

BLUE EARTH & FARIBAULT COUNTIES JOINT JUDICIAL DITCH #49
INFORMATIONAL MEETING & HEARING NOTIFICATION

March 22nd, 2022

System: Blue Earth and Faribault Counties Joint Judicial Ditch #49

Location: Blue Earth County – Shelby Township Sections 12-15, 23-25, 36;
Sterling Township Sections 7-8, 16-20, 29-32;
Faribault County – Delavan Township Sections 5-8

RE: Redetermination of Benefits and Damages Informational Meeting & Final Hearing

Dear Landowner:

A redetermination of benefits and damages was ordered for Blue Earth and Faribault Counties Joint Judicial Ditch #49 (JD49BEF) on June 4th, 2019, due to the benefits not reflecting present-day land values and changes in the benefited area. There are 2 upcoming meetings about this proceeding and process. The first is an **informational meeting on Monday, April 4th, 2022 at 9am at the Winnebago Municipal Center** (140 Main Street South, Winnebago, MN 56098). At the informational meeting the Viewers will cover what redetermination of benefits is, how the numbers are calculated, and what this means for your parcel. Landowners and producers are encouraged to attend to understand the process and provide input on their parcel and inform the Viewers of important information about their parcel.

The **final hearing will be held on Tuesday, April 12th, 2022 at 2:00pm at the Winnebago Municipal Center** (140 Main Street South, Winnebago, MN 56098). At the hearing, the Viewers will give a brief report to the Joint Drainage Authority. The Joint Drainage Authority will accept public comment regarding the Viewers Report. Written comments will be accepted at the hearing and by mail through the date of the hearing at the Blue Earth County Property and Environmental Resources Office, PO Box 3566, Mankato, MN 56002. The Viewers' Report can be viewed at the Blue Earth County Property and Environmental Resources Office or online at <https://www.co.faribault.mn.us/drainage/pages/notices-reports>. **See enclosed public notice for more information on the proceedings.**

Due to the pandemic with COVID-19, landowners can join these meetings 1 of the following 3 ways.

1. In person at the Winnebago Municipal Center (140 Main Street South, Winnebago, MN) ***Map on Back**
2. By phone/call-in
3. By Zoom (internet meeting)

If you would like to join the meeting(s) via Zoom you will need a computer, internet, microphone, and speakers. If you do not have a microphone built into your computer, you can call in as well to be able to hear and talk. **If you would like to join via Zoom and/or phone/call-in, please contact one of the Drainage Departments listed below prior to the meeting day for information needed.** If you have questions or concerns about the proceeding, please contact one of the Drainage Departments listed below.

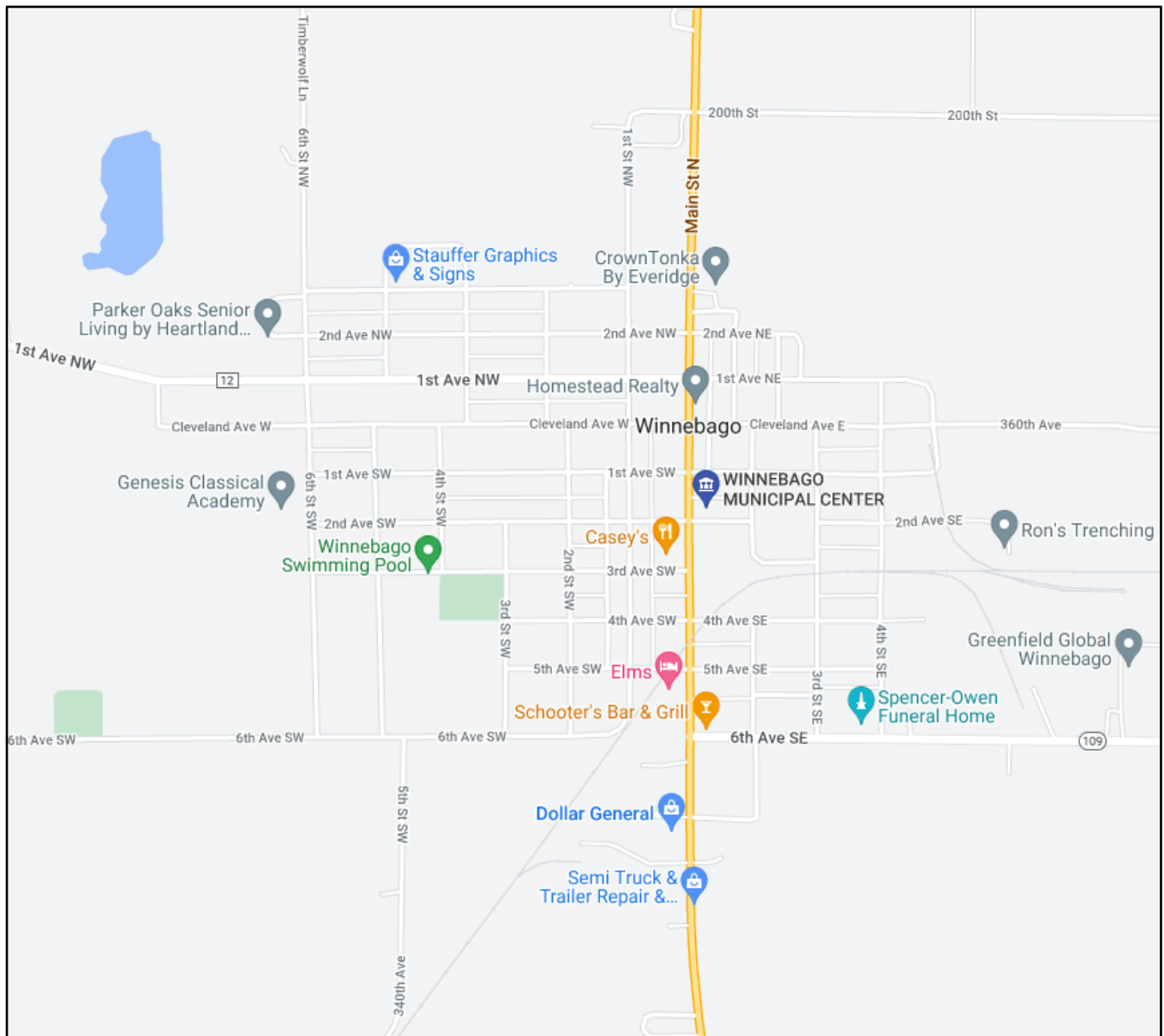
County Drainage Department	Phone Number	Email
Blue Earth County	507-304-4251	Craig.Austinson@blueearthcountymn.gov
Faribault County	507-526-2388	merissa.lore@co.faribault.mn.us

Sincerely,

Faribault & Blue Earth County Drainage Departments

Winnebago Community Center

The Winnebago Community Center is located on US Highway 169, which is also Main Street, in Winnebago. The street address is 140 Main Street South. Park in the lot south of the Municipal Center and use the south entrance.



STATE OF MINNESOTA
Before the
**JOINT DRAINAGE AUTHORITY BOARD FOR BLUE EARTH AND FARIBAULT
COUNTIES**
**SITTING AS THE DRAINAGE AUTHORITY FOR
JOINT JUDICIAL DITCH #49**

In the Matter of:

**Redetermination of Benefits and
Damages of Joint Judicial Ditch #49**

FINAL HEARING NOTICE

PLEASE TAKE NOTICE, the Joint Blue Earth and Faribault Counties Drainage Authority, sitting as the drainage authority for Joint Judicial Ditch #49 will hold a final hearing on the redetermination of benefits and damages of Joint Judicial Ditch #49. The Viewers' Report was filed with the drainage authority on March 12th, 2022 and is available for inspection at the Blue Earth County Property and Environmental Resources Office, 410 South 5th Street, Mankato, MN. The hearing shall be held **at 2:00 p.m. on April 12th, 2022 at the Winnebago Municipal Center, 140 Main Street South, Winnebago, MN 56098. Due to COVID-19 pandemic, the hearing can be attended virtually via phone or computer.** Contact the Blue Earth County Drainage Department at 507-304-4251 or Faribault County Drainage Department at 507-526-2388 for more information on virtual attendance. At the final hearing, the drainage authority will accept public comment regarding the Viewers' Report. Any party having an interest in the proceedings may appear and provide comment. Written comments will be accepted at the hearing and by mail through the date of the hearing at the Blue Earth County Property and Environmental Resources Office, PO Box 3566, Mankato, MN 56002.

