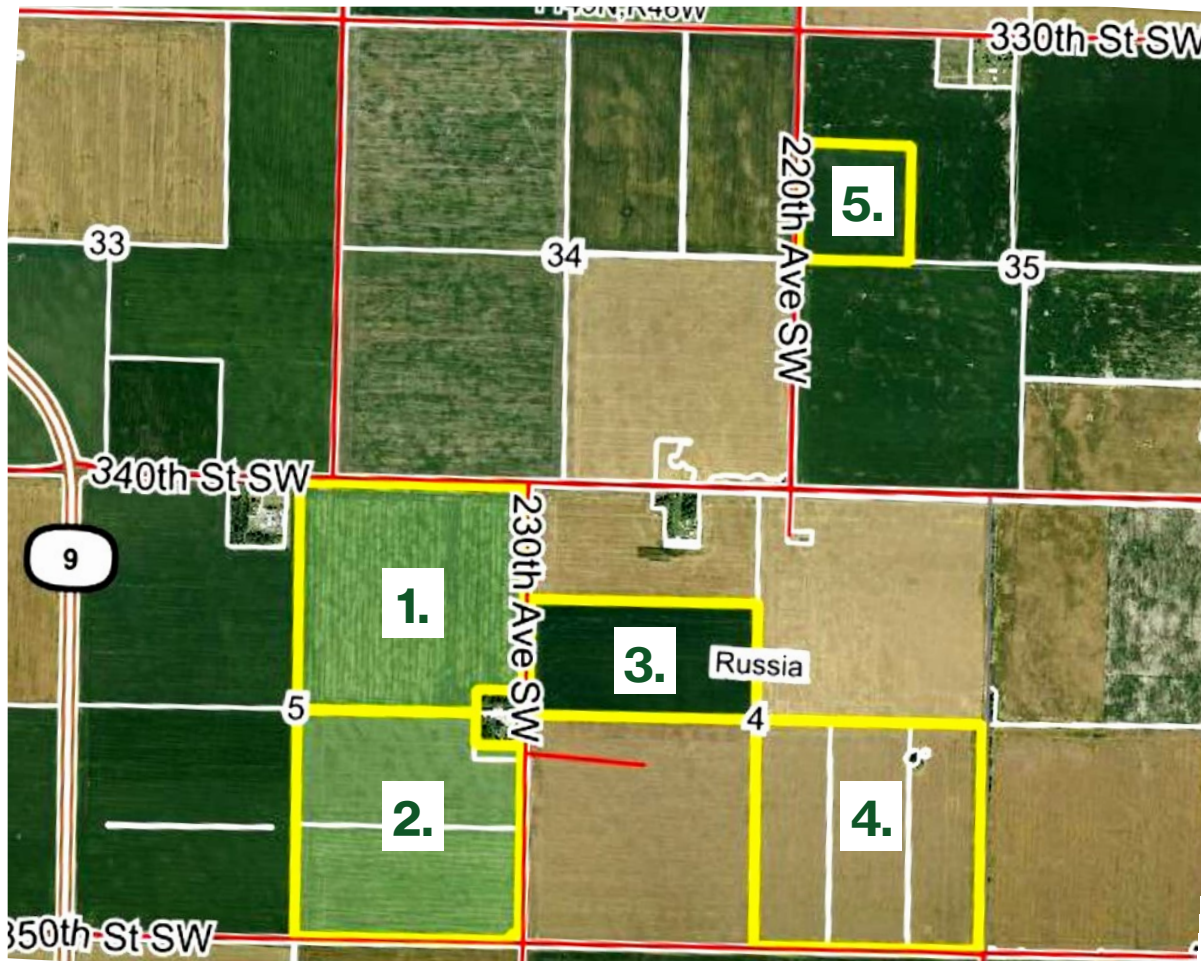


Farmland For Lease

Russia & Fairfax Townships

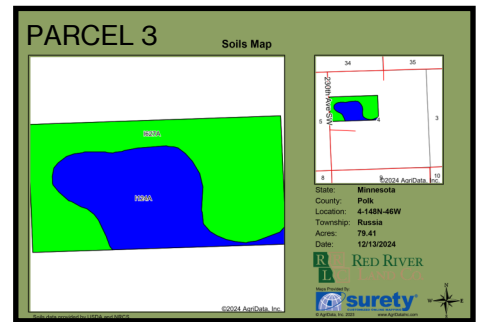
