

Calhoun County Ag Sales 2008

Date	Buyer	Seller	Township	Section	Sales Price	Gross Acres	NET Acres	\$/Gross Ac	\$/ Net Ac	Avg CSR	Land Value	Outbuilding Value	Dwelling Value	Total Value	Book/ Page	Sales Code
12/13/2007	Melohn	Bruns et al	Sherman	19	\$ 360,000	80.00	76.38	\$4,500.00	\$ 4,713.28	79.55	\$70,350	\$410		\$70,760	2008-0404	
12/14/2007	Stiles & Byron	McHugh	Garfield	12	\$ 203,000	40.15	39.65	\$5,056.04	\$ 5,119.80	77.35	\$35,510			\$35,510	2008-0077	
12/14/2007	Stiles & Byron	McHugh	Garfield	12	\$ 203,000	40.13	39.63	\$5,058.56	\$ 5,122.38	75.95	\$34,910			\$34,910	2008-0078	
12/28/2007	Prestage	Williams	Garfield	25	\$ 13,000	4.00	3.37	\$3,250.00	\$ 3,857.57	80.18	\$3,130			\$3,130	2008-0722	1/2 int, split
01/02/2008	Batz	Batz	Garfield	9	\$ 47,500		4.47			80.00	\$4,140	\$5,920	\$44,260	\$54,320	2008-0067	family, split
01/08/2008	Birkland	Neumeyer	Greenfield	13	\$ 376,000	80.00	77.00	\$4,700.00	\$ 4,883.12	72.33	\$64,590	\$2,950		\$67,540	2008-0120	
01/16/2008	Lenz	Schulz	Sherman	19	\$ 605,150	133.47	128.40	\$4,533.98	\$ 4,713.01	72.53	\$108,140			\$108,140	2008-0308	
01/29/2008	Daniel	Robinson	Union	28	\$ 65,000		3.67			84.64	\$3,590	\$1,620	\$43,750	\$48,960	2008-0166	split
01/31/2008	Insko	Helgeland	Greenfield	9	\$ 310,000	64.68	63.93	\$4,792.83	\$ 4,849.05	77.87	\$57,600			\$57,600	2008-0288	family
02/01/2008	Renze	Fahan	Elm Grove	30	\$ 460,635	93.53	89.29	\$4,925.00	\$ 5,158.87	81.87	\$84,580			\$84,580	2008-0185	1/2 interest
02/01/2008	Gassman	Schrage	Jackson	24	\$ 218,000	40.00	38.51	\$5,450.00	\$ 5,660.87	73.94	\$32,950	\$1,600	\$67,850	\$102,400	2008-0186	
02/01/2008	Schleisman	Gillespie	Jackson	15	\$ 444,600	153.00	141.08	\$2,905.88	\$ 3,151.40	50.20	\$81,760			\$81,760	2008-0213	
02/11/2008	VanDiest	Wessel	Sherman	26	\$ 376,608	156.92	155.03	\$2,400.00	\$ 2,429.26	81.37	\$147,750	\$1,560		\$149,310	2008-0344	1/2 interest
02/11/2008	VanDiest	Marrs	Sherman	26	\$ 376,608	156.92	155.03	\$2,400.00	\$ 2,429.26	81.37	\$177,750	\$1,560		\$179,310	2008-0345	1/2 interest
02/14/2008	Koester	Litwiller	Sherman	2	\$ 190,000	102.49	98.05	\$1,853.84	\$ 1,937.79	77.12	\$87,590			\$87,590	2008-0244	1/2 interest
02/14/2008	Koester	Litwiller	Sherman	2	\$ 190,000	102.49	98.05	\$1,853.84	\$ 1,937.79	77.12	\$87,590			\$87,590	2008-0243	1/2 interest
02/19/2008	Quade	Knudson	Sherman	20	\$ 361,008	80.00	78.79	\$4,512.60	\$ 4,881.90	80.20	\$73,160			\$73,160	2008-0269	
02/19/2008	Pick	Wells	Sherman	9	\$ 225,000	60.00	59.25	\$3,750.00	\$ 3,797.47	66.29	\$45,730			\$45,730	2008-0323	estate
02/19/2008	Courter	Donelson	Sherman	29	\$ 192,000	80.00	76.04	\$2,400.00	\$ 2,524.99	76.08	\$67,020			\$67,020	2008-0492	1/2 interest
02/20/2008	Hartwig	Schmaltz	Twin Lakes	13	\$ 585,000	120.00	115.95	\$4,875.00	\$ 5,045.28	79.85	\$107,130			\$107,130	2008-0282	
