

32+/- Acres

Sedgwick County

Information Packet

SW ¼ OF 31-27-2W

RESULTS REALTY

620-465-3499

www.ResultsRE.com

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RESULTS REALTY

620-465-3499

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TRACT INFORMATION

Parcel: 32 Acres in the SW ¼ of 31-27-2W, Sedgwick County

FSA BASES & YIELDS: See enclosed

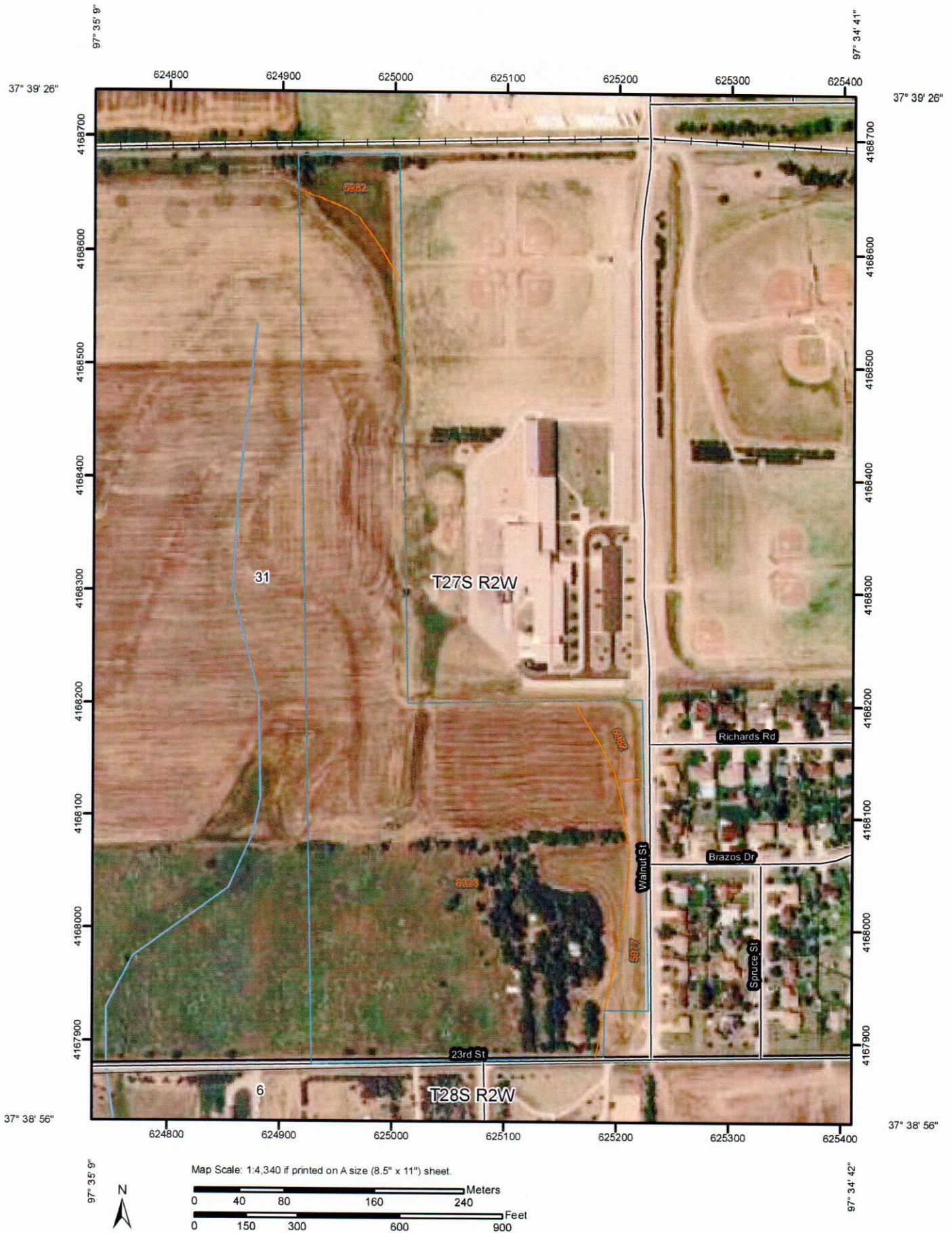
SOIL TYPE: Web Soil Survey Enclosed

RESULTS REALTY

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Soil Map—Sedgwick County, Kansas





