

Kevin & Crystal Groote, Velda Groote, & Jean Hemmen Farms Sealed Bid Auction Form

Bids are due to Iowa Land Management & Real Estate on or before:

September 1, 2025 at 5:00pm

Address: 415 A Ave Vinton, Iowa 52349

Tract 1 – FSA Tract 2791

- Total Amount Bid for Tract 1: \$_____ total

Tract 2 – “West ½” FSA Tract 9524

- Total Amount Bid for Tract 2: \$_____ total

Tract 3 – “East ½” FSA Tract 9524

- Total Amount Bid for Tract 3: \$_____ total

Tract 4 – FSA Tract 10225

- Total Amount Bid for Tract 4: \$_____ total

Tract 5 – FSA Tract 10226

- Total Amount Bid for Tract 5: \$_____ total

If you would like to bid on all tracts, please fill out the Total amount offered for each individual tract above.

- Bidder Name: _____

- Address: _____

- Phone: _____

- Email: _____

Terms of the Sale on next page

- Bid Form can be mailed to or dropped off at Iowa Land Management & Real Estate at 415 A Ave Vinton, Iowa 52349 or emailed to jeremy@iowalandco.com
- Sellers may accept, counter or reject any & all bids for any reason, including prior sale. Reserve in place.
- Please include a financial reference letter with this bid form.
- A 10% earnest money payment is required upon entering into a purchase contract. Earnest payment may be paid in the form of check. Successful bidder will enter into a real estate contract and deposit with Iowa Land Management & Real Estate the required earnest payment on or before September 12, 2025. All funds will be deposited and held in the Iowa Land Management & Real Estate trust account. Bidding is not contingent on buyer financing or any other contingencies of any kind.
- Closing will occur on or before November 15, 2025. Balance of purchase price payable in cash or guaranteed check at closing. Possession will be granted to the buyer at closing subject to prior tenant's rights.
- All property is sold on an "As is, Where is" basis. No warranty or guaranty, either expressed or implied, is made by Iowa Land Management & Real Estate or seller. Sale is subject to all covenants, leases, and easements of record. Conducting inspections and due diligence is the responsibility of each bidder and at their own risk.

BIDDER'S SIGNATURE: _____ Date _____



415 A Ave Vinton, Iowa 52349
319-472-5353
www.iowalandco.com