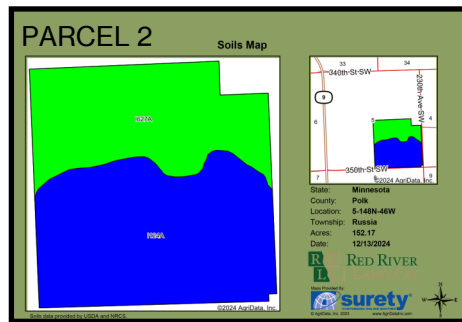
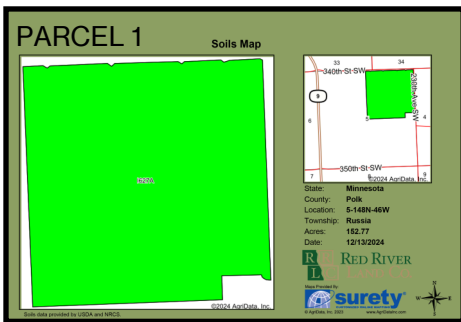
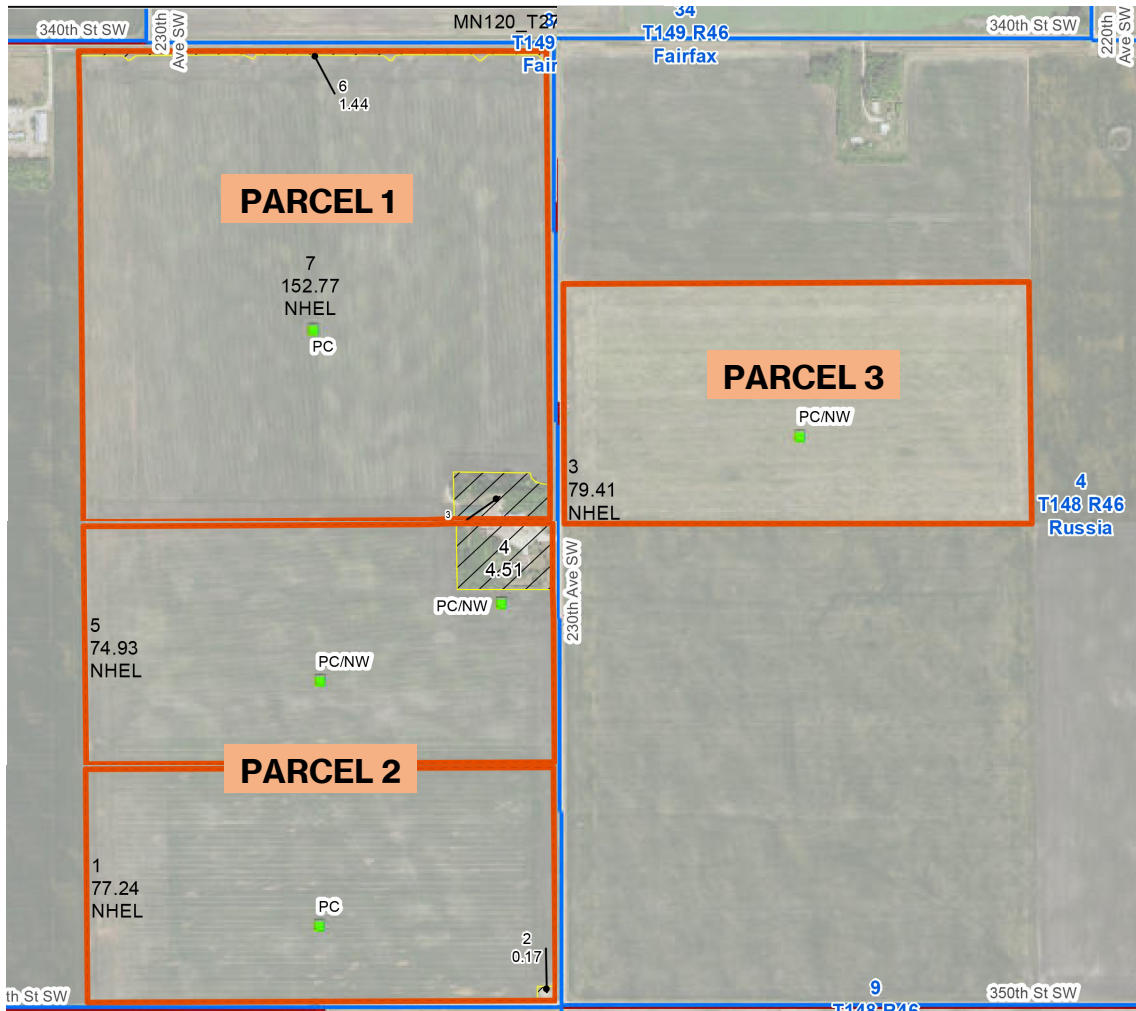
Polk County, MN



