

# TRACT 4 - 158 ACRES ±



**Legal Description:** Southeast Quarter of Section 20, Township 5 North, Range 21 West of the 6th P.M., Gosper County, Nebraska

**About the Land:** 158 Acres, more or less, according to Gosper County Assessor's records. Pivot irrigated cropland including a T-L 8 tower system, new in 2023 and two electric sub. wells.

**Farm Service Agency:** (estimate) Corn base – 60.3 acres, Soybeans base – 37.3 acres

**Natural Resources District:** The land is located in the Tri-Basin NRD and has certified irrigation rights for 129.55 acres.

**Well Data:** (per registration) North Well –

G-155206, Jan. 2010, 310ft. deep, 133ft. static water level, 400 GPM. South Well – G-093996, Nov. 1997, 285ft. deep, 128ft. static water level, 600 GPM.

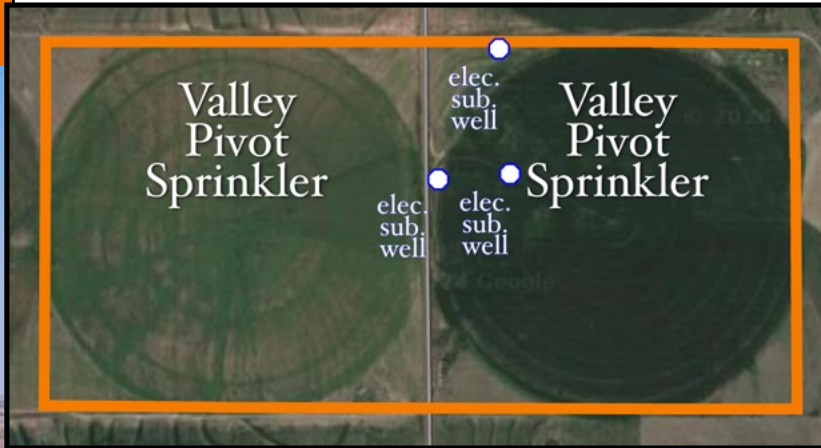
**Soil Types:** Primarily Holdrege silt loam with areas of Uly and Coly silt loams

**2023 Taxes:** \$ 6,081.84





# TRACT 5 - 156 ACRES ±



**Legal Description:** Northeast Quarter of Section 32 and Northwest Quarter of Section 33, Township 5 North, Range 21 West of the 6th P.M., Gosper County, Nebraska

**About the Land:** 320 Acres, more or less, according to Gosper County Assessor's records. Pivot irrigated cropland including two Valley pivot systems and three connected

electric submersible wells east of the road. Approx. 34.8 acres of pivot corners in the Conservation Reserve Program through Sept. 30, 2027 with an annual payment of approx. \$3,083.

**Farm Service Agency:** (estimate) Corn base – 120 acres, Soybeans base – 74 acres

**Natural Resources District:** The land is located in the Tri-Basin NRD and has estimated certified irrigation rights for 260 acres.

**Well Data:** (per registration) North Well – G-148913, April 2008, 262ft. deep, 107ft. static water level, 400 GPM. Middle Well – G-069871, Oct. 1984, 233ft. deep, 105ft. static water level, 600 GPM. South Well – G-128634, Aug. 2004, 210ft. deep, 60ft. static water level, 500 GPM

**Soil Types:** Primarily Holdrege silt loam with the remainder Coly and Uly silt loams

**Taxes:** (estimate) \$ 12,072





# TRACT 6 - 312 ACRES ±

**Legal Description:** Northeast Quarter of Section 33 and Southeast Quarter of Section 28, Township 5 North, Range 21 West of the 6th P.M., Gosper County, Nebraska

**About the Land:** 312 Acres, more or less, according to Gosper County Assessor's records. Pivot irrigated cropland including a T-L 8 tower system new in 2022, a Valley pivot system and 4 connected elec. sub. wells. Approx. 14.9 acres of pivot corners in the Conservation Reserve Program through Sept. 30, 2027 with an annual payment of approx. \$1,320.

**Farm Service Agency:** (estimate) Corn base - 112.8 acres, Soybeans base - 69.9 acres

**Natural Resources District:** The land is located in the Tri-Basin NRD and has estimated certified irrigation rights for 273 acres.

**Well Data:** (per registration) Center north pivot - G-124503, Oct. 2003, 228ft. deep, 75ft. static water level, 300 GPM. East of center of North pivot - G-124504, Oct. 2003, 198ft. deep, 42ft. static water level, 300 GPM. East edge north pivot - G-124505, Oct. 2003, 208ft. deep, 81ft. static water level, 250 GPM, Northwest corner South pivot - G-171741, Mar. 2014, 190ft. deep, 60ft. static water level, 400 GPM.

**Soil Types:** Primarily Holdrege silt loam, Uly and Coly silt loams, smaller areas of Hobbs and Cozad silt loams

**Taxes:** (estimate) \$ 9,921

