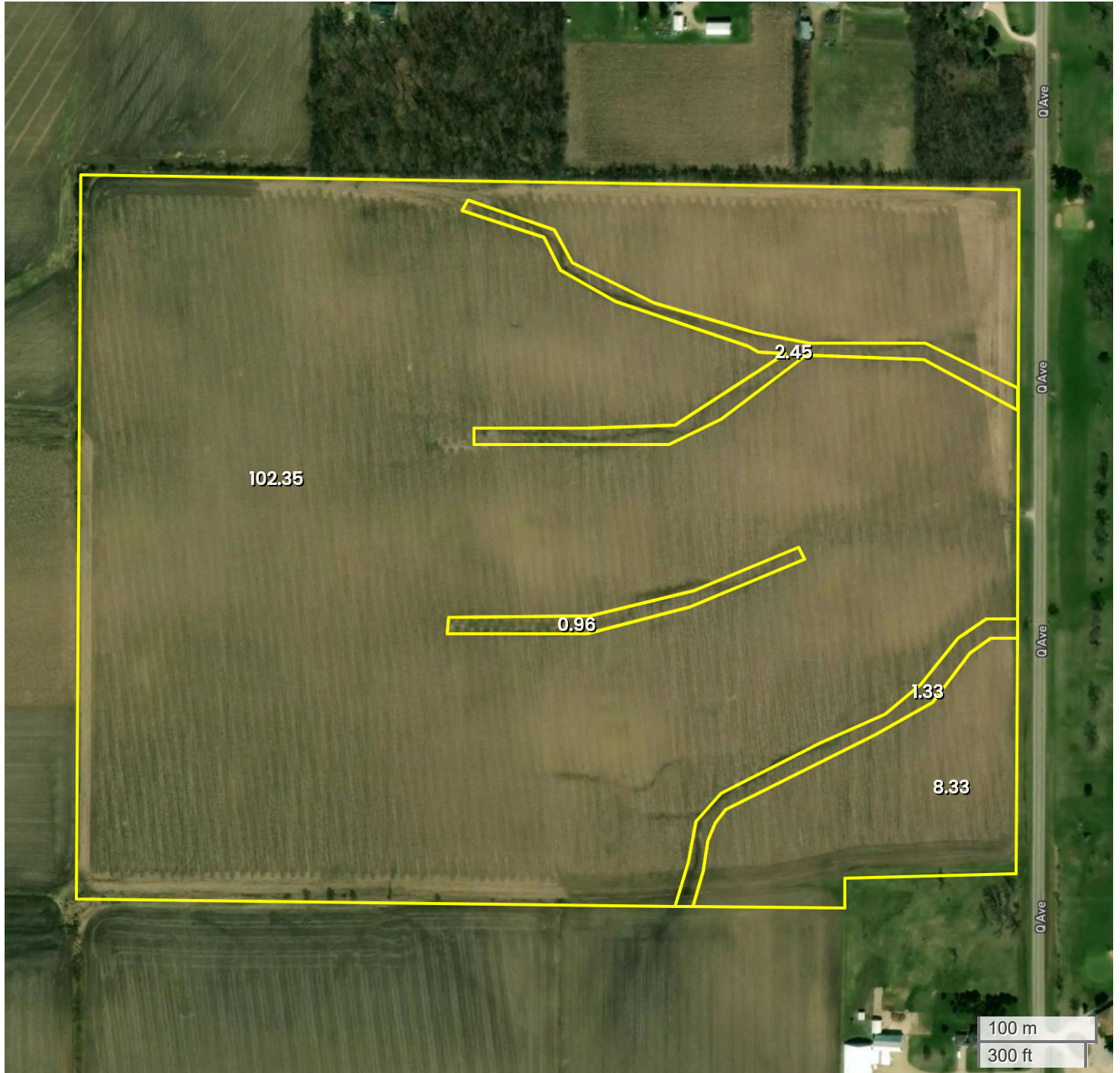




TRACT 1
AERIAL MAP



Center: 42.651858, -91.928526

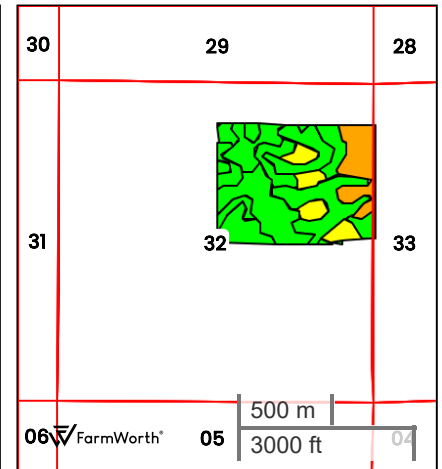
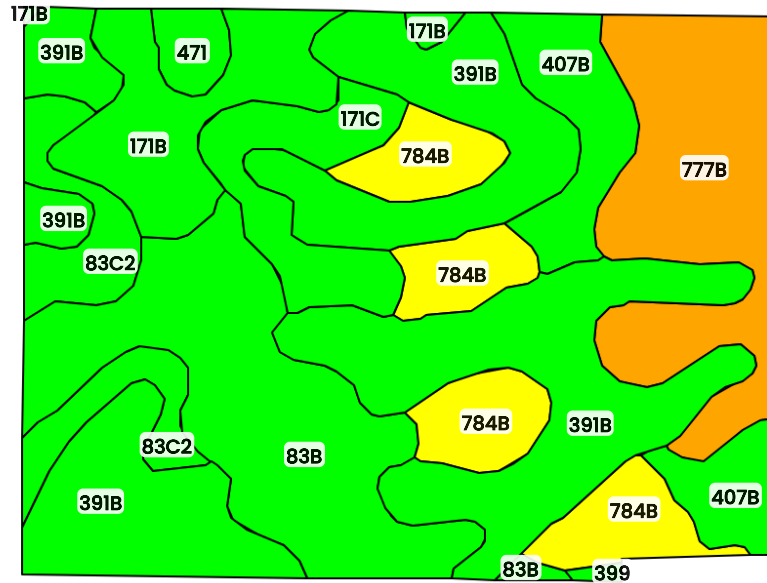
32-91N-9W
Jefferson Township
Fayette County, IA



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TRACT 1 TOTAL SOILS



County: **Fayette County, IA**
Location: **32-91N-9W**
Township: **Jefferson**
Acres: **119.22**
Date: **09/26/2025**

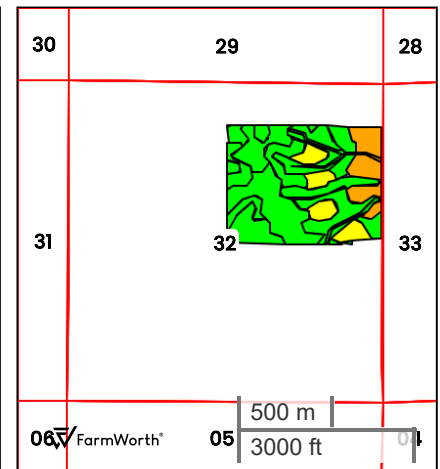


Field borders obtained from Farm Service Agency
as of 2008

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Code	Description	Acres	% of field	IA CSR2	Overall NCCPI	Soil Class (Non-Irr)	Drainage Class
391B	Clyde-Floyd complex, 1 to 4 percent slopes	39.49	33.12 %	87	89	2	Poorly drained
83B	Kenyon loam, 2 to 5 percent slopes	19.37	16.25 %	90	89	2	Moderately well drained
777B	Wapsie loam, 2 to 5 percent slopes	15.92	13.36 %	45	66	2	Well drained
784B	Riceville loam, 1 to 4 percent slopes	12.01	10.08 %	69	75	2	Somewhat poorly drained
171B	Bassett loam, 2 to 5 percent slopes	9.23	7.74 %	85	87	2	Moderately well drained
407B	Schley loam, 1 to 4 percent slopes	8.32	6.98 %	81	84	2	Somewhat poorly drained
83C2	Kenyon loam, 5 to 9 percent slopes, eroded	6.69	5.61 %	84	82	3	Moderately well drained
171C	Bassett loam, 5 to 9 percent slopes	6.37	5.34 %	80	86	3	Moderately well drained
471	Oran loam, 1 to 3 percent slopes	1.58	1.33 %	74	80	1	Somewhat poorly drained
399	Readlyn silt loam, 1 to 3 percent slopes	0.22	0.18 %	91	80	1	Somewhat poorly drained
Average:				78.8	83.3		

IA has updated the CSR values for each county to CSR2.
Soils data provided by USDA and NRCS.