Joint Judicial Ditch #49 consists of several branches of tile and open ditch. The following properties are affected by the Viewers' Report of benefits and damages:

Delavan Township, T 104 N-R 27W, Sections: 5, 6, 7, 8;

All in Faribault County.

Shelby Township, T 105 N-R 28W, Sections: 12, 13, 14, 15, 23, 24, 25, 36;

Sterling Township, T 105 N-R 27W, Sections: 7, 8, 16, 17, 18, 19, 20, 29, 30, 31, 32;

All in Blue Earth County.

The following owners of property are affected by in the Viewers' Report of benefits and damages:

Aspen Marilyn & Otting Joann; Barr,James B; Benson & Taylor Properties Llp; Blair,Joshua J & Tara K; Blair,Kathy L; Borchardt Ivan & Donna J; Bramer Troy A & Amy; Caldwell Arden & Doris Tr Agmts; Caldwell Betty H Trust; Caldwell Dean & Gary; Caldwell Dean ETAL; Caldwell Dean R & Jane; Caldwell Finishing Inc; Caldwell Janet; Caldwell Joel A & Tamara K; Daly Patrick D & Barbara A; Dennis W Nelson Trust &; Eisenmenger Gary & Janice; Eisenmenger Gary & Jay, Stumme R & Omang E E; Eisenmenger Gary J; Eisenmenger Jay; Foster Karen J; Good Thunder Enterprises LLC; Grover Donald & Susan (Cfd); Grover Donald G; Grover Neal C & Shelli R; Grover Thomas H & Donnelle D; Haroldson Roger L & David W; Hiniker Fredric G Trust Agmt; Hodges Lee C & Kelsey B; Hollerich Larry A & Maureen C; Holman Bonnie P Revocable Trust ETAL; Irvine Brian; Jackson Lake Luth Cem Asso Inc; John W Blair Trust Agreement & Kathy L Blair Trust Agreement; Jones Daniel D & Tracy M; Juergens Family Farm LLC; Juergens Michael P; Juergens Michael P & Shannon B; Ken Lentz Nurseries LLC; Kiffe William G & Sharon D; Korstad Ardys; Krause Inc; Krause,Steven R & Rebecca R; Kruse Jodell; Lando Properties LLC (Cfd); Larson James H Revocable Trust; Lewis Jon D & Sheila A; Massop Joseph & Shirley A; Mathiowetz Construction Co.; Meyer,Douglas K; Meyer,Marian A; Mora Maria Elizabeth; Nienow Cheryl; Nienow Richard Co; Olson Gwendolyn B; Olson Lynn S & Marie F; Pederson B & N Family Trust; Peters Terry S & Peters Robert L; Peterson Mark A; Raschke,Robert B; Ratcliffe Michelle A; Riley Michael D & Catherine; Robinson Philip Jay; Spenger,Joni J; Starkweather Beatrice; T & T LLC; Truwe Family Trust; Turtle William L Trust B; Ungalik Syndicate LLC; Wakefield Pork Inc; Wila K Heger Living Trust; Wishart Dale C; Yaeger Alan

The following governmental entities are affected by the redetermination of benefits and damages of Joint Judicial Ditch #49:

Blue Earth County; Delavan Township, Faribault County; Faribault County; Sterling Township, Blue Earth County; State of Minnesota; United States of America – Fish & Wildlife Service; Winnebago City Township, Faribault County

Copies of the Viewers' Report and Property Owners' Report are enclosed. Full Reports can be found online at <https://www.co.faribault.mn.us/drainage>.



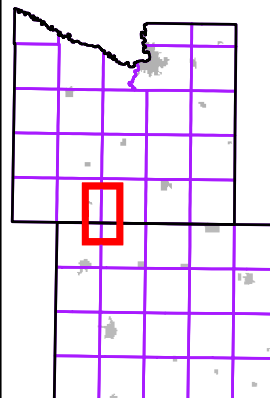
County Auditor-Treasurer-Coordinator

Dated: March 22nd, 2022

[illegible]

 Ditch Viewer Basins
 Public Open Ditch
 Public Tile
 Parcels

Disclaimer: Faribault County does not warrant or guarantee accuracy of the GIS data. The data is meant for reference purposes only and should not be used for official decisions. The data contained in the maps were compiled from the best available records that could be found and may contain errors or omissions.



1 inch = 3,750 feet



www.co.faribault.mn.us

Blue Earth and Faribault Counties Joint Drainage Authority:

RE: Blue Earth and Faribault Counties
Judicial Ditch No. 49
Redetermination of Benefits

March 12, 2022

In accordance with the Minnesota Statute 103E.351 law, we herewith submit the following Viewers' Report:

Benefits and Damages Statement

This report covers the redetermination of benefits for a previously constructed drainage system. The basis for determining benefits and damages is, therefore, based upon a comparison of the conditions that would have existed prior to the ditch system's construction with those that do exist with the drainage system in a reasonable state of repair.

JD 49 ditch history. JD 49 was originally constructed as JD 2 and JD 3 and were constructed to drain Lake Jefferson about 1909.

In 1958 JD 2 and JD 3 were incorporated into JD 49 and the system was deepened and extended.

Lateral 1 to JD 49 was established in 1970. The lateral drains land in sections 13 and 14 of Shelby Township. It appears the lateral may be inadequate in that is undersized and portions are currently in poor conditions.

An ROB was completed in 1984 as part of major repairs. The one rod buffer was not purchased as part of this ROB.

In 2002 the County Highway Department petitioned to replace a Sterling Township Bridge with a 10' x 14' box culvert crossing at 103rd street. The petition was granted.

In 2006 the owners of the Turtle property in Section 29 constructed an open ditch diverting portions of the CD 64 watershed to JD 49. Some JD 49 landowners demanded that the drainage take action, blocking the ditch or requiring the Turtles to pay outlet fees. After some back and forth our attorney pointed out that the 1984 Redetermination of Benefits was very poorly done and it was likely we would lose any court action against the Turtles. We instead compromised and the Turtles constructed a structure designed by ISG that allows portions of CD 64 but attempts to limit the flow of water to JD 49.

Branch 3 was officially abandoned in 2012.

The system provides an outlet for lands in sections 12, 13, 14, 24, 25, 26, 35, and 36 in Shelby Township and in sections 7, 8, 16, 17, 18, 19, 29, 30, 31, and 32 in Sterling Township of Blue Earth County. The system provides an outlet for lands in sections 1, and 2 in Winnebago Township and sections 5 and 6 in Delavan Township in Faribault County.

The figures stated herein are based on a full and fair consideration of all pertinent facts and information that we were aware of at the time of this appraisal. The following aids were used during the viewing process.

1. Soil Survey Manuals and Maps of Blue Earth and Faribault Counties
2. GIS photos and data
3. Minnesota LiDAR
3. Yield averages and production costs taken from Minnesota State College and University Farm Management Records
5. Sales data from the Blue Earth and Faribault Counties Assessors' office
6. Visual inspection of each 40-acre tract

Land classification benefit values are based upon an increase in the potential for agricultural production as a result of constructing the drainage project and reconciled with sales value increases. Existing individual land management practices were not considered. All present land use was evaluated under estimated best land management practice. Special consideration was given to areas, which were considered to be in a native/non-converted condition or identified as wetlands under wetlands inventory and restricted from drainage by state or federal regulations.

Benefits for lands used for industrial agricultural purposes, such as large bin sites or hog production facilities, have been determined with consideration of the drainage system providing an outlet for the accelerated runoff and for a different land use. No direct consideration was given to structure values within the watershed.

Benefits and Damages to lands owned by the State of Minnesota, Department of Natural Resources have been determined with consideration of the abandonment of the tile through the parcel proposed as a part of the proposed improvement.

Valuation Prior To Drainage

Beginning land use, property value, and economic productivity have been determined with the consideration that the benefited properties within the watershed currently do not have an adequate outlet for artificial drainage.

"A" Standing water or cattails, wetland classification with a market value for agricultural purposes of \$0.00 per acre, economic productivity of \$0.00.

"B" Seasonally flooded/pasture ground. Pasture classification with a market value of \$1000.00 to \$2000.00 per acre, economic productivity of \$100.00 based on grazing days and/or hay values.

"C" Wet subsoil -- marginal crop land, low to medium crop land classification with a market value of \$4500.00 to \$6000.00 per acre, annual economic productivity of \$637.50 based upon average annual yield of 85 % of optimum with \$341.96 production costs.