02/20/2008	Beschorner	Beschorner	Reading	13	\$ 100,000	40.00	39.00	\$2,500.00	\$ 2,564.10	76.91	\$34,710			\$34,710	2008-0254	family
02/20/2008	Johnson	Johnson	Sherman	13	\$ 96,000	80.00	78.92	\$1,200.00	\$ 1,216.42	82.91	\$75,710			\$75,710	2008-0401	1/2 int, family
02/21/2008	Klocke	Blanchfield	Elm Grove	11	\$ 172,500	34.50	33.83	\$5,000.00	\$ 5,099.02	72.51	\$28,380			\$28,380	2008-0321	
02/25/2008	Ridgely	Chilson	Lake Creek	1	\$ 225,000	75.00	70.47	\$3,000.00	\$ 3,192.85	79.78	\$65,100			\$65,100	2008-0369	family
02/26/2008	Carlson	Wells	Sherman	24	\$ 490,000	116.84	111.89	\$4,193.77	\$ 4,379.30	73.82	\$95,820			\$95,820	2008-0306	estate
02/26/2008	Meyer	Ausborn	Williams	34	\$ 172,000	40.00	36.69	\$4,300.00	\$ 4,687.93	68.99	\$29,290			\$29,290	2008-0367	split
02/26/2008	Meyer	Ausborn	Williams	34	\$ 172,000	40.00	39.50	\$4,300.00	\$ 4,354.43	75.05	\$34,300			\$34,300	2008-0365	split
02/28/2008	Hammen	Hammen	Lincoln	4	\$ 28,020	40.00	37.79	\$700.50	\$ 741.47	77.70	\$34,000		\$34,610	\$68,610	2008-0439	family,1/5 int
02/29/2008	Hinners	Voorde	Sherman	26	\$ 672,000	140.00	138.00	\$4,800.00	\$ 4,869.57	73.44	\$117,530			\$117,530	2008-0326	
02/29/2008	Wuebker	Hildreth	Center	6	\$ 556,250	128.22	123.64	\$4,338.25	\$ 4,498.95	78.02	\$111,690			\$111,690	2008-0330	
03/03/2008	Bachman	Macke	Calhoun	4	\$ 338,000	65.08	62.38	\$5,193.61	\$ 5,418.40	80.34	\$58,000			\$58,000	2008-0388	
03/03/2008	Irwin	Brown	Center	22	\$ 194,400	48.10	47.65	\$4,041.58	\$ 4,079.75	81.30	\$44,800			\$44,800	2008-0385	
03/03/2008	H A & D	Brown	Center	14	\$ 329,175	76.97	75.25	\$4,276.67	\$ 4,374.42	81.03	\$70,590			\$70,590	2008-0348	
03/04/2008	Hildreth	Kinney	Logan	18	\$ 40,000	10.00	10.00	\$4,000.00	\$ 4,000.00	77.24	\$8,940			\$8,940	2008-0356	
03/11/2008	Block	Block	Elm Grove	13	\$ 15,000	3.76	3.25	\$3,989.36	\$ 4,615.38	83.20	\$3,130			\$3,130	2008-0435	family, split
03/13/2008	Courter	Nelson	Butler	29	\$ 192,000	80.00	76.04	\$2,400.00	\$ 2,524.99	76.17	\$67,020			\$67,020	2008-0490	1/2 interest
03/18/2008	Collins	Johnson	Cedar	16	\$ 682,880	194.00	176.38	\$3,520.00	\$ 3,871.64	74.29	\$151,780			\$151,780	2008-0644	from a trust
03/21/2008	Stuart	Stuart	Butler	14	\$ 78,000	17.76	17.57	\$4,391.89	\$ 4,439.39	80.28	\$16,330			\$16,330	2008-0547	family
03/21/2008	Stuart	Stuart	Butler	23	\$ 78,000	22.17	21.91	\$3,518.27	\$ 3,560.02	66.99	\$17,050			\$17,050	2008-0548	family
03/26/2008	Prestage	Williams	Garfield	25	\$ 13,000	4.00	3.37	\$3,250.00	\$ 3,857.57	80.18	\$3,130			\$3,130	2008-0722A	1/2 int, split
03/31/2008	Wetter	Good	Logan	12	\$ 702,000	160.00	154.99	\$4,387.50	\$ 4,529.32	76.78	\$137,900			\$137,900	2008-0590	estate
04/02/2008	Rosendahl	Quade	Greenfield	2	\$ 72,000	77.78	73.85	\$925.69	\$ 974.95	72.24	\$61,940			\$61,940	2008-0692	family, 1/4 int
