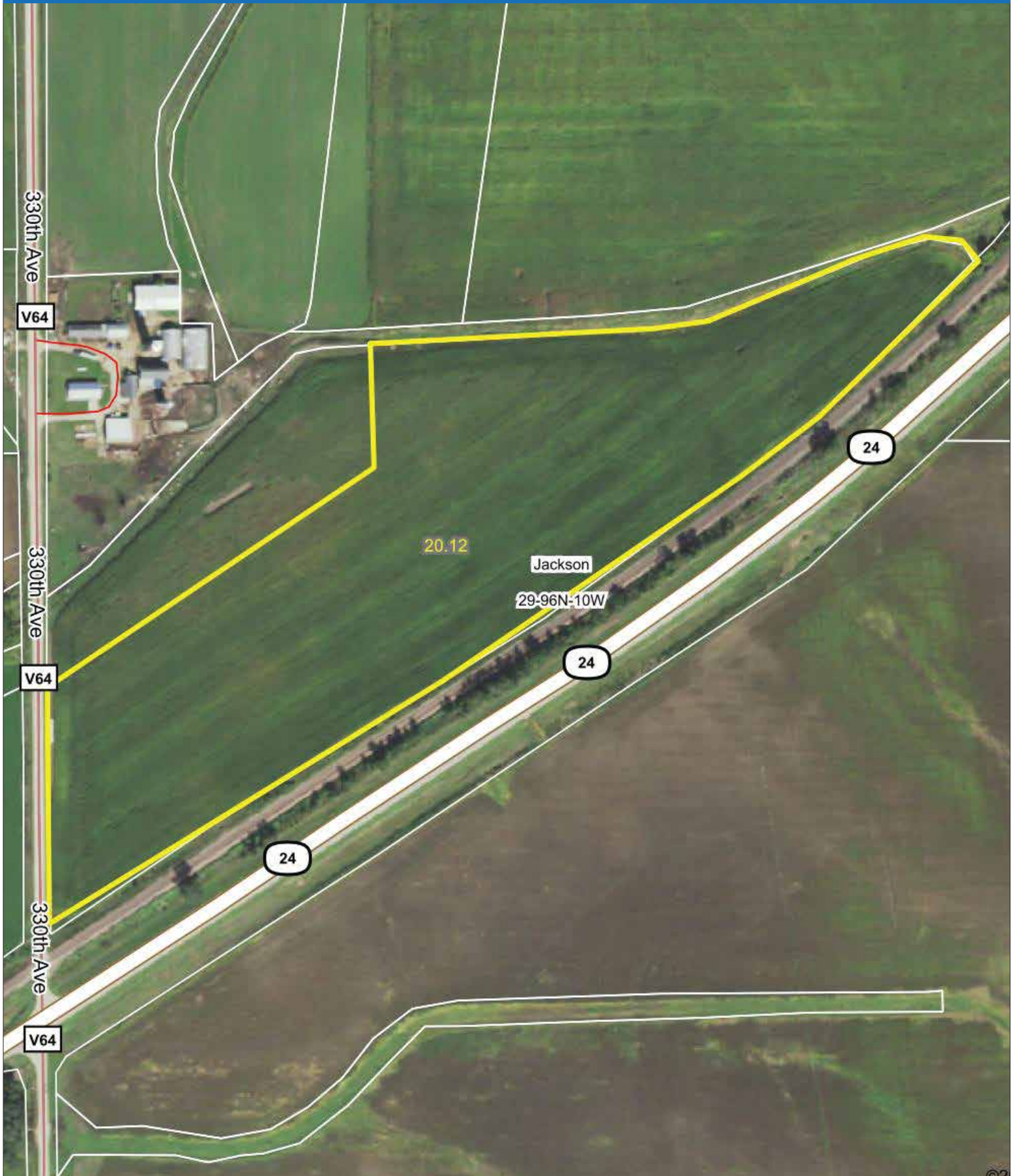
Valuation

	2020	2019
+ Land	\$31,330	\$31,350
= Total Assessed Value	\$31,330	\$31,350

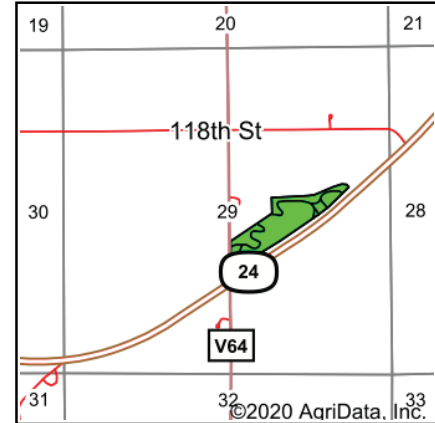
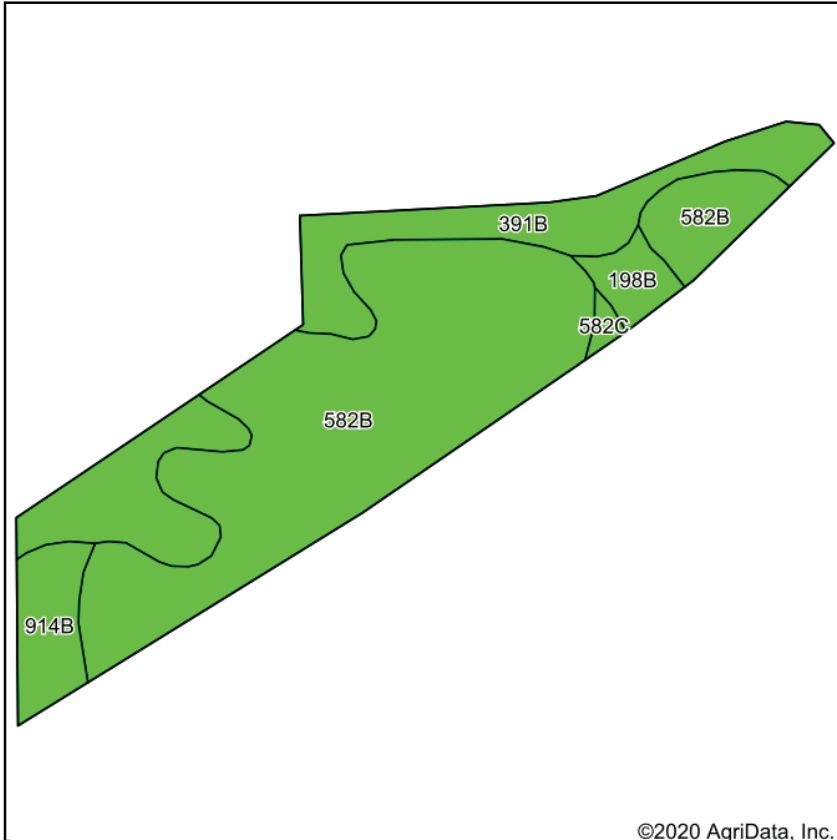
Taxation

	2019 Pay 2020-2021
Classification	Agriculture
Taxable Value	\$25,545
x Levy Rate (per \$1000 of value)	21.70776
= Gross Taxes Due	\$554.52
- Credits	(\$36.14)
= Net Taxes Due	\$518.00

FSA Map



Soil Map



State: **Iowa**
 County: **Winneshiek**
 Location: **29-96N-10W**
 Township: **Jackson**
 Acres: **20.12**
 Date: **11/24/2020**



Maps Provided By:



Soils data provided by USDA and NRCS.

