

LAND FOR SALE

Garden County Pasture



Location: 17 miles northeast of Oshkosh, Nebraska or 22 miles northwest of Lewellen, Nebraska on County Road 193.

Legal Description: All Section 22; S1/2, S1/2N1/2 Section 23; All Section 25; N1/2N1/2 Section 26; All in T19N-R43W of the 6th P.M., Garden County, Nebraska.

Acres: Approximately 1,910 tax assessed acres

Taxes: 2016 taxes payable in 2017 - \$4,250.84

Land Use: Property is all rangeland fenced into 3 pastures. Five submersible wells with solar panels.

Price: \$1,110,000

Comments: This is a good summer grazing unit with good access on county blacktop road.

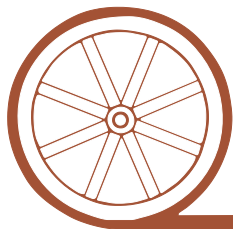
Contact: Mike Polk; Listing Agent 308-539-4446 or mike@agriaffiliates.com
Don Walker, John Childears, Chase Dodson, Tony Eggleston,
Brad Atkins, Bruce Dodson, Brian Reynolds, Dallas Dodson

Agri Affiliates—Providing Farm, Ranch Real Estate Services



Mike Polk,
Listing Agent

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I-80 & US Hwy 83

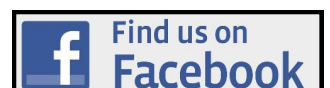
North Platte, NE 69103

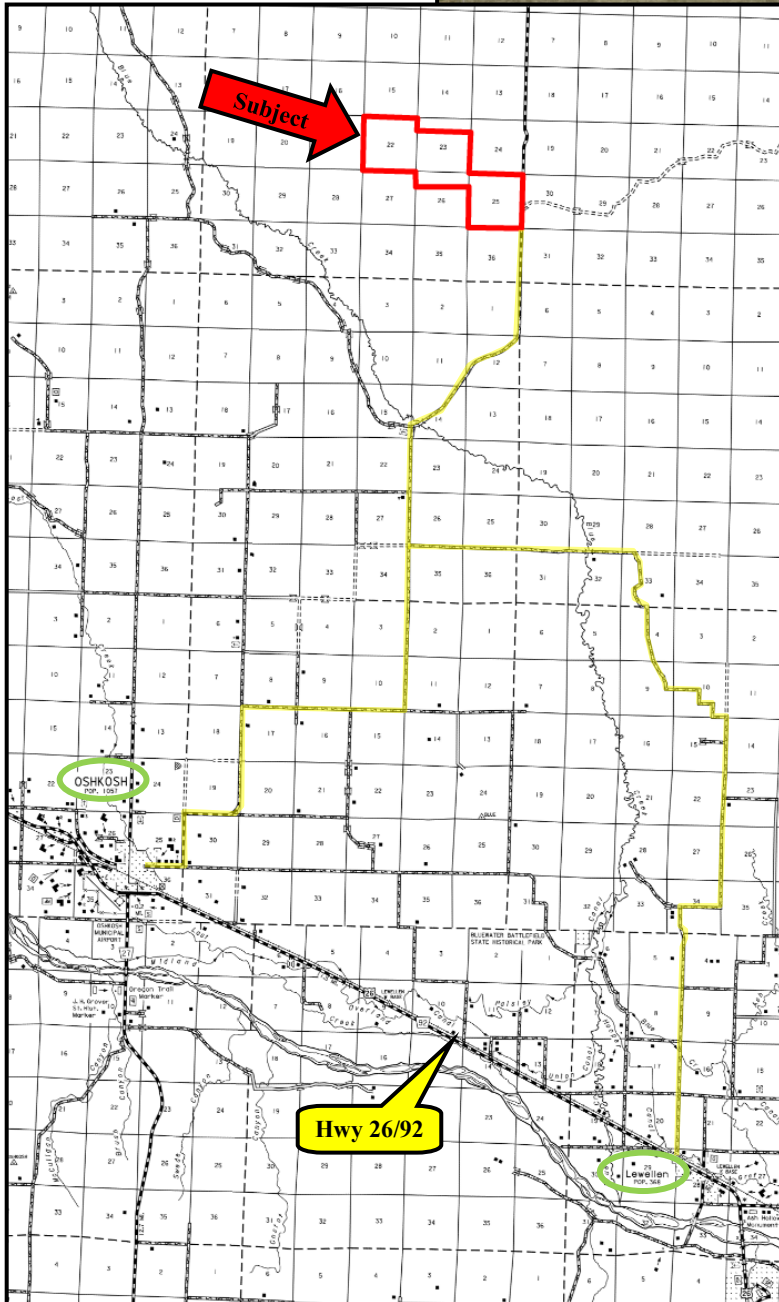
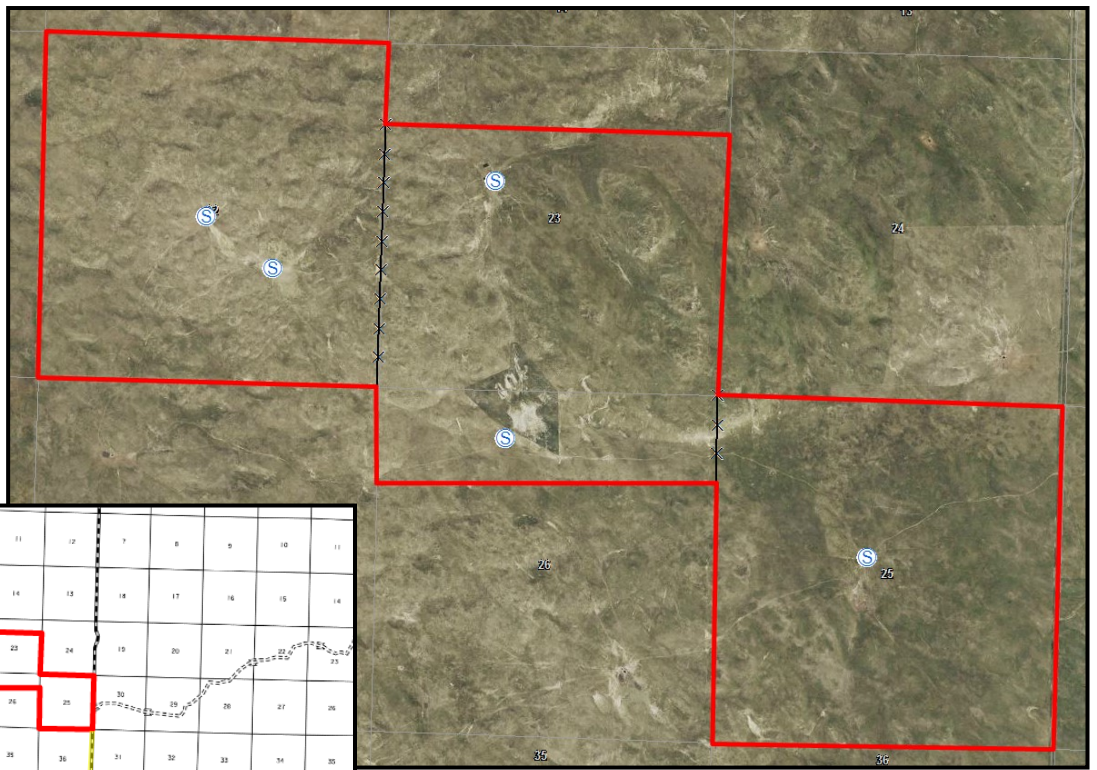
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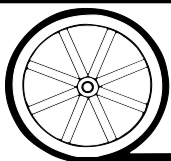
Fax (308) 534-9244

Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but the information is not guaranteed. Prospective Buyers should verify all information. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate. As with any agricultural land, this property may include noxious weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.





One of 5 solar wells



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