04/03/2008	Carlson	Owen	Elm Grove	9	\$ 752,000	160.00	155.61	\$4,700.00	\$ 4,832.59	75.13	\$135,980	\$1,750	\$55,470	\$193,200	2008-0612	
04/04/2008	Carlson	Wagner	Logan	4	\$ 295,185	53.11	52.11	\$5,557.99	\$ 5,664.65	83.02	\$50,050			\$50,050	2008-0622	
04/10/2008	Keiser	Keiser	Garfield	5	\$ 268,900	86.77	83.56	\$3,099.00	\$ 3,218.05	76.33	\$73,890			\$73,890	2008-0624	family
04/28/2008	Pudenz	Holmes	Jackson	31	\$ 43,520	10.88	10.45	\$4,000.00	\$ 4,164.59	85.93	\$10,390			\$10,390	2008-0744	split
05/14/2008	Renze	Renze	Elm Grove	30	\$ 300,000	93.53	89.29	\$3,207.53	\$ 3,359.84	81.87	\$84,580			\$84,580	2008-0858	family, 1/2 int
05/19/2008	Bride	Bruns et al	Butler	1	\$ 423,000	92.26	89.02	\$4,584.87	\$ 4,751.74	77.53	\$79,850			\$79,850	2008-1216,18	
05/20/2008	Pudenz	Pudenz	Jackson	31	\$ 103,125	41.25	39.23	\$2,500.00	\$ 2,628.73	78.74	\$35,740	\$440		\$36,180	2008-0877	family
06/06/2008	Hammen	Moeller	Greenfield	20	\$ 67,000		3.61			84.43	\$3,530	\$4,130	\$31,920	\$39,580	2008-0991	split
06/13/2008	Schleisman	Elk Run Inc	Jackson	35	\$ 589,500	131.00	129.54	\$4,500.00	\$ 4,550.72	80.00	\$119,910			\$119,910	2008-1033	family contract
06/30/2008	Macke	McCaulley	Elm Grove	28	\$ 329,600	104.00	95.93	\$3,169.23	\$ 3,435.84	66.30	\$73,770			\$73,770	2008-1093	
06/30/2008	Hildreth	Kirby	Union	11	\$ 178,800	31.90	30.47	\$5,605.02	\$ 5,868.07	82.74	\$29,180			\$29,180	2008-1112	
07/23/2008	Decker	Baskerville	Butler	34	\$ 529,320	106.33	100.96	\$4,978.09	\$ 5,242.87	82.20	\$96,020			\$96,020	2008-1297	

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07/23/2008	FMP IV LLP	Higgins	Williams	3	\$ 24,720	4.12	3.86	\$6,000.00	\$ 6,404.15	82.28	\$3,680			\$3,680	2008-1463	split
07/29/2008	Gulbranson	Burley	Logan	33	\$ 33,400	6.09	5.80	\$5,484.40	\$ 5,758.62	86.38	\$5,800			\$5,800	2008-1414	split/family
07/31/2008	Poen	Sievers	Calhoun	8	\$ 284,160	35.52	34.34	\$8,000.00	\$ 8,274.90	83.02	\$32,990			\$32,990	2008-1356	adjacent land
08/01/2008	Thompson	Zimmerman	Center	6	\$ 80,000		3.25			80.34	\$3,020	\$1,130	\$49,860	\$54,010	2008-1383	split
08/01/2008	Meyer	Hutchinson	Garfield	8	\$ 57,000		6.75			85.50	\$6,680	\$1,450	\$18,190	\$26,320	2008-1385	split
08/07/2008	Dischler	Nelson	Center	36	\$ 842,400	160.00	155.58	\$5,265.00	\$ 5,414.58	82.48	\$148,490			\$148,490	2008-1394	
08/15/2008	Bleam	Mueller	Lincoln	15	\$ 260,000	41.27	39.52			79.68	\$36,430	\$19,300	\$116,540	\$172,270	2008-1457	
08/19/2008	Ludwig	Bawden	Lake Creek	21	\$ 1,200,000	232.45	222.04	\$5,162.40	\$ 5,404.43	83.05	\$213,360			\$213,360	2008-1464	split
08/20/2008	Finley	Willis	Jackson	23	\$ 190,000	80.00	72.14	\$2,375.00	\$ 2,633.77	44.05	\$36,780			\$36,780	2008-1530	
