

DRJ FARMS, LLC

PASTURE FOR SALE

1,217+/- Acres - Pasture

W CENTRAL KEITH COUNTY, NE



535 E Chestnut, PO Box 407
Sterling, CO 80751
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RECK AGRI
REALTY & AUCTION

For Further Information Contact:
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PROPERTY INFORMATION

LOCATION: From Ogallala, NE, 2 mi W on Hwy #30 to Hwy #61/#26 Bypass, 1 mi N to SE corner of property.

LEGAL DESCRIPTION: All of 35 lying E of Hwy, All of 34, T14N, R39W & Tract in NE1/4 of 2, T13N, R39W, Keith County, NE.

ACREAGE: 1,217.0+/- Acres Pasture

LIVESTOCK WATER: 3 livestock wells & tanks with solar pumps; 2 windmills; NW windmill needs to be redrilled.

TAXES: 2017 real estate taxes due in 2018: \$8,149.78.

MINERAL RIGHTS: Seller to convey their OWNED mineral rights to buyer.

COMMENTS: Property cross fenced into 3 pastures; Excellent access off of Hwy #61/#26 Bypass. Within 1 – 2 miles of Ogallala, NE, Ogallala Livestock Auction, I – 80, and 6 miles of Lake McConaughy.

ASKING PRICE: \$1,155,000

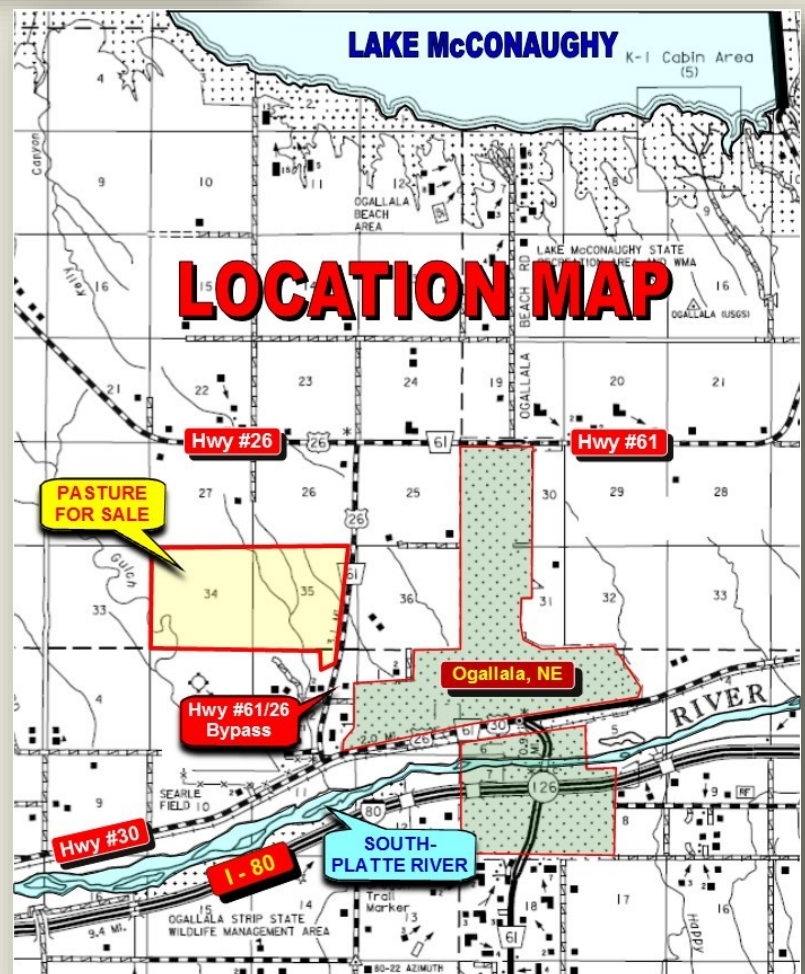
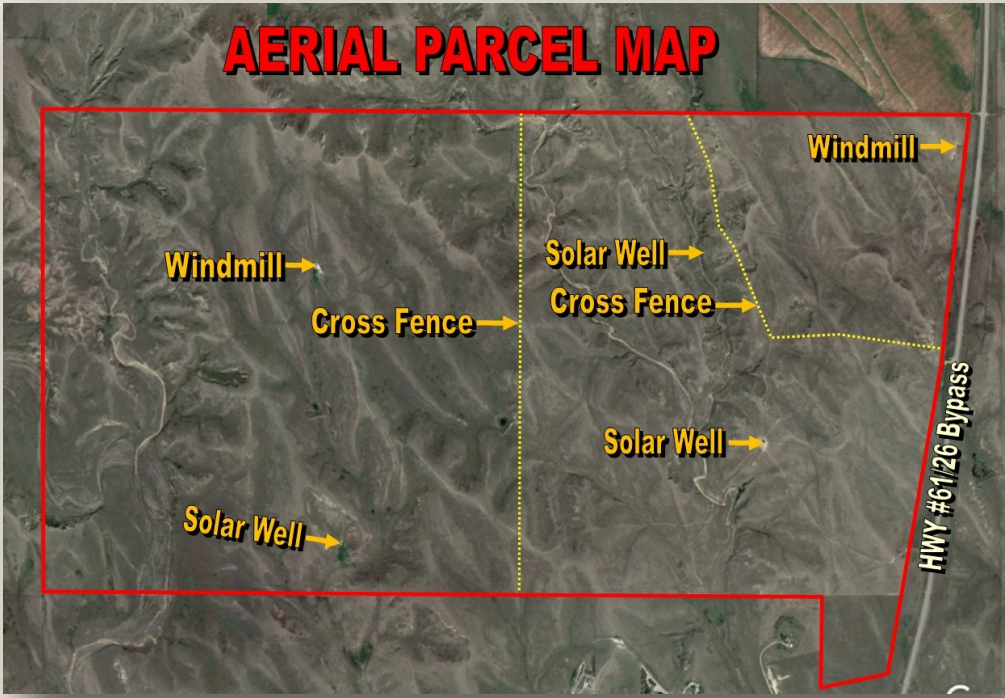
TERMS: Good funds at closing.

NOTICE TO PROSPECTIVE BUYER

The information contained herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Reck Agri Realty & Auction and the Seller assumes no responsibility for the omissions, corrections, or withdrawals. The location and aerial maps are not intended as a survey and are for general location purposes only. The prospective Buyer(s) should verify all information contained herein. All prospective buyers are urged to fully inspect the property, its condition and to rely on their own conclusions. All equipment and improvements are to be sold AS IS-WHERE IS, without warranty, representation or recourse to Seller. Reck Agri Realty & Auction and all other agents of Broker are or will be acting as a Limited Seller's Agent.



A wide panoramic photograph of a vast, flat, brown landscape under a blue sky with scattered clouds. The terrain appears to be a dry, open plain or tundra. In the distance, there are some small, dark structures or trees on the right side.



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