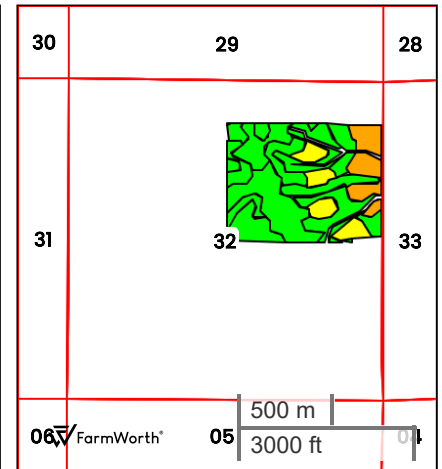
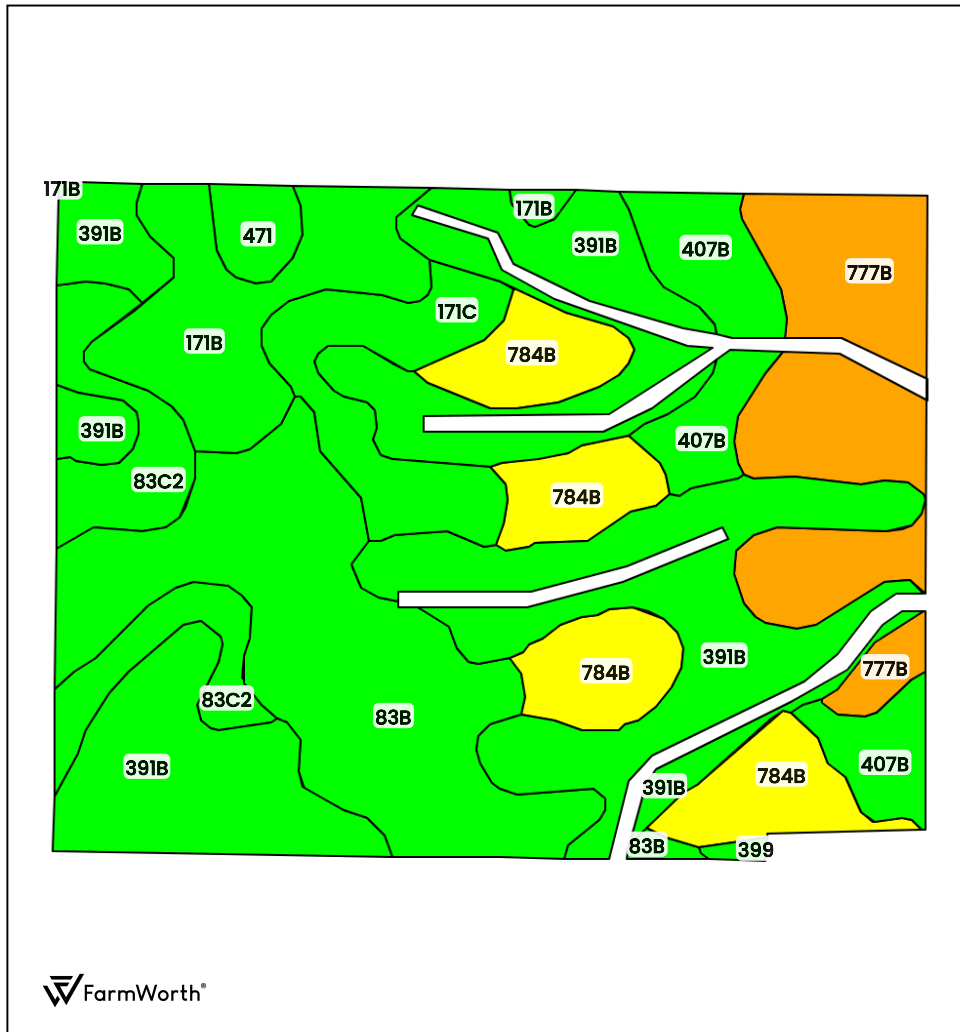


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IA has updated the CSR values for each county to CSR2.
Soils data provided by USDA and NRCS.



TRACT 1 TILLABLE SOILS



County: **Fayette County, IA**
 Location: **32-91N-9W**
 Township: **Jefferson**
 Acres: **110.68**
 Date: **09/26/2025**