United States Department of Agriculture
Farm Service Agency

August 09, 2012

PLSS: 31_27_2W
Farm: 11833
Tract: 14230

Sedgwick County
1:8,501



Disclaimer: Wetland identifiers do not represent the size, shape or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact wetland boundaries and determinations, or contact NRCS.

MAP LEGEND

Area of Interest (AOI)	Very Stony Spot
 Area of Interest (AOI)	 Very Stony Spot
Soils	 Wet Spot
 Soil Map Units	 Other
Special Point Features	Special Line Features
 Blowout	 Gully
 Borrow Pit	 Short Steep Slope
 Clay Spot	 Other
 Closed Depression	Political Features
 Gravel Pit	 Cities
 Gravelly Spot	 PLSS Township and Range
 Landfill	 PLSS Section
 Lava Flow	Water Features
 Marsh or swamp	 Streams and Canals
 Mine or Quarry	Transportation
 Miscellaneous Water	 Rails
 Perennial Water	 Interstate Highways
 Rock Outcrop	 US Routes
 Saline Spot	 Major Roads
 Sandy Spot	 Local Roads
 Severely Eroded Spot	
 Sinkhole	
 Slide or Slip	
 Sodic Spot	
 Spoil Area	
 Stony Spot	

MAP INFORMATION

Map Scale: 1:4,340 if printed on A size (8.5" x 11") sheet.
The soil surveys that comprise your AOI were mapped at 1:24,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for accurate map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL: <http://websoilsurvey.nrcs.usda.gov>
Coordinate System: UTM Zone 14N NAD83

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Sedgwick County, Kansas
Survey Area Data: Version 7, Nov 30, 2010

