

# LAND FOR SALE

## Johnson Pivot



**LOCATION:** Five miles east and one mile north of Harvard in northern Clay County, Nebraska, right along Highway 14.

**LEGAL DESCRIPTION:** The Southeast Quarter (SE1/4) of Section Twenty-Eight (28), Township Eight (8) North, Range Six (6) West of the 6th P.M., less acreage in the southeast corner of section [155.75 tax-assessed acres].

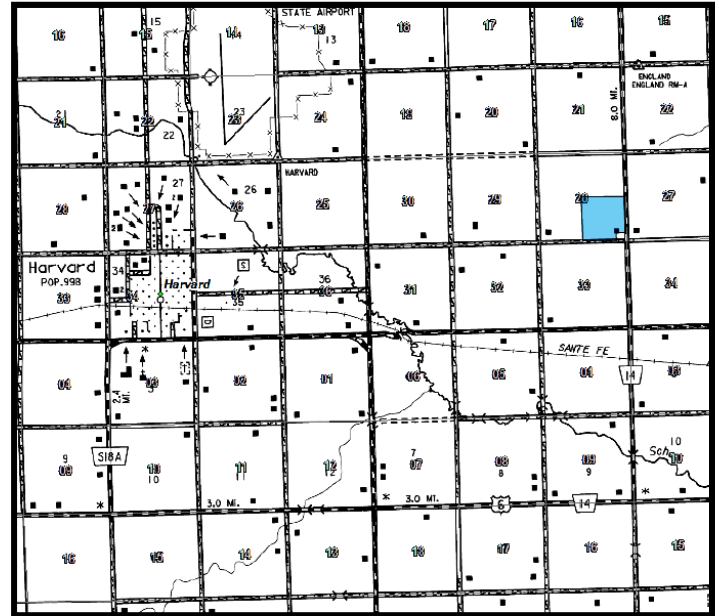
**PROPERTY DESCRIPTION:** This is a tremendous pivot quarter with exceptional soils, water, topography, and access. It also includes an 80' x 36' quonset with cement floor, and a 6,000 bushel grain bin.

**NATURAL RESOURCE DISTRICT:** Upper Big Blue Natural Resource District.  
This farm is not subject to pumping restrictions.

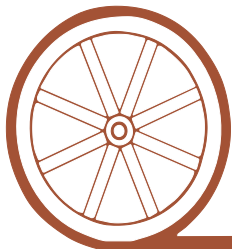
**REAL ESTATE TAXES:** 2015 Real Estate Tax - \$10,023.30

**LIST PRICE:** \$1,311,000.00

**CONTACT:** Adam D. Pavelka, Listing Agent  
(402) 984-7744  
adam@agriaffiliates.com



*Offered Exclusively By:*



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**HASTINGS OFFICE**  
P.O. Box 519  
747 N. Burlington Ave Suite 310



IRRIGATION  
INFORMATION:

Well Registration: G-005823  
Well Depth: 160 feet  
Pumping Level: 80 feet  
Pump: Worthington  
Motor: 60 hp US Motors

Completion Date: April 13, 1954  
Static Water Level: 60 feet  
Column: 8 inch  
Gallons per Minute: 1,200  
Pivot: Tenant-owned

LEASE: Subject to a cash lease expiring February 28, 2017.

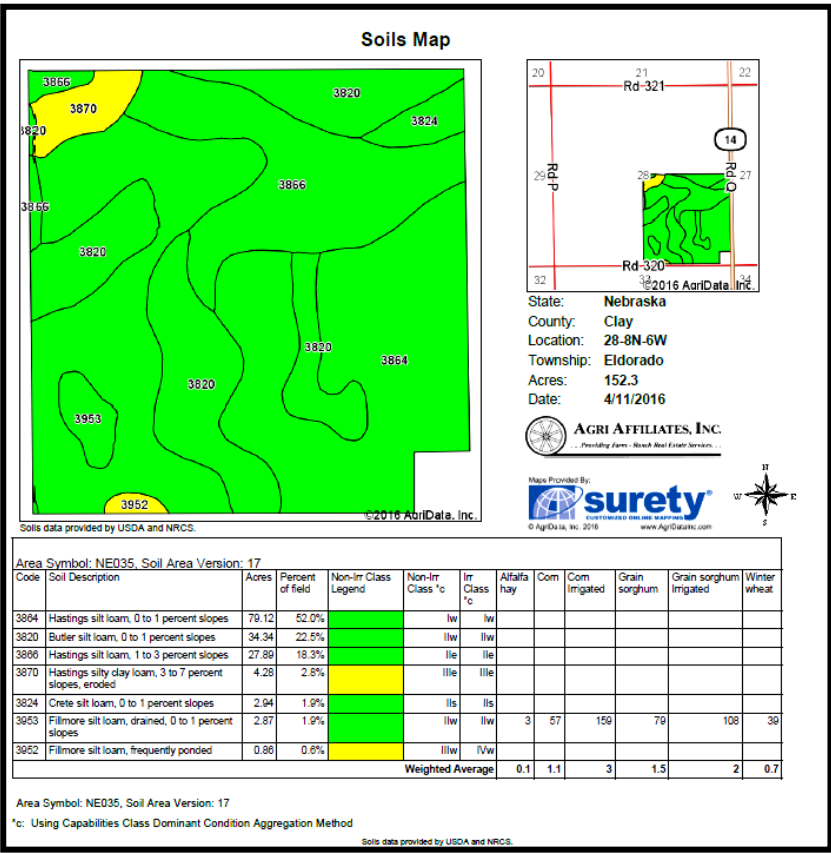
FARM SERVICE AGENCY  
INFORMATION:

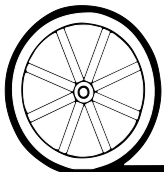
Farmland: 154.95 acres  
Government Base Acres: Corn—144.1  
Grain Sorghum—1.5  
Soybeans—5.8

Cropland: 151.43 acres  
PLC Yields: Corn—181  
Grain Sorghum—93  
Soybeans—52

All base acres are enrolled in ARC-County.

SOILS: Over 50% of the farm has Class I, Hastings Silt Loam soil with 0-1% slopes!





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