Field borders obtained from Farm Service Agency as of 2008

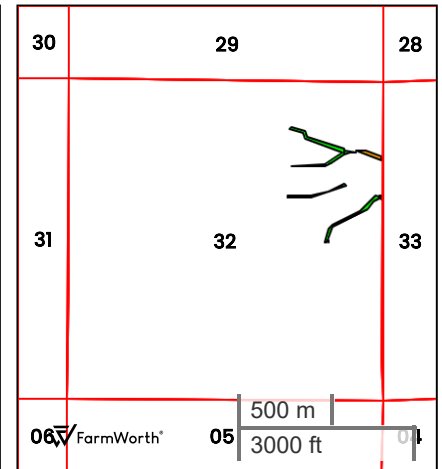
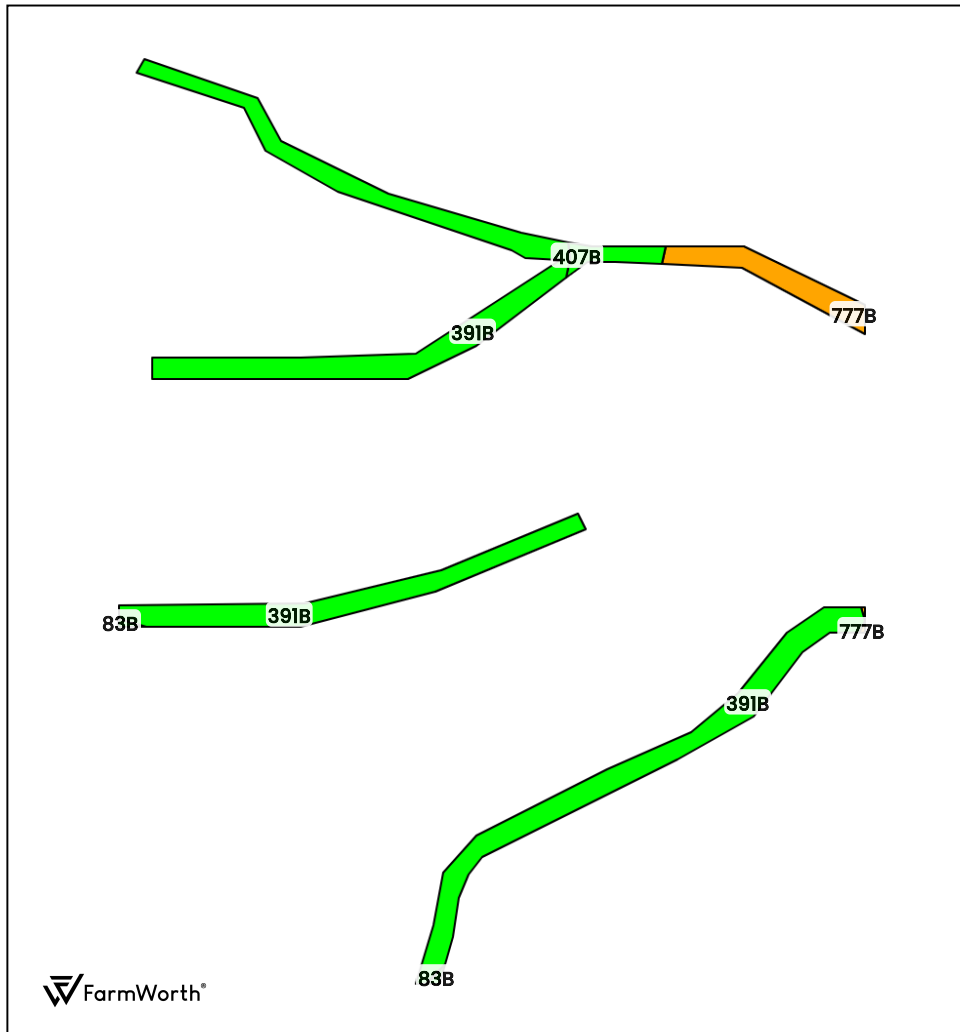
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Code	Description	Acres	% of field	IA CSR2	Overall NCCPI	Soil Class (Non-Irr)	Drainage Class
391B	Clyde-Floyd complex, 1 to 4 percent slopes	35.21	31.81 %	87	89	2	Poorly drained
83B	Kenyon loam, 2 to 5 percent slopes	19.34	17.48 %	90	89	2	Moderately well drained
777B	Wapsie loam, 2 to 5 percent slopes	13.14	11.87 %	45	66	2	Well drained
784B	Riceville loam, 1 to 4 percent slopes	12.01	10.85 %	69	75	2	Somewhat poorly drained
171B	Bassett loam, 2 to 5 percent slopes	8.92	8.06 %	85	87	2	Moderately well drained
407B	Schley loam, 1 to 4 percent slopes	7.29	6.59 %	81	84	2	Somewhat poorly drained
83C2	Kenyon loam, 5 to 9 percent slopes, eroded	6.66	6.02 %	84	82	3	Moderately well drained
171C	Bassett loam, 5 to 9 percent slopes	6.37	5.76 %	80	86	3	Moderately well drained
471	Oran loam, 1 to 3 percent slopes	1.50	1.36 %	74	80	1	Somewhat poorly drained
399	Readlyn silt loam, 1 to 3 percent slopes	0.23	0.21 %	91	80	1	Somewhat poorly drained
Average:				79.3	83.5		

IA has updated the CSR values for each county to CSR2.
 Soils data provided by USDA and NRCS.



TRACT 1
CRP SOILS



County: **Fayette County, IA**
Location: **32-91N-9W**
Township: **Jefferson**
Acres: **4.74**
Date: **09/26/2025**



