

LAND FOR SALE

Kicken Ranch



Location:

From Long Pine, Nebraska the property is located 11 miles south on South Pine Avenue, then 6 miles southwest on West Y Avenue and then 1 mile east on access trail.

Legal Description:

NE1/4SE1/4, SE1/4NE1/4 Section 10; S1/2, S1/2NE1/2, N1/2NE1/4 Section 11; W1/2W1/2 Section 12; N1/2, N1/2SW1/4, NW1/4SE1/4 Section 14; E1/2NE1/4, NE1/4SE1/4 Section 15-T27N-R21W of the 6th P.M., Brown County, Nebraska.

Acres:

1,373.52 tax assessed acres

Taxes:

2014 taxes payable in 2015 - \$5,068.34

Land Use:

The ranch is entirely Sandhills rangeland with the exception of Hogan Lake that includes approximately 372 acres.

Water:

Livestock water is provided by three windmills and stock tanks. An underground pipeline is supplied by a neighbor's submersible well.

Price:

\$850,000

Comments:

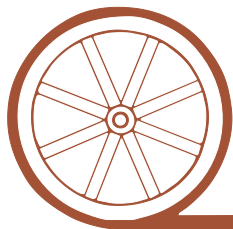
Kicken Ranch consists of good, hard, sandhills with good boundary and cross fences. There is also a power line that crosses the property from east to west, just south of Hogan Lake. The property offers excellent duck and goose hunting, as well as deer and prairie chicken.

Contact:

Dallas Dodson, Listing Agent - 402-376-1707 or dallas@agriaffiliates.com
Mike Polk, Chase Dodson, Jerry Weaver, Bruce Dodson, Tony Eggleston