"D" Upland areas not needing artificial drainage but irregular in shape and intermixed with wetter soils. Medium to high cropland classification with a market value of \$6000.00 to \$7000.00 per acre, annual economic productivity of \$712.50 based upon average annual yield of 95 % of optimum with \$341.96 production costs.

Valuation with NRCS Guideline Drainage

Potential land use, property value, and an economic productivity, after public and private drainage have been installed as per NRCS design standard as recommended in the Minnesota Drainage Guide, using current crop rotation, income, and expense.

"A" Drained slough area, medium classification land with a market value of \$6000.00 to \$7000.00 per acre, economic productivity of \$690.00 based upon average production of 92% of optimum \$341.96 production costs.

"B" Well drained ground, high land classification with a market value of \$7000.00 to \$8000.00 per acre, economic productivity of \$720.00 based upon average annual production of 96 % of optimum with \$341.96 production costs.

"C" Well drained ground, best land classification with an estimated market value of \$8000.00 to \$9000.00 per acre, economic productivity of \$750.00 based upon average annual production of 100 % of optimum with \$341.96 production costs.

"D" Well drained ground, high land classification with improved farmability and market value of \$8000.00 to \$9000.00 per acre. Economic productivity of \$750.00 based upon average production of 100% of optimum with \$341.96 production costs.

Road benefits were determined with consideration of the reduced construction and maintenance costs that were realized after construction of the drainage system. No tile benefits were given as the footage was minimal.

Utilizing these productive values, potential benefit values were determined for the system based upon a 25-year effective life, with proper maintenance, private improvement cost depreciated over

the same 25-year period, and a market derived capitalization rate of 4.0%. Adjustment was made to each land class based upon consideration of the change in hydraulic capacity and the subsequent increased productivity that the construction of the drainage system provided. Benefit values were rounded off for ease of computation.

Example: "B" Benefits per Acre

Potential productivity Value	\$750.00
Adjusted Value at 96%	720.00
Production Cost	-341.96
Beginning Productivity Value	<u>-100.00</u>
Change in Productivity Value	278.04
Private Improvement (\$900/25)	<u>-36.00</u>
(Waterway or tile)	
Annual Benefit Value	\$242.04

\$242.04 x 25 years, discounted @ 3.5% = \$3989.19 (\$3990.00)

The existing drainage system has open ditch and tile capacities that do not have adequate size and capacity to meet the NRCS recommended drainage capacities for tile outlets for agricultural drainage. Adjustment to the potential benefit value is made by the application of an efficiency rate. This rate reflects the viewer’s determination of that portion of the potential system capacities and a parcel’s proximity to the adequate outlet.

The net benefit provided by the ditch system is determined by the adjusted potential benefit value being applied to the number of acres determined to be in each class per tract, accumulating the sum of these benefit values, and then applying the proximity rate percentage.

Damages have been given for the right of way required for the establishment of the statutory grass buffer strip as if acquired under the condition that existed prior to the passing of Minnesota statute 103F.048.

Respectfully submitted,

Dan Ruby

Lance Roberts

Bill Anderson

Ron Ringquist

BLUE EARTH AND FARIBAULT COUNTIES
JUDICIAL DITCH 49

2022 REDETERMINATION OF BENEFITS

INCOME APPRAOCH TO VALUE WORKSHEET

PRODUCTION INCOME

CROP PLANTED	AVERAGE YIELD	SALES VALUE	OB GROSS INCOME	ROTATION PERCENTAGE	ADJUSTED INCOME
CORN	210 BU	4.00	840.00	50	420.00
SOYBEANS	60 BU	11.00	660.00	50	330.00
					750.00

DIRECT PRODUCTION EXPENSE

CROP PLANTED	PRODUCTION COST		ROTATION PERCENTAGE	ADJUSTED EXPENSE
CORN	456.29		50	228.15
SOYBEANS	227.63		50	113.82
				341.96

BENEFIT VALUE CALCULATION

PRODUCTION CAPABILITY BASED UPON CONSTRUCTED DRAINAGE SYSTEM
MEETING N.R.C.S. OPEN DITCH GUIDE LINE DESIGN

LAND CLASS	"A"	"B"	"C"	"D"
% PRODUCTION	92.0%	96.0%	100.0%	100.0%
GROSS INCOME	690.00	720.00	750.00	750.00
PRODUCTION COST	341.96	341.96	341.96	341.96
NET INCOME	348.04	378.04	408.04	408.04
PREVIOUS INCOME	0.00	100.00	258.04	370.54
INCREASED INCOME	207.23	161.13	89.63	17.93
PVT TILE COST	36.00	36.00	36.00	0.00
NET ANNUAL INCREASE	312.04	242.04	114.00	37.50
CAPITALIZED FOR 25 YEARS @ 3.5 %	5142.89	3989.19	1878.89	618.06
BENEFIT VALUE	\$5140.00	\$3990.00	\$1880.00	\$620.00

BLUE EARTH COUNTY, MINNESOTA																													
JUDICIAL DITCH NO. 49																													
2022 REDETERMINATION OF BENEFITS																													

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

													"A"		"A-"		"B"		"C"		"D"		"D-"		TILE					
													5140.00	5140.00	3990.00		1880.00		620.00											
													100%		100%		100%		100%											
													5140.00	3855.00	3990.00		1880.00	1785.00	620.00	2500.00										
													"A"		"B"		"C"		"D"											
													BENEFIT	BENEFIT	BENEFIT	BENEFIT	BENEFIT	BENEFIT	BENEFIT	BENEFIT										
													ACRES	VALUE	ACRES	VALUE	ACRES	VALUE	ACRES	VALUE	FOOTAGE	VALUE								
PARCEL	NAME	DESCRIPTION	SEC	T-N	IN	BENEFITED	POTENTIAL	GROSS	PROXIMITY	NET	MAINTENANCE																			
NUMBER					TRACT	ACRES	BENEFITS	BENEFITS	RATE	BENEFITS	COST																			
32	R492213300007	RILEY MICHAEL D & CATHERINE	NWSW	13	105	28	2.61	2.61		4906.80	4906.80	91	4465.19	74.45				2.61	4906.80											
		10890 507TH AVE AMBOY MN 56010																												
32	R492213300009	EISENMENGER JAY	NWSW	13	105	28	2.50	1		620.00	620.00	91	564.20	9.41						1	620.00									1.0
		11828 532 AVE AMBOY MN 56010																												
24	R492213300010	EISENMENGER JAY (CFD)	LOT 3	13	105	28	75.17	25		30210.00	30210.00	70	21147.00	352.60			1	3990.00	9	16920.00	15	9300.00								
		LOT 4	13	105	28		-	28		97930.00	97930.00	95	93033.50	1551.20	10	51400.00	9	35910.00	4	7520.00	5	3100.00								
		11828 532ND AVE AMBOY MN 56010	NWSW	13	105	28	-	18		35170.00	33430.00	91	30421.30	507.23			1	3990.00	15	28200.00	2	1240.00		580	1740.00					
	R492213300011	EISENMENGER GARY, JANICE, GARY & JANICE	Meandered water b	13	105	28	13.33	7		21380.00	21380.00	100	21380.00	356.48	2	10280.00	2	7980.00	1	1880.00	2	1240.00								
		NENW	13	105	28		-	2		2500.00	2500.00	60	1500.00	25.01					1	1880.00	1	620.00								
		53393 120TH ST AMBOY MN 56010	LOT 3	13	105	28	-	4		3740.00	3740.00	70	2618.00	43.65					1	1880.00	3	1860.00								
	R492213400007	MASSOP JOSEPH & SHIRLEY A	Meandered water b	13	105	28	79.15	56		274500.00	274500.00	100	274500.00	4576.88	51	262140.00	2	7980.00	2	3760.00	1	620.00						0.49	3185.0	
		1409 SILVER ST E MAPLETON MN 56065	LOT 5	13	105	28	-	23		33160.00	33160.49	80	26528.39	442.32					15	28200.00	8	4960.00								
31	R492213400008	EISENMENGER GARY & JAY, STUMME R & OMARI	Meandered water b	13	105	28	117.88	94		471820.00	471820.14	95	448229.13	7473.56	90	462600.00	2	7980.00			2	1240.00					0.14	910.0		0.88
		LOT 4						15		20560.00	20568.00				1	5140.00	2	7980.00		8.00	12	7440.00								
		53393 120TH ST AMBOY MN 56010																												
21	R492214100001	EISENMENGER GARY J	NENW	14	105	28	40.00	1		1880.00	1880.00	63	1184.40	19.75					1	1880.00										
		53393 120TH ST AMBOY MN 56010																												
23	R492214100003	BORCHARDT IVAN & DONNA J	SWNW	14	105	28	148.85	18		41890.00	38500.00	81	31185.00	519.96			4	15960.00	11	20680.00	3	1860.00		1130	3390.00					
			SENW	14	105	28	-	37		74630.00	74630.00	75	55972.50	933.26			3	11970.00	33	62040.00	1	620.00								
		13894 555TH AVE	NESW	14	105	28	-	36		78810.00	74010.00	84	62168.40	1036.57			3	11970.00	33	62040.00				1600	4800.00					
		GOOD THUNDER MN 56037	SESW	14	105	28	-	7		11900.00	11900.00	75	8925.00	148.81					6	11280.00	1	620.00								
11	R492214200003	EISENMENGER GARY & JANICE	NENE	14	105	28	70.00	29.5		67710.00	67710.00	50	33855.00	564.48			7	27930.00	20.5	38540.00	2	1240.00								
			NWNE	14	105	28	-	23.5		45030.00	45030.00	40	18012.00	300.32			1	3990.00	21.5	40420.00	1	620.00								
		53393 120TH ST AMBOY MN 56010																												
11	R492214200004	KEN LENTZ NURSERIES LLC	NENE	14	105	28	10.00	7		14010.00	14010.00	50	7005.00	116.80			1	3990.00	5	9400.00	1	620.00								
								2.5		1550.00	6250.00	50	3125.00	52.10							-2.5	6250.00								
		PO BOX 265 AMBOY MN 56010																												
13	R492214200005	GROVER THOMAS H & DONNELLE D	SWNE	14	105	28	160.20	39		69540.00	69540.00	60	41724.00	695.69					36	67680.00	3	1860.00								
			SENE	14	105	28	-	40		76050.00	76050.00	80	60840.00	1014.42			1	3990.00	38	71440.00	1	620.00								
		4521 ST ANDREWS CT	NESE	14	105	28	-	40		81800.00	77750.00	89	69197.50	1153.77			3	11970.00	34	63920.00	3	1860.00		1350	4050.00					
		MINNEAPOLIS MN 55449-7058	NWSE	14	105	28	-	39		88220.00	83870.00	86	72128.20	1202.63			5	19950.00	34	63920.00				1450	4350.00					
32	R492214300001	TRUWE FAMILY TRUST	NWSW	14	105	28	40.00	33		62680.00	61630.00	81	49920.30	832.35			1	3990.00	30	56400.00	2	1240.00		350	1050.00					
		220 CRYSTAL CIR MANKATO MN 56001																												

