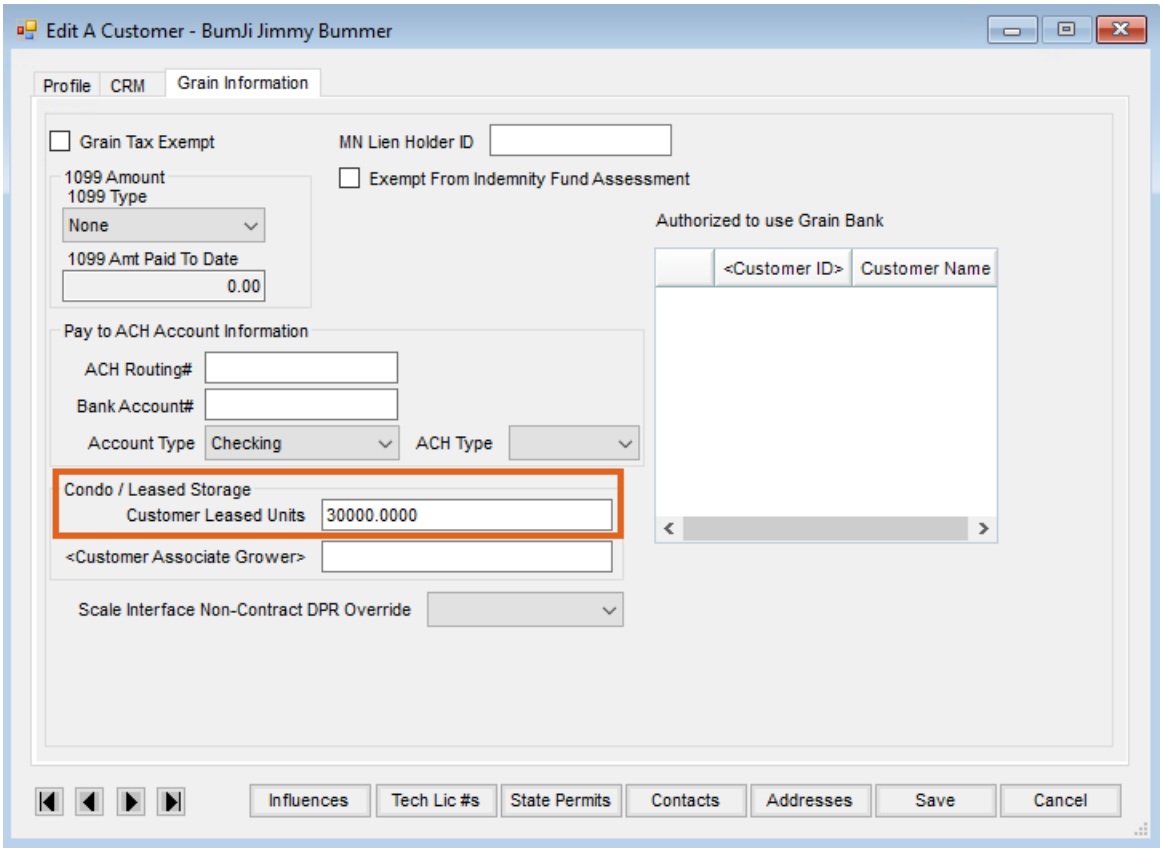
Leased or Condo Storage for Grain

Last Modified on 10/28/2026 7:39 am CDT

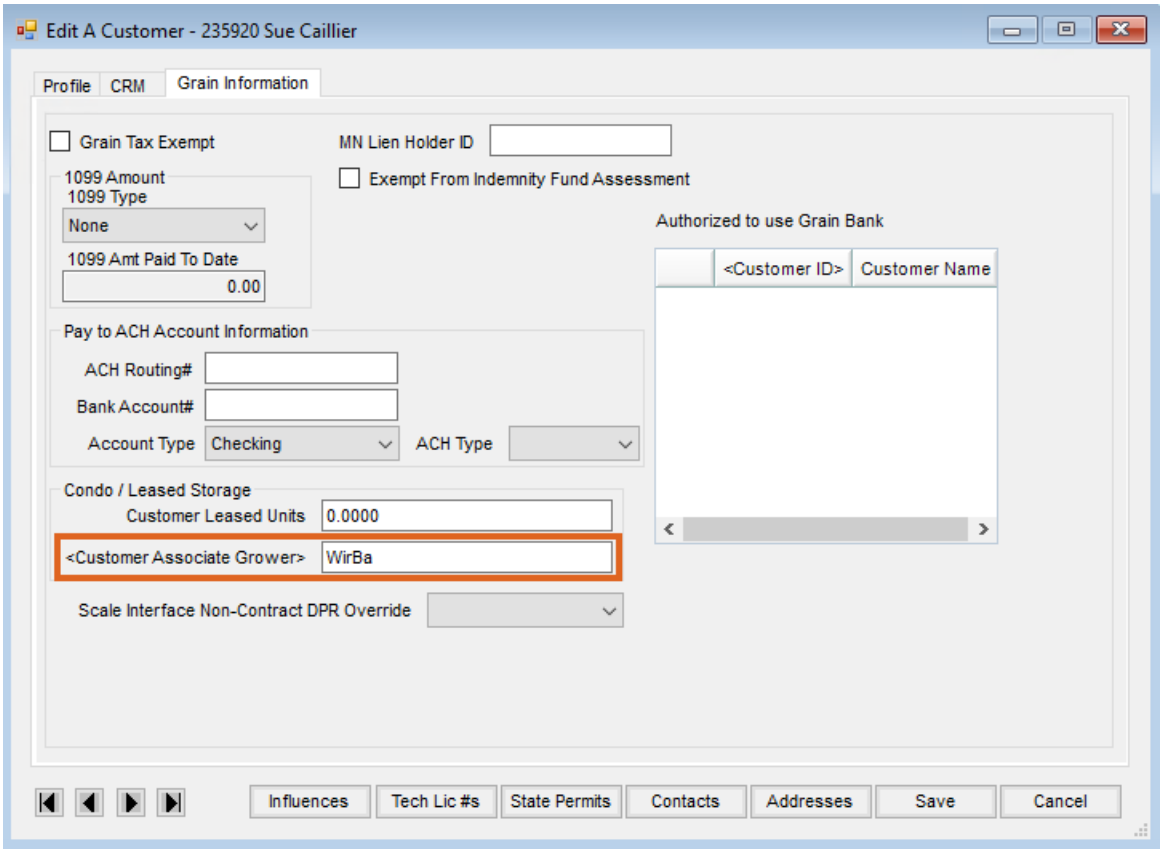
Leased or condo storage is an arrangement between a facility and its investors (typically farmers) to store a guaranteed specific amount of grain at a reduced monthly or annual fee. It is important to keep track of these units and how much each Customer has under this position, especially in years when available storage is at a minimum. Some facilities allow customers to sublease their storage; therefore, it is important to also be able to track these units.

The first step in setting up condo/leased storage is to specify which customers have condo storage and how much they have. This is done on the Customer's *Grain Information* tab.

For Customers who have a specified amount of space available, enter the number of units those Customers have purchased or leased from the grain elevator (if any) in the *Customer Leased Units* field, plus any space they have subleased from other Condo/Leased Storage owners (if any).



Customers who have no space of their own but are using an undetermined amount of space allotted to another Customer can be associated with the other Customer by entering the Customer ID of who has the Condo/Leased Storage in the field.