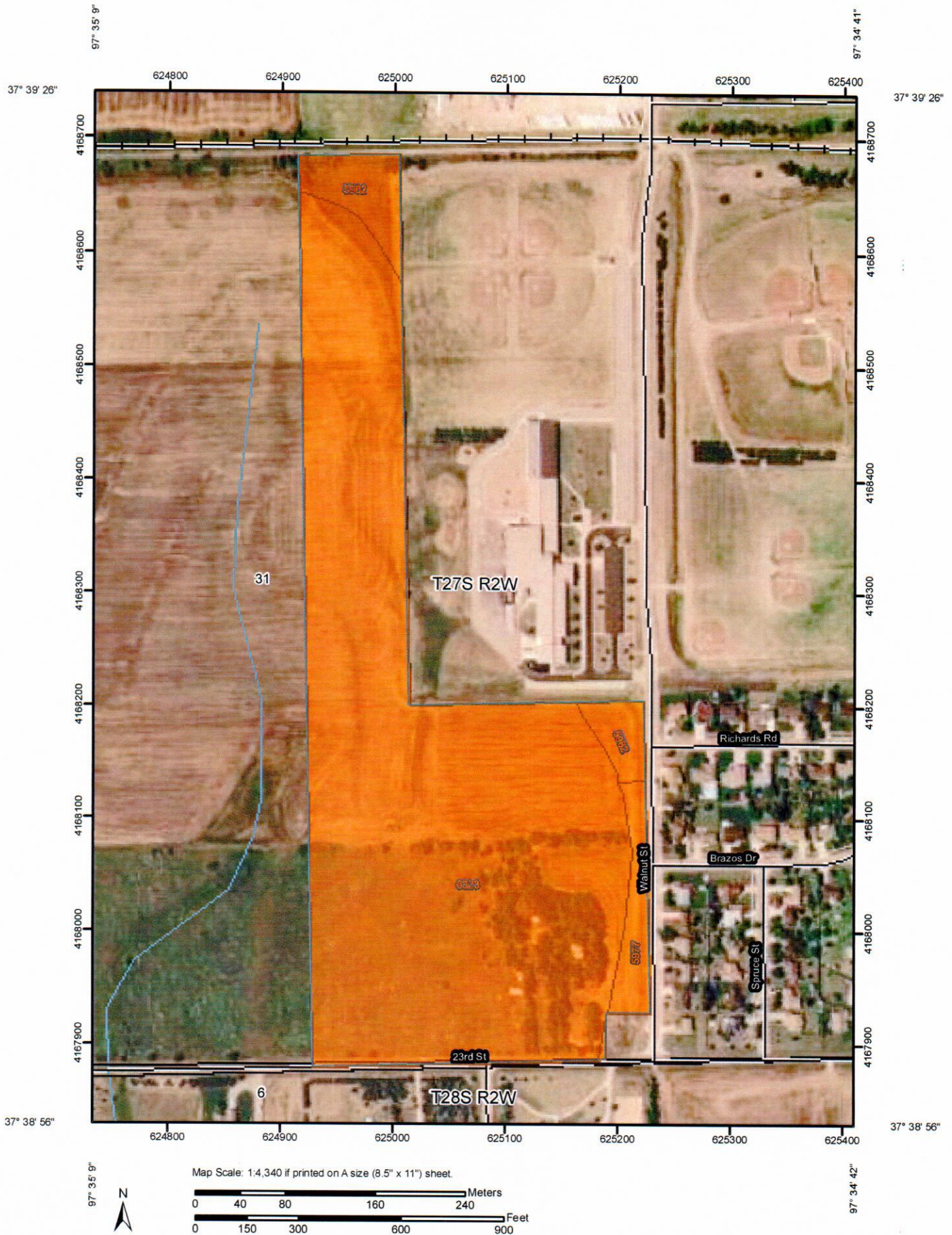
Date(s) aerial images were photographed: 6/30/2006

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Sedgwick County, Kansas (KS173)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
5977	Vanoss silt loam, 1 to 3 percent slopes	1.2	3.5%
5982	Nalim loam, 1 to 3 percent slopes	2.0	5.9%
6323	Blanket silt loam, 1 to 3 percent slopes	30.9	90.6%
Totals for Area of Interest		34.1	100.0%

Nonirrigated Capability Class—Sedgwick County, Kansas



MAP LEGEND

Area of Interest (AOI)
 Area of Interest (AOI)

Soils
 Soil Map Units

Soil Ratings

	Capability Class - I
	Capability Class - II
	Capability Class - III
	Capability Class - IV
	Capability Class - V
	Capability Class - VI
	Capability Class - VII
	Capability Class - VIII

 Not rated or not available

Political Features

 Cities

 PLSS Township and Range

 PLSS Section

Water Features

 Streams and Canals

Transportation

 Rails

 Interstate Highways

 US Routes

 Major Roads

 Local Roads

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The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Nonirrigated Capability Class

Nonirrigated Capability Class— Summary by Map Unit — Sedgwick County, Kansas (KS173)				
Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
5977	Vanoss silt loam, 1 to 3 percent slopes	2	1.2	3.5%
5982	Nalim loam, 1 to 3 percent slopes	2	2.0	5.9%
6323	Blanket silt loam, 1 to 3 percent slopes	2	30.9	90.6%
Totals for Area of Interest			34.1	100.0%

Description

Land capability classification shows, in a general way, the suitability of soils for most kinds of field crops. Crops that require special management are excluded. The soils are grouped according to their limitations for field crops, the risk of damage if they are used for crops, and the way they respond to management. The criteria used in grouping the soils do not include major and generally expensive landforming that would change slope, depth, or other characteristics of the soils, nor do they include possible but unlikely major reclamation projects. Capability classification is not a substitute for interpretations that show suitability and limitations of groups of soils for rangeland, for woodland, or for engineering purposes.