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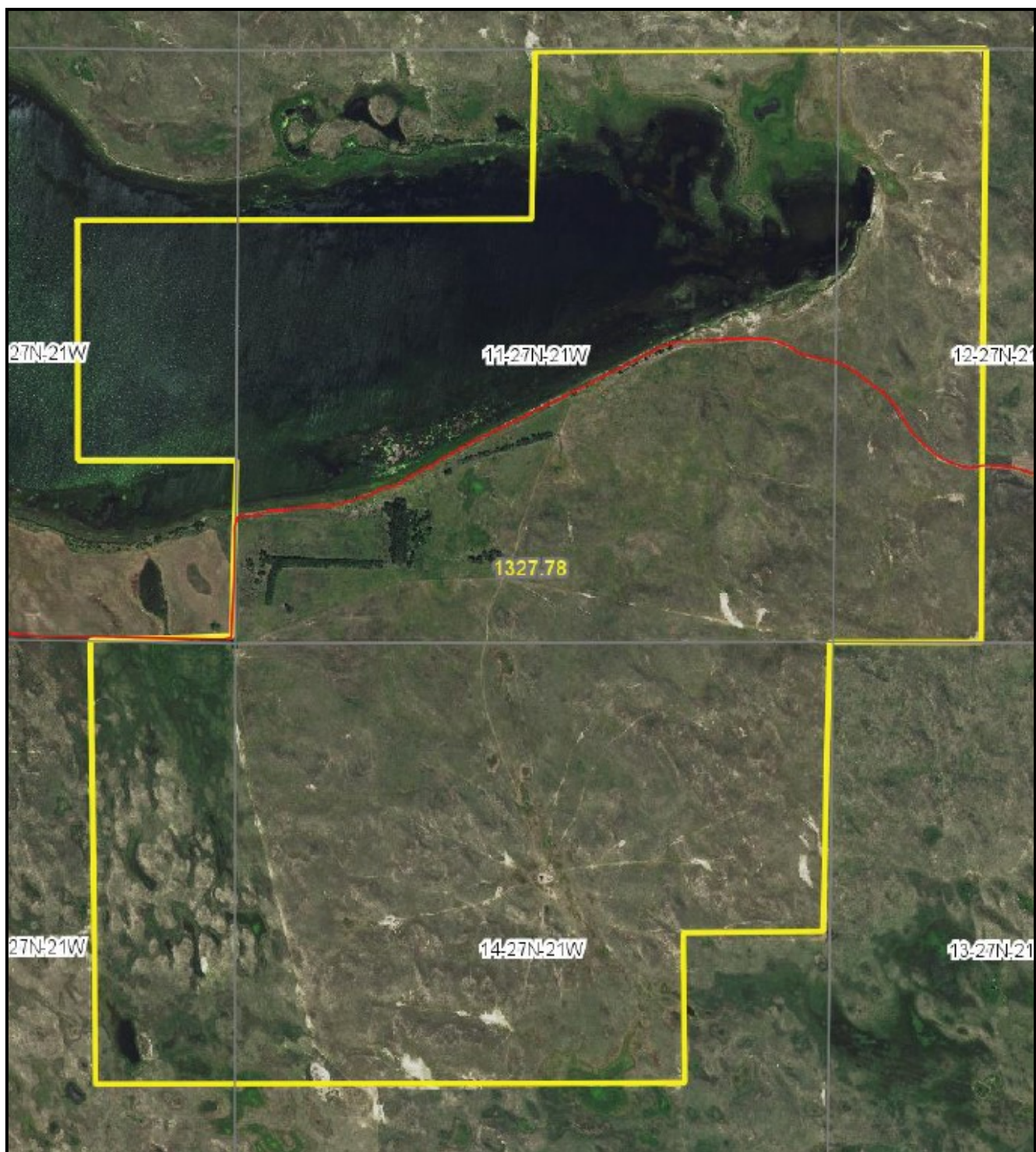
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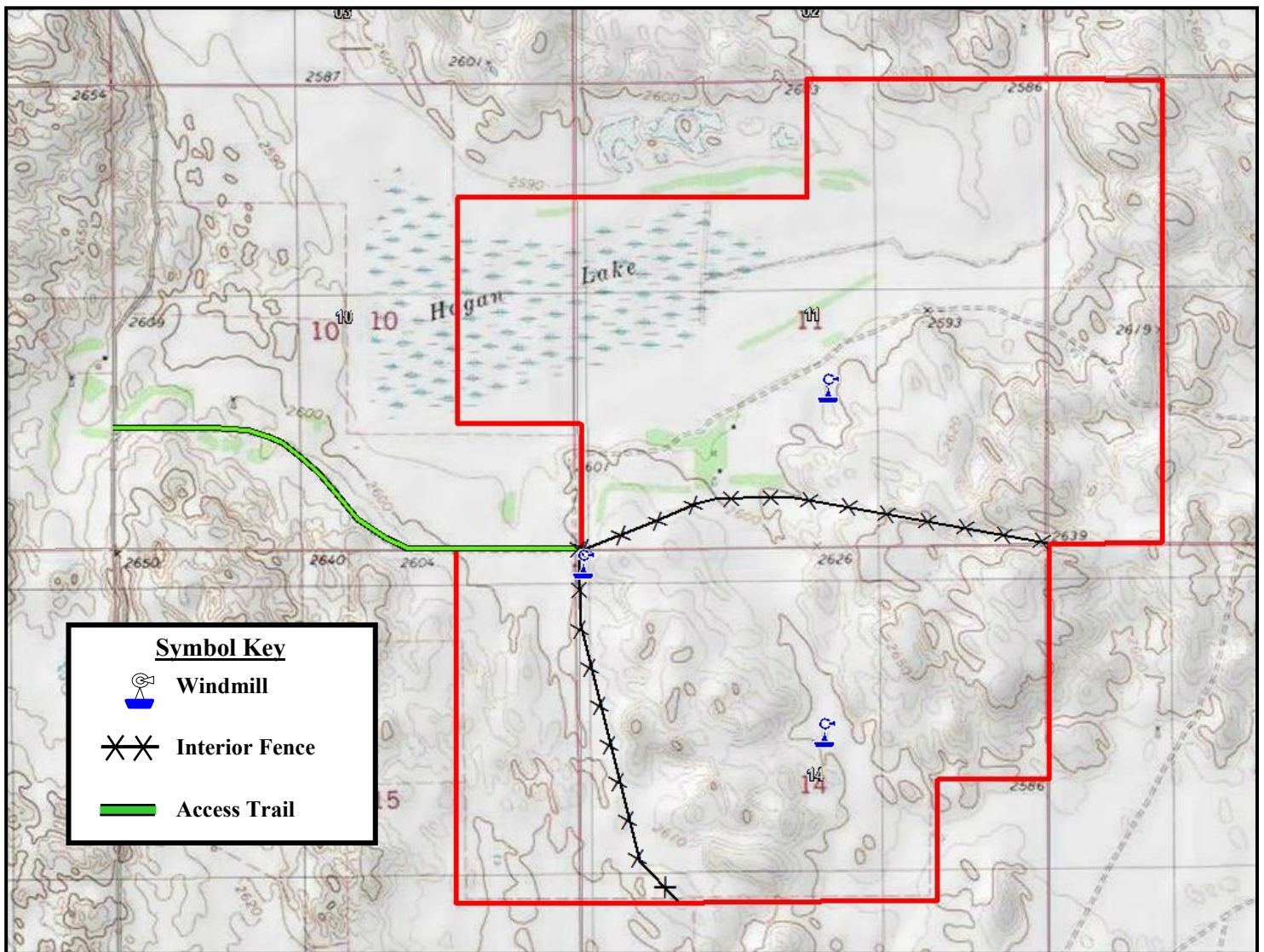
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Fax (308) 534-9244

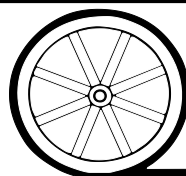
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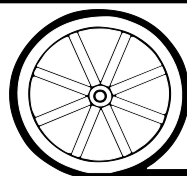
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