08/28/2008	Strutzenberg	Wendt	Center	5	\$ 490,750	98.15	97.52	\$5,000.00	\$ 5,032.30	76.24	\$86,030			\$86,030	2008-1513	estate
09/09/2008	Dillon	Blaas	Greenfield	31	\$ 1,012,024	194.62	181.09	\$5,200.00	\$ 5,588.51	76.93	\$161,200			\$161,200	2008-1647	
09/17/2008	Hepp	Hutchinson	Garfield	8	\$ 344,745	153.22	149.25	\$2,250.00	\$ 2,309.85	75.70	\$130,720			\$130,720	2008-1709	1/2 int, family
09/25/2008	City Pomeroy	Ulrich	Sherman	6	\$ 80,000	15.47	15.47	\$5,171.30	\$ 5,171.30	68.23	\$12,210			\$12,210	2008-1734	to exempt
09/26/2008	Vincent	Deuel Et Al	Jackson	24	\$ 494,336	77.24	76.06	\$6,400.00	\$ 6,499.29	82.20	\$72,340			\$72,340	2008-2164	
09/26/2008	Davis	Deuel Et Al	Jackson	24	\$ 280,000	40.00	38.48	\$7,000.00	\$ 7,276.51	81.12	\$35,820			\$35,820	2008-2162	
09/29/2008	Melody	Deuel	Jackson	24	\$ 109,000		2.52				\$2,360	\$350	\$53,680	\$56,390	2008-1947	split
09/30/2008	Klocke	Klocke	Logan	18	\$ 400,000	180.00	172.62	\$2,222.22	\$ 2,317.23	74.80	\$149,410			\$149,410	2008-2043	family
10/09/2008	Albright	Albinger	Garfield	7	\$ 256,891	48.47	47.25	\$5,300.00	\$ 5,436.85	74.20	\$40,650			\$40,650	2008-1847	adjacent land
10/10/2008	Wykoff	Wykoff	Butler	23	\$ 80,000	1.68					\$11,750		\$70,240	\$81,990	2008-1808	family
10/16/2008	Spencer	Collicott	Logan	21-22	\$ 228,000	162.00	157.63	\$1,407.41	\$ 1,446.43	80.57	\$146,960	\$550		\$147,510	2008-1853	3/8 int
10/23/2008	WCW Holdings	Bocken	Lincoln	33	\$ 915,000	160.00	154.68	\$5,718.75	\$ 5,915.44	74.20	\$132,790			\$132,790	2008-2253&55	
10/24/2008	Duncan	Pierce	Cedar	20	\$ 300,000	66.17	63.77	\$4,533.78	\$ 4,704.41	72.53	\$53,500			\$53,500	2008-1987	
10/24/2008	Degner	Albinger	Garfield	7	\$ 58,000	10.75	9.51	\$5,395.35	\$ 6,098.84	75.21	\$7,400			\$7,400	2008-2069	
10/28/2008	Xenia	Stumpf	Cedar	12	\$ 14,497	0.23	0.23				\$210			\$210	2008-1940	split
11/04/2008	Irwin	Kibby	Union	14	\$ 356,840	81.11	76.77	\$4,399.46	\$ 4,648.17	66.95	\$59,470			\$59,470	2008-2014	
11/04/2008	Wuebker	Acklin	Center	20	\$ 144,000	30.00	29.55	\$4,800.00	\$ 4,873.10	82.17	\$28,090			\$28,090	2008-2068	adjacent land
11/05/2008	Ramthun	Jud Et Al	Greenfield	2	\$ 389,427	72.79	72.15	\$5,350.00	\$ 5,397.46	76.06	\$63,500			\$63,500	2008-2290	
11/06/2008	Tasler	Dahlmeier	Greenfield	34	\$ 465,000	81.84	79.16	\$5,681.82	\$ 5,874.18	80.40	\$73,640	\$170		\$73,810	2008-2388/89	from estate
11/07/2008	Moline	Manson Econ	Lincoln	6	\$ 235,650	47.13	45.48	\$5,000.00	\$ 5,181.40	79.30	\$41,420			\$41,420	2008-2001	adjacent land
11/19/2008	Bean	Morley	Elm Grove	1	\$ 74,000		6.68				\$6,760	\$3,290	\$24,120	\$34,170	2008-2092	
11/21/2008	Burke	Birkey	Butler	6	\$ 288,000	79.10	76.29	\$3,640.96	\$ 3,775.07	66.34	\$58,560			\$58,560	2008-2378	
11/22/2008	Wetter	Chestnut EtAl	Cedar	6	\$ 224,000	40.00	36.99	\$5,600.00	\$ 6,055.69	84.14	\$36,010			\$36,010	2008-2154	
