

JACKSON COUNTY  
 JUDICIAL DITCH NO. 18  
 2018 REDETERMINATION OF BENEFITS

Maintenance cost 100000.00

PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	R-W	IN TRACT	POTENTIAL BENEFIT	GROSS BENEFIT	NET BENEFIT	MAINT COST	"A"		"B"		"C"		"D-" COMM		"D"		"TILE"		SEEDING AREA	SEEDING DAMAGE	NONCOVERED OR RESTRICTED WETLAND ACRES		
											BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	BENEFIT VALUE					
											100%	\$5,950.00	100%	\$4,570.00	100%	\$2,580.00	100%	\$3,440.00	100.0%	\$860.00	3.00	3.00					
050010100	FRANSEN,STEVEN D & JANICE M 81909 550TH AVE JACKSON MN 56143	SENE SWNE	1	102	35	40.00	40160.00 81770.00	40160.00 81770.00	100.00 100.00	40160.00 81770.00	968.66 1972.30		2	9140.00	12	30960.00					20	60.00					
050010300	FRANSEN,THOMAS & BRADLEY C/O LELAND FRANSEN 916 HILLS AVE JACKSON MN 56143	SESW NESW	1	102	35	33.24	30960.00 14300.00	30960.00 14300.00	92.00 92.00	28483.20 13156.00	687.02 317.32		2	9140.00	2	5160.00											
050010500	FRANSEN,CRAIG & KATHLEEN 80507 550TH AVE JACKSON MN 56143	NWSE SWSE	1	102	35	40.00	113600.00 142280.00	113600.00 142280.00	100.00 97.00	113600.00 138011.60	2740.05 3328.86	2	11900.00	3	13710.00	32	82560.00	3	2580.00		950	2850.00					
050010800	FRANSEN,RUSSELL J C/O BRYON NEAL 80252 550TH AVE JACKSON MN 56143	NESE SESE	1	102	35	40.00	111580.00 97840.00	111580.00 97840.00	98.02 95.98	109366.11 93909.09	2637.93 2265.10		4	18280.00	34	87720.00			1	860.00	1860	5580.00					
050120100	FRANSEN,LELAND 916 HILLS AVE JACKSON MN 56143	SWNE NWNE SENE NENE	12	102	35	40.00	2580.00 68480.00 85960.00 110160.00	2580.00 68480.00 85960.00 110160.00	94.00 97.00 96.76 97.00	2425.20 66425.60 83177.31 106855.20	58.50 1602.19 2006.25 2577.36			2	9140.00	23	59340.00			1	4570.00	31	79980.00	470	1410.00		
050120150	C & S FRANSEN FARMS INC 80507 550TH AVE JACKSON MN 56143	SENE	12	102	35	5.14	1880.00	1880.00	89.10	1675.16	40.41							1	860.00		340	1020.00			4.00		
050120300	FRANSEN,LELAND 916 HILLS AVE JACKSON MN 56143	NESE SESE	12	102	35	32.81	91730.00 104750.00	91730.00 104750.00	96.13 96.59	88178.26 101179.61	2126.87 2440.47		2	9140.00	30	77400.00			2	9140.00	34	87720.00	1730	5190.00	2630	7890.00	
050120350	C & S FRANSEN FARMS INC 80507 550TH AVE JACKSON MN 56143	NESE	12	102	35	6.93	4380.00	14700.00	95.08	13976.87	337.12				1	2580.00		-3	10320.00		600	1800.00			2.00		
200060100	WENZEL,JOSEPH D & ILA L 81936 550TH AVE JACKSON MN 56143	NWNE SWNE	6	102	34	17.58	43860.00 44720.00	43860.00 44720.00	99.00 99.00	43421.40 44272.80	1047.33 1067.87				17	43860.00			17	43860.00	1	860.00					
200060200	WEST,VIRGINIA L C/O ALAN SCHROCK 307 WEST WASHINGTON ST PONTIAC IL 61764	SWNE SENE	6	102	34	21.23	51280.00 95460.00	51280.00 95460.00	100.00 95.00	51280.00 90687.00	1236.88 2187.38		2	9140.00	16	41280.00			1	860.00	36	92880.00	3	2580.00	1.11	7215.00	2.23
200060250	WENZEL FAMILY 81936 550TH AVE JACKSON MN 56143	NWNE NENE	6	102	34	22.44	57570.00 106220.00	57570.00 106220.00	100.00 100.00	57570.00 106220.00	1388.60 2562.04		3	13710.00	17	43860.00			8	36560.00	27	69660.00	0.98	6370.00	2.00		
						38.43																0.56	3640.00	1.43			

