

154 ACRE - REDWOOD COUNTY LAND AUCTION

**ON-LINE ONLY BIDDING
ENDING - OCTOBER 6, 2026 AT 10 A.M.**

Section 15 - Morgan Township Redwood County, MN



PARCEL INFO

Total Acres - 154.41 M/L

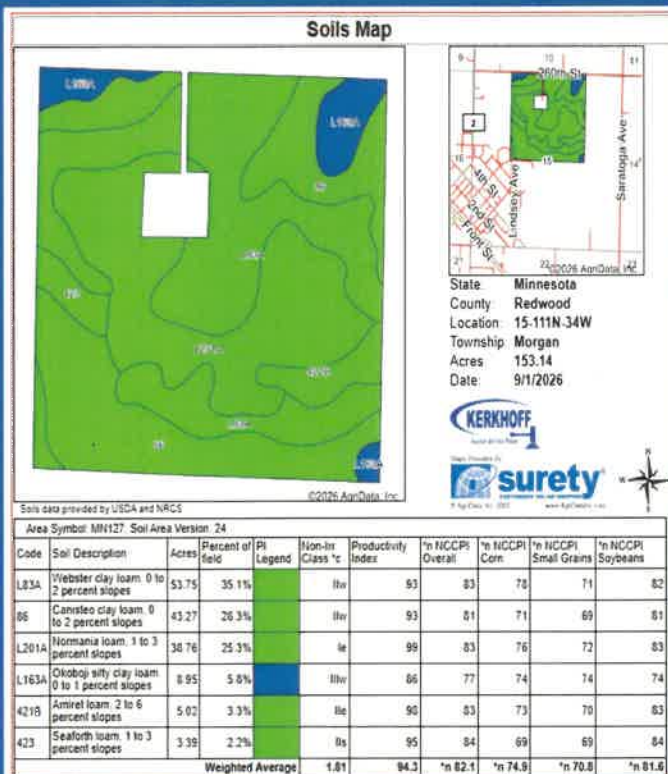
PID -59-015-1020

Legal - W1/2 NE1/4 & E1/2 NW1/4 Excluding Building
Site, Section 15, Township 111, Range 34

CPI Rating - 94.3

Tile - Recent Tile

Property is sold Subject to Seller Approval



**FOR MORE INFORMATION CONTACT:
DOUG KERKHOFF 507-829-6859**

RAY & LORRAINE KERKHOFF FAMILY - OWNERS



**1500 E. Bridge Street
Redwood Falls, MN 56283**

**Doug Kerkhoff 507-829-6859
Auctioneer / Broker**

WWW.KERKHOFFAUCTION.COM

AUCTION TERMS

Date / Time: Ending at 10 a.m. on October 6, 2026

Bidding: On-Line Bidding only.

CONTACT KERKHOFF AUCTION FOR ONLINE BIDDER ASSISTANCE IF NEEDED.