Field borders obtained from Farm Service Agency
as of 2008

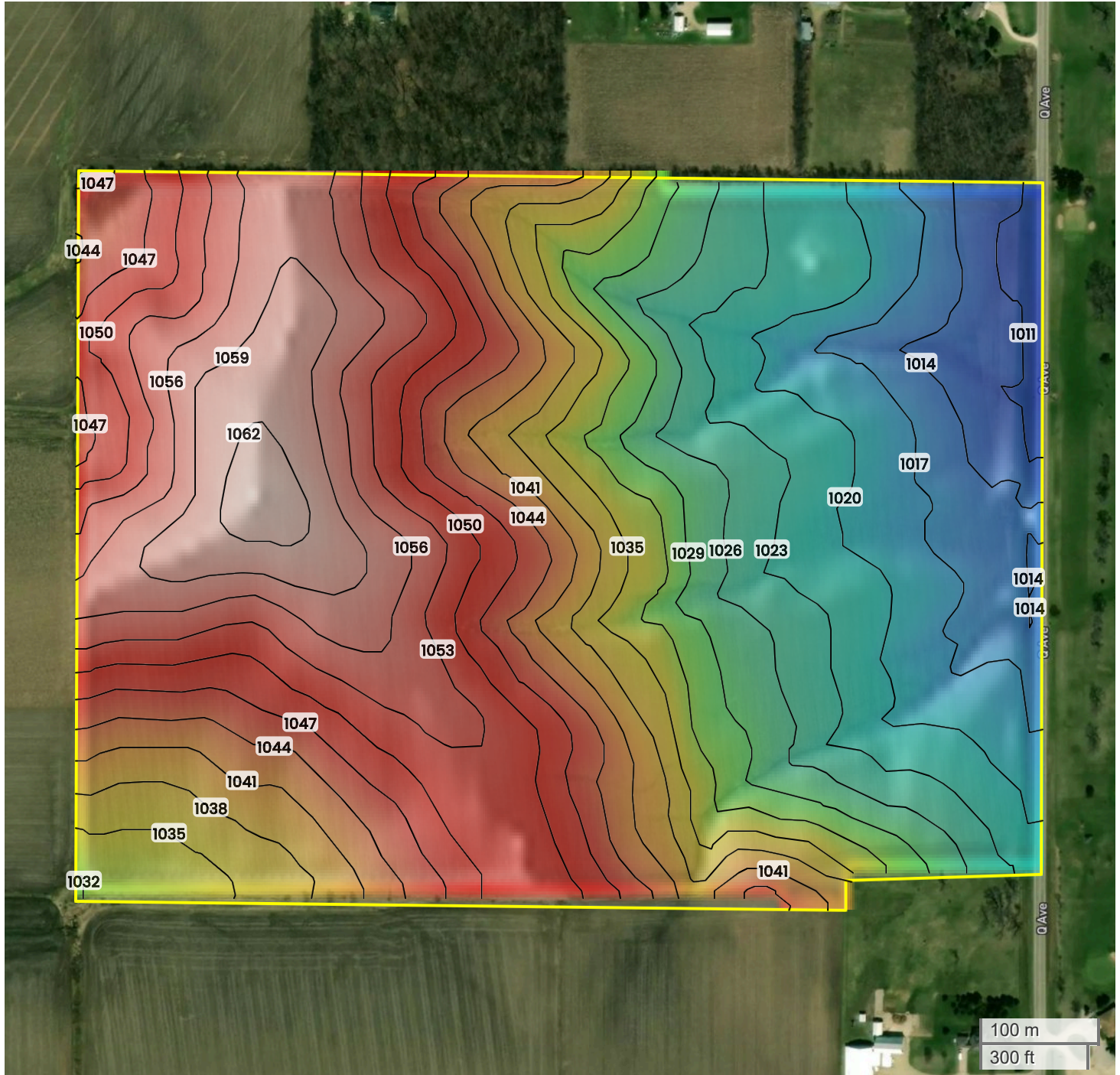
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Code	Description	Acres	% of field	IA CSR2	Overall NCCPI	Soil Class (Non-Irr)	Drainage Class
391B	Clyde-Floyd complex, 1 to 4 percent slopes	4.08	86.05 %	87	89	2	Poorly drained
777B	Wapsie loam, 2 to 5 percent slopes	0.47	9.94 %	45	66	2	Well drained
407B	Schley loam, 1 to 4 percent slopes	0.17	3.59 %	81	84	2	Somewhat poorly drained
83B	Kenyon loam, 2 to 5 percent slopes	0.02	0.42 %	90	89	2	Moderately well drained
Average:				82.6	86.5		

IA has updated the CSR values for each county to CSR2.
Soils data provided by USDA and NRCS.



