

LAND FOR SALE

80+/- Acres • Pawnee County, Kansas
Offered at \$144,000

Highlights:

- Non-irrigated cropland in Pawnee County
- High quality soil types

L-1800530

Property Location: From Burdett, Kansas, the property is located one-half mile east on Highway 156, then six miles south on 340th Avenue and one-half mile east on "H" Road.

Legal Description: N $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 34, Township 22 South, Range 20 West of the 6th P.M., Pawnee County, Kansas.



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For additional information, please contact:

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Property Information

Property Description: Non-irrigated crop land with high quality soil types located in Pawnee County, south of Burdett near the Edwards County line.

Farm Data:

Cropland 74.46 acres

FSA Information:

	<u>Base</u>	<u>Yield</u>
Wheat	31.5 acres	38 bushels
Grain Sorghum	20.7 acres	39 bushels
Barley	7.2 acres	35 bushels

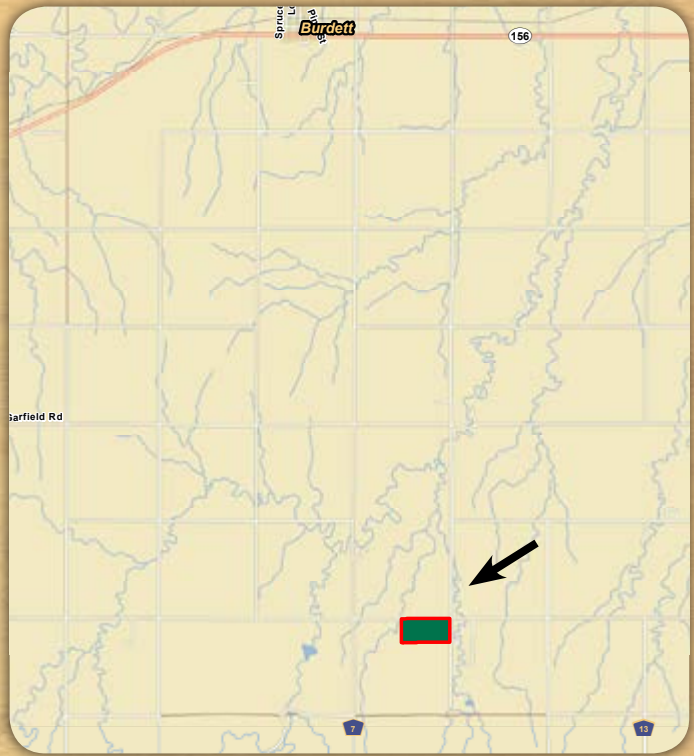
2017 Taxes:

\$861.70

Price:

\$144,000

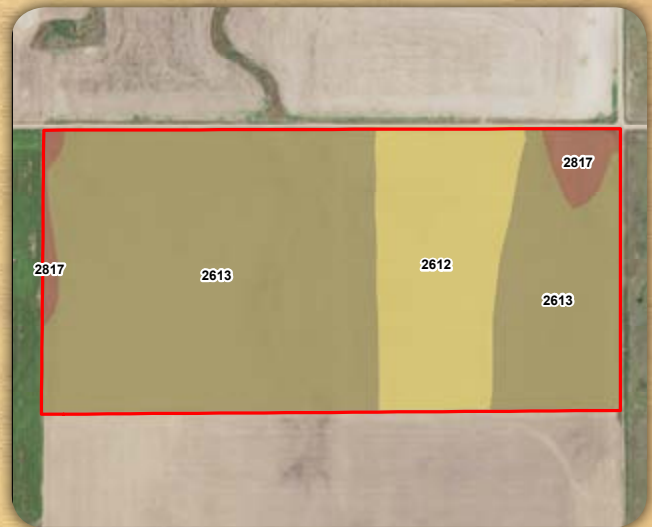
Property Location Map



Aerial Photo



Soil Map



MAP SYMBOL	NAME	NON IRR	
		LCC	ACRES
2613	Harney silt loam, 1 to 3 percent slopes	IIe	58.6
2612	Harney silt loam, 0 to 1 percent slopes	IIc	17.3
2817	Uly silt loam, 3 to 6 percent slopes	IIIe	3.1
TOTAL			79.0

Information provided was obtained from sources deemed reliable, however, 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 are the designated agents for the seller.