Survey: None

Acres: 154.41 Acres M/L

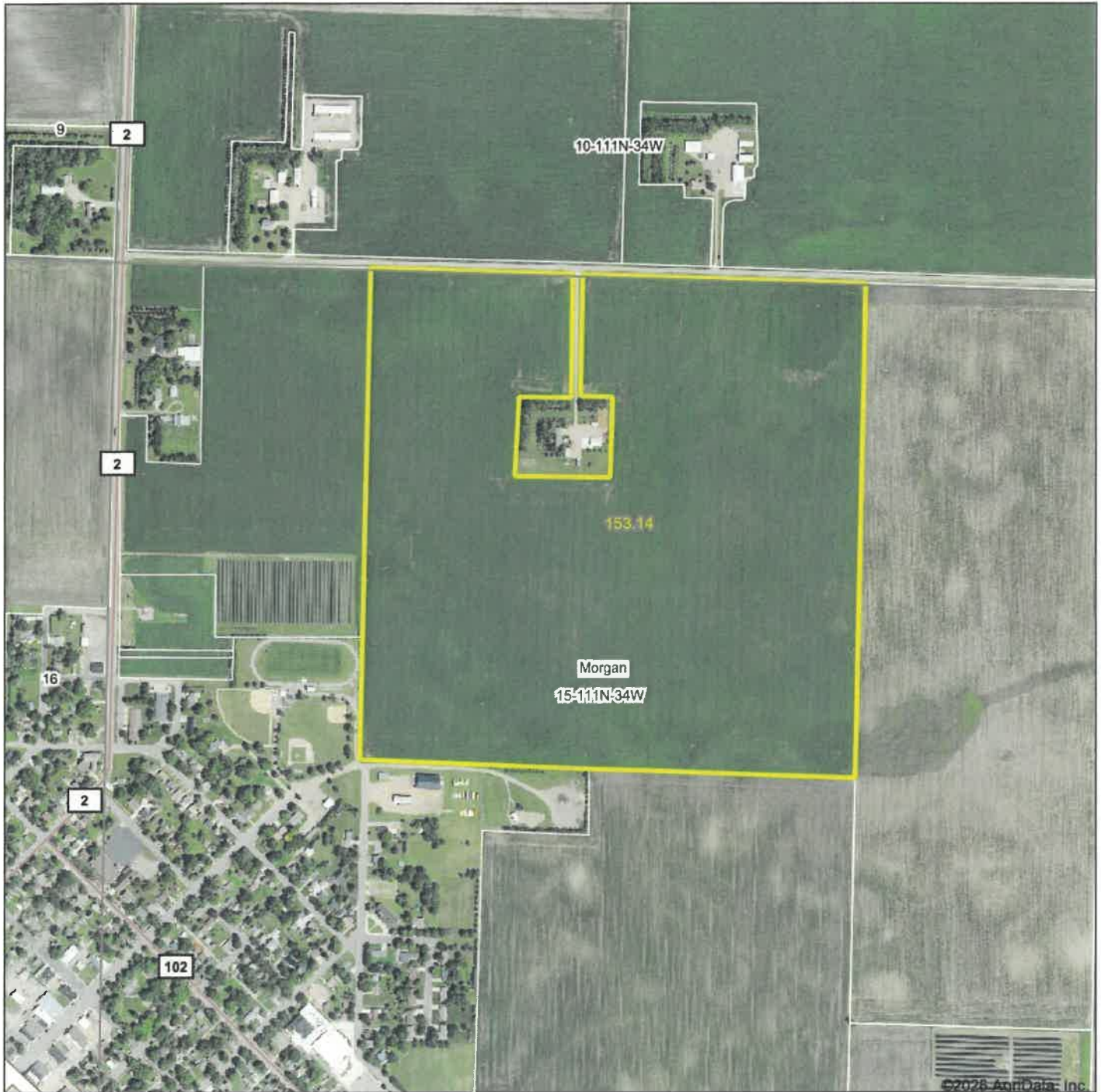
Plowing: New Buyers shall plow back once the 2026 crop has been removed

Possession: Once the 2026 Crops have been removed

Auction Terms: Successful bidder is required to enter into a purchase agreement and pay an \$50,000 non-refundable down payment, on the day of auction. Balance is due with certified funds on November 12, 2026, the date of closing. Seller to Retain all rents for 2026. Seller to pay real estate taxes on the 2026 real estate tax statement, buyer to pay 2027 and thereafter. Buyers shall assume levied or pending assessments, if any. The land is being offered subject to owner confirmation. All information is obtained from reliable sources, however, the auctioneers or agents do not accept responsibility for information presented, as it is the buyer's responsibility to verify all information. Announcements made on auction day take precedence over printed material.