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA

JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	"A"	"A"	"B"	"C"	"D"	"D"	TILE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES
												5140.00 100%	5140.00 100%	3990.00 100%	1880.00 100%	620.00 100%	2500.00						
33	R492214300002	UNGALIK SYNDICATE LLC	SWSW	14	105	28	40.00	20		33820.00	33820.00	71	24012.20	400.37									
		PO BOX 207 UNALAKLEET AK 99684																					
31	R492214300004	MORA MARIA ELIZABETH	NESW	14	105	28	8.46	2		2500.00	2500.00	84	2100.00	35.01									
		PO BOX 274 AMBOY MN 56010	SESW	14	105	28	-	3		1860.00	1860.00	75	1395.00	23.26									
44	R492214400003	EISENMENGER GARY & JANICE	SESE	14	105	28	11.00	10		20910.00	20910.00	89	18609.90	310.29									
		53393 120TH ST AMBOY MN 56010																					
43	R492214400006	GROVER DONALD G	SWSE	14	105	28	5.94	1.5		930.00	930.00	82	762.60	12.72									
		PO BOX 416 AMBOY MN 56010																					
43	R492214400008	LEWIS JON D & SHEILA A	SWSE	14	105	28	2.06	1.5		2190.00	2190.00	82	1795.80	29.94									
		PO BOX 404 AMBOY MN 56010																					
43	R492214400009	GROVER DONALD & SUSAN (CFD)	SWSE	14	105	28	48.00	19		35720.00	35720.00	82	29290.40	488.37									
		11661 529TH AVE AMBOY MN 56010	SESE	14	105	28	-	29		56630.00	56630.00	89	50400.70	840.36									
41	R492215400002	TRUWE FAMILY TRUST	NESE	15	105	28	36.28	3		5790.00	5640.00	78	4399.20	73.35									
		220 CRYSTAL CIR MANKATO MN 56001																					
11	R492223226013	EISENMENGER GARY & JANICE	NENE	23	105	28	19.00	4		9630.00	9630.00	75	7222.50	120.42									
		53393 120TH ST AMBOY MN 56010																					
21	R492224100007	T & T LLC	NENW	24	105	28	30.80	2.5		3440.00	3440.00	75	2580.00	43.02									
		PO BOX 207 UNALAKLEET AK 99684																					
31	R492224100010	JONES DANIEL D & TRACY M	NESW	24	105	28	6.94	1		620.00	620.00	75	465.00	7.75									
		PO BOX 22 AMBOY MN 56010-0022																					
24	R492224100011	LANDO PROPERTIES LLC (CFD)	SENW	24	105	28	107.43																
		27605 MAPLE LN MADISON LAKE MN 56063	NESW	24	105	28	-																
12	R492224200001	CALDWELL DEAN R & JANE	LOT 1	24	105	28	3.76	3		9750.00	9750.00	90	8775.00	146.31									
		53444 STATE HWY 30 AMBOY MN 56010																					
13	R492224200003	RATCLIFFE MICHELLE A	LOT 2	24	105	28	37.73	6		11280.00	11280.00	80	9024.00	150.46									
		PO BOX 373 AMBOY MN 56010																					

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS														"A"		"A-"		"B"		"C"		"D"		"D-"		TILE						
														5140.00 100%	5140.00	3990.00 100%		1880.00 100%	1785.00	620.00 100%												
														5140.00	3855.00	3990.00		1880.00		620.00	2500.00											
														"A"		"B"		"C"		"D"												
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES								
13	R492224200004	RATCLIFFE MICHELLE A	LOT 2	24	105	28	33.80	26		106850.00	106850.00	80	85480.00	1425.25	17	87380.00	3	11970.00	3	5640.00	3	1860.00										
		PO BOX 373 AMBOY MN 56010																														
12	R492224200005	MASSOP JOSEPH & SHIRLEY A	LOT 1	24	105	28	1.29	0.5		310.00	310.00	85	263.50	4.39					0.5	310.00				0.8								
		1409 SILVER ST E MAPLETON MN 56065																														
12	R492224200006	MASSOP JOSEPH & SHIRLEY A	LOT 1	24	105	28	70.77	60		202550.00	202550.00	85	172167.50	2870.64	31	159340.00	3	11970.00	12	22560.00	14	8680.00										
		1409 SILVER ST E MAPLETON MN 56065																														
	R492224400002	FOSTER KAREN J	Meandered water boc	24	105	28	11.65	11		56540.00	56540.00	100	56540.00	942.72	11	56540.00								0.7								
		PO BOX 712 WINNEBAGO MN 56098																														
	R492224400003	YAEGER ALAN	Meandered water boc	24	105	28	7.60	7.6		38374.00	38374.00	100	38374.00	639.83	7	35980.00	0.6	2394.00														
		10334 505TH AVE AMBOY MN 56010																														
	R492224400004	FOSTER KAREN J	Meandered water boc	24	105	28	182.96	57		255810.00	255810.00	100	255810.00	4265.25	43	221020.00	7	27930.00	2	3760.00	5	3100.00										
		SESW	24	105	28		6	6240.00	60	6240.00	62.43						2	3760.00	4	2480.00												
		PO BOX 712	LOT 3	24	105	28	47	106670.00	80	85336.00	1422.85	7	35980.00	11	43890.00	7	13160.00	22	13640.00													
		WINNEBAGO MN 56098	LOT 4	24	105	28	34	58470.00	70	40929.00	682.43			1	3990.00	27	50760.00	6	3720.00													
43	R492224400005	FOSTER KAREN J	SWSE	24	105	28	7.09	5		3100.00	3100.00	70	2170.00	36.18					5	3100.00				2.1								
		PO BOX 712 WINNEBAGO MN 56098																														
12	R492225100002	DALY PATRICK D & BARBARA A	LOT1	25	105	28	99.60	9		15660.00	15660.00	70	10962.00	182.78				8	15040.00	1	620.00											
		14780 SD HWY 34 STURGIS SD 57785	SWNE	25	105	28	-	28		46340.00	46340.00	70	32438.00	540.86				23	43240.00	5	3100.00											
12	R492225200001	YAEGER ALAN	LOT 1	25	105	28	63.20	29		53260.00	53260.00	70	37282.00	621.62				28	52640.00	1	620.00			4.0								
		10334 505TH AVE	NENW	25	105	28	-	4		5000.00	5000.00	60	3000.00	50.02				2	3760.00	2	1240.00											
		AMBOY MN 56010	Meandered water boc	25	105	28		3.7		18213.00	18213.00	100	18213.00	303.67	3	15420.00	0.7	2793.00														
14	R492225200006	HAROLDSON ROGER L & DAVID W	LOT 2	25	105	28	40.09	12		22560.00	22560.00	80	18048.00	300.92				12	22560.00				6.0									
		53610 108 ST	Meandered water boc	25	105	28	-	22		83320.00	83320.00	100	83320.00	1389.24	10	51400.00	8	31920.00					4.0									
		AMBOY MN 56010																														
14	R492225200007	HAROLDSON ROGER & DAVID	LOT 2	25	105	28	36.38	26		42580.00	42580.00	80	34064.00	567.97				21	39480.00	5	3100.00											
		53610 108TH ST AMBOY MN 56010																														
11	R492236200001	ROBINSON PHILIP JAY	NENE	36	105	28	200.00	38		72320.00	72320.00	75	54240.00	904.37			4	15960.00	28	52640.00	6	3720.00										
			NWNE	36	105	28	-	7		12750.00	12750.00	65	8287.50	138.18			1	3990.00	4	7520.00	2	1240.00										
		4808 MASSEY LN	SWNE	36	105	28	-	31		62940.00	62940.00	60	37764.00	629.66			4	15960.00	24	45120.00	3	1860.00										
		FAIR OAKS	SENE	36	105	28	-	40		70160.00	70160.00	65	45604.00	760.38				36	67680.00	4	2480.00											
			SENW	36	105	28	-																									

