

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
1/3/2025	Nieting	Heide	Butler	2	\$700,000	61.55	59.07	\$11,373	\$11,850	84.04	\$141	\$160,350			\$160,350	2025-0043	
1/3/2025	Omara ETAl	Halvorsen	Calhoun	27	\$185,000	11.73						\$55,630		\$124,130	\$179,760	2025-0080	RR Dwlg
1/3/2025	Omara ETAl	Coon	Calhoun	27	\$2,059,343	148.11	144.41	\$13,904	\$14,260	84.74	\$168	\$395,320			\$395,320	2025-0070	
1/9/2025	Irwin	Lightner	Union	18	\$600,000	38.28	37.8	\$15,674	\$15,873	87.53	\$181	\$106,870			\$106,870	2025-0052	adj land
1/10/2025	Schleisman	M & M Land	Jackson	9	\$1,801,132	138.44	135.1	\$13,010	\$13,332	85.95	\$155	\$375,090			\$375,090	2025-0187	family, contract, adj land
1/13/2025	Ziegler	Oothoudt	Greenfield	32	\$430,000	10.00						\$63,480		\$382,080	\$445,560	2025-0107	RR Dwlg
1/22/2025	Duncan	Hildreth	Calhoun	16	\$913,125	75.00	70.83	\$12,175	\$12,892	86.23	\$149	\$197,280			\$197,280	2025-0171	
1/30/2025	Subbert/Bean	Pogeler	Calhoun	33	\$2,022,540	160.00	155.58	\$12,641	\$13,000	76.98	\$169	\$388,400			\$388,400	2025-0156	
1/31/2025	Fardal	Hogan	Lincoln	31	\$280,000	4.99						\$51,120		\$225,400	\$276,520	2025-0164	RR Dwlg
1/31/2025	Richardson	Smith	Jackson	3	\$41,500	2.52	2.52	\$16,468	\$16,468			\$4,220			\$4,220	2025-0154	adj land
2/3/2025	Hanlon	Bachman	Butler	36	\$35,000	2.58						\$35,520			\$35,520	2025-0169	n/v structure, RR land
2/10/2025	Kraft	Logan		5	\$55,500	8.00						\$22,440			\$22,440	2025-0268	family
2/12/2025	Cates	Brown	Logan	7	\$149,000	1.98						\$39,480		\$126,640	\$166,120	2025-0235	RR Dwlg - family
2/25/2025	Pierce	Buse	Calhoun	11	\$675,000	50.00	44.96	\$13,500	\$15,013	78.82	\$190	\$114,460			\$114,460	2025-0340	family
2/27/2025	Buse	Buse	Calhoun	11	\$235,800	50.00	44.96	\$13,500	\$15,013	78.82	\$190	\$114,460			\$114,460	2025-0342	partial interest, family
3/3/2025	Dial	Dial	Jackson	3	\$3,684,000	240.00	235.00	\$15,350	\$15,677	85.81		\$651,320	\$21,030		\$672,350	2025-0327	family
3/3/2025	Petzenhauser	Petzenhauser	Lake Creek	31	\$651,170	51.05	50.09	\$12,756	\$13,000	82.62	\$157	\$133,680			\$133,680	2025-0319	family
3/3/2025	TEN Properties	Double K Farms	Jackson	31	\$560,007	2.50	2.28					\$3,580	\$86,050		\$89,630	2025-0331	confinement
3/6/2025	Buse	Buse	Lake Creek	8	\$235,800	18.00	16.32	\$13,100	\$14,449	82.90	\$174	\$43,700			\$43,700	2025-0343	family
3/6/2025	Stotts	Petzenhauser	Calhoun (LC Ag)	8	\$1,360,000	114.19	112.11	\$11,910	\$12,131	84.99	\$143	\$307,770			\$307,770	2025-0504,506	
3/10/2025	Aymond	Seil	Reading	23	\$1,040,000	80.00	79.39	\$13,000	\$13,100	86.35	\$152	\$221,440			\$221,440	2025-0578	
3/14/2025	Savage	M & M Land ETAL	Jackson	14,15	\$1,127,490	155.00	152.36	\$7,274	\$7,400	41.71	\$177	\$205,290			\$205,290	2025-0386	
3/27/2025	Cross	Hartwig	Logan	5	\$1,090,600	83.26	82.21	\$13,099	\$13,266	85.69	\$155	\$227,530			\$227,530	2025-0518	
