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# FOR SALE

**Gruver, TX Irrigated Farms**  
**3,719.94 Acres**

**\$19,343,688 or**  
**\$5,200/acre**



**3D interactive Map**

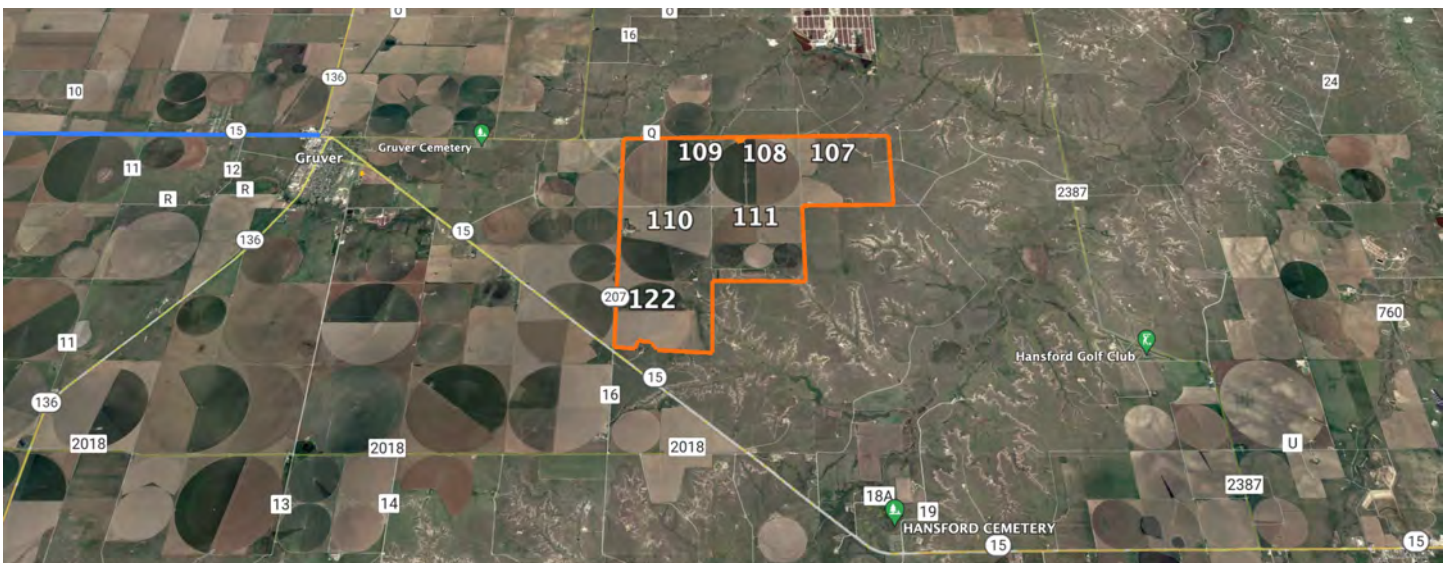












## Gruver, TX Irrigated Farms

<b>Area:</b>	East of Gruver, TX in Hansford County
<b>Location:</b>	From Gruver, TX drive SW 4 miles on HWY 15 to FM 207 turning left and driving north. Property starts on east side of FM 207 for the next 3 miles.
<b>Sections:</b>	5.81 sections
<b>Total Acres:</b>	Approximately 3,719.94 acres
<b>Total Wet Acres:</b>	Approximately 2,075 acres
<b>Grass/ Dryland Acres:</b>	Approximately 900 acres (Not including sprinkler corners)
<b>Crop History:</b>	Corn, cotton, wheat
<b>Total Irrigation Wells:</b>	13
<b>Total Sprinklers:</b>	8 sprinklers. 4- ½ mile sprinklers, 1- 260 acre sprinkler, 3- 50 acre Sprinklers.
<b>Total GPM:</b>	6,350 gpm
<b>GPM/ Wet Acre:</b>	3.06 gpm
<b>Sprinklers:</b>	1/2 mile sprinklers - 4

1 – Zimmatic 2021 model  
 1 – Zimmatic 2018 model  
 1 – Zimmatic 2014 model  
 1 – Valley 2006 model

**Remaining Sprinklers-**

1- 257 acre sprinkler  
 3- Zimmatic 50 acre sprinklers, 1- 2011 model, 2- 2017 models

**Engines:** 5- Electric motors with Hollow shaft turbine pumps  
4 – natural gas engines with gearhead and turbine pump  
4 – submersible pumps

**Turbine Pumps:** 4

**Submersible pumps:** 4

**Hollowshaft turbine pumps:** 4

<b>Irrigation Wells:</b>	<b>Well #</b>	<b>Depth</b>	<b>Date Drilled</b>
Section 122	HN- 0665	535'	03/ 1964
	HN- 12777	(Info Not Available)	
<b>Total GPM:</b>		<b>1,100</b>	
Section 110-	HN- 4300	488'	06/ 2011
	HN- 7721	(Info not available)	
	HN- 1384	470'	05/ 1969
	HN- 1234	508'	01/ 1968
<b>Total GPM:</b>		<b>1,500 gpm</b>	
Section 109	HN- 1681	500'	09/ 1982
	HN- 1843	460'	06/ 2006
<b>Total GPM:</b>		<b>1,200 gpm</b>	
Section 108	HN- 0933	610'	03/ 1965



	Well #	Depth	Date Drilled	
(Located on Section 111)	HN- 1808	478'	08/ 2000	
	<b>Total GPM:</b>	<b>1,200 gpm</b>		
Section 111	HN- 1376	478'	04/ 1969	
	HN- 12326	(Info not available)		
	HN- 1328	437'	09/ 1968	
	HU- 0228	250 gpm	465'	12/20/1955
	<b>Total GPM:</b>	<b>1,350 gpm</b>		

#### Additional Improvements:

Perimeter fence with 5 strand barbed wire with some additional cross fencing.

All fertilizer tanks and pumps

2 wide caliche roads run through the property

**Section 122:** 1- solar power stock well

1- set of corrals

**Section 110:** 1- domestic well

1- 1,000 head capacity starter pens with concrete bunks

2- grain bins with combined capacity of 12,000 bushels

1- shop, commodity barn, processing barn, horse shed

1- set of corrals separate from the starter pens

**Section 108:** 1- set of corrals

(Seller is reserving 2 acres along with a domestic well and barn along the north boundary of Section 108)

**Section 111:**

1- Set of pens with 2,000 head capacity (Needs work)

1- Grain storage with 60,000 bushel capacity

1- Shed