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											BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	BENEFIT VALUE					
											\$5,950.00	100%	\$4,570.00	100%	\$2,580.00	100%	\$3,440.00	\$860.00	3.00								
200060300	FRANSEN, RUSSELL J & MERVA D C/O BRYON NEAL	SWSE	6	102	34	12.45	30960.00	30960.00	91.00	28173.60	679.55			12	30960.00												
	80252 550TH AVE JACKSON MN 56143	NWSE	6	102	34	20.00	50850.00	50850.00	100.00	50850.00	1226.51		2	9140.00	15.5	39990.00	2	1720.00			170	510.00	0.20	1300.00	0.50		
		SESE	6	102	34	38.00	97370.00	97370.00	94.87	92371.49	2228.01		2	9140.00	34	87720.00											
		NESE	6	102	34	40.00	95460.00	95460.00	85.00	81141.00	1957.13				36	92880.00	3	2580.00									
200060350	JOHNSON, BARBARA E	S2SE	6	102	34	9.55	12040.00	12040.00	92.00	11076.80	267.17			4	10320.00	2	1720.00										3.55
	55742 810TH ST JACKSON MN 56143																										
200060400	WENZEL FAMILY REV LIV TRUST C/O JOSEPH & ILA WENZEL	SWSW	6	102	34	40.63	96750.00	96750.00	92.00	89010.00	2146.93			37.5	96750.00												
	81936 550TH AVE JACKSON MN 56143	NWSW	6	102	34	40.81	104700.00	104700.00	92.70	97052.14	2340.91			39	100620.00						1360	4080.00					
200060500	SPARTZ, VIRGINIA WENZEL	NESW	6	102	34	40.00	120250.00	120250.00	100.00	120250.00	2900.45		10	45700.00	28	72240.00					770	2310.00	1.06	6890.00	2.00		
	4603 BRUCE AVE EDINA MN 55424	SESW	6	102	34	40.00	119510.00	119510.00	100.00	119510.00	2882.60		8	36560.00	30	77400.00					1850	5550.00	0.57	3705.00	1.00		
200060600	WENZEL FAMILY REV LIV TRUST C/O JOSEPH & ILA WENZEL	SESW	6	102	34	40.00	113150.00	113150.00	95.00	107492.50	2592.73		5	22850.00	35	90300.00											
	81936 550TH AVE JACKSON MN 56143	SWNW	6	102	34	40.99	55580.00	55580.00	93.00	51689.40	1246.76		2	9140.00	18	46440.00											
		NWSE	6	102	34	20.00	51010.00	51010.00	100.00	51010.00	1230.37		1	4570.00	18	46440.00											
		SWSE	6	102	34	20.00	49580.00	49580.00	90.93	45084.52	1087.45				18.5	47730.00	1	860.00			330	990.00	0.68	4420.00	1.00		
200060700	WENZEL FAMILY REV LIV TRUST C/O JOSEPH & ILA WENZEL	NENW	6	102	34	40.28	25800.00	25800.00	95.00	24510.00	591.18			10	25800.00												
	81936 550TH AVE JACKSON MN 56143																										
200070100	GEESMAN, GENE & MARCIA	NENE	7	102	34	20.00	43270.00	43270.00	94.00	40673.80	981.06		1	4570.00	15	38700.00											
	57610 810TH ST JACKSON MN 56143	NWNE	7	102	34	36.00	100730.00	100730.00	90.98	91643.35	2210.45		5	22850.00	30	77400.00					160	480.00					
200070200	GEESMAN, GENE & MARCIA	N2NE	7	102	34	24.00	1720.00	1720.00	94.00	1616.80	39.00							2	1720.00								2.00
	57610 810TH ST JACKSON MN 56143																										
200070225	GEESMAN, GUY & CAROLYN	N2NE	7	102	34	24.00	12900.00	12900.00	94.00	12126.00	292.48				5	12900.00											
	57610 810TH ST JACKSON MN 56143																										
200070250	GEESMAN, GUY & CAROLYN	N2NE	7	102	34	40.00	7740.00	7740.00	94.00	7275.60	175.49				3	7740.00											
	57610 810TH ST JACKSON MN 56143																										
200070300	GEESMAN, GUY & CAROLYN	SESW	7	102	34	40.00	101020.00	101020.00	91.95	92890.39	2240.53		2	9140.00	34	87720.00	4	3440.00			240	720.00					
	57610 810TH ST JACKSON MN 56143																										