3/27/2025	Hutchinson	McArdie	Logan	8	\$2,128,000	160.00	156.00	\$13,300	\$13,641	87.07	\$157	\$438,730			\$438,730	2025-0524	
4/2/2025	Parris ETAl	Stine	Greenfield	13	\$1,779,462	240.00	233.40	\$7,414	\$7,624	83.83		\$632,020	\$12,160		\$644,180	2025-0559	
4/2/2025	Parris ETAl	Stine	Cedar	8	\$1,186,308	160.00	155.95	\$7,414	\$7,607	86.15	\$88	\$433,960			\$433,960	2025-0556	
4/2/2025	Parris ETAl	Stine	Greenfield	10,11	\$2,372,615	227.79	222.87	\$10,416	\$10,646	78.39	\$136	\$564,270			\$564,270	2025-0553	
4/22/2025	Williams	Renze	Twin Lakes	7	\$641,375	36.65	36.22	\$17,500	\$17,708	69.55	\$258	\$80,380			\$80,380	2025-0640	adjoining land
4/28/2025	Butters	Courter	Butler	28	\$237,060	18.92	17.63	\$12,530	\$13,446	68.60	\$196	\$39,070			\$39,070	2025-0658	adjoining land
4/30/2025	Carper	Deseret	Lake Creek	9	\$2,850,000	222.91	216.50	\$12,785	\$13,164	85.49	\$154	\$597,800			\$597,800	2025-0648	
5/8/2025	Porter	Weiss	Center	26	\$291,000	20.00	19.56	\$14,550	\$14,877	82.74	\$180	\$52,270			\$52,270	2025-0977	family
5/14/2025	Pearson	Wittrock	Greenfield	35	\$1,118,000	84.50	83.29	\$13,231	\$13,423	82.18	\$163	\$221,090			\$221,090	2025-0830	
5/15/2025	Kent	Smith	Elm Grove	33	\$561,000	7.26	6.79					\$10,670	\$93,600		\$104,270	2025-0718	3 confinements & slurry
5/15/2025	Kent	Smith	Jackson	18	\$1,655,500	19.35	17.19					\$29,230	\$272,010	\$205,490	\$506,730	2025-0709	confinements/slurries/multi parcels
5/16/2025	Dial	Dial	Jackson	3	\$1,842,000	120.00	116.00	\$15,350	\$15,879	84.84		\$317,860	\$21,030		\$338,890	2025-0729	family
5/21/2025	Decker	Reynolds	Lake Creek	25	\$686,532	52.01	52.01	\$13,200	\$13,200	84.96	\$155	\$142,730			\$142,730	2025-0757	adjoining land
6/2/2025	Martin/Warrick	Nelson	Center	36	\$210,000	2.99						\$57,360		\$149,410	\$206,770	2025-0841,845	RR Dwlg
6/4/2025	Sukovaty ETAl	Lager	Twin Lakes	3	\$556,633	42.01	41.46	\$13,250	\$13,426	86.35	\$155	\$115,640			\$115,640	2025-0854	
6/4/2025	Sukovaty ETAl	Lager	Twin Lakes	3	\$575,183	43.41	42.43	\$13,250	\$13,556	87.15	\$156	\$119,430			\$119,430	2025-0866,859,861	
6/5/2025	Kent	Davis	Williams	18	\$130,000	4.07						\$5,710	\$3,590	\$68,560	\$77,860	2025-0915	change from ag to res for '26
6/5/2025	Burdine	Deseret	Cedar	4,9	\$2,800,000	200.53	192.03	\$13,963	\$14,581	82.87	\$176	\$512,460	\$4,680		\$517,140	2025-0903,906	
6/5/2025	Burdine	Deseret	Cedar	4	\$770,000	55.44	53.08	\$13,889	\$14,506	88.22	\$164	\$151,270			\$151,270	2025-0909,912	
6/18/2025	Weiss	Porter	Center	26	\$291,000	20.00	19.50	\$14,550	\$14,923	85.52	\$174	\$53,870			\$53,870	2025-0975	family
6/25/2025	Jackson	Freese	Calhoun	4	\$365,000	19.25						\$29,330		\$290,780	\$320,110	2025-0985	estate, may change to res for '26
6/25/2025	Daniel	Higgins	Calhoun	12	\$520,000	40.00	37.87	\$13,000	\$13,731	71.21	\$192	\$87,110			\$87,110	2025-1002	
7/3/2025	Blair	Blair	Calhoun	10	\$425,000	10.62	10.00					\$17,330	\$22,890	\$295,250	\$335,470	2025-1051	Ag Dwlg, family