2022 Calhoun County Ag/RR Sales

Date	Seller	Buyer	Township	Section	Sales Price	Deeded Acres	Net Acres	$/Deeded Acre	$/Net Acre	Avg CSR2	$/Adj CSR2 point (rounded)	Land Value	Outbuilding Value	Dwelling Value	Total Value	Book/Page	Sale Remarks
1/6/2022	Lauver	Wuebker	Sherman	33	$150,000	2.45						$2,005	$1,760	$148,050	$151,815	2022-0126	ag dwlg/tenant
1/19/2022	Cronin	Calhoun Co	Union	18	$15,000	1.00	0.90	$15,000	$16,667	89.00	$187	$1,380			$1,380	2022-0418	split/exempt org
1/26/2022	Kneller	Carlson	Elm Grove	4	$500,000	40.00						$57,980	$3,360	$40,860	$102,200	2022-0173	ag dwlg/adj land
1/28/2022	Sittig	Sloth Rentals	Garfield	10	$132,000	4.68						$22,240		$84,030	$106,270	2022-0303	RR Dwlg
2/11/2022	Lapp	Melohn	Butler	35	$270,000	30.00	29.64	$9,000	$9,109	83.17	$110	$42,520			$42,520	2022-0336	estate, adj land
2/11/2022	Oswald	Bauer	Center	10	$20,000	1.40	1.37	$14,286	$14,599	71.83	$203	$1,250			$1,250	2022-0299	split
2/17/2022	Bride	MR19	Butler	17	$941,539	76.09	74.36	$12,374	$12,662	82.07	$154	$105,290			$105,290	2022-0361	
2/24/2022	Riley	Walker	Twin Lakes	8	$217,500	8.47						$7,170	$2,070	$122,130	$131,370	2022-0437	ag dwlg
2/25/2022	Stotts	Renze	Elm Grove	34	$1,130,000	80.00	77.00	$14,125	$14,675	84.28	$174	$111,950	$560		$112,510	2022-0384	adj land
3/2/2022	Garber	Olson	Pomeroy Ag	6	$50,000	5.80	5.54	$8,621	$9,025	86.02	$105	$8,230			$8,230	2022-0382	urban ag, adj land
3/4/2022	Renze	Renze	Union	6	$1,067,730	77.38	74.38	$13,799	$14,355	85.39	$168	$109,560			$109,560	2022-0443	family
3/9/2022	TJT Co	McGinnis	Cedar	14	$640,000	75.52	74.88	$8,475	$8,547	79.29	$108	$102,420			$102,420	2022-0488	family
3/21/2022	Jebens	Macke	Elm Grove	28	$787,500	63.00	62.13	$12,500	$12,675	79.77	$159	$85,490			$85,490	2022-0620	adj family land
3/28/2022	Cavanaugh	Lightner	Union	17	$859,000	80.00	74.89	$10,738	$11,470	84.36	$136	$108,980			$108,980	2022-0594	
3/28/2022	Cavanaugh	Trilight Inc	Union	20	$581,000	80.00	75.50	$7,263	$7,695	80.51	$96	$104,850			$104,850	2022-0597	adj land
3/28/2022	Cavanaugh	Lightner	Union	18	$460,000	40.00	38.00	$11,500	$12,105	83.53	$145	$56,220			$56,220	2022-0612	
3/30/2022	Reeves	Garms	Center	16	$298,700	4.87						$22,240		$134,470	$156,710	2022-0650	RR Dwlg
4/8/2022	Roach	McCarter	Union	7	$80,000	4.14						$26,850		$8,090	$34,940	2022-0682	RR land/2 bldgs
4/11/2022	Garner EtAl	Haverkamp	Cedar	28	$1,613,000	160.00	155.10	$10,081	$10,400	84.38	$123	$225,740			$225,740	2022-0688	
4/15/2022	Rohwer	Daniel	Union	25	$100,000	13.40						$10,920	$66,640		$77,560	2022-0731	4 confinements
4/15/2022	Hammen	Japeklo	Butler	36	$1,830,000	156.70	152.54	$11,678	$11,997	74.18	$162	$195,350			$195,350	2022-0906	
4/22/2022	Grant	Souder	Twin Lakes	16	$205,000	6.31						$6,130	$80	$122,750	$128,960	2022-0765	Ag Dwlg
6/6/2022	Beenen	Miller	Elm Grove	12	$206,500	2.70						$19,020		$71,690	$90,710	2022-1112	RR Dwlg
6/9/2022	Lee	Behrens	Union	9	$885,000	88.51	88.51	$9,999	$9,999	83.37	$120	$127,300			$127,300	2022-1115	
6/14/2022	Pearson	Nystrom	Garfield	35	$500,000	40.00	38.00	$12,500	$13,158	79.11	$166	$51,850			$51,850	2022-1163	
6/18/2022	Nelson	Vogel	Reading	20	$464,500	38.81	37.02	$11,969	$12,547	70.98	$177	$43,423			$43,423	2022-1210	estate, adj land
6/18/2022	Nelson	Vogel	Reading	20	$464,500	38.81	37.60	$11,969	$12,354	67.88	$182	$44,020			$44,020	2022-1215	estate, adj land
6/21/2022	Lightner	Cronin	Union	17	$859,000	80	74.89	$10,738	$11,470	84.36	$136	$108,980			$108,980	2022-1348	adj land
6/22/2022	Harms	Staiert	Williams	7	$958,650	80	77.00	$11,983	$12,450	83.3	$149	$110,640			$110,640	2022-1274	estate
6/24/2022	Kent	Kent	Elm Grove	33	$525,000	7.26						$5,810	$40,440		$46,250	2022-1227	family, confinements
6/30/2022	Voyles	Dunlap	Garfield	6	$210,000	3						$3,000	$1,390	$107,620	$112,010	2022-1296	Ag going to RR for '23
7/1/2022	Strutzenberg	Zierke	Greenfield	15	$130,000	1						$770		$170,850	$171,620	2022-1276	Ag Dwlg
7/6/2022	Taylor Et Al	Folsom	Center	21	$1,903,405	159.95	155.20	$11,900	$12,264	80.89	$152	$216,560			$216,560	2022-1351	adj land
7/11/2022	Snow	Birkey	Lincoln	27	$1,101,104	106.66	105.33	$10,323	$10,454	64.31	$163	$116,850			$116,850	2022-1369	adj land
7/12/2022	Cronin	Lightner	Union	18	$487,500	39	38.10	$12,500	$12,795	85.26	$150	$56,040			$56,040	2022-1349	adj family land
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