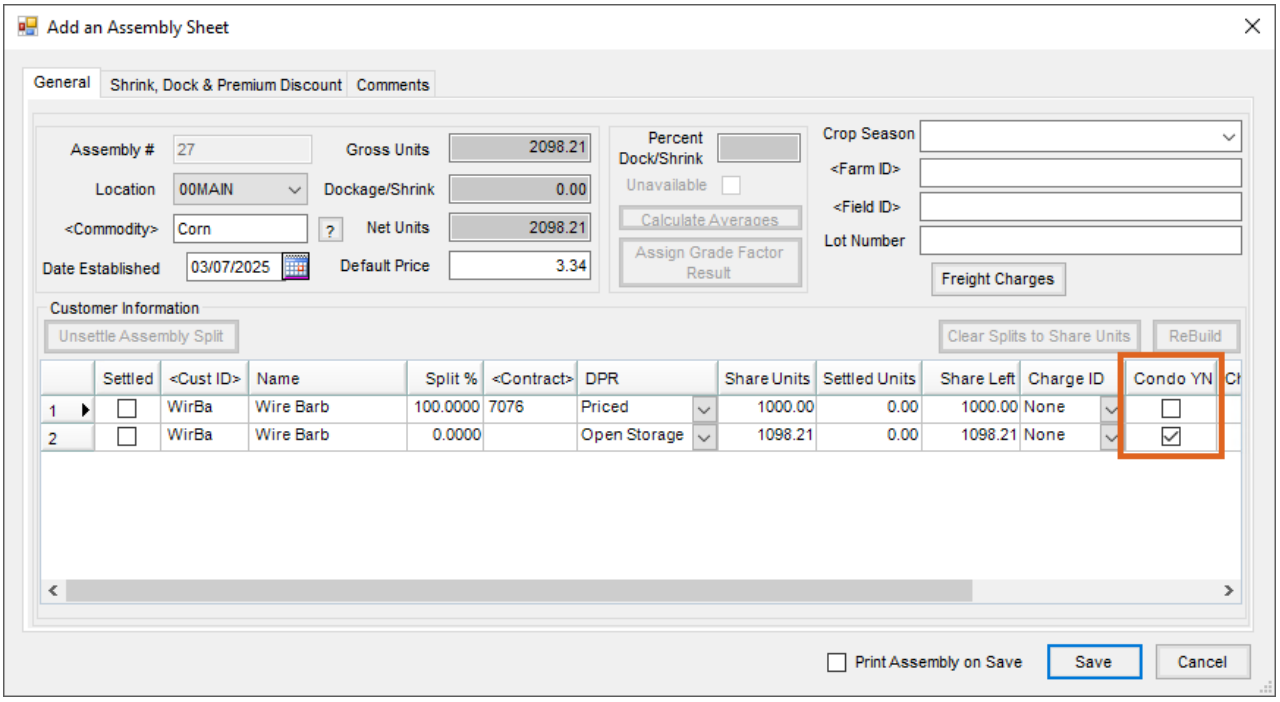


Note: There cannot be an entry in both fields (*Customer Leased Units* and *Customer Associate Grower*) on the Customer's *Grain Information* tab for any one Customer. The *Customer Associate Grower* field would normally only be used when the Customer has no space of their own and are using an undetermined amount of another Customer's space.