11/24/2008	Wikert	Malliet	Greenfield	26	\$ 960,000	160.00	158.00	\$6,000.00	\$ 6,075.95	81.44	\$148,890	\$270		\$149,160	2008-2238	
11/25/2008	Peterson	Emmeck	Twin Lakes	36	\$ 104,000	20.00	19.00	\$5,200.00	\$ 5,473.68	82.13	\$17,600			\$17,600	2008-2316	
11/25/2008	Knisley	Emmeck	Logan	7	\$ 670,140	148.92	147.19	\$4,500.00	\$ 4,552.89	75.79	\$129,060			\$129,060	2008-2320	from estate
11/25/2008	Peters	Stoltzfus	Lincoln	7	\$ 258,500	58.69	56.36	\$4,404.50	\$ 4,586.59	79.36	\$51,750			\$51,750	2008-2381	adjacent land
11/28/2008	Stuart	Stuart	Butler	14/23	\$ 156,000	40.00	39.22	\$3,900.00	\$ 3,977.56	73.50	\$33,410			\$33,410	2008-2141	family
12/01/2008	Baumhover	Hinners	Lake Creek	28	\$ 90,000		2.68		\$ 33,582.09		\$2,460	\$420	\$26,350	\$29,230	2008-2190	split--will go to RR in '09
12/02/2008	Wikert	Black	Logan	6	\$ 720,447	141.96	140.95	\$5,075.00	\$ 5,111.37	83.45	\$136,100			\$136,100	2008-2165	
12/02/2008	Weiss	Fistler	Center	14	\$ 416,000	80.00	75.98	\$5,200.00	\$ 5,475.13	78.74	\$69,230	\$8,750	\$63,930	\$141,910	2008-2157	
12/08/2008	Strandberg	Zimmerman	Center	6	\$ 420,262	76.50	75.61	\$5,493.62	\$ 5,558.29	73.48	\$64,280			\$64,280	2008-2230	
12/08/2008	Strandberg	Zimmerman	Center	6	\$ 429,738	80.00	76.79	\$5,371.73	\$ 5,596.28	79.74	\$70,840			\$70,840	2008-2231	
12/09/2008	Glasnapp	Bunz Et Al	Elm Grove	7	\$ 518,728	97.35	92.56	\$5,328.48	\$ 5,604.24	79.40	\$85,030			\$85,030	2008-2297	
12/12/2008	Hiler	Conard	Lake Creek	10	\$ 950,000	200.00	197.00	\$4,750.00	\$ 4,822.34	72.15	\$164,440			\$164,440	2008-2250	adjacent land
12/18/2008	Decker	Flaherty	Lake Creek	23	\$ 216,930	39.00	35.58	\$5,562.31	\$ 6,096.96	83.83	\$34,510			\$34,510	2008-2296	
12/19/2008	Gutshall	Gutshall	Reading	13	\$ 320,000	80.00	77.00	\$4,000.00	\$ 4,155.84	81.02	\$72,180			\$72,180	2009-0018	family
12/22/2008	Hecht	Berkler	Garfield	17	\$ 384,000	96.00	95.00	\$4,000.00	\$ 4,102.11	66.87	\$73,490	\$730	\$22,840	\$97,060	2008-2359	
12/22/2008	Sullivan	Ketelsen	Greenfield	2	\$ 381,113	78.58	74.59	\$4,850.00	\$ 5,109.44	77.06	\$66,510			\$66,510	2008-2374	
12/22/2008	Hansen	Lang	Lincoln	2,4	\$ 1,049,235	195.71	190.84	\$5,361.17	\$ 5,497.98	77.20	\$170,460			\$170,460	2008-2324	
12/23/2008	Reynolds	Wilson	Logan	20	\$ 514,800	120.00	116.21	\$4,290.00	\$ 4,429.91	82.20	\$110,520			\$110,520	2008-2354	
12/24/2008	Calmer	Sullivan	Sherman	2	\$ 177,510	36.60	36.18	\$4,850.00	\$ 4,906.30	77.62	\$32,490			\$32,490	2008-2375	exchange or trade
12/26/2008	Bauer Et Al	Renze	Butler	7	\$ 440,700	156.04	152.07	\$2,824.28	\$ 2,898.01	76.00	\$133,660			\$133,660	2008-2369	1/2 int
12/26/2008	Bauer Et Al	Renze	Butler	7	\$ 440,700	156.04	152.07	\$2,824.28	\$ 2,898.01	76.00	\$133,660			\$133,660	2008-2368	1/2 int

