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LAND AUCTION

SIMULCAST LIVE AND ONLINE

342.36± Acres, York County, Nebraska

Wednesday, August 19, 2026 | 10:00 AM

York Country Club | 1016 West Elm Street, York Nebraska

Highlights:

- High quality pivot irrigated farms offered in three ideal-sized tracts
- Includes irrigation equipment and grain storage
- Turnkey investment for operators and investors



For additional information, please contact:

Eric Mueller, Agent | (402) 660-1044

EMueller@FarmersNational.com

LAND AUCTION!

Wednesday, August 19 | 10:00 AM | York Country Club

Offering three high-quality, pivot-irrigated farms in York County—an excellent opportunity to acquire top-tier farmland just outside of York, Nebraska.

A total of 342.36± acres will be offered in three ideal-sized tracts, each suited for productive operations. The farmland includes irrigation equipment and grain storage, providing a turnkey investment for operators and investors alike.

This is a premier land auction featuring highly desirable farmland you won't want to miss!

Bidding starts | Wednesday, August 12, 2026

Bidding closes | Wednesday, August 19, 2026 at close of live event

To register and bid go to: www.fncbid.com



Directions to Property: Just northeast of York, from Highway 34 and Road M, go one mile north to Tract 3 lying on the southwest side of Road 16 and Road M. Continue north one mile to Tract 1 lying on the west side of Road M and Tract 2 lying on the east side of Road M.

Property Information | Tract 1

Legal Description: NE 1/4 EXC IRR TR 2 & 9 18-11-2
York County, NE

Farm Data:

Cropland 131.41 acres
Total 133.29 acres

FSA Information:

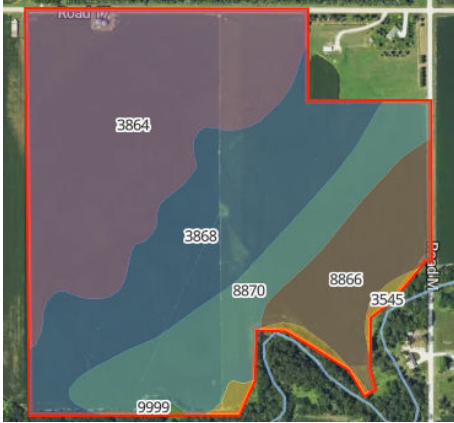
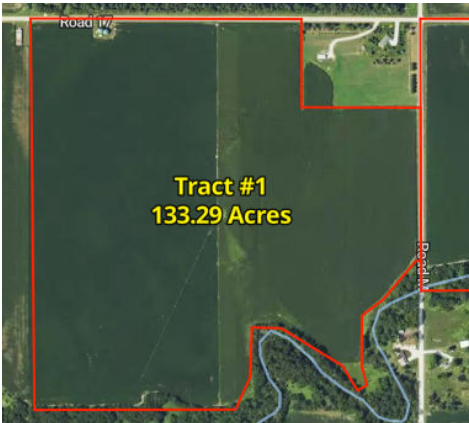
	Base	Yield
Corn	77.44 acres	172 bushels
Soybeans	51.67 acres	53 bushels

Improvements:

- Well Reg #G-096888 - Upper Big Blue NRD
1000 gpm - Static Level 46ft - Pumping Level 130ft.
This well was pulled and overhauled in 2024
- 75 HP Nidec/US Motors NEMA Premium electric motor, Model # HF60
 - 1998 7 tower Zimmatic pivot with Fieldnet control system, S/N L63638
 - 2007 36' 7-ring Sukup grain bin with dryer. Approximately 24,700-bushel peak capacity
 - 2015 33' 6-ring Sukup grain bin with dryer. Approximately 17,800-bushel peak capacity

Taxes: \$10,906.12

Aerial and Soil Maps



	Code	Soil Description	% of Selection	Acres	Non-IRR Class	IRR Class	NCCPI
●	3864	Hastings silt loam, 0 to 1 percent slopes	39.9%	53.2	1	1	68.9
●	3868	Hastings silt loam, 3 to 7 percent slopes	27.7%	36.9	3e	3e	68
●	8870	Hord silt loam, 1 to 3 percent slopes	18.1%	24.1	2e	2e	79.7
●	8866	Hord silt loam, 0 to 1 percent slopes, warm	12.3%	16.4	2c	1	80.8
●	3545	Hobbs silt loam, channeled, frequently flooded	1.8%	2.3	6w	--	39.4
●	9999	Water	0.3%	0.3	--	--	0