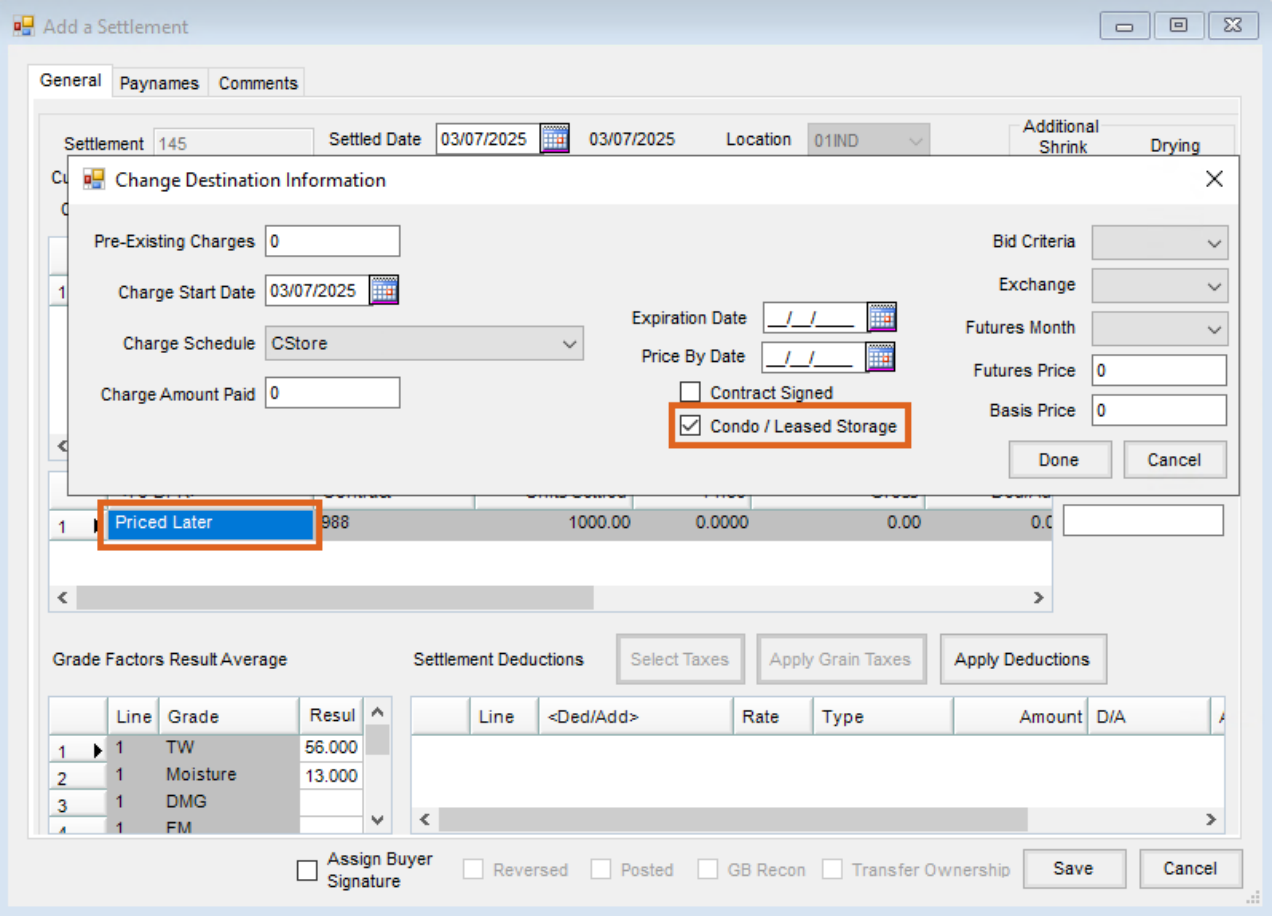
Identifying Condo Space

Assembly Sheet lines that need to be tracked as condo should be checked as condo.

When a contract overfill occurs when adding a Scale Ticket and the newly created split requires it to be condo storage, edit the Assembly Sheet and check the *Condo YN* checkbox for the appropriate line.



Settlements from a non-condo source of Assembly or Settlement can be designated as *Condo Storage* status by checking the *Condo/Leased Storage* box in the *Change Destination Information* area of the Settlement. For Settlements coming from a condo Assembly line or from a Settlement marked *Condo*, this box will automatically be checked.



Reports

To run reports for Condo/Leased Storage, go to *Grain Reports / Inventory / Leased Space/Condo Report*.

Note: If not selecting all Commodities, the report may indicate more available space than what is actually available. The Commodities not included may be consuming space that is not indicated in this report.