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											BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	BENEFIT VALUE				
											100%	100%	100%	100%	100%	100%	100%	100%	3.00	3.00						
200070400	GEESMAN,GUY & CAROLYN 57610 810TH ST JACKSON MN 56143	SENE	7	102	34	20.00	58080.00	58080.00	93.70	54419.20	1312.60	1	5950.00	3	13710.00	16.5	42570.00	1	860.00	600	1800.00					
		NWSE	7	102	34	40.00	102940.00	102940.00	93.99	96757.60	2333.81	2	9140.00	2	9140.00	36	92880.00			20	60.00					
		SWNE	7	102	34	40.00	136290.00	136290.00	93.13	126933.51	3061.65	8	36560.00	31	79980.00					4600	13800.00					
200070500	GUY GEESMAN RES TRUST ETAL 57610 810TH ST JACKSON MN 56143	SENE	7	102	34	20.00	16340.00	16340.00	85.00	13889.00	335.00			5	12900.00	4	3440.00								3.00	
200070600	STALL,ROBERT L & JUNE ANN 30649 DEER DR HUXLEY IA 50124	SWSE	7	102	34	38.00	12900.00	12900.00	91.00	11739.00	283.15				5	12900.00										
		SESE	7	102	34	18.00	43860.00	43860.00	94.00	41228.40	994.43				17	43860.00										
		NESE	7	102	34	40.00	114940.00	114940.00	93.76	107771.25	2599.46	6	27420.00	29	74820.00	2	1720.00	3660	10980.00							2.00
200070650	DRIVE BUY INC PO BOX 936 BURNSVILLE MN 55337	SESE	7	102	34	9.00	7150.00	7150.00	96.00	6864.00	165.56	1	4570.00	1	2580.00											
200070700	FRANSEN,RUSSELL J & MERVA D C/O BRYON NEAL 80252 550TH AVE JACKSON MN 56143	NESW	7	102	34	40.00	36510.00	36510.00	94.96	34669.90	836.24			1	4570.00	12	30960.00	1	860.00	40	120.00					2.00
		NWSW	7	102	34	40.89	62520.00	62520.00	98.98	61884.20	1492.66	2	9140.00	20	51600.00	2	1720.00	20	60.00							
		SWSW	7	102	34	41.03	74500.00	74500.00	93.00	69285.00	1671.16	2	9140.00	24	61920.00	4	3440.00									
200070800	FRANSEN,LELAND & EVELYN 916 HILLS AVE JACKSON MN 56143	SWNW	7	102	34	40.75	106540.00	106540.00	93.54	99655.49	2403.70			2	9140.00	35.5	91590.00	1	860.00	1650	4950.00					
		NWNW	7	102	34	40.61	117425.00	117425.00	90.68	106476.74	2568.23	1.5	8925.00	2	9140.00	34	87720.00			3880	11640.00					
200070900	WENZEL FAMILY REV LIV TRUST C/O JOSEPH & ILA WENZEL 81936 550TH AVE JACKSON MN 56143	NENW	7	102	34	40.00	151920.00	151920.00	90.79	137929.82	3326.89	8	47600.00	8	36560.00	22	56760.00	1	860.00	3380	10140.00					
200080600	RONALD K FRANSEN TRUST 59706 800TH ST ALPHA MN 56111	NWSW	8	102	34	8.09	15480.00	15480.00	92.00	14241.60	343.51				6	15480.00										
		SESW	8	102	34	40.00	9460.00	9460.00	88.00	8324.80	200.80				3	7740.00	2	1720.00								
		SWSW	8	102	34	36.00	122320.00	122320.00	96.33	117830.70	2842.09	3	17850.00	10	45700.00	21	54180.00			1530	4590.00					2.00
200080850	AMBROSE,MICHAEL & JOANN 2 N SHORE DR N SHERBURN MN 56171	NWSW	8	102	34	20.60	22630.00	22630.00	91.00	20593.30	496.71			1	4570.00	7	18060.00									
		SWNW	8	102	34	15.61	48680.00	48680.00	95.77	46621.54	1124.52			3	13710.00	13	33540.00	1	860.00	190	570.00					
200170325	HANSEN,DALLAS A & JANICE C 79802 560TH AVE JACKSON MN 56143	NENW	17	102	34	40.00	18920.00	18920.00	88.00	16649.60	401.59				7	18060.00	1	860.00								
		NWNW	17	102	34	40.00	69010.00	69010.00	102.93	71030.85	1713.27				25	64500.00	5	4300.00	70	210.00						
230120100	JACKSON CITY 80 W ASHLEY ST JACKSON MN 56143	NESW	12	102	35	40.00	2580.00	2580.00	76.00	1960.80	47.29						3	2580.00								
		NWSE	12	102	35	40.00	84770.00	84770.00	91.00	77140.70	1860.64			5	22850.00	22	56760.00	6	5160.00							
230130100	JACKSON CITY 80 W ASHLEY ST JACKSON MN 56143	NENE	13	102	35	32.00	13850.00	13850.00	96.86	13415.47	323.58				2	5160.00	10	8600.00	30	90.00						
		NWNE	13	102	35	14.95	10440.00	10440.00	97.74	10204.32	246.13				4	10320.00			40	120.00						

