

BROWN COUNTY, SOUTH DAKOTA

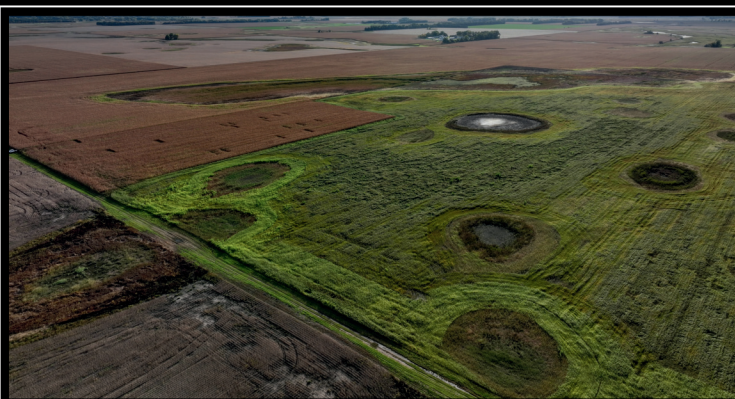
80± ACRES LAND AUCTION

LIVE AND ONLINE BIDDING

82.31 SPI • HIGHLY PRODUCTIVE FARMLAND • NO EASEMENTS

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PROPERTY HIGHLIGHTS:

- 80± Acres
- Agricultural Land
- Vacant Property – No Buildings
- 82.85 Overall Soil Productivity Index
- No Reported Easements
- Strong documented production history
- Predominantly 0–2% slope soil types
- Excellent agricultural potential

LOCATION:

- Brown County, South Dakota
- Located near Claremont, South Dakota
- N½ SE¼, Section 2, Township 126N, Range 60W
- Parcel ID: 24184

LEGAL DESCRIPTION:

N½ SE¼, Section 2, Township 126N, Range 60W
Approximate GPS: 45.75355, -98.00520

BID LIVE : Todd's Tavern 519 Front St. Amherst, SD
BID ONLINE: [ULMERAUCTION.COM](https://ulmerauction.com)

EXCELLENT SOIL PRODUCTIVITY:

The property offers an impressive 82.85 Overall Soil Productivity Index (SPI) according to the accompanying USDA Natural Resources Conservation Service Web Soil Survey.

2026 PROPERTY TAXES:

- Approximately \$1,777
- Tax Code Area: 596452

TERMS:

0% BUYER'S PREMIUM
10% down payment due the day of sale
Property sells AS-IS, WHERE-IS

Sale is subject to the full Terms & Conditions and Purchase Agreement available through Ulmer Auction Service.



Complete Documents, Maps, Photos & Terms:
UlmerAuction.com | 701.535.1611

RANDY ULMER
SD License # 13467