Owner Confirmation: Land is Sold Subject to Owner Confirmation

Aerial Map



Boundary Center: 44° 25' 24.19, -94° 54' 59.46

0ft 829ft 1658ft



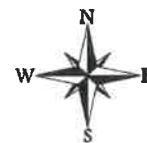
Maps Provided By:



© AgriData, Inc. 2025

www.AgriDataInc.com

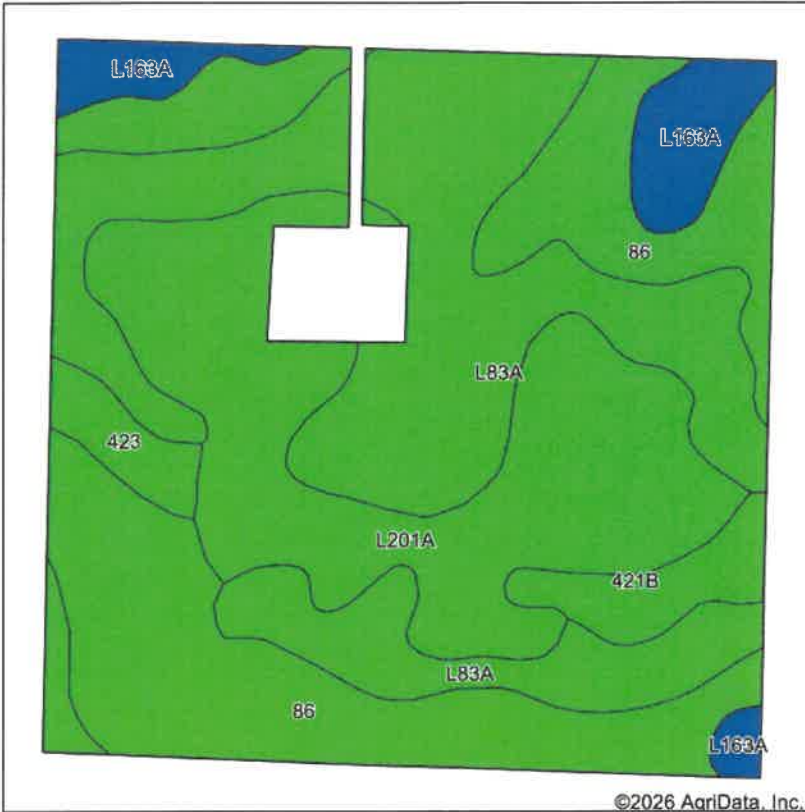
15-111N-34W
Redwood County
Minnesota



8/18/2026

Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



State: **Minnesota**
 County: **Redwood**
 Location: **15-111N-34W**
 Township: **Morgan**
 Acres: **153.14**
 Date: **8/18/2026**



Maps Provided By:



Soils data provided by USDA and NRCS.

©2026 AgriData, Inc.

