

**NWMO Row Crop
23901 160th St.
Tarkio, MO 64491**



**S34-T66N-R40W
S27-T66N-R40W**

**Est. Price : \$12,632 / ac
Est. Total Acres : 312.7 +/- ac
Est. tillable : 286.2 +/- per EZ156
Est. Annual Tax : \$4.63 / ac
Income 2 Windmills (Ameren)
Exp. 2036 : \$25,171 estimated annual
Est. Cash Rent : \$300 / ac**



Directions to Tract 1:

From Tarkio, Mo. North 1 mile on US59 to Hwy AA, west 3 mi. to M Ave. Go one mi. to 170th St., turn left, then back north onto M Ave. 1 mi to windmill road 16000 that goes east. Go 1.7 mi on windmill road to dead-end, road looking east at farm and 2 windmills.

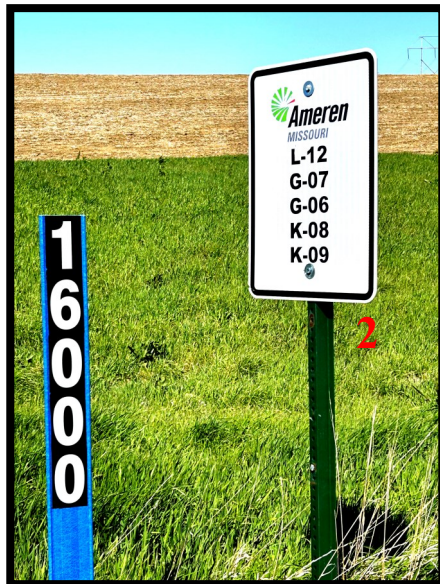
Directions to Tract 2:

From Tarkio, MO. North on US59 to 160th St. West one mile. Farm is on north side of 160th.

Description:

High quality soils with cash rent and windmill income. Includes est 100'x40' machine shed and est. 16,000 bu grain storage (two grain bins).

Possession subject to tenant lease expiring Dec. 2025



Enterprise Realty & Auction, LLC

121 E. 4th St.

Maryville, MO 64468

**Phone (660) 582-7160 Fax (660) 582-7162
property@entrealty.com www.entrealty.com**

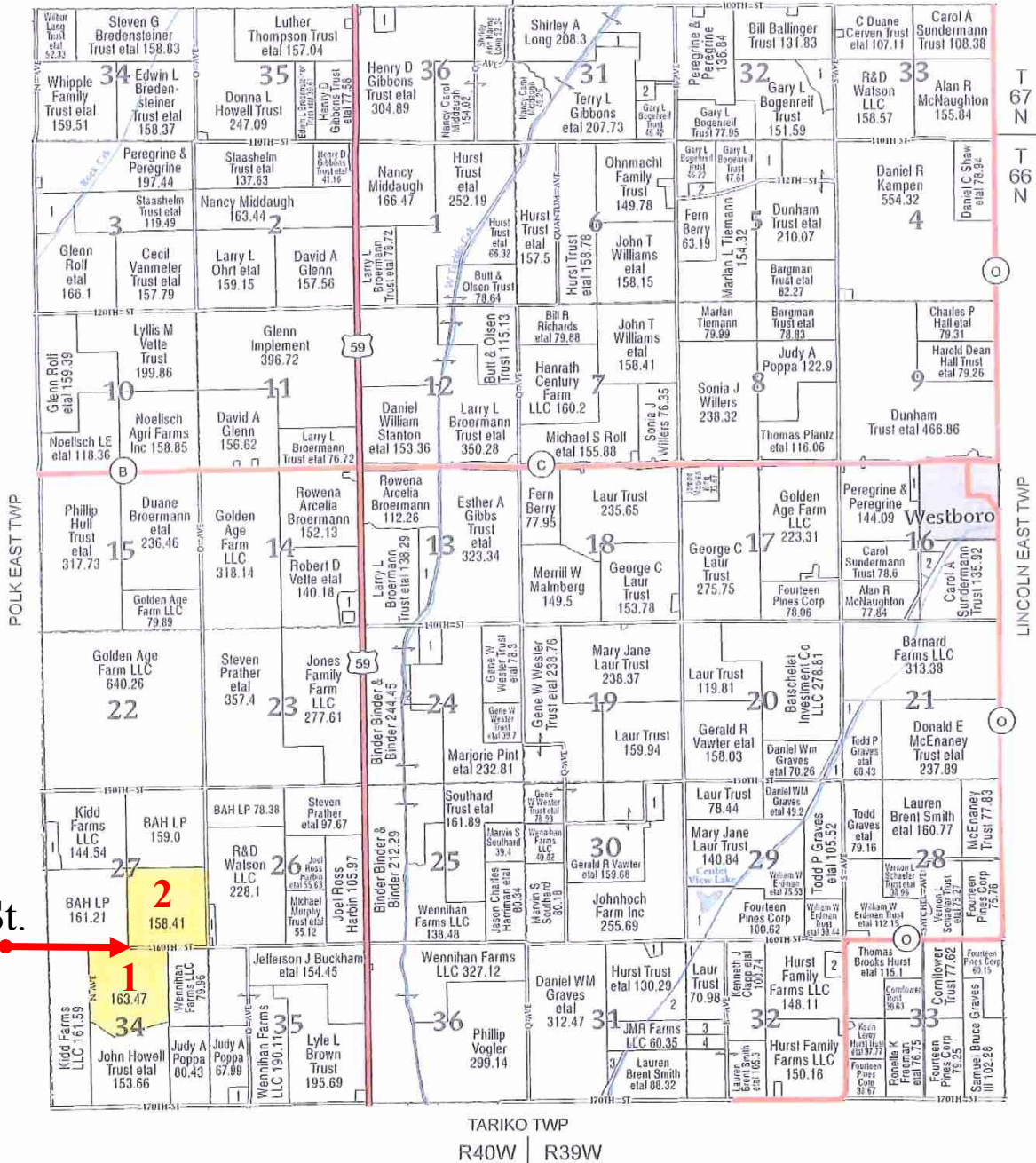
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T-66-67-N

LINCOLN WEST PLAT

R-39-40-W

(Landowners)
FREMONT CO, IA PAGE CO, IA



160th St.



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T1



**All Measurements are
For FSA Programs Only**
Wetland Determination Identifiers

- Restricted Use
- ▼ Limited Restrictions
- Exempt from Conservation Compliance Provisions

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 RECIS.

Atchison Co. FSA
C=CORN-YEL-GR; CW=CORN-WHE-GR
POP=CORN-POP-GR; SB=SOYBN-COM-GR
WHT=WHEAT-HARD RED WINTER-GR
P=MIXFG-IGS-GZ; HAY=MIXFG-IGS-FG
GZ=GRASS-SMO-GZ; FG=GRASS-SMO-FG
GLS=MIXFG-IGS-LS; BLS=GRASS-SMO-LS
ALF=ALFAL-FG; I=Irrigated
All fields non-irrigated
*Unless notated on Map

1 inch equals 365 feet

Program Year: 2023

Created: 11/16/2022

Flown: 2022-7-10

clu
crp
plss

Farm 4301
Tract 1413



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T2



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GLS=MIXFG-IGS-LS; BLS=GRASS-SMO-LS
ALF=ALFAL-FG; I=Irrigated
All fields non-irrigated
*Unless noted on Map

1 inch equals 368 feet

Program Year: 2023

Created: 11/16/2022

Flown: 2022-7-10

- clu
- crp
- plss

Farm 4301
Tract 529



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