# LAND FOR SALE ON BIDS

Sheryl Fines will receive bids delivered as outlined below on the following described real estate located in **McLean County**, North Dakota:

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|---|---|---|
| **Group 1:** | **Township 149 North, Range 87 West** | |
| | **Section 26:** | **NE1/4; N1/2SE1/4; S1/2NW1/4; N1/2SW1/4** |
| **Group 2:** | **Township 149 North, Range 87 West** | |
| | **Section 27:** | **S1/2NE1/4; SE1/4** |
| **Group 3:** | **Township 149 North, Range 87 West** | |
| | **Section 33:** | **W1/2SW1/4; SW1/4NW1/4, and Lots 6, 7, and 8 less 47.8 acres sold to USA** |

1. Land is sold subject to easements, rights-of-way, restrictions and reservations of record.
2. No Minerals. No minerals are included in this sale.
3. Bids. Bids will be accepted for the property on a Group by Group basis. Each bid must comply with the following:
   - Be submitted in writing no later than **4:00 p.m. on Friday, November 20, 2026**;
   - Identify whether the bid is for Group 1, Group 2, or Group 3;
   - Be signed by the bidder;
   - Include the bidder's mailing address, telephone number, and email address; and
   - Be accompanied by a certified or cashier's check in the amount of **$5,000**, payable to Pringle & Herigstad Trust Account.
4. Bidding packets may be obtained from Attorney Brent Olson, and all bids must be submitted to:

   **Pringle & Herigstad, P.C.**
   2525 Elk Drive
   P.O. Box 1000
   Minot, ND 58702-1000
   Telephone: (701) 852-0381
   email: kristenm@pringlend.com
5. Date of Sale. The top 5 bidders will be allowed to raise their bids at an oral bid-off to take place at **3:00pm on Tuesday, November 24, 2026**, at Pringle & Herigstad, P.C., 2525 Elk Drive, Minot, ND 58701 (west of Homesteaders Restaurant).
6. Terms. 10% down on the date the bid is accepted by Seller, by certified or cashier's check, as earnest money. Closing on or before December 23, 2026, with 50% of the purchase price (less earnest money) due at closing and the remaining 50% due January 6, 2027 (no prepayment before January 1, 2027). The deferred payment must be secured by an irrevocable standby letter of credit or a first mortgage on the property and may not be held in escrow; letter of credit/mortgage to be satisfied upon receipt of deferred payment. Full terms in the Purchase Agreement. Seller shall furnish an up-to-date abstract of title and Warranty Deed with mineral reservation.
7. **Seller reserves the right to reject any and all bids, to waive irregularities in bids, and to modify the manner of the sale in any particular whatsoever.**