Area Symbol: MN127, Soil Area Version: 24

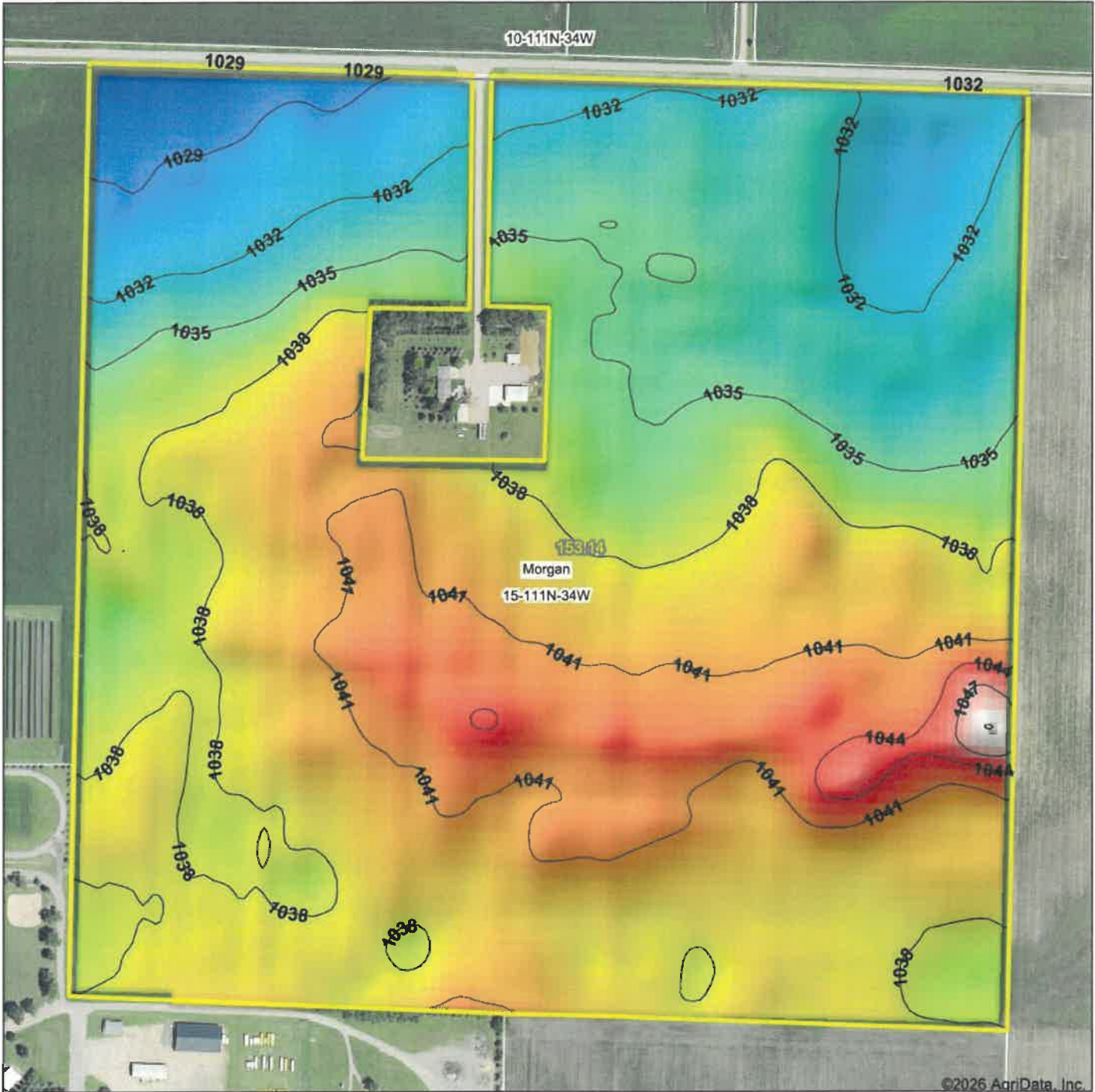
Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Small Grains	*n NCCPI Soybeans
L83A	Webster clay loam, 0 to 2 percent slopes	53.75	35.1%		IIw	93	83	78	71	82
86	Canisteo clay loam, 0 to 2 percent slopes	43.27	28.3%		IIw	93	81	71	69	81
L201A	Normania loam, 1 to 3 percent slopes	38.76	25.3%		Ie	99	83	76	72	83
L163A	Okoboji silty clay loam, 0 to 1 percent slopes	8.95	5.8%		IIIw	86	77	74	74	74
421B	Amiret loam, 2 to 6 percent slopes	5.02	3.3%		Ile	98	83	73	70	83
423	Seaforth loam, 1 to 3 percent slopes	3.39	2.2%		IIs	95	84	69	69	84
Weighted Average					1.81	94.3	*n 82.1	*n 74.9	*n 70.8	*n 81.6

*n: The aggregation method is "Weighted Average using all components"

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

Topography Hillshade



Source: USGS 10 meter dem
Interval(ft): 3
Min: 1,026.5
Max: 1,050.1
Range: 23.6
Average: 1,037.2
Standard Deviation: 3.81 ft



15-111N-34W
Redwood County
Minnesota

Boundary Center: 44° 25' 24.19, -94° 54' 59.46



Maps Provided By:

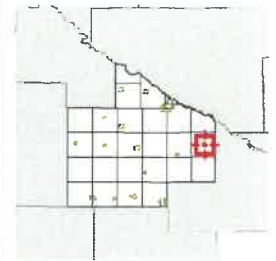


© AgriData, Inc. 2025 www.AgriDataInc.com

Field borders provided by Farm Service Agency as of 5/21/2008.