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

March 12, 2022													JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS													200000.00		*A* 5140.00 100%		*A- 5140.00 100%		*B* 3990.00 100%		*C* 1880.00 100%		*D* 620.00 100%		*D- 2500.00 100%		TILE \$3.00				
PARCEL NUMBER	NAME				DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES															
31	R492236300004	WISHART DALE C				NESW	36	105 28	99.00	5.5	10560.00	10560.00	50	5280.00	88.04			1	3990.00	3	5640.00	1.5	930.00						1.0															
		59396 127TH ST MAPLETON MN 56065				SESW	36	105 28	-	7	10640.00	10640.00	50	5320.00	88.70					5	9400.00	2	1240.00																					
41	R492236400001	UNITED STATES OF AMERICA				NESE	36	105 28	160.00																					31.0														
		BISHOP HENRY WHIPPLE BLDG				NWSE	36	105 28	-																				38.0															
		PO BOX 3567				SWSE	36	105 28	-																				39.0															
		MANKATO MN 56002-3567				SESE	36	105 28	-																				40.0															
32	R512307300001	CALDWELL BETTY H TRUST				NWSW	7	105 27	81.80	2	2500.00	2500.00	55	1375.00	22.93					1	1880.00	1	620.00																					
		ONE TOWERS LN #2137 MOUNT ANGEL OR 97362				SWSW	7	105 27	-	40	55890.00	55890.00	65	36328.50	605.72			1	3990.00	22	41360.00	17	10540.00																					
34	R512307300002	HINKER FREDRIC G TRUST AGMT				SESW	7	105 27	40.00	10.5	17220.00	17220.00	70	12054.00	200.98					8.5	15980.00	2	1240.00																					
		58424 240TH ST MANKATO MN 56001																																										
24	R512308100007	HOLLERICH LARRY A & MAUREEN C				SESW	8	105 27	18.32																					0.5														
		12817 542ND AVE AMBOY MN 56010																																										
31	R512308300001	HOLMAN BONNIE P REVOCABLE TRUST ETAL				NESW	8	105 27	40.00	21	14280.00	14280.00	25	3570.00	59.52					1	1880.00	20	12400.00																					
		8441 IRWIN RD #216 MINNEAPOLIS MN 55437																																										
32	R512308300002	KRUSE JODELL				NWSW	8	105 27	120.00	19	26490.00	26490.00	55	14569.50	242.92			1	3990.00	9	16920.00	9	5580.00						1.0															
		16601 KANGAROO CIR				SWSW	8	105 27		38	59280.00	59280.00	30	17784.00	296.52			2	7980.00	23	43240.00	13	8060.00																					
		ANOKA MN 55303				SESW	8	105 27		24	19920.00	19920.00	25	4980.00	83.03					4	7520.00	20	12400.00						2.0															
22	R512316100003	IRVINE BRIAN				NWNW	16	105 27	103.46	14	21310.00	21310.34	5	1065.52	17.77			3	11970.00	2	3760.00	9	5580.00			0.34	2210.0		1.0															
		54803 121ST ST AMBOY MN 56010				SWNW	16	105 27	-	9	15250.00	15250.74	5	762.54	12.71			1	3990.00	5	9400.00	3	1860.00			0.74	4810.0		6.0															
	R512316100004	MATHIOWETZ CONSTRUCTION CO.				SWNW	16	105 27	50.00	4	2480.00	2480.00	5	124.00	2.07							4	2480.00																					
		30676 CO RD 24 SLEEPY EYE MN 56085				SESW				3	1860.00	1860.00	5	93.00	1.55							3	1860.00																					
	R512316300001	NIENOW RICHARD CO				NWSW	16	105 27	158.10	24	35070.00	35070.00	5	1753.50	29.24			3	11970.00	8	15040.00	13	8060.00						1.0															
		130 GREENWOOD DR. MANKATO MN 56001				SWSW	16	105 27		7	5600.00	5600.00	5	280.00	4.67					1	1880.00	6	3720.00																					
21	R512317100002	ASPEN MARILYN & OTTING JOANN				NENW	17	105 27	80.00	37	29240.00	29240.00	15	4386.00	73.13					5	9400.00	32	19840.00																					
		1001 COURT ST LE SUEUR MN 56058				SESW	17	105 27		39	40560.00	40560.00	15	6084.00	101.44					13	24440.00	26	16120.00																					
22	R512317100003	KRUSE JODELL				NWNW	17	105 27	20.00	18.5	34370.00	34370.00	40	13748.00	229.23			1	3990.00	15.5	29140.00	2	1240.00																					
		16601 KANGAROO CIR ANOKA MN 55303																																										
22	R512317100004	ASPEN MARILYN & OTTING JOANN				NWNW	17	105 27	60.00	19.5	29100.00	29100.00	40	11640.00	194.08							6	3720.00																					
		1001 COURT ST LE SUEUR MN 56058				SWNW	17	105 27	-	37	70410.00	70410.00	50	35205.00	586.99			1	3990.00	35	65800.00	1	620.00																					

BLUE EARTH COUNTY, MINNESOTA																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
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March 12, 2022

