



OFFERED FOR SALE

FISHER TRACT

- Whitetail deer and duck Hunting near Bayou DeView -

40.0^(+/-) Total Acres | Poinsett County, Arkansas

ALLUVIAL
LAND COMPANY

AGRICULTURAL & RECREATIONAL PROPERTIES

LOCATION



One Riverfront Place
US Bank Building - Eighth Floor
North Little Rock, AR 72114
(501) 519-3336

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CONTACT:

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NOTICE: Joel Whicker holds an ownership position and is the listing agent in the property delineated in this offering prospectus.

DISCLAIMER: Alluvial Land Company is the Exclusive Agent for the property described herein. This offering prospectus and all information contained herein is believed to be correct; however, we make no guarantee as to its accuracy. Prospective buyers are urged to inspect the property and perform their own independent due diligence. Alluvial Land Company and its agents assume no liability as to errors, omissions or investment results. All information is approximate.

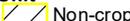
SUBJECT PROPERTY



TOPOGRAPHY





Common Land Unit
 Cropland  Non-cropland
 Conservation Reserve Program

Imagery Year: 2019

2020 Program Year

Map Created July 23, 2021

Farm **5005**

Tract **160**

 Tract Boundary

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. 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 boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

Arkansas
Poinsett
Report ID: FSA-156EZ

U.S. Department of Agriculture
Farm Service Agency
Abbreviated 156 Farm Record

FARM: 5005
Prepared: 9/7/21 8:49 AM
Crop Year: 2021
Page: 3 of 3

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

Tract Number: 160 Description C9/1B
FSA Physical Location : Poinsett, AR ANSI Physical Location: Poinsett, AR

BIA Range Unit Number:
HEL Status: NHEL: no agricultural commodity planted on undetermined fields
Wetland Status: Tract does not contain a wetland
WL Violations: None

Farmland	Cropland	DCP Cropland	WBP	WRP	EWP	CRP Cropland	GRP
38.63	29.63	29.63	0.0	0.0	0.0	0.0	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL/FWP			
0.0	0.0	29.63	0.8	0.0			

Crop	Base Acreage	PLC Yield	CCC-505 CRP Reduction
RICE-LONG GRAIN	13.73	6007	0.00
RICE-MED GRAIN	3.11	6007	0.00
SOYBEANS	12.87	34	0.00
Total Base Acres:	29.71		

Owners: WHITE OAKS BAYOU DEVIEW LLC
Other Producers: None



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