TRACT 1
TOPOGRAPHY



1011 ft 1062 ft

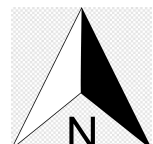


Center: 42.651877, -91.928406

32-91N-9W

Jefferson Township
Fayette County, IA

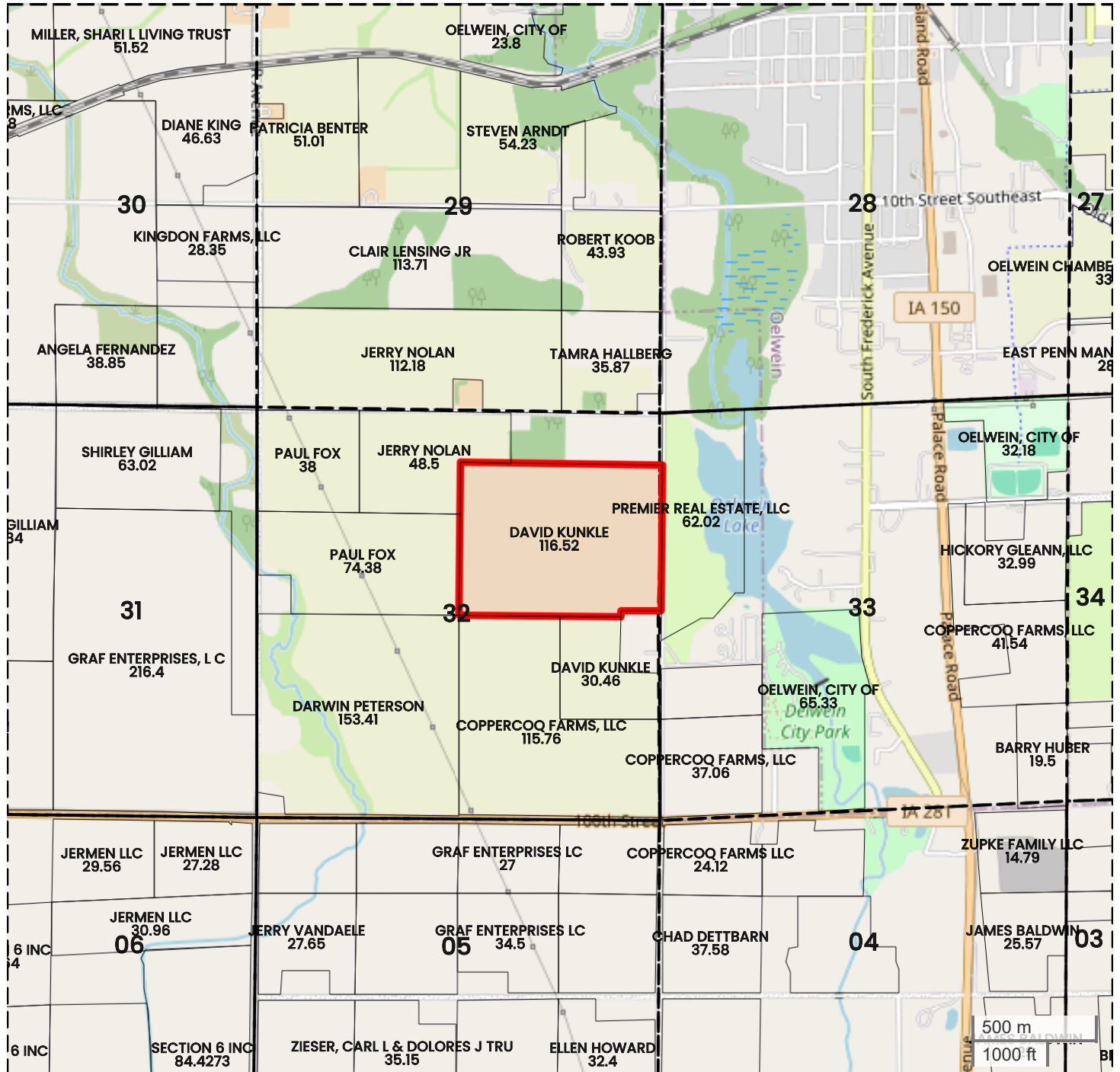
Source: USGS 10m DEM
Interval(ft): 3
Max: 1062.0 ft
Min: 1011.0 ft
Range: 51.0 ft
Average: 1036.5 ft



