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# LAND FOR SALE

700.02± Acres,  
Graham and Norton Counties, Kansas

OFFERED AT  
**\$2,200,000**

## Highlights:

- Highly quality cropland
- Mineral interest included with sale
- Good access



**For additional information, please contact:**  
**Monty Smith, AFM, Broker | (785) 623-6701**  
**MSmith@FarmersNational.com**



Information provided was obtained from sources deemed reliable, but the broker makes no guarantees as to its accuracy. All prospective buyers are urged to inspect the property, its title and to rely on their own conclusions. Seller reserves the right to refuse any or all offers submitted and may withdraw the property from offering without notice. Farmers National Company and its representatives on the reverse side are the Designated Agents for the seller.

Tract 1

Aerial Map



Soils Map



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	98.47	62.16	0	76	2e
2582	Coly silt loam, 6 to 20 percent slopes	38.26	24.15	0	59	4e
2767	Penden-Uly complex, 7 to 20 percent slopes	18.5	11.68	0	63	6e
2562	Campus-Canlon complex, 3 to 30 percent slopes	2.59	1.63	0	35	6e
2817	Uly silt loam, 3 to 6 percent slopes	0.58	0.37	0	76	3e
TOTALS		158.4(*)	100%	-	69.7	3.02





Tract 2

Aerial Map



Soils Map

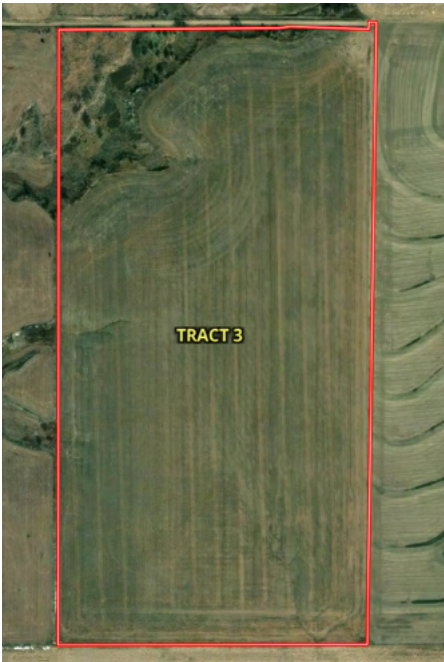


SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	113.46	72.73	0	76	2e
2582	Coly silt loam, 6 to 20 percent slopes	29.69	19.03	0	59	4e
2580	Coly silt loam, 3 to 6 percent slopes	9.81	6.29	0	71	3e
2817	Uly silt loam, 3 to 6 percent slopes	3.05	1.96	0	76	3e
TOTALS		156.01(*)	100%	-	72.45	2.46

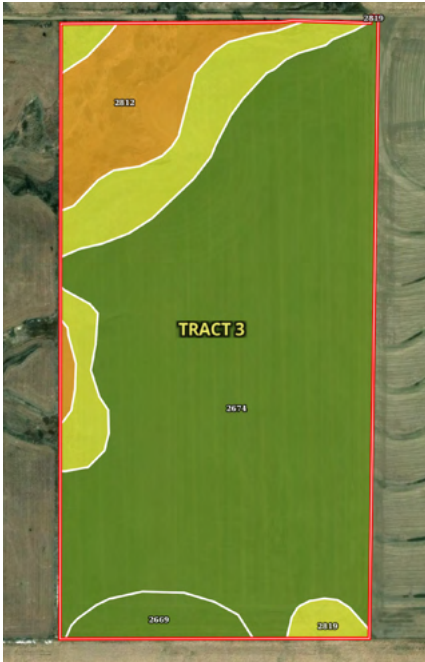


Tract 3

Aerial Map



Soils Map



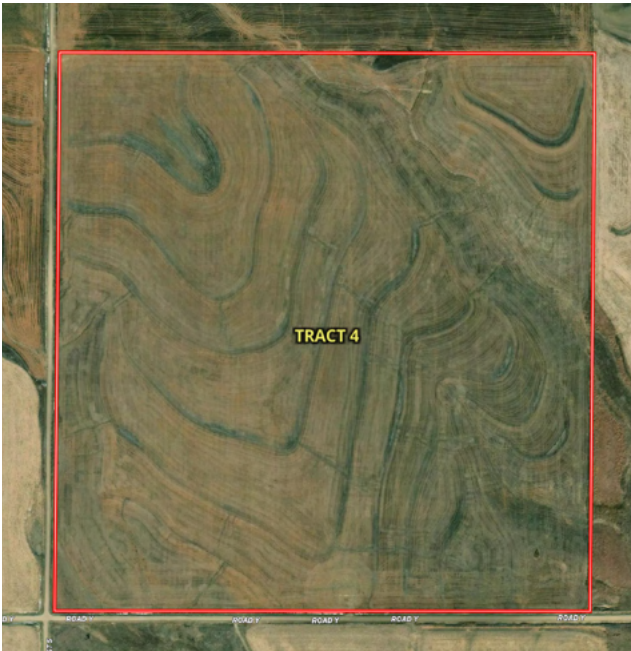
SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	57.94	72.66	0	76	2e
2819	Uly silt loam, 6 to 11 percent slopes	10.53	13.21	0	74	4e
2812	Uly silt loam, 10 to 20 percent slopes	8.52	10.68	0	66	6e
2669	Holdrege silt loam, 1 to 3 percent slopes, eroded	2.76	3.46	0	69	2e
TOTALS		79.75(*)	100%	-	74.43	2.69





Tract 4

Aerial Map



Soils Map



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	111.61	73.48	0	76	2e
2578	Coly and Uly silt loams, 6 to 10 percent slopes, eroded	38.31	25.22	0	63	4e
2812	Uly silt loam, 10 to 20 percent slopes	1.65	1.09	0	66	6e
2819	Uly silt loam, 6 to 11 percent slopes	0.32	0.21	0	74	4e
TOTALS		151.89(*)	100%	-	72.61	2.55



Tract 5

Aerial Map



Soils Map



SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	153.33	100	0	76	2e
TOTALS		153.33(*)	100%	-	76.0	2





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