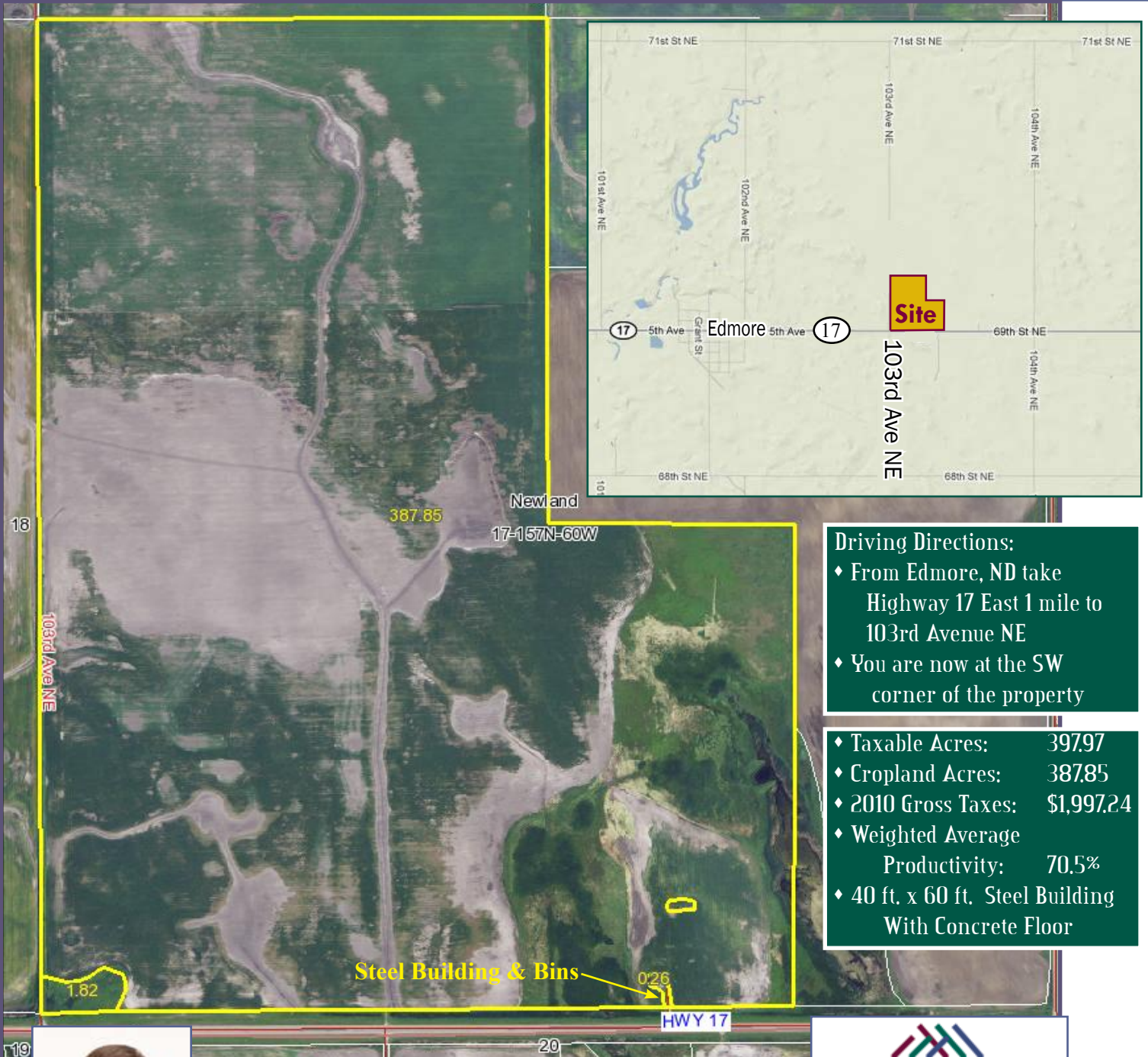


# FOR SALE: RAMSEY COUNTY LAND NEAR EDMORE, ND

W 1/2 SE 1/4 Less RD R/W of Section 17-157-60 Approx. 78.02 Acres

SW 1/4 Less RD R/W of Section 17-157-60 Approx. 159.75 Acres

NW 1/4 of Section 17-157-60 Approx. 160.00 Acres



## Driving Directions:

- ♦ From Edmore, ND take Highway 17 East 1 mile to 103rd Avenue NE
- ♦ You are now at the SW corner of the property