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TRACT 1
PLAT MAP



Center: 42.651896, -91.928439

32-91N-9W
Jefferson Township
Fayette County, IA



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TRACT 1

FLOOD HAZARDS



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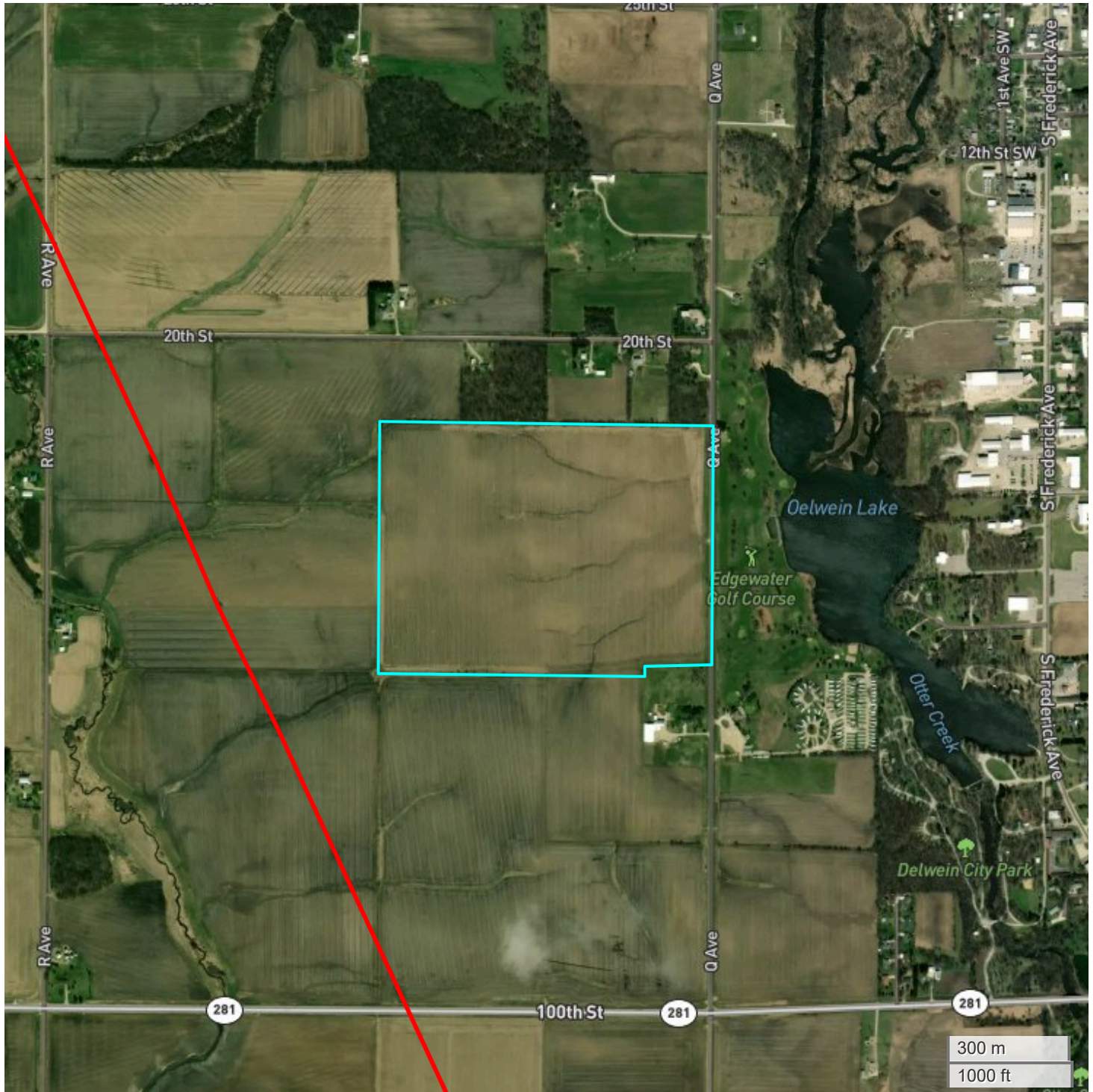
Significant Flood Hazards

-  Regulatory Floodway (Zones AE, AO, AH, VE, AR)
-  Without Base Flood Elevation (BFE), with BFE or Depth (Zones A, V, A99)



TRACT 1

ENERGY MAP



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- Transmission Lines
- Substations
- Wind Turbine
- Wind Farm
- Solar
- Oil and Gas (Active)
- Oil and Gas (Abandoned)