579.6 Tillable Acres Offered in 5 Parcels | Average PI of 91.2

Property Located 8 Miles Southeast of Crookston, MN

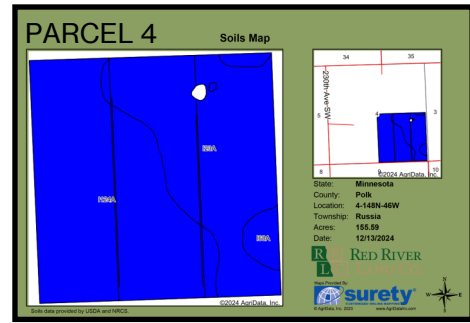
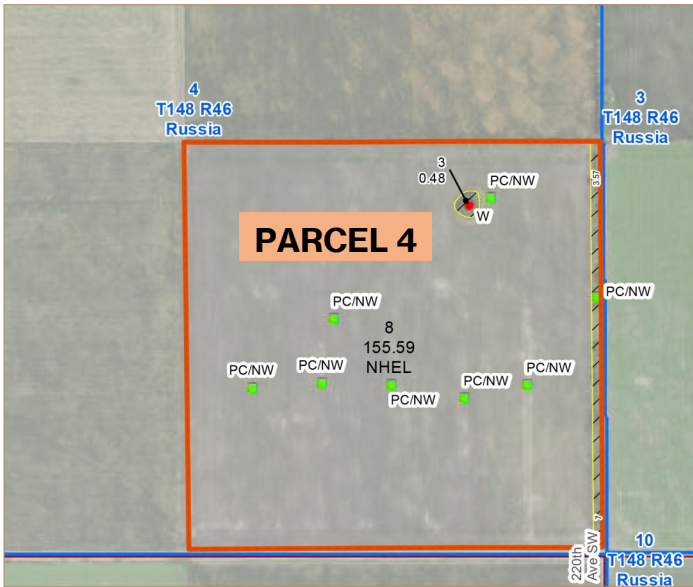
Term of Lease Agreement: Crop Years 2025, 2026 and 2027



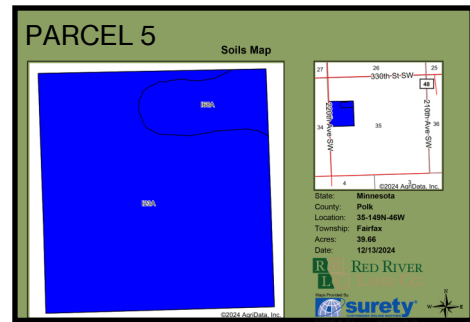
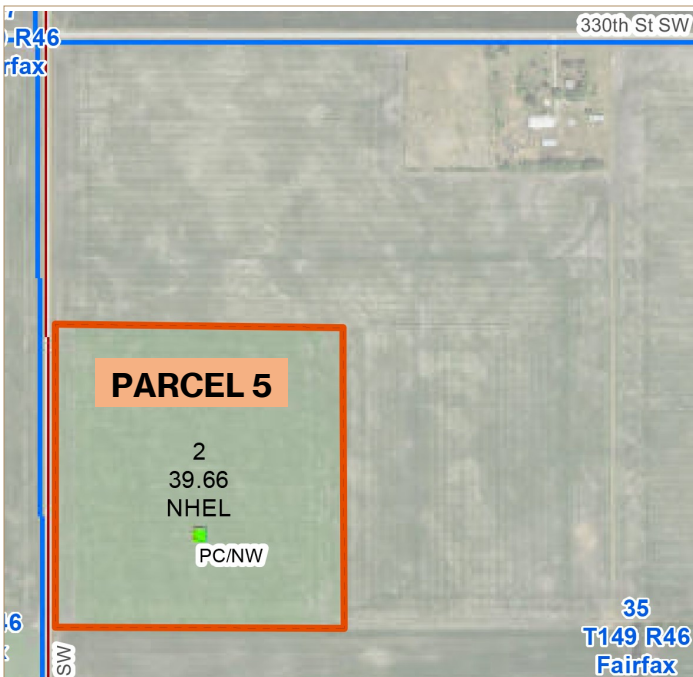
PARCEL 1
Legal Description:
 NE1/4 5-T148N-R46W
Tillable Acres: 152.77
PI: 93
Crop History:
 2024 Soybeans
 2023 Sugar beets
 2022 Wheat

