



**Farmers  
National  
Company™**

[www.FarmersNational.com/ONeill](http://www.FarmersNational.com/ONeill)

L-2300384



SCAN THE QR CODE  
FOR MORE INFO!



# LAND FOR SALE

320± Acres, Holt County, Nebraska

OFFERED AT  
**\$832,000 or**  
**\$2,600 Per Acre**

## Highlights:

- High carrying capacity
- Live water
- Deer hunting

For additional information, please contact:

Dave Hickey, Agent | Office: (402) 336-3500 or Cell: (402) 340-4436

[DHickey@FarmersNational.com](mailto:DHickey@FarmersNational.com)



## Aerial Map



## Soil Map



| SOIL CODE | SOIL DESCRIPTION   | ACRES     | %     | CPI  | NCCPI | CAP  |
|-----------|--|-----------|-------|------|-------|------|
| 4210      | Almeria-Calamus complex, channeled, frequently flooded   | 142.85    | 45.31 | 5    | 11    | 5w   |
| 8425      | Boel-Inavale complex, channeled, frequently flooded      | 59.98     | 19.03 | 0    | 16    | 6w   |
| 4542      | Els-Ipage complex, 0 to 3 percent slopes                 | 37.85     | 12.01 | 0    | 19    | 6w   |
| 4650      | Ipage loamy fine sand, 0 to 3 percent slopes             | 34.45     | 10.93 | 54   | 24    | 4e   |
| 4871      | Valentine-Dunday loamy fine sands, 0 to 3 percent slopes | 19.51     | 6.19  | 0    | 24    | 4e   |
| 4641      | Ipage fine sand, 0 to 3 percent slopes                   | 14.21     | 4.51  | 53   | 18    | 6e   |
| 8420      | Boel loamy fine sand, occasionally flooded               | 3.42      | 1.08  | 0    | 22    | 4w   |
| 2330      | Inavale fine sand, rarely flooded                        | 1.77      | 0.56  | 0    | 23    | 6e   |
| 4782      | Valentine fine sand, 0 to 3 percent slopes, moist        | 1.03      | 0.33  | 0    | 22    | 6e   |
| 4553      | Elsmere loamy fine sand, 0 to 3 percent slopes           | 0.2       | 0.06  | 64   | 25    | 4w   |
| TOTALS    |  | 315.27(*) | 100%  | 10.6 | 15.68 | 5.18 |



# LAND FOR SALE

**320+/- Acres • Holt County, Nebraska**



**[www.FarmersNational.com/ONeill](http://www.FarmersNational.com/ONeill)**

**Real Estate Sales • Farm and Ranch Management • Energy Management  
Appraisals • Insurance • Consultations • Forestry Management • Hunting Lease Network • FNC Ag Stock**