

154.65 Acre Farm

Lancaster County, Nebraska



Legal: The South half of the Southeast quarter of Section 7 and the North half of the Northwest quarter of Section 17, all in Township 11 North, Range 5 East of the 6th P.M.

Soils: Yutan silty clay loam, Pawnee clay loam and Aksarben silty clay loam with slopes of 4 to 11%.

2015 Real Estate Taxes: \$8,773.66.

Farm Program: ARC-CO, 71.65 base acres of corn at 120 bushels and 71.65 acres of soybeans at 41 bushels.

Location: Located 1 mile north and 1 mile west of Malcolm, Nebraska. One '80' is on the north side of W Waverly Rd, west of NW 126th St, the other '80' is on the south side of W Waverly Rd and east side of NW 126th St.

Description: There are 143.29 tillable acres or 92.65%. These are nice farms with a good yield history.

Possession: Full possession for 2017.

Price: The farms are part of an estate and will be sold to the highest bidder.

For More Information Contact: **Boyd Smith (402) 875-0361**

Information was gathered from sources deemed reliable. Broker makes no guarantee to its accuracy. Prospective buyers are urged to inspect the property and should verify all information. The Pinnacle Agency and its representatives are acting as agents for the seller.