Leased Space/Condo Report

Ordered by Customer Name

Customer Name (ID)	Allotted Space	Used Space	Unused Space	Available to move
Bummer, Jimmy (BumJi)	30,000	1,816	28,184	60,021
Wire, Barb (WirBa)	50,000	2,098	47,902	154,331
Totals:	**80,000**	**3,915**	**76,085**	

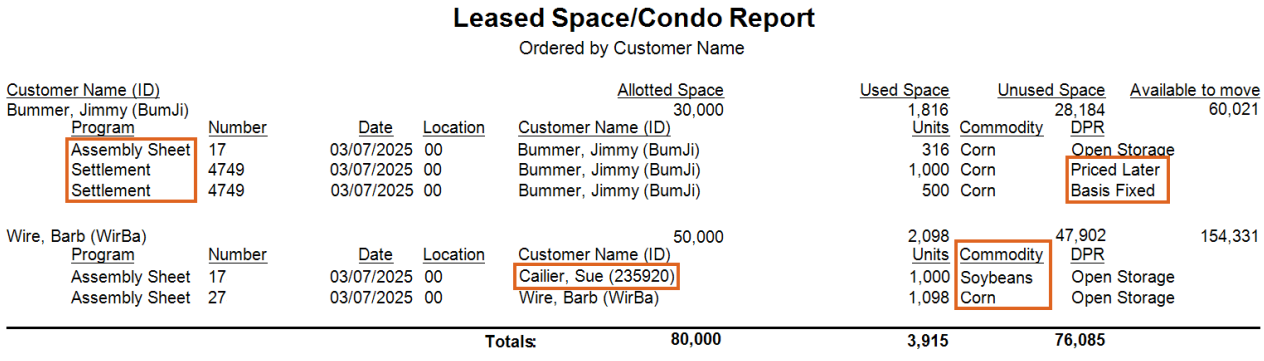
- **Customer Name (ID)** – All Customers who have an entry in the *Customer Associate Grower* field on the Customer's *Grain Information* tab will be listed in this report. Customers who have an entry in the text box will only be included in this report if they are currently using any amount of another Grower's space and *Include Supporting Records* is checked before running the report.
- **Allotted Space** – The amount entered in the *Customer Leased Units* field on the Customer's *Grain Information* tab.
- **Used Space** – The amount of space for a Customer that is currently being used on open, non-priced Assembly

Sheets plus any units on open Settlements that are not settled to a priced category of Priced, Priced-Not Paid, Installment Sale, Deferred Payment, or Redelivered.

- **Available to move** – The sum of any unassigned condo units that each Grower Customer listed in the report plus any other associated Customers that are allowed to use that Grower's space has, (based on the Commodities and Locations selected as report criteria) that are on open Assembly Sheets or open Settlements EXCLUDING Settlements with TODPR of Redelivered, Priced, Priced-Not Paid, Deferred Payment, and Installment Sale.

To view details, check *Include Supporting Records* before running the report. This will display where all open units are sitting. In this example, Jimmy Bummer has moved some of his Condo/Leased Storage to other contracts. Sue Caillier is listed under Barb Wire's detail because Barb is sharing her units with Sue.

Note: Condo/Leased Storage is based on units and not on Commodity, so there can be different Commodities in the used space.



Leased Space/Condo Report

Ordered by Customer Name

Customer Name (ID)				Allotted Space	Used Space	Unused Space	Available to move
Bummer, Jimmy (BumJi)				30,000	1,816	28,184	60,021
Program	Number	Date	Location	Customer Name (ID)	Units	Commodity	DPR
Assembly Sheet	17	03/07/2025	00	Bummer, Jimmy (BumJi)	316	Corn	Open Storage
Settlement	4749	03/07/2025	00	Bummer, Jimmy (BumJi)	1,000	Corn	Priced Later
Settlement	4749	03/07/2025	00	Bummer, Jimmy (BumJi)	500	Corn	Basis Fixed
Wire, Barb (WirBa)				50,000	2,098	47,902	154,331
Program	Number	Date	Location	Customer Name (ID)	Units	Commodity	DPR
Assembly Sheet	17	03/07/2025	00	Caillier, Sue (235920)	1,000	Soybeans	Open Storage
Assembly Sheet	27	03/07/2025	00	Wire, Barb (WirBa)	1,098	Corn	Open Storage
			Totals:	**80,000**	**3,915**	**76,085**	