BLUE EARTH COUNTY, MINNESOTA

JUDICIAL DITCH NO. 49

2022 REDETERMINATION OF BENEFITS

JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS														200000.00		"A"	"A-"	"B"	"C"		"D"	"D-"	TILE				
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANC COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES			
41	R512318400003	CALDWELL FINISHING INC	NESE	18 105 27	14.22	6	4980.00	4980.00	100	4980.00	83.03	5140.00	3855.00	3990.00	1880.00	100%	620.00	100%	2500.00	\$3.00							
		11824 542ND AVE AMBOY MN 56010	NESE	18 105 27		4	2480.00	10000.00	100	10000.00	166.74					1	1880.00	5	3100.00					4.0			
41	R512318400005	CALDWELL JOEL & TAMARA	NESE	18 105 27	3.68	2	2500.00	2500.00	100	2500.00	41.68					1	1880.00	1	620.00					1.0			
		11824 542ND AVE AMBOY MN 56010																									
41	R512318400006	CALDWELL JOEL A & TAMARA K	NESE	18 105 27	20.58	20	35080.00	35080.00	100	35080.00	584.91					18	33840.00	2	1240.00								
		11824 542ND AVE AMBOY MN 56010																									
	R512319100001	MASSOP JOSEPH & SHIRLEY A	Meandered water boc	19 105 27	20.58	2.5	4700.00	4700.48	100	4700.48	78.37					2.5	4700.00					0.48	3120.0				
		1409 SILVER ST E MAPLETON MN 56065																									
	R512319100002	PEDERSON B & N FAMILY TRUST	Meandered water boc	19 105 27	112.86	46	235290.00	235290.48	100	235290.48	3923.12	45	231300.00	1	3990.00			2	1240.00			0.48	3120.0	14.5			
		PO BOX 145 AMBOY MN 56010	LOT 1	19 105 27		42	80660.00	80660.00	80	64528.00	1075.91			2	7980.00	38	71440.00							5.0			
	R512319100003	RATCLIFFE MICHELLE A	Meandered water boc	19 105 27	59.94	6	30840.00	30840.30	100	30840.30	514.22	6	30840.00									0.30	1950.0	1.50			
		PO BOX 373 AMBOY MN 56010																									
13	R512319100011	JUERGENS FAMILY FARM LLC	LOT 2	19 105 27	59.94	56.5	214475.00	214475.42	80	171580.34	2860.85	33	169620.00	4.5	17955.00	12	22560.00	7	4340.00			0.42	2730.0	1.5			
		54602 STATE HWY 30 AMBOY MN 56010																									
11	R512319200001	PETERS TERRY S & PETERS ROBERT L	NENE	19 105 27	37.41	32	55120.00	55120.00	85	46852.00	781.19					28	52640.00	4	2480.00					1.4			
		15997 560TH LN GOOD THUNDER MN 56037																									
14	R512319200002	JUERGENS FAMILY FARM LLC	SENE	19 105 27	33.77	29.5	55460.00	55460.00	70	38822.00	647.30					29.5	55460.00										
		54602 STATE HWY 30 AMBOY MN 56010																									
14	R512319200003	BRAMER TROY A & AMY	SENE	19 105 27		1	620.00	620.00	70	434.00	7.24							1	620.00					2.5			
		11352 542ND AVE AMBOY MN 56010																									
13	R512319200004	JUERGENS FAMILY FARM LLC	LOT 2	19 105 27	29.50	28	55600.00	55600.00	80	44480.00	741.64			2	7980.00	25	47000.00	1	620.00								
		54602 STATE HWY 30 AMBOY MN 56010																									
	R512319300001	FOSTER KAREN J	Meandered water boc	19 105 27	52.00	49	251860.00	251860.94	100	251860.94	4199.41	49	251860.00									0.94	6110.0	3.0			
		PO BOX 712 WINNEBAGO MN 56098																									
	R512319300002	YAEGER ALAN	Meandered water boc	19 105 27	10.00	9.5	48830.00	48830.13	100	48830.13	814.17	9.5	48830.00									0.13	845.0	0.5			
		10334 505TH AVE AMBOY MN 56010																									

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS												"A"		"A-"		"B"		"C"		"D"		"D-"		TILE					
												5140.00 100%	5140.00 100%	3990.00 100%		1880.00 100%	1785.00 100%	620.00 100%											
												5140.00	3855.00	3990.00		1880.00		620.00	2500.00										
												"A"	"A"	"B"		"C"		"D"	"D"										
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES					
	R512319300003	HAROLDSON ROGER L & DAVID W	Meandered water boc	19	105 27	11.45	11	56540.00	56540.21	100	56540.21	942.72	11	56540.00									0.21	1365.0	0.5				
		53610 108 ST AMBOY MN 56010																											
	R512319400001	STARKWEATHER BEATRICE	Meandered water boc	19	105 27	96.30	63	288020.00	288020.21	100	288020.21	4802.31	48	246720.00	8	31920.00	4	7520.00	3	1860.00			0.21	1365.0	1.3				
		11020 542ND AVE AMBOY MN 56010	LOT 5	19	105 27	-	26	44720.00	44720.00	70	31304.00	521.95			4	15960.00	12	22560.00	10	6200.00				6.0					
13	R512319400007	JUERGENS MICHAEL P & SHANNON B	LOT 2	19	105 27	15.00	3.5	2170.00	2170.00	80	1736.00	28.95						3.5	2170.00					1.0					
		53923 STATE HWY 30 AMBOY MN 56010	LOT 2	19	105 27	-				80								-2											
			LOT 3	19	105 27	-	5.5	7190.00	7190.00	85	6111.50	101.90					3	5640.00	2.5	1550.00				3.0					
	R512319400008	JUERGENS FAMILY FARM LLC	Meandered water boc	19	105 27	173.71	92	387820.00	387820.93	100	387820.93	6466.34	36	185040.00	48	191520.00	5	9400.00	3	1860.00			0.93	6045.0	5.0				
		54602 STATE HWY 30 AMBOY MN 56010	LOT 2	19	105 27	-	4	7520.00	7520.00	80	6016.00	100.31					4	7520.00						2.0					
			LOT 4	19	105 27	-	38	70210.00	70210.00	70	49147.00	819.45			3	11970.00	29	54520.00	6	3720.00									
			LOT 3	19	105 27	-	26	41320.00	41320.00	85	35122.00	585.61					20	37600.00	6	3720.00				1.0					
11	R512320200001	JUERGENS FAMILY FARM LLC	NENE	20	105 27	150.86	18	11160.00	11160.00									18	11160.00										
		54602 STATE HWY 30 AMBOY MN 56010	NWNE	20	105 27	-	7	5600.00	5600.00	30	1680.00	28.01					1	1880.00	6	3720.00									
23	R512329100002	T & T LLC	SWNW	29	105 27	40.00	13	23180.00	23180.00	70	16226.00	270.54					12	22560.00	1	620.00									
		PO BOX 207 UNALAKLEET AK 99684																											
32	R512329300002	TURTLE WILLIAM L TRUST B	NWSW	29	105 27	79.80	25	44920.00	44920.00	70	31444.00	524.28			2	7980.00	18	33840.00	5	3100.00				1.5					
		18 MCINTOSH DR NEW ULM MN 56073	SWSW	29	105 27	-	23	56750.00	56750.00	75	42562.50	709.67	4	20560.00	5	19950.00	6	11280.00	8	4960.00				1.0					
	R512330100005	HAROLDSON ROGER L & DAVID W	Meandered water boc	30	105 27	160.00	53	243140.00	243140.61	100	243140.61	4054.01	40	205600.00	8	31920.00	2	3760.00	3	1860.00			0.61	3965.0	1.0				
		53610 108 ST AMBOY MN 56010	LOT 4	30	105 27	-	6	6240.00	6240.00	90	5616.00	93.64					2	3760.00	4	2480.00									
			SENW	30	105 27	-	10	9980.00	9980.00	100	9980.00	166.40					3	5640.00	7	4340.00									
23	R512330100006	HAROLDSON ROGER & DAVID	LOT 4	30	105 27	33.00	16.5	26610.00	26610.59	80	21288.47	354.95					13	24440.00	3.5	2170.00			0.59	3835.0	0.5				
		53610 108TH ST AMBOY MN 56010																											
	R512330200001	STARKWEATHER BEATRICE	Meandered water boc	30	105 27	118.16	60.5	256625.00	256625.61	100	256625.61	4278.85	40	205600.00	9.5	37905.00	5	9400.00	6	3720.00			0.61	3965.0	1.5				
		11020 542ND AVE AMBOY MN 56010	LOT 1	30	105 27	-	45	84190.00	84190.00	80	67352.00	1123.00			1	3990.00	42	78960.00	2	1240.00				7.0					
			LOT 2	30	105 27	-	1	1880.00	1880.00	90	1692.00	28.21					1	1880.00						0.2					
			LOT 3	30	105 27	-	3	5640.00	5640.00								3	5640.00											
	R512330200003	GOOD THUNDER ENTERPRISES LLC	Meandered water boc	30	105 27	84.05	3	6490.00	6490.00	100	6490.00	108.21			1	3990.00	1	1880.00	1	620.00									
		312 S HARBOR CITY BLVD STE 4 MELBORNE FL 32901	LOT 2	30	105 27	-	28	30400.00	30400.00	90	27360.00	456.19			2	7980.00	5	9400.00	21	13020.00				2.0					
			SENE	30	105 27	-	33	54510.00	54510.00	80	43608.00	727.10			3	11970.00	19	35720.00	11	6820.00									
			LOT 3	30	105 27	-	13	30770.00	30770.00	100	30770.00	513.04			3	11970.00	10	18800.00											
13	R512330200004	JACKSON LAKE LUTH CEM ASSO INC	SWNE	30	105 27	2.68			90															2.7					
		54602 STATE HIGHWAY 30 AMBOY MN 56010-4471																											