Property Information | Tract 2

Legal Description: NW 1/4 EXC S 48 AC 17-11-2 and IRR TR #1 NE 1/4 17-11-2 York County, NE

Farm Data:

Cropland 125.21 acres
Total 130.07 acres

FSA Information:

	Base	Yield
Corn	79.25 acres	188 bushels
Soybeans	45.85 acres	53 bushels

Improvements:

- Well Reg #G-053164 - Upper Big Blue NRD - 800 gmp
Static Level 12ft - Pumping Level 68ft
- 1999 9 tower Zimmatic pivot with Fieldnet control system, S/N L68607
 - John Deere power unit, 10,037 hrs with 1000 gallon fuel tank

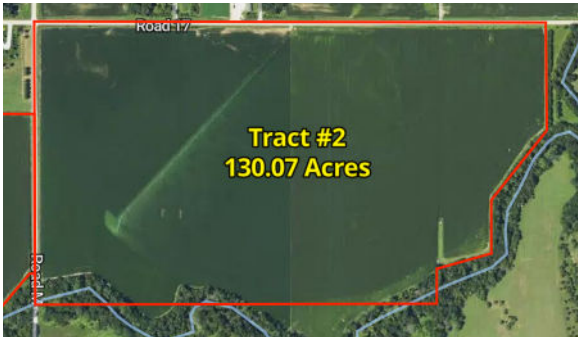
Taxes: \$9,697.02



Soil Map



Aerial Map



	Code	Soil Description	% of Selection	Acres	Non-IRR Class	IRR Class	NCCPI
●	8866	Hord silt loam, 0 to 1 percent slopes, warm	66.6%	86.6	2c	1	80.8
●	8870	Hord silt loam, 1 to 3 percent slopes	13.0%	17	2e	2e	79.7
●	3825	Crete silt loam, 1 to 3 percent slopes	11.9%	15.4	2e	2e	61.9
●	3545	Hobbs silt loam, channeled, frequently flooded	4.6%	5.9	6w	--	39.4
●	3868	Hastings silt loam, 3 to 7 percent slopes	3.9%	5.1	3e	3e	68



Property Information | Tract 3

Legal Description: North 1/2 NE 1/4 19-11-2 York County, NE

Farm Data:

Cropland 70.35 acres
Total 79.00 acres

FSA Information:

	Base	Yield
Corn	41.68 acres	172 bushels
Soybeans	27.81 acres	53 bushels

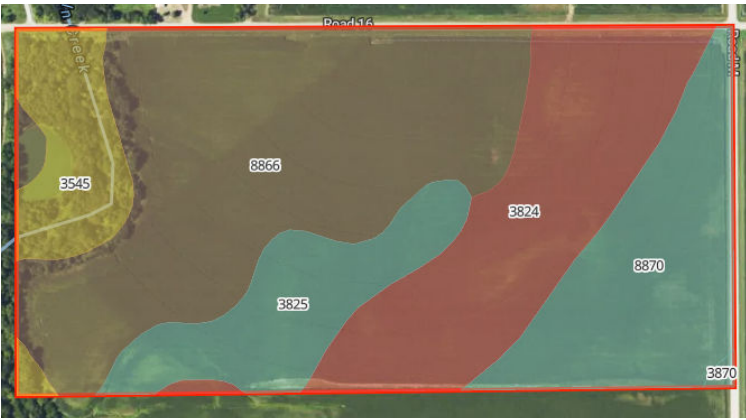
Improvements:

- Well Reg #G-133275 - Upper Big Blue NRD - 1000 gpm Static Level 21ft - Pumping Level 60ft
- 30 HP Nidec/US Motors NEMA Premium electric motor, Model # FB99
- 2005 7 tower Reinke pivot with Fieldnet control system, S/N 1204-33097-2065

Taxes: \$5,284.50



Soil Map



Aerial Map



	Code	Soil Description	% of Selection	Acres	Non-IRR Class	IRR Class	NCCPI
●	8866	Hord silt loam, 0 to 1 percent slopes, warm	40.2%	31.8	2c	1	80.8
●	3824	Crete silt loam, 0 to 1 percent slopes	22.5%	17.8	2s	2s	63.4
●	8870	Hord silt loam, 1 to 3 percent slopes	17.2%	13.6	2e	2e	79.7
●	3825	Crete silt loam, 1 to 3 percent slopes	11.4%	9	2e	2e	61.9
●	3545	Hobbs silt loam, channeled, frequently flooded	8.5%	6.7	6w	--	39.4
●	3870	Hastings silty clay loam, 3 to 7 percent slopes, eroded	0.3%	0.2	3e	3e	57.9





Simulcast Auction Terms

Minerals: All mineral interests owned by the Seller, if any, will be conveyed to the Buyer(s).