August 12, 2022

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"A"	"B"	"C"	"D-" COMM	"D"	"TILE"
\$5,950.00	\$4,570.00	\$2,580.00	\$3,440.00	\$860.00	3.00
100%	100%	100%		100.0%	
\$5,950.00	\$4,570.00	\$2,580.00	\$3,440.00	\$860.00	3.00

PARCEL NUMBER	NAME	DESCRIPTION	SEC	T-N	R-W	IN TRACT	POTENTIAL BENEFIT	GROSS BENEFIT	NET BENEFIT	MAINT COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	BENEFIT VALUE	SEEDING AREA	SEEDING DAMAGE	NONCOVERED OR RESTRICTED WETLAND ACRES
060310300	GEESMAN,GENE & MARCIA	SESE	31	103	34	40.00															0.70	4550.00	
	57610 JACKSON	810TH ST MN 56143																					
230130110	R & M COMMERCIAL PROPERTIES LLC	NWNE	13	102	35	17.92	18920.00	37840.00	98.00	37083.20	894.45							-11	37840.00			6.00	
	30965 GETTYSBURG	US HWY 212 IA 57442																					

August 12, 2022

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ROAD AUTHORITY

LOCATION LENGTH  
SEC T-N R-W (FEET)

NET MAINT  
BENEFITS COST

"A" SOILS	"B" SOILS	"C" SOILS	"D" SOILS
BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE

STATE OF MINNESOTA DEPARTMENT OF TRANSPORTATION 2151 BASSET DRIVE MANKATO, MN 5 MN 56001	Interstate 90 In sec North of	7 102 35 1800 8 102 35 1400	9,450.00 7,350.00	100.00 100.00	9450.00 7350.00	227.94 177.28	per foot	56.80	22.80	5.70 90 90	9234.00 7182.00	10 10	1.20 216.00 168.00
JACKSON HIGHWAY DEPARTMENT % JACKSON MN 56143	CSAH# North of North of North of	34 17 102 35 2200 18 102 35 1370 13 102 36 1890	5,775.00 3,750.38 3,685.50	100.00 100.00 100.00	5775.00 3750.38 3685.50	139.29 90.46 88.89	per foot	28.40	11.40	2.85 90 95 60	5643.00 3709.28 3231.90	10 5 40	0.60 132.00 41.10 453.60
	CSAH # East of East of East of	83 1 102 36 2660 12 102 36 5280 13 102 36 90	7,281.75 15,048.00 114.75	100.00 100.00 100.00	7281.75 15048.00 114.75	175.64 362.96 2.77				95 100 30	7201.95 15048.00 76.95	5 5 70	79.80 37.80
Des Moines Township MN 56150	812 th Street North of	12 102 36 3400	5,661.00	100.00	5661.00	136.54	per foot	14.20	5.70 10 1938.00	1.40 75 3570.00	15	0.30 153.00	
Wisconsin Township MN 56150	810th Street North of North of	7 102 35 5280 8 102 35 1950	9,081.60 2,622.75	100.00 100.00	9081.60 2622.75	219.05 63.26		10	3009.60 80 95	5913.60 2593.50	10 5	158.40 29.25	
	820th Street North of North of	6 102 35 1320 5 103 36 200	1,848.00 269.00	100.00 100.00	1848.00 269.00	44.57 6.49			100 95	1848.00 266.00	5	3.00	
	560th Ave East of East of In sec	6 102 35 5280 7 102 35 1960 7 102 35 2550	6,811.20 2,636.20 5,763.00	100.00 100.00 100.00	6811.20 2636.20 5763.00	164.29 63.59 139.00		20	2907.00 80	2856.00			
TOTAL LAND BENEFITS			4251965.00		4262285.00	4058764.58	97897.97	27.5	137	1280.5	65	33360	38090.00
TOTAL ROAD BENEFITS			4251965.00		4349433.13	4145912.70	100000.00				1510		