PARCEL 2
Legal Description:
 SE1/4 5-T148N-R46W
Tillable Acres: 152.17
PI: 91.2
Crop History:
 2024 Soybeans
 2023 Sugar beets & Sunflowers
 2022 Wheat

PARCEL 3
Legal Description:
 S1/2NW1/4 4-T148N-R46W
Tillable Acres: 79.41
PI: 91.8
Crop History:
 2024 Wheat
 2023 Soybeans
 2022 Sunflowers



PARCEL 4
Legal Description:
SE1/4 4-T148N-R46W
Tillable Acres: 155.59
PI: 89.5
Crop History:
 2024 Sugar beets
 2023 Wheat
 2022 Sunflowers



PARCEL 5
Legal Description:
SW1/4NW1/4 35-T149N-R46W
Tillable Acres: 39.66
PI: 89
Crop History:
 2024 Wheat
 2023 Soybeans
 2022 Sunflowers

Location Map

3100 S Columbia Rd, Suite 300
Grand Forks, ND 58201



Chris Griffin

Cell: 218-779-1064
chris@redriverlandco.com

Nick Skjerven

Cell: 218-791-5002
nick@redriverlandco.com

John Botsford

Cell: 701-213-6691
john@redriverlandco.com

Real Estate Sales • Beet Stock Sales • Farm Management

NOTE: Red River Land Company assembles information from sources considered reliable but does not guarantee accuracy. Each prospective buyer should conduct their own due diligence concerning the property.

www.redriverlandco.com | Office: 701-757-1888 | Fax: 701-566-8760

BID FORM
BAATZ FAMILY FARM
FOR CASH RENT
RUSSIA & FAIRFAX TOWNSHIPS | CROOKSTON, MN

Bids can be made on any or all parcels.

I/We hereby offer the following amount for the parcel(s) listed below on a three-year lease term (2025 - 2027):

PARCEL 1 Bid Amount: \$ _____ per tillable acre [152.77 Tillable Acres]

PARCEL 2 Bid Amount: \$ _____ per tillable acre [152.17 Tillable Acres]

PARCEL 3 Bid Amount: \$ _____ per tillable acre [79.41 Tillable Acres]

PARCEL 4 Bid Amount: \$ _____ per tillable acre [155.59 Tillable Acres]

PARCEL 5 Bid Amount: \$ _____ per tillable acre [39.66 Tillable Acres]

Signature _____
Date

Print Name: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Telephone Number(s): _____ Cell Number: _____

Email address: _____

Return no later than 12:00 noon on Friday, January 31, 2025

Via mail, fax, or email to:

Nick Skjerven

Red River Land Company | Bremer Bank Building

3100 S Columbia Rd, Ste 300 | Grand Forks, ND 58201-6062

Phone: 701-757-1888 | Fax: 701-566-8760

nick@redriverlandco.com

PLEASE CALL 701-757-1888 TO VERIFY OUR RECEIPT OF YOUR BID FORM



TERMS OF LEASE

Baatz Family Farm

Crookston, Minnesota

The Baatz Family through Red River Land Company are receiving written bids to enter into a Tenant/Landlord relationship for three years for the following described property located Southeast of Crookston, Minnesota:

LENGTH OF LEASE AGREEMENT: Crop years 2025, 2026 and 2027.

WRITTEN BIDS: Bids should be completed on the attached form and submitted to Red River Land Company along with any information regarding your farming operation, financial stability and farming practices you wish to include. Bids are on a per parcel basis.

PAYMENT TERMS: All cash rent payments will be payable to the “Baatz Farm Management Agency” and will be due on March 15 of each year. Proposals should be submitted based on dollars per tillable acre.

CONSIDERATIONS:

- While price will be a significant factor, it will not be the only criteria to award the final rental agreement.
- Applicants should have a successful farming operation and wish to develop a long-term relationship.
- Demonstration or proof of financial stability will be considered.
- Farming practices, including typical rotations and crops raised, should be included in your proposal.
- Information regarding your capacity to handle the additional land may be included in your proposal.
- Stewardship of the land, farming practices, adequacy of equipment, capacity and resources may all be factors in determining the successful applicants.

TIME FRAME: All bids must be received no later than 12:00 noon on Friday, January 31, 2025 at Red River Land Company, 3100 S Columbia Rd, Ste 300, Grand Forks, ND 58201.

QUESTIONS: Please direct all inquiries to Chris Griffin or Nick Skjerven at 701-757-1888.