

LAND FOR SALE

LINTZ FARM

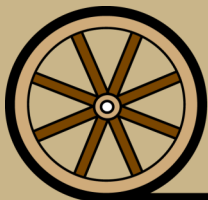


- Location:** 8 miles west of Big Springs Hwy 30 Junction then 2-1/2 miles north on County Rd. 191.
- Legal Description:** NW1/4 Section 2-T13N-R43W of the 6th P.M., Deuel County, NE.
- Acres:** 156 tax assessed acres
- Taxes:** 2018 taxes payable in 2019 - \$1,750
- FSA Info:** 154.7 acres dryland cropland; 96.34 acres wheat base with 40 bu./acre PLC yield.
- Soils:** Excellent, 100% Class II—Johnstown-Satanta-Richfield & Satanta-Johnstown-Altvan Loams
- Price:** \$148,000.00
- Comments:** Excellent dryland quarter in a strong farming community.
- Contact:** **Mike Polk, Listing Agent**
Cell 308-539-4446
John Childears, Don Walker, Bruce Dodson, Chase Dodson,
Brian Reynolds, Tony Eggleston, Roger Leuhrs



Mike Polk
Listing Agent

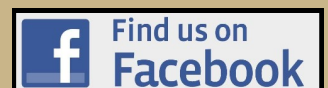
Offered Exclusively By:



AGRI AFFILIATES, INC.
Providing Farm - Ranch Real Estate Services

NORTH PLATTE OFFICE
P.O. Box 1166
I-80 & US Hwy 83
North Platte, NE 69103
www.agriaffiliates.com
(308) 534-9240
Fax (308) 534-9244

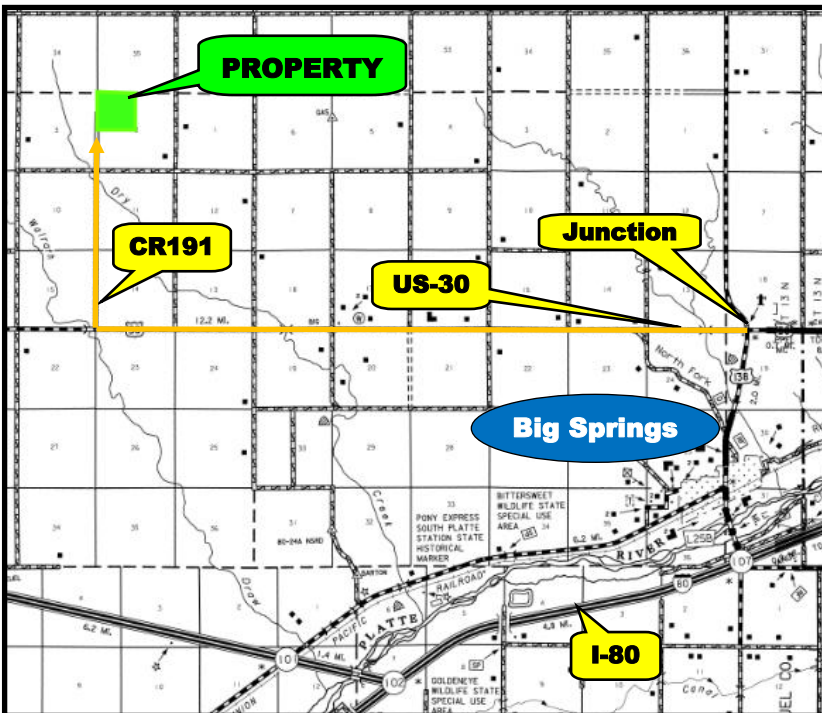
Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but the information is not guaranteed. Prospective Buyers should verify all information. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate. As with any agricultural land, this property may include noxious weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.



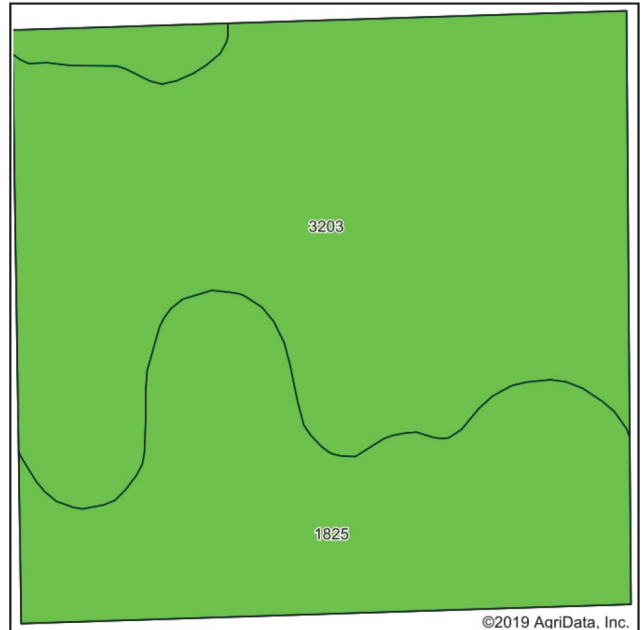
1/4 Section
In Deuel County

Entirely
Dryland Cropland

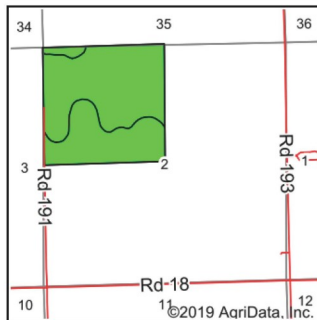
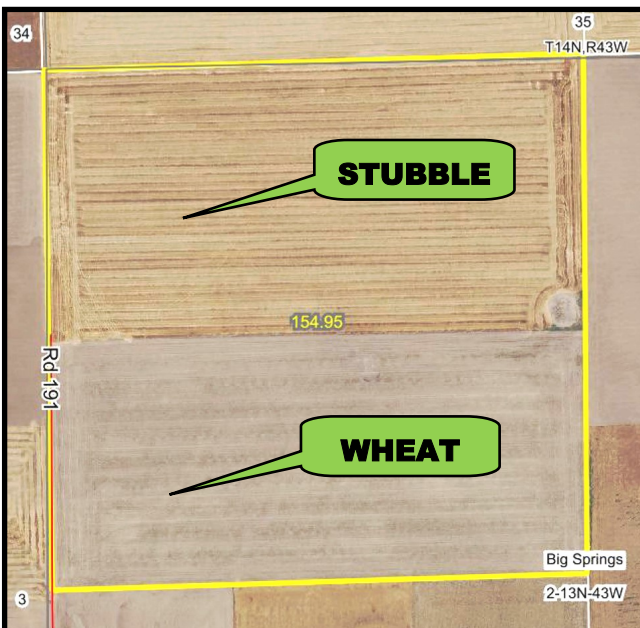
Farming
Community



SOILS MAP



©2019 AqriData, Inc.



Mike Polk
Listing Agent

State: **Nebraska**
County: **Deuel**
Location: **2-13N-43W**
Township: **Big Springs**
Acres: **154.95**
Date: **2/6/2019**



AGRI AFFILIATES
Providing Farm - Ranch Real Estate Services

agriaffiliates.com

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class °c	Irr Class °c	Range Production (lbs/acre/yr)	SRPG	Winter wheat fallow
3203	Johnstown-Satanta-Richfield loams, 0 to 2 percent slopes	97.37	62.8%		IIc	Is	1700	61	38
1825	Satanta-Johnstown-Altvan loams, 1 to 3 percent slopes	57.58	37.2%		IIe	IIe	1706	58	36
Weighted Average							1702.2	59.9	37.3