In the capability system, soils are generally grouped at three levels—capability class, subclass, and unit. Only class and subclass are included in this data set.

Capability classes, the broadest groups, are designated by the numbers 1 through 8. The numbers indicate progressively greater limitations and narrower choices for practical use. The classes are defined as follows:

Class 1 soils have few limitations that restrict their use.

Class 2 soils have moderate limitations that reduce the choice of plants or that require moderate conservation practices.

Class 3 soils have severe limitations that reduce the choice of plants or that require special conservation practices, or both.

Class 4 soils have very severe limitations that reduce the choice of plants or that require very careful management, or both.

Class 5 soils are subject to little or no erosion but have other limitations, impractical to remove, that restrict their use mainly to pasture, rangeland, forestland, or wildlife habitat.

Class 6 soils have severe limitations that make them generally unsuitable for cultivation and that restrict their use mainly to pasture, rangeland, forestland, or wildlife habitat.

Class 7 soils have very severe limitations that make them unsuitable for cultivation and that restrict their use mainly to grazing, forestland, or wildlife habitat.

Class 8 soils and miscellaneous areas have limitations that preclude commercial plant production and that restrict their use to recreational purposes, wildlife habitat, watershed, or esthetic purposes.

Rating Options

Aggregation Method: Dominant Condition

Component Percent Cutoff: None Specified

Tie-break Rule: Higher



Sedgwick County...
working for you

Sedgwick County, Kansas

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www.sedgwickcounty.org

Detailed Property Information

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[View Taxes Due / View Previous Transactions / Make Payment](#)

20816 W PAWNEE AVE

Legal Description: SW 1/4 EXC W 1539.33 FT & EXC N 1524.71 FT E 714.26 FT THEREOF & EXC BEG SE COR N 1066.66 FT W 40 FT S 1066.62 FT E 40 FT TO BEG & EXC S 249.92 FT W 149.92 FT E 189.92 FT & EXC RD ON S SEC 31-27-2W

Geo Code: AT 00171 **PIN:** 00252663 **AIN:** 149310310000100

Tax Unit: 0202 636 ATTICA TWP U-265-CCW AT **Land Use:** 9050 Farming/ranching operation (with improve

Market Land Square Feet: 1,378,238 **Total Acres:** 31.64

2012 Appraisal Value: \$64,000.00 **2012 Assessment Value:** \$8,262.00

Characteristics

Year Built	Bedrooms	Living Sq Ft	Basement Type	Full Baths	Half Baths	Architectural Style	Basement Sq Ft	Finished Basement Sq Ft	Basement Type	Condition
1885	3	1,600	2	1		Old Style			Crawl - 2	AVERAG

Exterior Walls

Frame, Plywood or Hardboard

Storage Building, Wood (SF)

Appraisal Values

Year	Class	Land	Improvements	Total	Percent Change
2012	Agricultural	\$3,930	\$1,290	\$5,220	2%
2012	Farmstead	\$17,000	\$41,780	\$58,780	-3%
2011	Agricultural	\$3,870	\$1,270	\$5,140	-1%
2011	Farmstead	\$11,600	\$49,190	\$60,790	-1%
2010	Agricultural	\$3,940	\$1,230	\$5,170	-4%

2010	Farmstead	\$11,600	\$49,920	\$61,520	0%
2009	Agricultural	\$4,100	\$1,270	\$5,370	-9%
2009	Farmstead	\$11,600	\$49,670	\$61,270	6%
2008	Agricultural	\$4,400	\$1,470	\$5,870	-4%
2008	Farmstead	\$11,580	\$45,970	\$57,550	3%
2007	Agricultural	\$4,660	\$1,440	\$6,100	-2%
2007	Farmstead	\$11,580	\$44,100	\$55,680	4%
2006	Agricultural	\$4,850	\$1,370	\$6,220	1%
2006	Farmstead	\$11,580	\$41,960	\$53,540	4%
2005	Agricultural	\$4,880	\$1,300	\$6,180	0%
2005	Farmstead	\$11,580	\$39,820	\$51,400	0%