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS												"A"	"A."	"B"	"C"	"D"	"D."	TILE								
												5140.00 100%	5140.00	3990.00 100%	1880.00 100%	620.00 100%										
												5140.00	3855.00	3990.00	1880.00	1785.00	620.00	2500.00	\$3.00							
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES		
13	R512330200005	JACKSON LAKE LUTH CEM ASSO INC	SWNE	30	105	27	0.32		90															0.3		
		54602 STATE HIGHWAY 30 AMBOY MN 56010-4471																								
31	R512330300001	PETERSON MARK A	NESW	30	105	27	168.46	28	87190.00	87190.45	100	87190.45	1453.77	8	41120.00	7	27930.00	8	15040.00	5	3100.00		0.45	2925.0	3.5	
		53683 108 ST AMBOY MN 56010	NWSW	30	105	27	-	17	31140.00	31140.00	85	26469.00	441.33			2	7980.00	11	20680.00	4	2480.00					
			SWSW	30	105	27	-	33	54480.00	54480.00	85	46308.00	772.12				27	50760.00	6	3720.00						
			SESW	30	105	27	-	40	124380.00	124380.00	95	118161.00	1970.16	13	66820.00	8	31920.00	11	20680.00	8	4960.00					
			SWSE	30	105	27	-	12	63840.00	61680.59	100	61680.59	1028.43	12	61680.00						720	2160.00	0.59	3835.0	2.0	
31	R512330300002	JUERGENS MICHAEL	NESW	30	105	27	6.86	5.5	17820.00	17820.42	100	17820.42	297.13	1	5140.00	2	7980.00	2.5	4700.00				0.42	2730.0	0.5	
		53923 STATE HWY 30 AMBOY MN 56010	NESE	30	105	27		1	620.00	620.00	85	527.00	8.79						1	620.00				1.0		
			NWSE	30	105	27					100													2.0		
31	R512330400004	JUERGENS MICHAEL	NESW	30	105	27	144.87	1	4565.00	4565.04	100	4565.04	76.12	0.5	2570.00	0.5	1995.00						0.04	260.0		
		53923 STATE HWY 30 AMBOY MN 56010	NESE	30	105	27	-	36	107520.00	107520.00	85	91392.00	1523.83	10	51400.00	10	39900.00	5	9400.00	11	6820.00					
			NWSE	30	105	27	-	37	161420.00	161420.15	100	161420.15	2691.44	23	118220.00	8	31920.00	6	11280.00				0.15	975.0	2.0	
			SWSE	30	105	27	-	26	137090.00	133640.59	100	133640.59	2228.26	26	133640.00						1150	3450.00	0.59	3835.0		
			SESE	30	105	27	-	39	204390.00	200460.00	90	180414.00	3008.14	39	200460.00						1310	3930.00				
21	R512331100003	JUERGENS FAMILY FARM LLC	NENW	31	105	27	160.45	40	67490.00	66770.00	90	60093.00	1001.96	1	5140.00	7	27930.00	11	20680.00	21	13020.00	240	720.00			
		54602 STATE HWY 30 AMBOY MN 56010	NWNW	31	105	27	-	37	52770.00	52770.00	75	39577.50	659.90			1	3990.00	21	39480.00	15	9300.00			3.3		
			SWNW	31	105	27	-	39	72910.00	72910.00	70	51037.00	850.97			1	3990.00	36	67680.00	2	1240.00					
			SENW	31	105	27	-	39	67870.00	67870.00	80	54296.00	905.31			1	3990.00	32	60160.00	6	3720.00					
11	R512331200002	NIENOW CHERYL	NENE	31	105	27	137.50	33	143490.00	143490.36	100	143490.36	2392.49	22	113080.00	7	27930.00			4	2480.00		0.36	2340.0	1.0	
		260 OAK DR EAGLE LAKE MN 56024	NWNE	31	105	27		37	192630.00	189030.86	100	189030.86	3151.81	36	185040.00	1	3990.00					1200	3600.00	0.86	5590.0	3.0
			SWNE	31	105	27		39	157430.00	157430.00	95	149558.50	2493.67	21	107940.00	11	43890.00	1	1880.00	6	3720.00					
			SENE	31	105	27	-	14	62950.00	62950.79	100	62950.79	1049.61	8	41120.00	5	19950.00	1	1880.00				0.79	5135.0	3.0	
11 3:543" F548	R512331200003	WAKEFIELD PORK INC	NENE	31	105	27	22.50	1	620.00	620.00	100	620.00	10.34							1	620.00					
	R512331200003		" "				2				100								-2							
		410 MAIN AVE E GAYLORD MN 55334-0327	SENE	31	105	27	-	13	20690.00	20690.49	100	20690.49	344.98			3	11970.00	2	3760.00	8	4960.00		0.49	3185.0	3.0	
			" "				2		1240.00	5000.00	100	5000.00	83.37						-2	5000.00						
31	R512331300002	JUERGENS MICHAEL P	NESW	31	105	27	76.83	21	39070.00	39070.00	70	27349.00	456.00			1	3990.00	18	33840.00	2	1240.00					
			" "				2		1240.00	5000.00	71	3550.00	59.19						-2	5000.00						
		53923 STATE HWY 30 AMBOY MN 56010	NWSW	31	105	27	-	27	50350.00	50350.00	65	32727.50	545.68			1	3990.00	24	45120.00	2	1240.00					
31	R512331300003	JUERGENS MICHAEL P RON PROOF	NESW	31	105	27	3.28	3	1860.00	1860.00	70	1302.00	21.71						3	1860.00						
		53923 STATE HWY 30 AMBOY MN 56010																								
41	R512331400001	JUERGENS FAMILY FARM LLC	NESE	31	105	27	95.00	16	57450.00	57451.17	100	57451.17	957.91	8	41120.00	3	11970.00	1	1880.00	4	2480.00		1.17	7605.0	2.0	
		54602 STATE HWY 30 AMBOY MN 56010	NWSE	31	105	27	-	21	34030.00	34030.00	80	27224.00	453.92			1	3990.00	14	26320.00	6	3720.00					
44	R512331400002	OLSON LYNN S & MARIE F	SESE	31	105	27	65.00	14	30350.00	30350.79	100	30350.79	506.05	2	10280.00	3	11970.00	2	3760.00	7	4340.00		0.79	5135.0		
		38426 250TH ST AMBOY MN 56010																								
22	R512332100003	TURTLE WILLIAM L TRUST B	NWNW	32	105	27	40.00	8	13780.00	13780.00	85	11713.00	195.30					7	13160.00	1	620.00				2.0	
		18 MCINTOSH DR NEW ULM MN 56073																								

