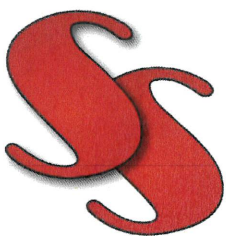


# TRACT II – 155 +/- ACRES



## SCHULTIS FAMILY TRUST, OWNER

ADDITIONAL INFORMATION AND PICTURES FOR ALL TRACTS AT [WWW.SCHULTIS.COM](http://WWW.SCHULTIS.COM)



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**AUCTIONEER & BROKER**

Justin Schultis  
402-300-1230


































































Soil Map—Jefferson County, Nebraska  
(Tract II - Schultis Family Trust)



Map Scale: 1:6,700 if printed on A landscape (11" x 8.5") sheet.

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 14N WGS84

## MAP LEGEND

<b>Area of Interest (AOI)</b>		<b>Area of Interest (AOI)</b>	
<b>Soils</b>		<b>Soils</b>	
	Soil Map Unit Polygons		Soil Map Unit Polygons
	Soil Map Unit Lines		Soil Map Unit Lines
	Soil Map Unit Points		Soil Map Unit Points
<b>Special Point Features</b>		<b>Special Point Features</b>	
	Blowout		Blowout
	Borrow Pit		Borrow Pit
	Clay Spot		Clay Spot
	Closed Depression		Closed Depression
	Gravel Pit		Gravel Pit
	Gravelly Spot		Gravelly Spot
	Landfill		Landfill
	Lava Flow		Lava Flow
	Marsh or swamp		Marsh or swamp
	Mine or Quarry		Mine or Quarry
	Miscellaneous Water		Miscellaneous Water
	Perennial Water		Perennial Water
	Rock Outcrop		Rock Outcrop
	Saline Spot		Saline Spot
	Sandy Spot		Sandy Spot
	Severely Eroded Spot		Severely Eroded Spot
	Sinkhole		Sinkhole
	Slide or Slip		Slide or Slip
	Sodic Spot		Sodic Spot
			
			
			
			
			
			
			



## Map Unit Legend


Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3824	Crete silt loam, 0 to 1 percent slopes	8.2	5.6%
3825	Crete silt loam, 1 to 3 percent slopes	27.7	18.9%
3831	Crete silty clay loam, 3 to 7 percent slopes, eroded	51.7	35.2%
3832	Crete silt loam, 7 to 11 percent slopes	8.7	5.9%
3867	Hastings silty clay loam, 3 to 11 percent slopes, severely eroded	21.4	14.6%
7350	Malmo clay, 3 to 11 percent slopes, eroded	2.2	1.5%
7432	Morrill soils, 6 to 11 percent slopes, severely eroded	18.2	12.4%
7750	Nodaway silt loam, occasionally flooded	8.9	6.0%
<b>Totals for Area of Interest</b>		<b>146.8</b>	<b>100.0%</b>



<b>1. Name:</b>	Schultis Family Irrev Trust	<b>2. Location County:</b>	Jefferson
<b>3. Address:</b>	222 W 14th St. Fairbury, Ne 68352-1423	<b>4. Admin. County:</b>	Jefferson
<b>5. Request Form:</b>	AD-1026	<b>6. Farm Number:</b>	5287
<b>7. Request Date:</b>	08/26/2024	<b>8. Tract Number:</b>	4368
<b>9. Are there HEL soil map units on this Tract?:</b>		Yes	

[illegible]

<b>10. The HEL determination was completed in:</b>	Office
<b>11. Remarks:</b>	FSA requested a HEL determination on these fields as producer states he is installing applicable conservation practices, current land use is grass and trees, field 9 is not native sod, and fields 10 & 12 are native sod.

