

# Agricultural Real Estate Transfers

## M.D. of Spirit River No. 133

1999-2018

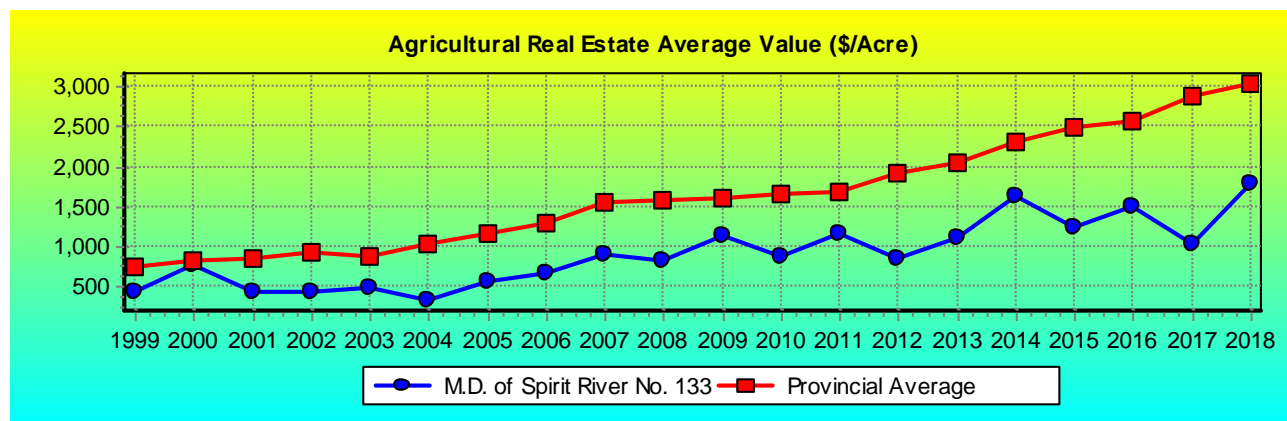
The value, acreage and number of lands transfers are sorted by the C.L.I. class of the real estate transferred.

Note: Average value for All Classes is weighted by the number of acres transacted in each C.L.I. Class. Also the information collected is not guaranteed to include all transacted sales, nor is it intended to constitute an appraisal or opinion of value for a specific parcel of land. A more comprehensive appraisal of a particular piece of land should be performed in order to determine the actual market price. Changing market conditions can have immediate impacts on land values.

The Canada Land Inventory (C.L.I.) rating system provides an indication of the agricultural capability of land. The C.L.I. class for each parcel of land is determined by the dominant C.L.I. class for the parcel, usually a quarter-section of land. This permits comparisons of the real estate value of land of similar productive capability.

The definitions of the land classes used in these reports are:

- Class 1 - Soils with no significant limitations in use for crops.
- Class 2 - Soils with moderate limitations that restricts the range of crops or require moderate conservation practices.
- Class 3 - Soils with moderately severe limitations that restricts the range of crops or require special conservation practices.
- Class 4 - Soils with severe limitations that restricts the range of crops or require special conservation practices or both.
- Class 5 - Soils that are unsuitable for annual cultivation. These soils could be improved for the production of perennial forages or pasture.
- Class 6 - Soils that have some natural grazing potential but where improvement practices are not feasible.
- Other - Soils that have no capability for arable culture or permanent pasture, soils that are organic and frequently found in the wooded regions of the province and soils that could not be assigned a C.L.I. class because of a lack of a suitable map.



Year	CLI 1	CLI 2	CLI 3	CLI 4	CLI 5	CLI 6	Ohter	All Classes
<b>Average Value (\$ per Acre)</b>								
1999	-	-	341.38	-	-	-	655.37	416.49
2000	-	-	290.79	-	-	-	1,246.75	773.65
2001	-	281.25	344.82	-	-	1,125.00	306.50	434.09
2002	-	457.35	388.72	294.30	-	-	484.72	425.76
2003	-	470.55	351.86	-	-	-	664.55	482.78
2004	-	-	366.49	-	-	-	242.42	321.81
2005	-	681.01	466.88	-	-	-	-	566.47
2006	-	511.47	615.79	468.75	-	-	1,008.11	651.41
2007	-	718.91	592.55	981.79	1,013.46	-	1,608.48	894.26
2008	-	1,086.39	523.58	-	1,013.46	-	934.94	826.26
2009	-	1,113.18	1,124.80	-	-	-	-	1,120.88
2010	-	1,463.47	885.07	-	-	-	504.29	868.48
2011	-	1,436.13	786.81	-	-	-	-	1,165.87
2012	-	1,019.86	646.45	-	-	-	-	831.39
2013	-	1,583.51	912.75	-	-	-	1,801.55	1,107.04
2014	-	1,218.17	1,989.38	-	-	-	1,795.98	1,626.47
2015	-	1,523.36	1,246.21	-	-	-	889.16	1,225.13
2016	-	3,178.39	1,325.11	-	-	-	-	1,492.57
2017	-	1,428.97	611.40	-	-	-	-	1,025.25
2018	-	1,924.51	1,494.61	-	-	-	2,201.74	1,769.95
<b>Acres Transferred</b>								
1999	-	-	798	-	-	-	251	1,049
2000	-	-	320	-	-	-	327	647
2001	-	160	638	-	-	160	228	1,186
2002	-	2,160	1,758	158	-	-	299	4,375
2003	-	397	962	-	-	-	720	2,079
2004	-	-	776	-	-	-	436	1,212
2005	-	830	954	-	-	-	-	1,784
2006	-	479	1,278	160	-	-	397	2,315
2007	-	928	962	158	158	-	588	2,794
2008	-	879	961	-	158	-	299	2,297
2009	-	566	1,114	-	-	-	-	1,679
2010	-	67	1,081	-	-	-	159	1,307
2011	-	446	318	-	-	-	-	763
2012	-	157	160	-	-	-	-	317
2013	-	158	703	-	-	-	88	950
2014	-	476	458	-	-	-	167	1,101
2015	-	479	480	-	-	-	455	1,415
2016	-	159	1,599	-	-	-	-	1,758
2017	-	322	314	-	-	-	-	636
2018	-	631	478	-	-	-	79	1,189
<b>Number of Transfers</b>								
1999	-	-	5	-	-	-	2	7
2000	-	-	2	-	-	-	3	5
2001	-	1	4	-	-	1	2	8
2002	-	12	11	1	-	-	2	26
2003	-	3	6	-	-	-	6	15
2004	-	-	5	-	-	-	3	8
2005	-	5	6	-	-	-	-	11
2006	-	3	6	1	-	-	3	13
2007	-	7	6	1	1	-	5	20
2008	-	6	6	-	1	-	2	15
2009	-	4	7	-	-	-	-	11
2010	-	1	7	-	-	-	1	9
2011	-	3	2	-	-	-	-	5
2012	-	1	1	-	-	-	-	2
2013	-	1	5	-	-	-	1	7
2014	-	3	4	-	-	-	1	8
2015	-	3	3	-	-	-	3	9
2016	-	1	10	-	-	-	-	11
2017	-	2	2	-	-	-	-	4
2018	-	5	3	-	-	-	1	9