March 12, 2022

BLUE EARTH COUNTY, MINNESOTA
JUDICIAL DITCH NO. 49
2022 REDETERMINATION OF BENEFITS

JUDICIAL DITCH NO. 49 2022 REDETERMINATION OF BENEFITS													"A"	"A-"	"B"		"C"		"D"	"D-"	TILE				
													5140.00 100%	5140.00	3990.00 100%		1880.00 100%	1785.00	620.00 100%	2500.00					
													5140.00	3855.00	3990.00		1880.00		620.00		\$3.00				
													200000.00	"A"	"B"		"C"		"D"						
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES	
23	R512332100005	OLSON GWENDOLYN B	SWNW	32	105	27	80.00	31		51160.00	51160.00	80	40928.00	682.41		2	7980.00	20	37600.00	9	5580.00			1.0	
		55544 109TH ST AMBOY MN 56010	SENW	32	105	27	-	4.5		4680.00	4680.00	70	3276.00	54.62			1.5	2820.00	3	1860.00					
14	R512332200002	JUERGENS FAMILY FARM LLC	SENE	32	105	27	236.08	19		25640.00	25640.00	55	14102.00	235.13			11	20680.00	8	4960.00					
		54602 STATE HWY 30 AMBOY MN 56010	NESE	32	105	27	-	35		61610.00	61610.00	60	36966.00	616.35	1	3990.00	29	54520.00	5	3100.00					
			SESE	32	105	27	-	24		44710.00	44710.00	60	26826.00	447.28	1	3990.00	21	39480.00	2	1240.00					
33	R512332300003	HODGES LEE C & KELSEY B	SWSW	32	105	27	10.00	2		1240.00	1240.00	95	1178.00	19.64					2	1240.00				7.0	
		54300 100TH AVE AMBOY MN 56010																							
33	R512332300004 R512332300004	BENSON & TAYLOR PROPERTIES LLP	SWSW	32	105	27	70.00	14		62760.00	62760.00	95	59622.00	994.11	6	30840.00	8	31920.00						14.0	
		111 HAVEN HILLS RD MANKATO MN 56001-9274	SESW	32	105	27		1		3990.00	3990.00	80	3192.00	53.22			1	3990.00						37.0	
31	R512332300005	BLAIR JOSHUA J & TARA K	NESW	32	105	27	80.00	39		73350.00	73350.00	70	51345.00	856.10			3	11970.00	31	58280.00	5	3100.00			
		24242 380TH AVE WINNEBAGO MN 56098-3355	NWSW	32	105	27		32		69070.00	69070.00	90	62163.00	1036.48	4	20560.00	7	27930.00	6	11280.00	15	9300.00			2.0
42	R512332400001	JUERGENS MICHAEL & SHANNON	NWSE	32	105	27	80.00	38		65990.00	65990.00	70	46193.00	770.20			1	3990.00	31	58280.00	6	3720.00			
		53923 STATE HWY 30 AMBOY MN 56010	SWSE	32	105	27	-	38		68920.00	68920.00	70	48244.00	804.40				36	67680.00	2	1240.00				
	FARIBAULT																								
41 050050100		JOHN W BLAIR TRUST AGREEMENT & KATHY L BLAIR TRUST AGREEMENT 28 HILLSIDE DR WINNEBAGO MN 56098	NESE	5	104	27	91.24	6		13390.00	13390.00	40	5356.00	89.30			1	3990.00	5	9400.00					
			NWSE	5	104	27		40		73560.00	73560.00	50	36780.00	613.25			4	15960.00	28	52640.00	8	4960.00			
			SWSE	5	104	27		30		42130.00	42130.00	40	16852.00	280.98			1	3990.00	16	30080.00	13	8060.00			9.00
			SESE	5	104	27		5		9400.00	9400.00	30	2820.00	47.02				5	9400.00						
41 050050101		RASCHKE,ROBERT B	NESE	5	104	27	59.76	16		28410.00	28410.00	40	11364.00	189.48			1	3990.00	12	22560.00	3	1860.00			
		6599 MERE DR EDEN PRAIRIE MN 55346	SESE	5	104	27		13		14360.00	14360.00	30	4308.00	71.83				5	9400.00	8	4960.00				
22 050050200		KRAUSE INC	NWNW	5	104	27	84.67	41		44760.00	44760.00	85	38046.00	634.36			2	7980.00	10	18800.00	29	17980.00			2.00
		306 CLEVELAND AVE W WINNEBAGO MN 56098	SWNW	5	104	27		15		20640.00	20640.00	50	10320.00	172.07				9	16920.00	6	3720.00			25.00	
11 050050300		OLSON,LYNN S & MARIE F	NENE	5	104	27	245.50	26		42580.00	42580.00	50	21290.00	354.98				21	39480.00	5	3100.00				
		38426 250TH ST	NWNE	5	104	27		38		68510.00	68510.00	60	41106.00	685.38			1	3990.00	33	62040.00	4	2480.00			
		AMBOY MN 56010	SWNE	5	104	27		40		63370.00	63370.00	55	34853.50	581.13	1	5140.00	3	11970.00	19	35720.00	17	10540.00			
			SENE	5	104	27		23		39460.00	39460.00	45	17757.00	296.07				20	37600.00	3	1860.00				
			NENW	5	104	27		28		42150.00	42150.00	70	29505.00	491.95			1	3990.00	17	31960.00	10	6200.00			1.00
			SENW	5	104	27		31		72830.00	72830.00	55	40056.50	667.88	6	30840.00	3	11970.00	13	24440.00	9	5580.00			9.00
21 050050301		OLSON,LYNN S & MARIE F	NENW	5	104	27	8.68	6		6240.00	6240.00	70	4368.00	72.83				2	3760.00	4	2480.00			2.68	
		38426 250TH ST AMBOY MN 56010																							
31 050050400		BLAIR,JOSHUA J & TARA K	NESW	5	104	27	160.00	39		61160.00	61160.00	45	27522.00	458.89			2	7980.00	24	45120.00	13	8060.00			1.00
		24242 380TH AVE	NWSW	5	104	27		31		40670.00	40670.00	40	16268.00	271.24			3	11970.00	9	16920.00	19	11780.00			7.00
		WINNEBAGO MN 56098	SWSW	5	104	27		37		79510.00	79510.00	30	23853.00	397.71	2	10280.00	7	27930.00	19	35720.00	9	5580.00			
			SESW	5	104	27		39		67380.00	67380.00	35	23583.00	393.21	1	5140.00	4	15960.00	20	37600.00	14	8680.00			1.00

BLUE EARTH COUNTY, MINNESOTA																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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BLUE EARTH COUNTY, MINNESOTA																										
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2022 REDETERMINATION OF BENEFITS																										
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										200000.00	"A"	"A-"	"B"			"C"			"D"	"D-"	TILE					
											5140.00	5140.00	3990.00			1880.00			620.00							
											100%		100%			100%			100%							
											5140.00	3855.00	3990.00			1880.00	1785.00	620.00	2500.00	\$3.00						
PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	IN TRACT	BENEFITED ACRES	POTENTIAL BENEFITS	GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINTENANCE COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE AREA	DAMAGE AREA VALUE	DAMAGE OR RESTRICTED WETLAND ACRES		
March 12, 2022		BLUE EARTH COUNTY, MINNESOTA JUDICIAL DITCH 49 2020 REDETERMINATION OF BENEFITS																								
	ROAD AUTHORITY	LOCATION			LENGTH (FEET)			GROSS BENEFITS	PROXIMITY RATE	NET BENEFITS	MAINT COST	BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE	OTHER BENEFIT	BENEFIT VALUE					
Townships	STERLING	103 St. In Sect.	T GR 31	105 27	5280			34,108.80	100	34108.80	568.71	Per Foot 20	14.20 14995.20		6.70 7075.20		2.85 12038.40		0.60							
		108th St. CG 148 In Sect.	29 30	105 105 27 27	500 4200			12,096.00	100 100	12096.00	201.68			30	8442.00	20 20	2394.00 80	50 1260.00								
		121th St. N of / TG N of TG	T GR 13 14	105 105 28 28	3400 950			8,160.00 2,066.25	100 100	8160.00 2066.25	136.06 34.45					80 70	7752.00 1895.25	20 30	408.00 171.00							
		N of CG 151 N of TG	17 18	105 105 27 27	2220 2300			3,829.50 6,923.00	100 100	3829.50 6923.00	63.85 115.43			10	1541.00	50 80	3163.50 5244.00	50 10	666.00 138.00							
TOWNSHIP	SHELBY	108th St. In Sect.	T GR 25	105 28	470			810.75	100	810.75	13.52					50	669.75	50	141.00							
		529 Ave. In Sect.	T GR 14	105 28	3070			8,058.75	100	8058.75	134.37					90	7874.55	10	184.20							
FARIBAULT TCOUNTY		240th St. N of N of	T GR 7 8	104 104 27 27	2260 3980			7,311.10 18,029.40	100 100	7311.10 18029.40	121.90 300.61	Per Foot 10	14.20 5651.60	10 20	6.70 1514.20 5333.20		2.85 5796.90 6805.80		0.60 238.80							
		380th St. 107 E of E of	T GR 6 7	104 104 27 27	5280 3200			11,140.80 9,632.00	100 100	11140.80 9632.00	185.76 160.60			10 10	3537.60 2144.00	40 80	6019.20 7296.00	50 10	1584.00 192.00							
TOTAL LAND BENEFITS						14770440.80		14927973.93		11559111.19	192731.12	1278.00		467.60		1545.50		1545.50		12100.00		25.13	163345.00			
TOTAL ROAD BENEFITS								435953.35		435953.35	7268.88															
TOTAL BENEFITS						14770440.80		15363927.28		11995064.54	200000.00					4836.6										