Overview



Legend

- Municipal Boundaries
- Surrounding Counties
- Townships
- Addresses
- Parcels
- Major Roads**
 - State/Federal
 - County
 - County/Twp/City
 - Minor Roads

Parcel ID	59-015-1020	Alternate ID	n/a	Owner Address	DALLMAN/MARY LEE/ETAL
Sec/Twp/Rng	15-111-34	Class	AGRICULTURE		21595 BEACH RD
Property Address		Acreage	154.41		DEERWOOD MN 56444

TOWN OF MORGAN

District	n/a
Brief Tax Description	W1/2 NE1/4 & E1/2 NW1/4 EX TR 430.11' X 503'; 154.41A M/L
	(Note: Not to be used on legal documents)

Date created: 8/18/2026

Last Data Uploaded: 8/18/2026 1:33:25 PM

Developed by  **SCHNEIDER**
GEOSPATIAL

Redwood County, MN

Parcel Summary

Parcel ID	59-015-1020
Property Address	
Sec/Twp/Rng	15-111-34
Lot/Block	N/A
Plat	
Brief Tax Description	W1/2 NE1/4 & E1/2 NW1/4 EX TR 430.11' X 503'; 154.41A M/L (Note: Not to be used on legal documents)
Deeded Acres	154.41
CER	77.03
Class	AGRICULTURE
Homestead	NON HOMESTEAD
Twp/City	MORGAN
School District	Cedar Mountain

Owner Information

Taxpayer
Dallman/Mary Lee/Etal
21595 Beach Rd
Deerwood MN 56444

Joint Owner
Kerkhoff/Steven H 1/7

Joint Owner
Sonnier/Mavis Ann 1/7

Joint Owner
Kerkhoff/Kenneth H 1/7

Joint Owner
Kerkhoff/Charles L 1/7

Joint Owner
Kerkhoff/Aaron 1/14

Joint Owner
Chmiel/Robyn 1/14

Joint Owner
Wilson/Troy P 1/14

Joint Owner
Detloff/Kelly 1/14

Current Valuation

	Market	Taxable
Land	\$1,935,400	\$1,935,400
Building	\$0	\$0
Machine	\$0	\$0
Exemptions		
Exclusions		\$0
Total Value	\$1,935,400	\$1,935,400