12. Signature Designated Conservationist	13. Date:
	9-3-24

### Definitions of Wetland Labels and Uses

Label/Name	Criteria for Determination	Authorized Uses	Authorized Maintenance
<b>AW</b> (Artificial Wetland)	An area that was formerly a non-wetland area under natural conditions but now exhibits wetland characteristics because of the influence of human activities. These areas are exempt from the Food Security Act of 1985, as amended. This label includes irrigation induced wetlands.	No restrictions.	No restrictions.
<b>CPD</b> (Corps of Engineers (USACE) Permit with Mitigation)	A converted wetland authorized by a permit issued under Section 404 of the Clean Water Act by USACE.	Per USACE permit conditions.	Per USACE permit conditions.
<b>CW</b> (Converted Wetland)	A wetland converted between December 23, 1985, and November 28, 1990.	Planting of agricultural commodities or additional manipulation will cause ineligibility.	Maintenance allowed to scope and effect of original manipulation.
<b>CW</b> (Wetland converted by county, drainage district, or similar entity)	A wetland converted between December 23, 1985, by a county, drainage district, or similar entity and beyond a person's direct control, but not considered third party (TP).	Production of an agricultural commodity or forage for mechanical harvest or additional manipulation will cause ineligibility for USDA program benefits.	Maintenance allowed to original scope and effect of system before conversion.
<b>CW+Year</b> (Converted Wetland)	A wetland converted after November 28, 1990. "Year" indicates the year the wetland was converted, and ineligibility begins.	USDA program participant and their affiliated persons are ineligible for benefits (regardless of whether ag commodity planting occurred) until the wetland is restored or mitigated. Planting of agricultural commodities is also prohibited.	Not applicable
<b>CWTE</b> (Converted Wetland Technical Error)	An area converted after December 23, 1985, where the conversion or production of an agricultural commodity was a consequence of an incorrect NRCS determination.	May be used for production of agricultural commodities or forage provided no manipulation is done beyond what existed on the date of the CWTE determination.	May be maintained to the extent that existed on date of the CWTE determination.
<b>FWP</b> (Farmed Wetland Pasture and Hayland)	Manipulated and used for pasture or hay before December 23, 1985 and in most years, is inundated for at least 7 consecutive days or saturated for 14 days during the growing season.	Area may be farmed and maintained as existed before December 23, 1985, as long as area is not abandoned (cessation for five consecutive years of management or maintenance operations related to the use of a farmed wetland).	May be maintained to the extent that existed before December 23, 1985.



Farm: 5287  
Tract: 4368  
Geographic County: Jefferson  
Administrative County: Jefferson  
Customer: Schultis Family Irrev Trust

# HEL Determination



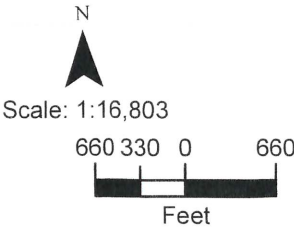
Map Creation Date: 8/29/2024



Image: World Imagery

- Field\_Determination
- Counties

This HEL determination has been conducted for the purpose of implementing the HEL conservation provisions of the Food Security Act of 1985, as amended. No determination is made or implied in the unlabeled portions of the map. If land manipulations are planned in unlabeled areas which do not have previous determinations, a new determination should be requested.





Farm: 5287  
Tract: 4368  
Geographic County: Jefferson  
Administrative County: Jefferson  
Customer: Schultis Family Irrev Trust

# HEL Determination



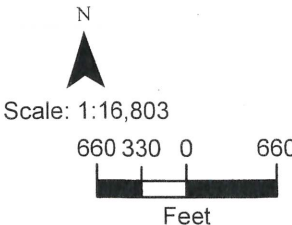
Map Creation Date: 8/29/2024



Image: World Imagery

- Field\_Determination
- Final\_HEL\_Summary
- HEL
- NHEL
- Counties


This HEL determination has been conducted for the purpose of implementing the HEL conservation provisions of the Food Security Act of 1985, as amended. No determination is made or implied in the unlabeled portions of the map. If land manipulations are planned in unlabeled areas which do not have previous determinations, a new determination should be requested.