Taxes: Seller will pay those real estate tax installments due and payable through 2026.

Conditions: This sale is subject to all easements, covenants, restrictions of record, and leases. Each Bidder is responsible for conducting, at their own risk, their own inspections, inquiries, and due diligence concerning the property. All property is sold on an "AS IS-WHERE IS" basis with no warranties or guarantees, either expressed or implied, by the Seller or Farmers National Company.

Possession: Possession will be granted at closing on September 16, 2026, or such other date agreed to by the parties. Subject to current lease, which will terminate on February 28, 2027. Seller will retain 100% of 2026 harvest and will be allowed harvest activities after closing date. Buyer and seller will enter into a bin lease agreement where seller will pay buyer 3 cents per bushel stored, which will be paid in arrears upon delivery of the grain, estimated February 2027 delivery.

Earnest Payment: A 10% earnest money payment is required on the day of the bidding. The payment may be in the form of cashier's check, personal check, company check, or wired funds. All funds will be deposited and held by Community Title Company.

Contract and Title: Immediately upon conclusion of the bidding, the high bidder(s) will enter into a real estate contract and deposit with Community Title Company the required earnest payment. The Seller will provide an owner's policy of title insurance in the amount of the contract price. The cost of title insurance will be equally paid by both the Seller and Buyer(s). The cost of any escrow closing services will be equally paid by both the Seller and Buyer(s). **Sale is not contingent upon Buyer(s) financing.**

Closing: The sale closing will be on September 16, 2026, or such other date agreed to by the parties. The balance of the purchase price will be payable at closing in guaranteed funds or by wire transfer at the discretion of Community Title Company.

Survey: At the Seller's option, the Seller shall provide a property survey sufficient to provide good title where there is not an existing legal or where new boundaries are created. Final contract prices will not be adjusted to reflect any difference between the advertised and actual surveyed acres.

Auction Sales: The real estate will be offered in three individual tracts. All bids are open for advancement until

the Auctioneer announces that the real estate is sold or that the bidding is closed. Bidding increments are solely at the discretion of the Auctioneer. Absentee or telephone bids will be accepted with prior approval of Farmers National Company and Seller. All decisions of the Auctioneer are final.

Approval of Bids: Final sale is subject to the Seller's approval or rejection.

Agency: Farmers National Company and its representatives are acting as Agents of the Seller.

Announcements: Information provided herein was obtained from sources deemed reliable, but neither Farmers National Company nor the Seller makes any guarantees or warranties as to its accuracy. All potential bidders are urged to inspect the property, its condition, and to rely on their own conclusions. All sketches, dimensions, and acreage figures are approximate or "more or less." Any announcements made auction day by Farmers National Company will take precedence over any previous printed materials or oral statements. Farmers National Company and Seller reserve the right to preclude any person from bidding if there is any question as to the person's credentials or fitness to bid.

Seller: RKD Farm LTD

Auctioneer: Eric Mueller

Online Simultaneous Bidding Procedure: Bidding will be simultaneous with the live auction on Wednesday, August 19, 2026. Online bidding begins on Wednesday, August 12, 2026 at 8:00 AM with bidding concluding at the end of the live auction.

To register and bid on this auction go to: www.fncbid.com

All bids on the tracts will be visible online, but the identity of bidders is confidential. See auction terms and conditions for minimum bid requirements and details.

Server and Software Technical Issues: In the event there are technical difficulties related to the server, software, or any other on-line auction-related technologies, Farmers National Company reserves the right to extend bidding, continue the bidding, or close the bidding. Neither the company providing the software nor Farmers National Company shall be held responsible for a missed bid or the failure of the software to function properly for any reason. E-mail notification will be sent to registered bidders with updated information as deemed necessary by Farmers National Company.



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