

LAND FOR SALE



Olson Farm

Clay County,
Nebraska

LOCATION: Six miles Northeast of Hastings, Nebraska, or 3 miles South of Trumbull, Nebraska, at the corner of road 320 and the Clay/Adams county line.

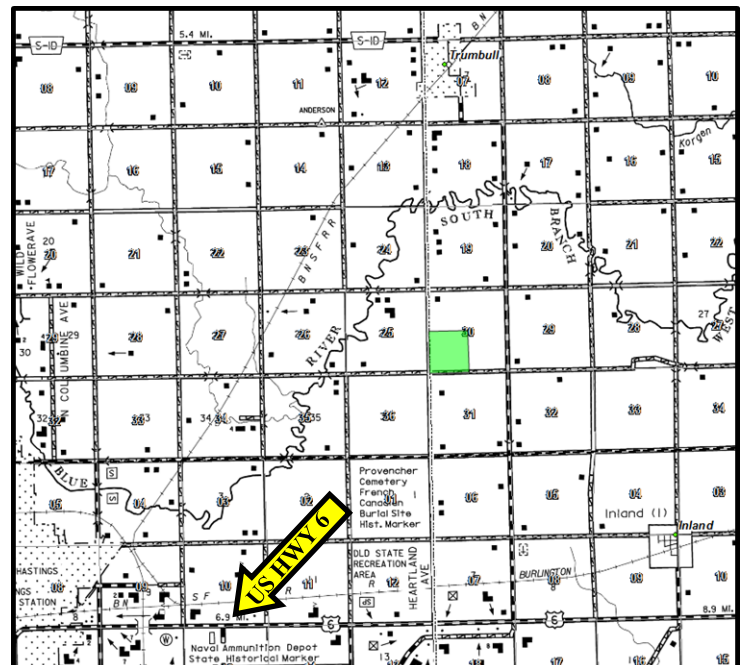
LEGAL DESCRIPTIONS: The West Half of the Southwest Quarter (W1/2SW1/4) and the East 80 Acres of the Southwest Quarter (E80SW1/4) all in Section Thirty (30), Township Eight (8) North, Range Eight (8) West of the 6th P.M., Clay County, Nebraska. [140.15 tax assessed acres]

COMMENTS: This is a very productive farm with exceptional soils and water availability. Terrain is from nearly level to gently rolling.

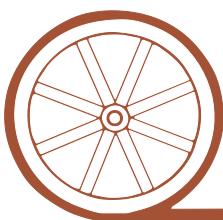
NATURAL RESOURCE DISTRICT: Located in the Upper Big Blue Natural Resource District, and is not subject to pumping restrictions.

LIST PRICE: \$1,051,125.00

CONTACT: Adam D. Pavelka, Listing Agent
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HASTINGS OFFICE
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**IRRIGATION
INFORMATION:**

Well Registration:	G-050985	Completion Date:	01/16/1976
Well Depth:	195 feet	Static Water Level:	115 feet
Pumping Level:	120 feet	Column:	8 inches
Pivot:	6 tower Valley	Gallons Per Minute:	1000 gpm
Motor:	GM Natural Gas	Gearhead:	Amarillo

**PROPERTY
DESCRIPTION:**

This is a quality, primarily pivot irrigated farm with the Northwestern pivot corner watered by gated pipe.

**REAL ESTATE
TAXES:**

2015 Real Estate Tax - \$9,676.02

AVAILABILITY:

One of the Sellers currently operates this farm and desires to lease it back for 5 years, preferably on a crop share basis. This operator would prefer to retain this motor and pivot.

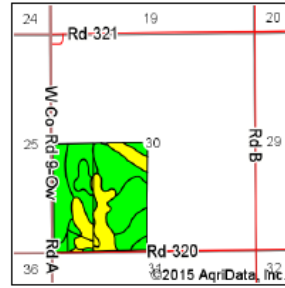
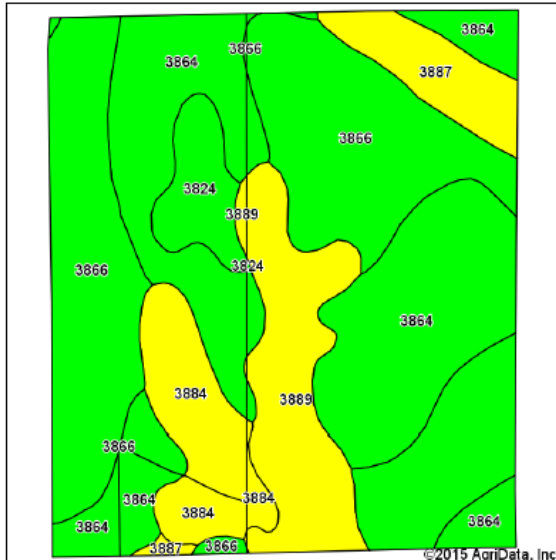
**FARM SERVICE AGENCY
INFORMATION:**

West 60 +/- acres		East 80 +/- acres	
Total Cropland:	55.12 acres	Total Cropland:	78.58 acres
Government Base Acres:	Corn—31.29	Government Base Acres:	Corn—39.24
	Soybeans—17.08		Soybeans—30.27
	Wheat—0.7		Wheat—3.11
PLC Yields:	Corn—166	PLC Yields:	Corn—162
	Soybeans—48		Soybeans—50
	Wheat—36		Wheat—36

*subject to FSA County Committee approval



Soil Map



State: **Nebraska**
 County: **Clay**
 Location: **30-8N-8W**
 Township: **Leicester**
 Acres: **135.73**
 Date: **1/8/2016**

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Maps Provided By:
surety
 CUSTOMER-ORIENTED ONLINE MAPS
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Soils data provided by USDA and NRCS.

Area Symbol: NE035, Soil Area Version: 17

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class *c	Irr Class *c	Alfalfa hay	Alfalfa hay Irrigated	Corn	Corn Irrigated	Grain sorghum	Grain sorghum Irrigated	Winter wheat
3866	Hastings silt loam, 1 to 3 percent slopes	50.22	37.0%		Ile	Ile							
3864	Hastings silt loam, 0 to 1 percent slopes	46.86	34.5%		Iw	Iw							
3889	Holder silty clay loam, 7 to 11 percent slopes, eroded	15.70	11.6%		IVe	IVe	2	5	41		54		27
3884	Holder silt loam, 7 to 11 percent slopes	10.59	7.8%		IVe	IVe	3	5	50		62		30
3887	Holder silty clay loam, 3 to 7 percent slopes, eroded	6.96	5.1%		IIIe	IIIe	3	5	53	144	70	95	35
3824	Crete silt loam, 0 to 1 percent slopes	5.40	4.0%		IIs	IIs							
Weighted Average							0.6	1.2	11.4	7.4	14.7	4.9	7.3



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