**Common Land Unit**

 Non-Cropland

 Cropland

 Tract Boundary

 PLSS

**Wetland Determination Identifiers**

- Restricted Use
- ▽ Limited Restrictions
- Exempt from Wetland Provisions

100% Schulteis Family Tr 2023 Program Year  
2022 NAIP Ortho Imagery

fields 12, 15 + 11A : 100% Tim Koch Farm **5287**  
Tract **4368**

Tract Cropland Total: 211.22 acres

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).



**CERTIFIED WETLAND DETERMINATION**

<b>1. Name:</b>	Schultis Family Irrevocable Trust	<b>3. Location County:</b>	Jefferson
<b>2. Address:</b>	% Justin Schultis 222 W 14th St Fairbury, NE 68352	<b>4. Admin County:</b>	Jefferson
<b>5. Request Form:</b>	AD-1026	<b>6. Farm Number:</b>	5287
<b>7. Request Date:</b>	8/27/2024	<b>8. Tract Number:</b>	4368

This certified wetland determination identifies areas subject to the wetland conservation provisions of the 1985 Food Security Act, as amended. See the attached Definitions of Wetland Labels and Uses for additional information and currently authorized activities under the Act.

Field	Label	Occurrence Year (CW+YR)	Acreage
9	AW		0.87
9	NW		41.78
10	AW		0.87
10	NW		10.05
12	AW		0.72
12	NW		99.08

**9. Remarks:** This form only covers Wetland Determinations. A separate CPA-026 will address any HEL Determinations that are pending. Areas identified as Potential Jurisdictional Waters (PJW) are not subject to the Food Security Act but are potentially subject to the Clean Water Act. You should contact the U.S. Army Corps of Engineers local district office prior to performing work in areas which may be subject to the Clean Water Act. Areas identified as PJW are for informational purposes only and are not appealable to USDA. Additional areas, not identified by NRCS, might also be subject to the Clean Water Act.

I certify that the above determinations are sufficient for the purpose of making a determination of eligibility for program benefits and were conducted in accordance with policies and procedures contained in the National Food Security Act Manual.

<b>10. Signature Designated Conservationist:</b>  KATHERINE WOJCIK <small>Digitally signed by KATHERINE WOJCIK Date: 2024.12.02 16:32:11 -06'00'</small>	<b>Date:</b>
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# Highly Erodible Land (HEL) Determination Summary Sheet

For Tract #: 4368

## Fields that are Highly Erodible Land

Field(s) 12

**Quick Summary:** Erosion control required on these fields to participate in the Farm Program

**Longer Explanation:** These fields have been determined to have a combination of soils and slopes that leaves them vulnerable to significant erosion by wind or water. Under the Food Security Act of 1985 participants in the farm program are required to control sheet & rill erosion and ephemeral gullies on these fields. If you have any questions about how you can control erosion on these fields, please contact us for more information. We can work with you to develop a conservation plan to fully protect your fields.

## Fields that are NOT Highly Erodible Land

Field(s) 9 + 10

**Quick Summary:** Erosion control not required on these fields to participate in the Farm Program

**Longer Explanation:** These fields have been determined to have a combination of soils and slopes that are resistant to erosion. While erosion is still possible on fields like these, the amount of soil eroded and frequency of erosion events is lower. Therefore, these fields do not have erosion control requirements under the Food Security Act of 1985. If you do have any concerns regarding erosion on these fields, we would be very happy to assist you. Please feel free contact us for more information. We can work with you to develop a conservation plan to fully protect your fields.