Valuation Taxation

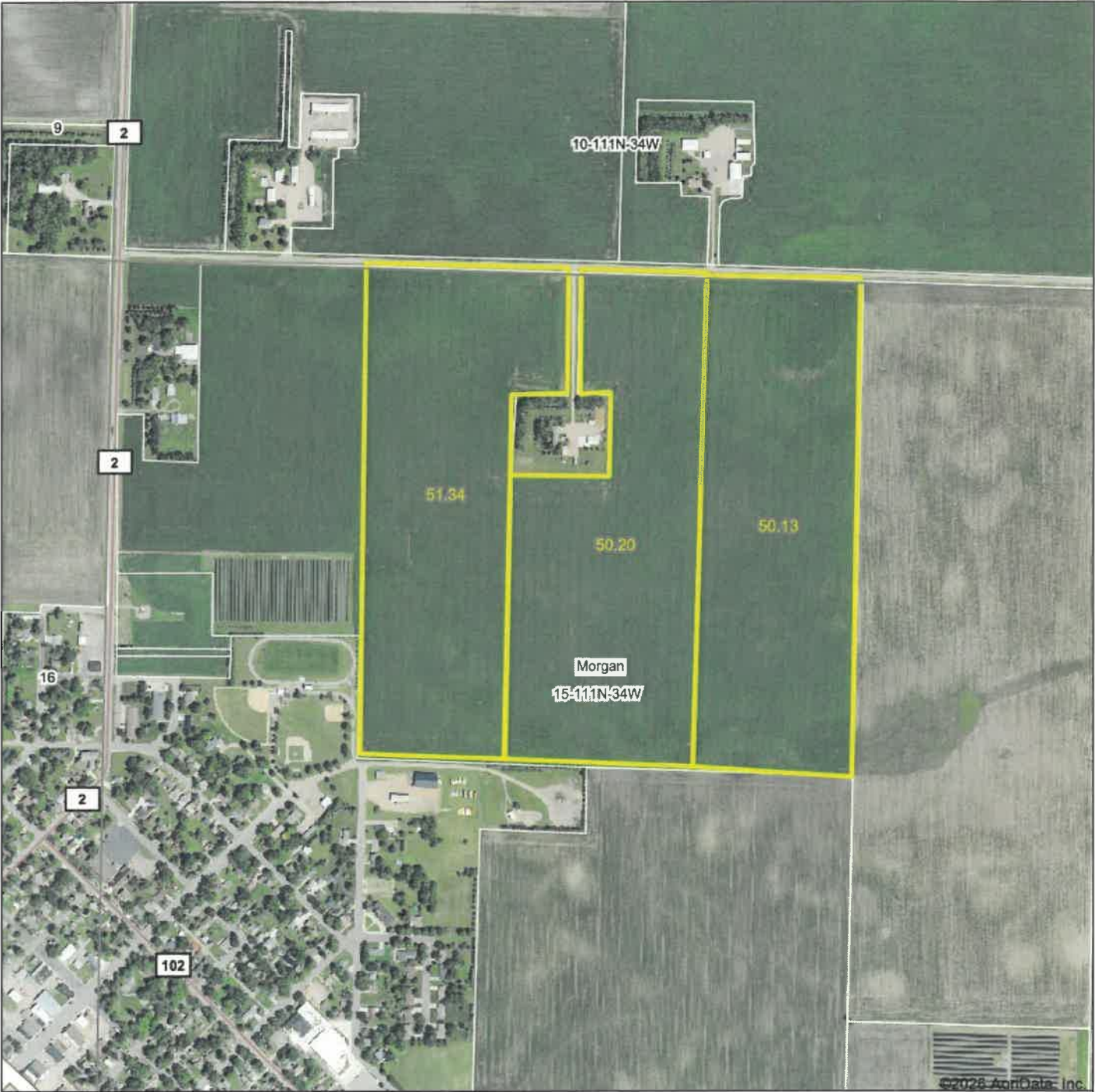
Year	Est Market Value	TC Value	TC Rate	Credits	Abatements	Special Asmts	Net Tax
Payable 2026	\$1,935,400	19,354	57.76100	1839.52	0.00	0.00	\$9,340
Payable 2025	\$2,150,500	21,505	44.53400	889.06	0.00	151.78	\$8,840
Payable 2024	\$2,150,500	21,505	39.05200	827.34	0.00	303.54	\$7,874
Payable 2023	\$1,369,700	13,697	52.86200	789.38	0.00	151.78	\$6,602
Payable 2022	\$1,170,700	11,707	59.92500	693.08	0.00	151.78	\$6,474

Current Year Taxes

Taxes Paid

Batch Date	Paid By	Validation #	Total Amount
5/04/2026	DALLMAN/MARY LEE B	27	\$4,670.00

Aerial Map



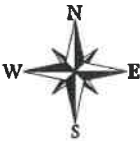
Boundary Center: 44° 25' 24.26, -94° 54' 59.55



Maps Provided By:

