

Additional Information
659.1 Acre Sawyers/Imboden Farm

Buildings:

- (A) 2 bedroom, 1 bath home in good condition. Has partial basement, 2 car attached garage and large entry/greeting room.
- (B) 70' x 50' newer machine shed/livestock building.
- (C) 8000 bushel grain drying bin.
- (D) Older 52' x 75' open front machine storage/cattle building.
- (E) Old dairy barn with extensive concrete floors - used for livestock.
- (F) Small grain bins.

2016 Planted Crops

Crops certified in 2016:

Corn 82.59 acres

Soybeans 98.56 acres

Hay 171.39 acres

Grass/Pasture 190.48 acres

Balance in timber, pasture, waterways, & ponds.

FSA Crop Bases

Corn 111.1 acres - yield 105

Soybeans 105 acres - yield 39

Oats 2.5 acres - yield 46

Farm is enrolled in the PLC on the corn acres and the soybeans & oat base are in ARC-County.

Easement -:

There is a permanent easement for a neighbor, TJ McElvain Farm, LLC, to access their farm. Just an open lane on north side of farm.

Items Reserved:

Two railroad signals, satellite dish into dwelling, bulk feeder, calving pen in east barn, hay rings, bunks, extra gates & corral panels.

Grain Storage:

Owners & tenant reserve the right to store grain in the large grain bin on north side of road until July 1, 2017.

Cows:

The cow herd is jointly owned by the Sawyers/Imboden farm and tenants, Duane & Jane DeVore. The cows can be purchased on the farm if desired by Buyers. 90% of these calves have A.I. backgrounds and were born and raised on the farm. An outstanding set of real calf producers!

Hay:

Most of the hay produced on the farm in 2016 will also be available for purchase on the farm, if Buyers desire to do so.

Operators:

Duane & Jane DeVore have been a tremendous asset to this farm unit and would continue to operate the farm in 2017 under a 50-50 grain/livestock sharing lease - if desired by a Buyer.