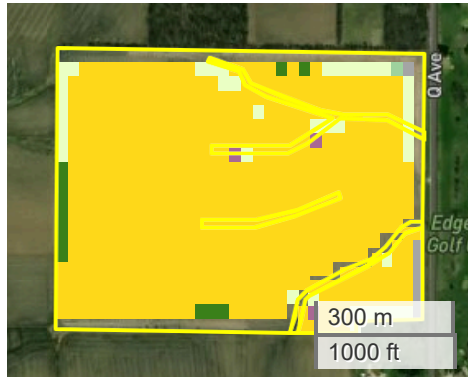
TRACT 1

CROP HISTORY

2024



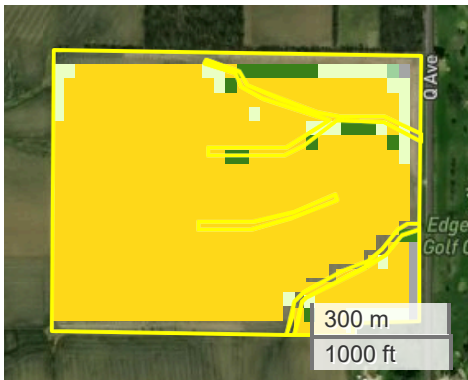
2023



2022



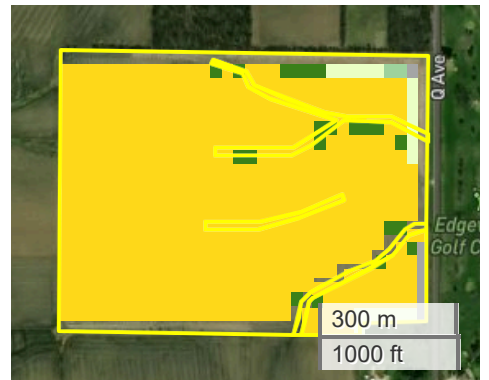
2021







2020



2019

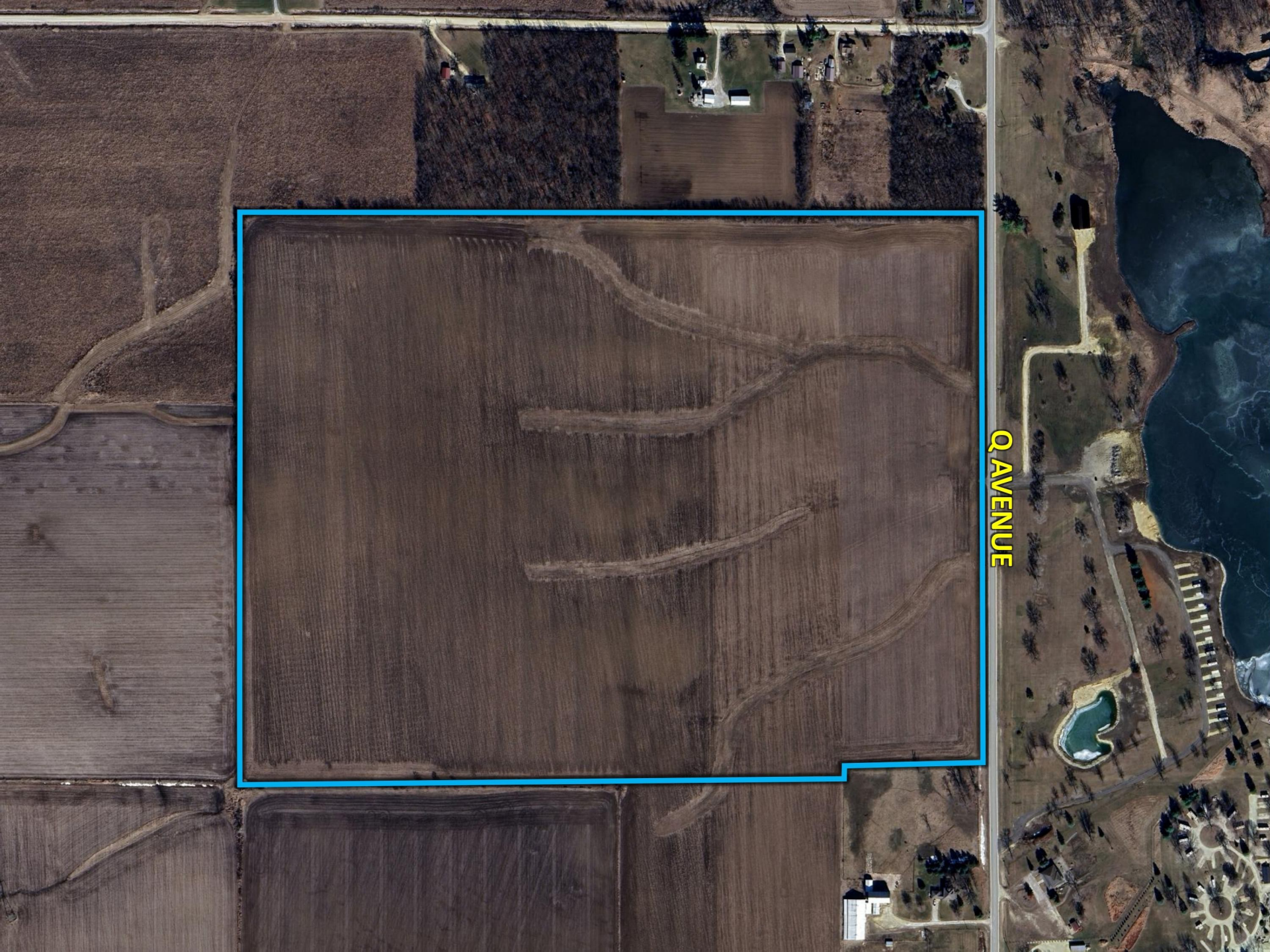


Crop History

		Percent Area (>0.5 %)						
	Crop	2024	2023	2022	2021	2020	2019	Average
	Corn	5.1	89.0	5.3	89.1	16.3	91.6	49.4
	Soybeans	83.5	2.1	86.7	3.2	78.6	3.7	43.0
	Grass/Pasture	9.5	7.0	6.5	6.3	3.5	3.2	6.0
	Developed/Open Space	1.1	0.9	0.9	0.9	1.2	1.2	1.0



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Q AVENUE

TRACT #1

TRACT #2

TRACT #3

O AVENUE

OELWEIN LAKE





OELWEIN, IOWA

IOWA HIGHWAY 3

O AVENUE

20TH STREET

#1

#2

#3

IOWA HIGHWAY 281

IOWA HIGHWAY 150

FAYETTE COUNTY, IOWA

BUCHANAN COUNTY, IOWA

HAZLETON, IOWA