# USDA Certified Wetland Determination

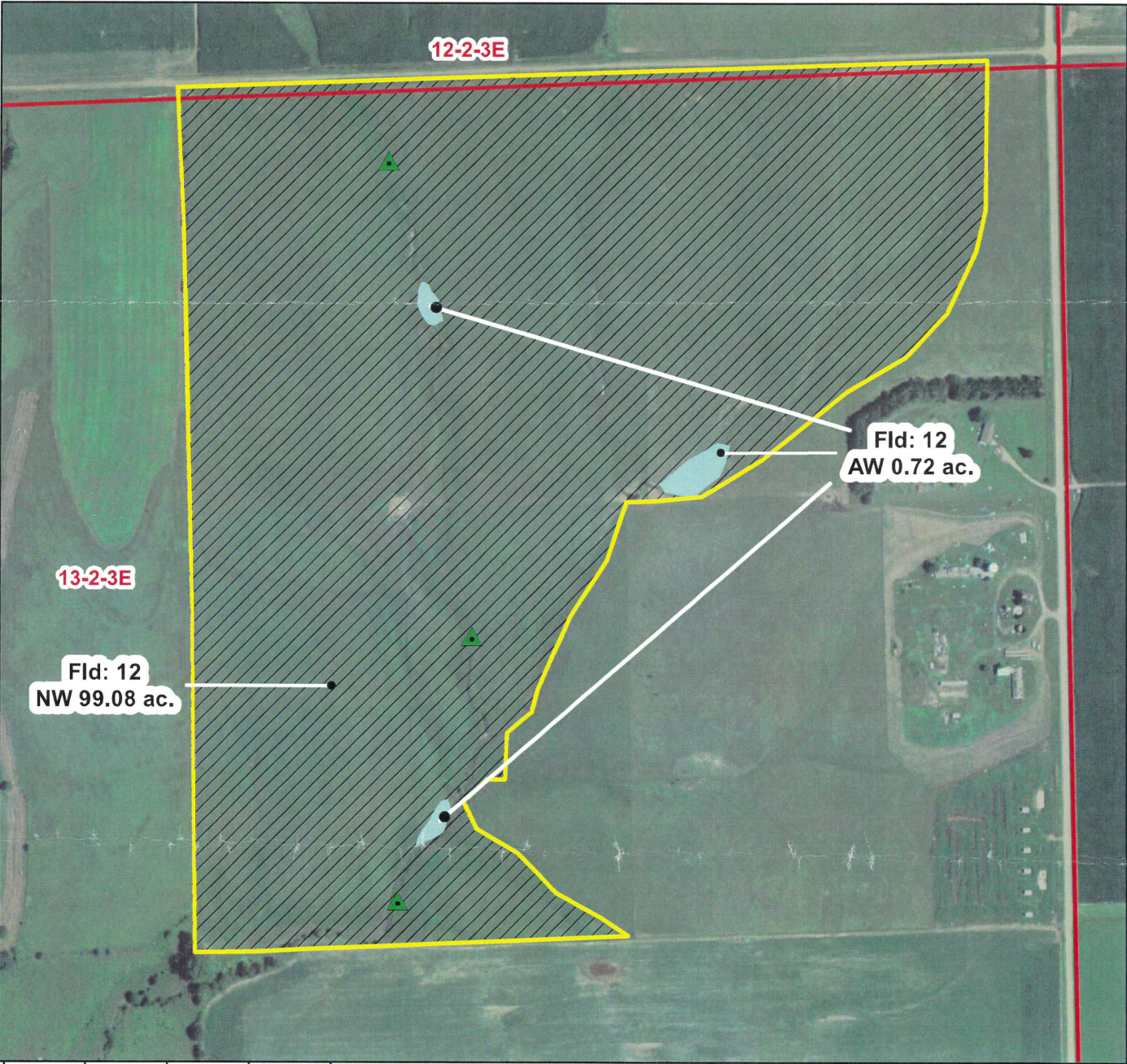
**Customer Name:** Schultis Family Irrevocable Trust

**NRCS Admin. Office:** Fairbury

**Farm:** 5287 **Tract:** 4368 **Fields:** 12

**Finalized By:** Katherine Wojcik

**Legal Description:** 13-2-3E Jefferson County



Map Created: 12/2/2024

## Legend

- PJW
- AW
- Field Boundaries
- NW
- Section Boundaries



Some fields or portions of fields may not have certified wetland determinations completed.

Map 1 of 1