- ♦ Taxable Acres: 397.97
- ♦ Cropland Acres: 387.85
- ♦ 2010 Gross Taxes: \$1,997.24
- ♦ Weighted Average Productivity: 70.5%
- ♦ 40 ft. x 60 ft. Steel Building With Concrete Floor



Steve Johnson  
Realtor  
701-799-5213

[steve@prglandsales.com](mailto:steve@prglandsales.com)

- ♦ 4 Steel Bins With Electricity
- ♦ Total Capacity Approx. 13,500 Bushels
- ♦ Aeration System In One Of The Bins Belongs To Current Tenant



PROPERTY RESOURCES GROUP

4265 45th Street South - Suite 200  
Fargo, North Dakota 58104  
[www.propertyresourcesgroup.com](http://www.propertyresourcesgroup.com)

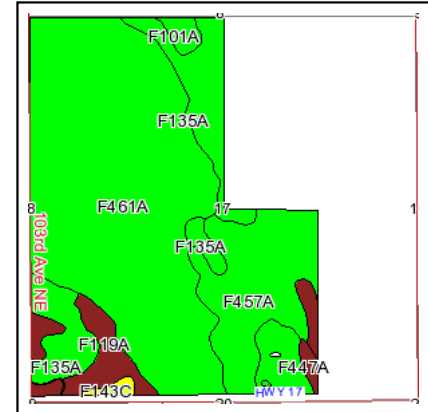
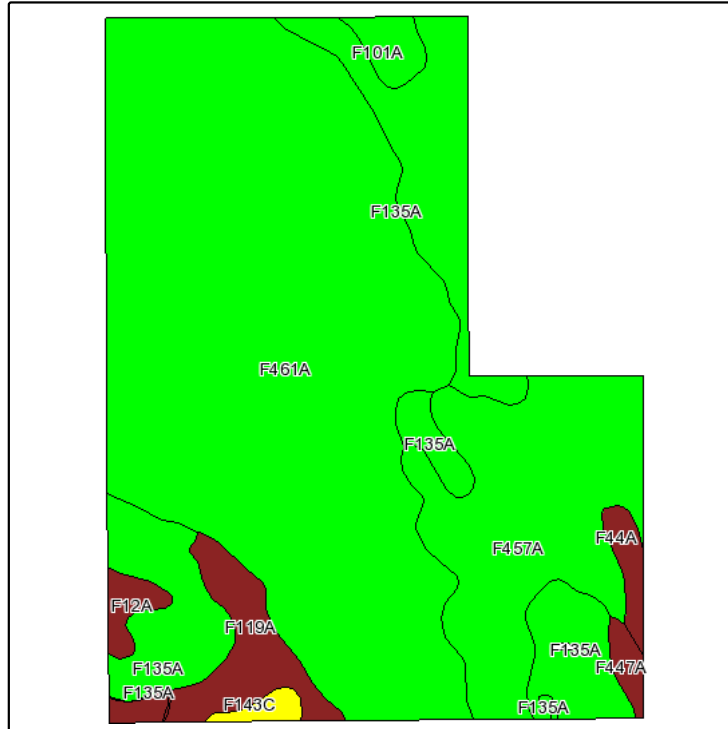
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## Soils Map



State: **North Dakota**  
 County: **Ramsey**  
 Location: **017-157N-060W**  
 Township: **Newland**  
 Acres: **389.9**



Fsa borders provided by the Farm Service Agency as of May 23, 2008.  
 Soils data provided by USDA and NRCS.

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Productivity Index
F461A	Aberdeen silt loam, 0 to 2 percent slopes	227.1	58.2%		IIs	71
F135A	Hamerly-Cresbard loams, 0 to 3 percent slopes	65.7	16.9%		IIs	79
F457A	Colvin-Aberdeen silty clay loams, 0 to 2 percent slopes	62.8	16.1%		IIs	67
F119A	Vallers-Hamerly loams, saline, 0 to 3 percent slopes	15.1	3.9%		IIIs	49
F101A	Hamerly-Wyard loams, 0 to 3 percent slopes	4.7	1.2%		IIc	83
F44A	Colvin silt loam, very poorly drained, 0 to 1 percent slopes	4	1.0%		IIW	61
F12A	Vallers saline-Parnell complex, 0 to 1 percent slopes	3.7	1.0%		IIW	57
F447A	Colvin-Borup silt loams, saline, 0 to 1 percent slopes	2.8	0.7%		IIIs	42
F143C	Barnes-Buse-Langhei loams, 6 to 9 percent slopes	2.2	0.6%		IVe	59
F3A	Parnell silty clay loam, 0 to 1 percent slopes	1.8	0.5%		IIW	69
Weighted Average						70.5



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