

COTEAU LAND COMPANY, LLC



Call Gordon Nielsen(605) 742-0416

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PO Box 86

Sisseton, South Dakota 57262

Go to www.coteauland.com for more details

FARM LAND FOR SALE

Sisseton Township & Bossko Township, Roberts County

982 acres +/- of Roberts County real estate for sale. 826.3 +/- tillable; 87.39 +/- in CRP - contract expires in 2013; 36.2 +/- pasture; 33 +/- hay. Land to be sold in three (3) tracts. Good quality farm land! Property is located North and West of Sisseton, South Dakota.

Tract 1 : Lots 1 & 2; S1/2NE1/4 of Section 6-126-51, Sisseton, Twp., Roberts
(156 acres +/-) County, South Dakota

Tract 2: Lots 1 and 2, E1/2NW1/4; W1/2NE1/4 of 7-126-51, Sisseton Twp.,
(227 acres +/-) Roberts County, South Dakota

Tract 3: SW1/4SW1/4 of 13-127-52; SE1/4SE1/4 of 14-127-52; and S1/2NW1/4,
(240 acres +/-) N1/2SW1/4 of 24-127-52, Bossko Twp. , Roberts County, South Dakota

Tract 4: E1/2SE1/4; NW1/4SE1/4; N1/2NW1/4, and NE1/4 of 23-127-52,
(360 acres +/-) Bossko Twp., Roberts County, South Dakota

SALE FORMAT: Preliminary written bids will be accepted by Coteau Land Company, LLC, 520 2nd Avenue East, PO Box 86, Sisseton, South Dakota, until 4:00 o'clock p.m. on October 11, 2012. The top bidders will be invited to attend a private bidders meeting to raise their bids. The private bidders meeting will be held at Delaney, Nielsen & Sannes, P.C. law offices, 520 2nd Ave. E., Sisseton, South Dakota on October 18, 2012. Seller reserves the right to invite additional bidders. Any additional terms and conditions of sale shall be announced at the time of bidders meeting and such terms and conditions shall take precedence over this written notice. Seller reserves the right to reject any or all bids and to waive any irregularities in the proceedings.

The information contained herein and in any advertisement has been given to us by the Roberts County Assessor, Roberts County Register of Deeds and Roberts County Treasurer and is believed by the Seller and its agents to be true. Nonetheless, it is your responsibility as Buyer to research all information to your own satisfaction