Assessment Values

Year	Class	Land	Improvements	Total	Percent Change
2012	Agricultural	\$1,179	\$323	\$1,502	2%
2012	Farmstead	\$1,955	\$4,805	\$6,760	-3%
2011	Agricultural	\$1,161	\$318	\$1,479	-1%
2011	Farmstead	\$1,334	\$5,657	\$6,991	-1%
2010	Agricultural	\$1,182	\$308	\$1,490	-4%
2010	Farmstead	\$1,334	\$5,741	\$7,075	0%
2009	Agricultural	\$1,230	\$318	\$1,548	-8%
2009	Farmstead	\$1,334	\$5,712	\$7,046	6%
2008	Agricultural	\$1,320	\$368	\$1,688	-4%
2008	Farmstead	\$1,332	\$5,287	\$6,619	3%
2007	Agricultural	\$1,398	\$360	\$1,758	-2%
2007	Farmstead	\$1,332	\$5,072	\$6,404	4%
2006	Agricultural	\$1,455	\$343	\$1,798	1%
2006	Farmstead	\$1,332	\$4,825	\$6,157	4%
2005	Agricultural	\$1,464	\$325	\$1,789	0%
2005	Farmstead	\$1,332	\$4,579	\$5,911	0%

2011 Tax Year Special Assessments

Project	Description	Principal	Interest	Total
2639 F	COUNTY SOLID WASTE SOLID WASTE USER FEE	\$0.00	\$0.00	\$5.70
Totals:		\$0.00	\$0.00	\$5.70

2012 Through Payout Special Assessments

Project	Description		Begin Year	End Year	Principal	Interest	Total
5903 A	SPEC CITY OF GODDARD SEWER IMPROVEMENTS	1628 SEWER IMPROVEMENTS	1992	2006			
Totals:					\$0.00	\$0.00	\$0.00

Tax Authorities

0403 ATTICA TOWNSHIP
1704 CLEAR CREEK WATERSHED NO. 30
0201 COUNTY
1108 COUNTY FIRE DIST NO BONDS
9999 MV Average Levy for ST
1401 SOUTH CENTRAL KANSAS LIBRARY SYS
0101 STATE
0608 USD 265
0608 USD 265 SG
0716 USD 265 NEW BOND
0715 USD 265 OLD BOND

Billings

Tax Year	Tax Bill Id	Tax Rate	General Tax Billed	Specials Tax Billed	Interest Billed	Fees Billed	Total Billed	Amount Paid	Balance Due
2011	2420751	126.7051	\$1,027.17	\$5.70	\$0.00	\$0.00	\$1,032.87	(\$1,032.87)	\$0.00
2010	1736742	127.7102	\$1,047.85	\$5.70	\$0.00	\$0.00	\$1,053.55	(\$1,053.55)	\$0.00
2009	699176	121.633	\$999.31	\$4.04	\$0.00	\$0.00	\$1,003.35	(\$1,003.35)	\$0.00
2008	699175	122.006	\$967.50	\$4.04	\$0.00	\$0.00	\$971.54	(\$971.54)	\$0.00
2007	699174	119.155	\$926.54	\$3.65	\$0.00	\$0.00	\$930.19	(\$930.19)	\$0.00
2006	699173	115.973	\$876.57	\$149.45	\$0.00	\$0.00	\$1,026.02	(\$1,026.02)	\$0.00
2005	699172	113.772	\$830.04	\$156.84	\$0.00	\$0.00	\$986.88	(\$986.88)	\$0.00