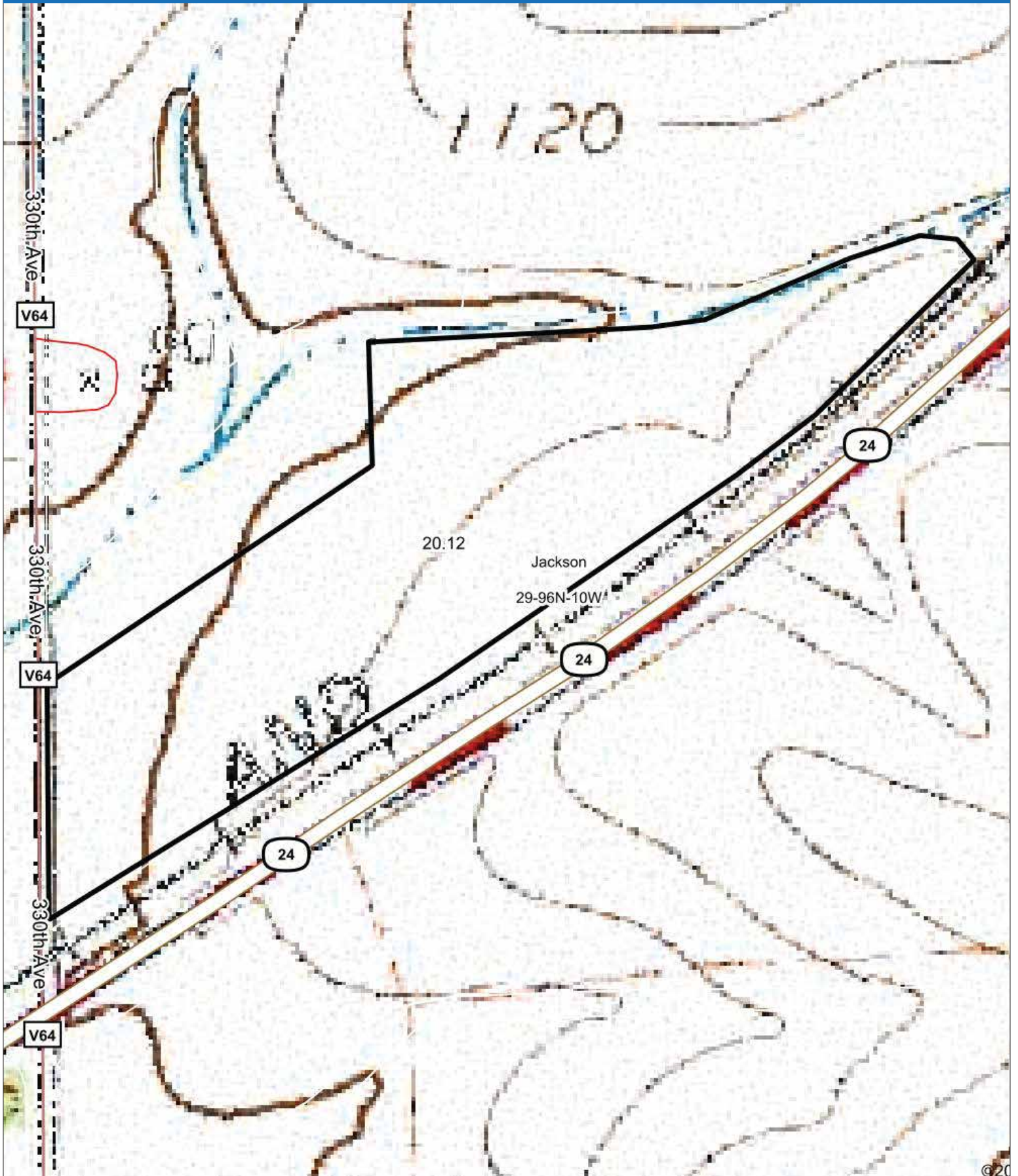
Code	Soil Description	Acres	Percent of field	CSR2 Legend	NonIrr Class *c	CSR2**	CSR
582B	Kasson loam, 2 to 5 percent slopes	12.54	62.3%		Ile	75	78
391B	ClydeFloyd complex, 1 to 4 percent slopes	5.42	26.9%		IIw	87	73
914B	Winneshiek loam, 2 to 5 percent slopes	1.33	6.6%		Ile	38	53
198B	Floyd loam, 1 to 4 percent slopes	0.67	3.3%		IIw	89	78
582C	Kasson loam, 5 to 9 percent slopes	0.16	0.8%		IIIe	69	64
Weighted Average						76.2	74.9

**IA has updated the CSR values for each county to CSR2.

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

Topo Map



Listing Summary

20+/- Acres Winneshiek County, IA

Located in South West Winneshiek County, just West of Jackson Junction and right on the Chickasaw county line sits this 20+/- acre tillable tract that is the ideal addition to any farming operation. The tillable land largely consists of Kasson Loam and Clyde-Floyd complex, this property boasts an average 76.2 CSR2 across it's entirety.

With great access off of 330th Ave and only 75 yards of gravel road before hitting paved highway 24. This location gives phenomenal access to multiple grain markets, and its size makes for an affordable addition to any local operator. With the competitive rental rates in this area, this farm could also provide a good opportunity for an investor looking to add to their portfolio.

Contact Iowa Land specialist, Nick Hopp 319-240-6121 or Nick@HighPoint-LandCompany.com for more details.

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“We sell farms, it’s what we know, what we do, and where we belong. We specialize in land and farm transactions that most likely will be our client’s largest financial transactions of their lives. It’s our job to get it done right.”

CONTACT LAND AGENT:

Nick Hopp

319-240-6121

Nick@highpointlandcompany.com

