

280.57 +/- ACRE LAND AUCTION

PRIME CORN & SOYBEAN FARMS HALF MILE APART IN SPRING CREEK TWP., MOODY CO., SD

TRACT 1 – 167.38 +/- ACRES / TRACT 2 – 113.19 +/- ACRES

As we are conducting a like kind exchange we have decided to sell these prime farms at public auction. Tract 1 is located from Elkton, SD, 3 miles west on Hwy. 13 & 4.5 miles south on 483rd Ave. Or from Flandreau, 9 miles north on Hwy. 13 & 2.5 miles east on 221st St to Tract 1. Tract 2 is 1 mile north of Tract 1 on 483rd Ave.

THURSDAY, December 11th, 2025 at 10:00 A.M.

Auctioneers' Note: This sale presents an outstanding opportunity to purchase one or two high quality row crop farms located within close proximity to Elkton & Flandreau, SD. Situated near the Moody/Brookings County line, the two farms are less than 1 mile apart. Both farms represent highly tillable and highly productive land, with fall field work and fertilizer applications already made, ready for you to farm this upcoming year. Both farms benefit from annual fertilizer applications of approx. 18,000 – 20,000 gal. per acre. ***Don't miss this outstanding land offering!***

Tract 1: 167.38 +/- Acres: This prime and all-tillable farm boasts a high soil rating of 86.3 per Surety AgriData, with strong soils well represented by Grovena Loam. The tract also carries an NCCPI rating of 66.4, reflecting excellent productivity for row crops. According to the FSA Office, the farm shows to be almost all tillable with 165.58 Cropland Acres. The farm also is enhanced by drain tile that is present on the farm, along with receiving high caliber nutrients and fertilizer applications made annually in the spring and fall. The fall field work has been completed, and the fall fertilizer application has been made, which is included with the farm for the new buyer.

Description: 167.38 +/- Acres in W ½, Sec. 12 Exc. Building Site, T-108-N, R-48-W, Spring Creek Twp., Moody Co., SD

Tract 2: 113.19 +/- Acres: This high quality and predominantly tillable farm consists of 97.36 +/- cropland acres, per the FSA office, and includes approximately 21,000 of drain tile. The farm has a high soil rating of 81.5 on the cropland acres, with a weighted soil rating on 73.8 on the entire farm and is primarily comprised of Class I Doland-Bonilla Loams. The balance of the farm consists of 10 +/- grassland acres with lush grass and a natural fed dugout. The farm is located less than 1 mile north of Tract 1 and has benefited from receiving high caliber nutrients and fertilizer applications made annually in the spring and fall. The fall field work has been completed, and the fall fertilizer application has been made, which is included with the farm for the new buyer.

Description: 113.19 +/- Acres Exc. Acreage in NW ¼ of Sec. 1, T-108-N, R-48-W, Spring Creek Twp., Moody Co., SD

For additional information, go to our website www.burlagepeterson.com or contact Auctioneers.

MAKE PLANS TO ATTEND THIS AUCTION AND COME PREPARED TO BUY.

TERMS: 10% non-refundable earnest money deposit due day of sale; balance due on or before January 21st, 2026. Closing fees split 50/50 between buyer & sellers. The buyers will receive possession at closing for the upcoming 2026 crop year. Early access may be granted with permission from the seller. The auctioneers represent the sellers.

GOLDEN DAKOTA FARMS, LLC – OWNERS

LAND BROKERAGE FIRM & AUCTIONEERS

Burlage Peterson Auctioneers & Realtors, LLC

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