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# FOR SALE

**Sherman Co Irrigated  
2,124 Acres**

**\$7,646,400  
\$3,600/acre**



**3D interactive Map**



## West Map





## East Map



## Sherman Co Irrigated 2,124

<b>Area:</b>	South of Texhoma, OK in Sherman County, TX
<b>Location:</b>	From Texhoma, OK drive southwest on HWY 54 for 2 miles to the west Side of the property. From HWY 54 and FM 119, drive south 1.5 miles to the NE corner of property. From Texhoma drive 2 miles on HWY 95 to FM 1290 turning right and driving south for 3 miles to county road D. Drive east on county road D 2 miles to the middle of the property.
<b>Total Acres:</b>	Approximately 2,124 acres
<b>Total Wet Acres:</b>	Approximately 1,510 acres
<b>% Irrigated to total acres:</b>	71%
<b>Crop History:</b>	Corn, cotton, wheat
<b>Total Irrigation Wells:</b>	9 irrigation wells
<b>Total GPM:</b>	<b>Approximately 2,950 total gpm</b>
<b>Power:</b>	Natural gas engines
<b>GPM/ Wet Acre:</b>	<b>1.95 gpm/ wet acre</b>

**Farm Improvements:**

- 1- Valley ¼ mile sprinkler Nozzled for 450 gpm
- 9 - Irrigation wells
- 9- Turbine pumps with gearheads
- 3- 3306 CAT Engines
- 4- 3406 CAT Engines
- 2- 880 Moline Engines
- 1- submersible pump

Irrigation Wells:	Well #	Year Drilled	Depth
	SH- 1273	04/ 1970	360'
	SH- 2199	04/ 2004	615'
	SH- 1622	02/ 1977	460'
	SH- 1482	05/ 1974	470'
	SH- 1933	08/ 1997	510'
	SH- 2219	05/ 2005	591'
	SH- 0679	08/ 1964	451'
	SH- 0904	04/ 1966	530'
	SH- 2358	05/ 2008	540'