© AgriData, Inc. 2025 www.AgriDataInc.com

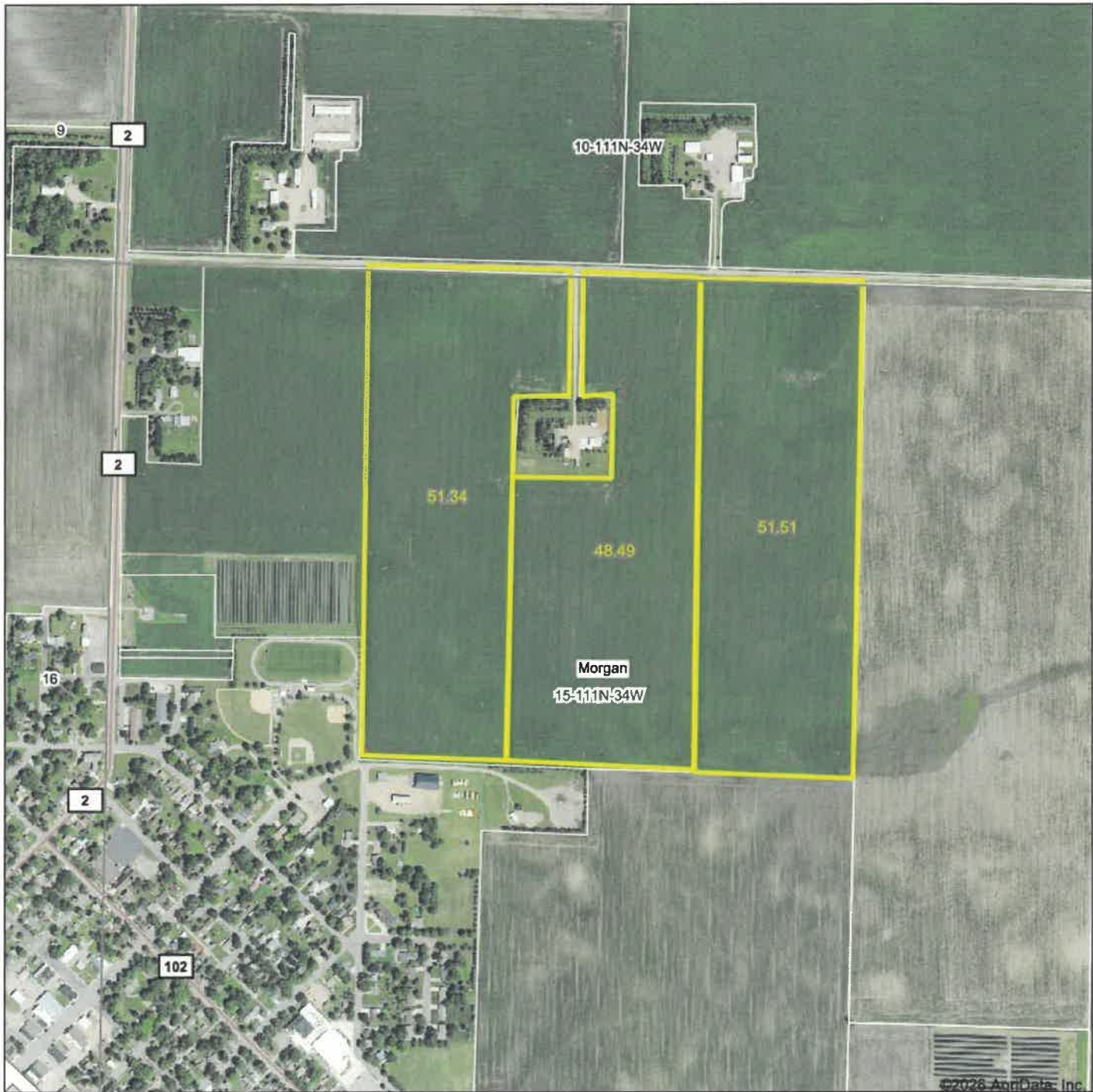
15-111N-34W
Redwood County
Minnesota



8/18/2026

Field borders provided by Farm Service Agency as of 5/21/2008.

Aerial Map



©2026 AgriData, Inc.

Boundary Center: 44° 25' 24.26, -94° 54' 59.55



8/18/2026



15-111N-34W
Redwood County
Minnesota

Field borders provided by Farm Service Agency as of 5/21/2008.

Wetlands Map

