

LAND FOR SALE

Logan County Pivot



Location: 3 miles west, 4 miles south of Stapleton,
Nebraska. Access west off US #83 via Road 20, then
1/2 mile north on Avenue 90.

Legal Description: Part of NE1/4 except a surveyed tract in Section 29-T17N-R28W of the 6th P.M., Logan County.

Acres: 139 tax assessed acres

Taxes: 2015 real estate taxes payable in 2016 - \$4,032

Land Use: The farm includes 108 acres pivot irrigated cropland, balance in dryland/rangeland corners.

FSA Info: Located in the Upper Loup NRD, with 108 Certified Irrigated Acres, Well Registration G-120375, drilled in 2003 with 290 foot well depth, 160 foot pump depth, set at 900 GPM.

Soils : Excellent terrain and soils, with 81% Class II Hord & Holdrege silt loam.

Improvements & Equipment: 8 tower T&L hydraulic center pivot, 75 HP electric well motor, 15 HP electric motor for T&L Hydraulic pivot system.

Price: \$575,000

Comments : Planted to 2016 soybeans, owner to retain for fall harvest. Owner desires to lease farm for future years. Excellent soils & water with good access on county roads off US#83.

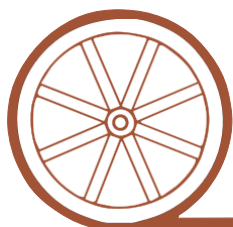
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Agri Affiliates—Providing Farm, Ranch Real Estate Services



John Childears,
Listing Agent

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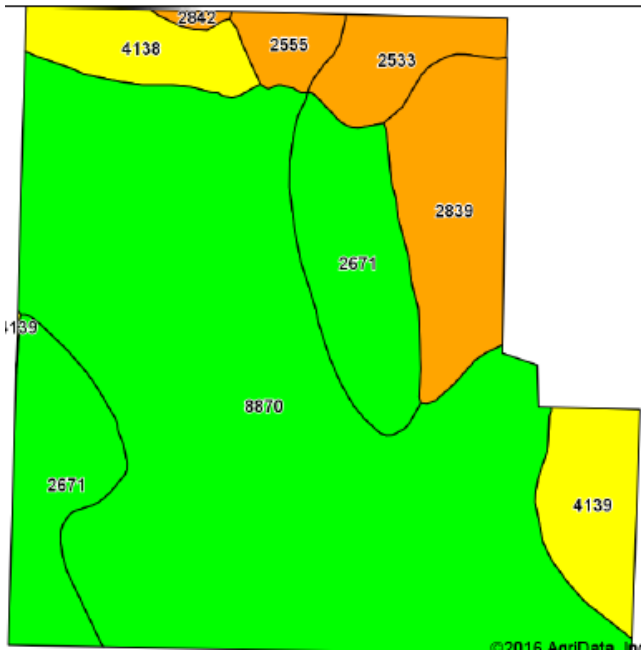
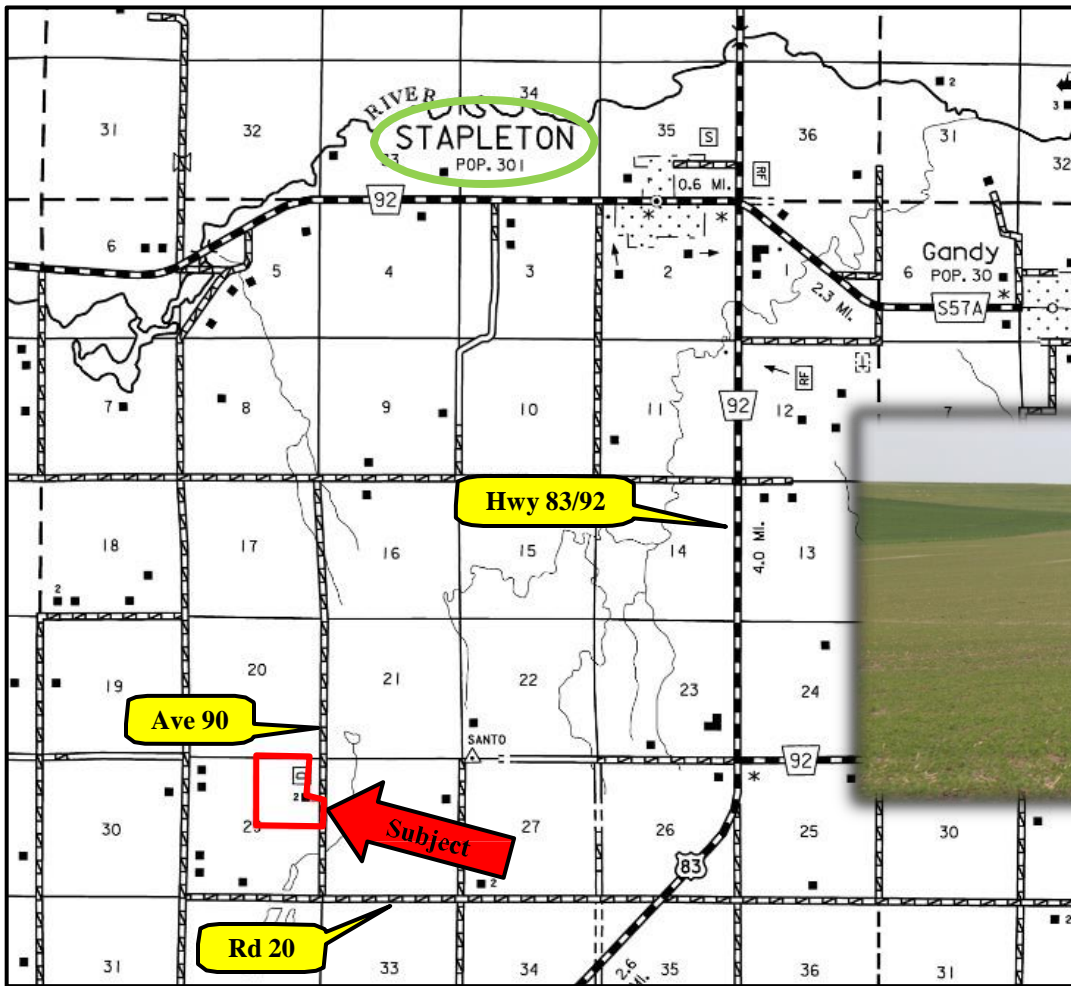
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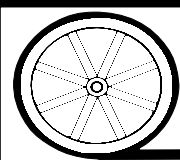
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weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class 'c	Irr Class 'c
8870	Hord silt loam, 1 to 3 percent slopes	82.32	59.8%		Ile	Ile
2671	Holdrege silt loam, 3 to 7 percent slopes, eroded	21.61	15.7%		Ile	Ile
2839	Uly-Holdrege silt loams, 11 to 17 percent slopes	12.50	9.1%		Vle	
4139	Holdrege silt loam, 7 to 11 percent slopes, severely eroded	7.23	5.3%		Ive	Ive
4138	Holdrege silt loam, 7 to 11 percent slopes	5.77	4.2%		Ive	Ive
2533	Coly silt loam, 11 to 30 percent slopes	5.15	3.7%		Vle	
2555	Coly-Uly silt loams, 11 to 17 percent slopes, eroded	2.58	1.9%		Vle	
2842	Uly-Sully silt loams, 17 to 30 percent slopes, eroded	0.41	0.3%		Vle	



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