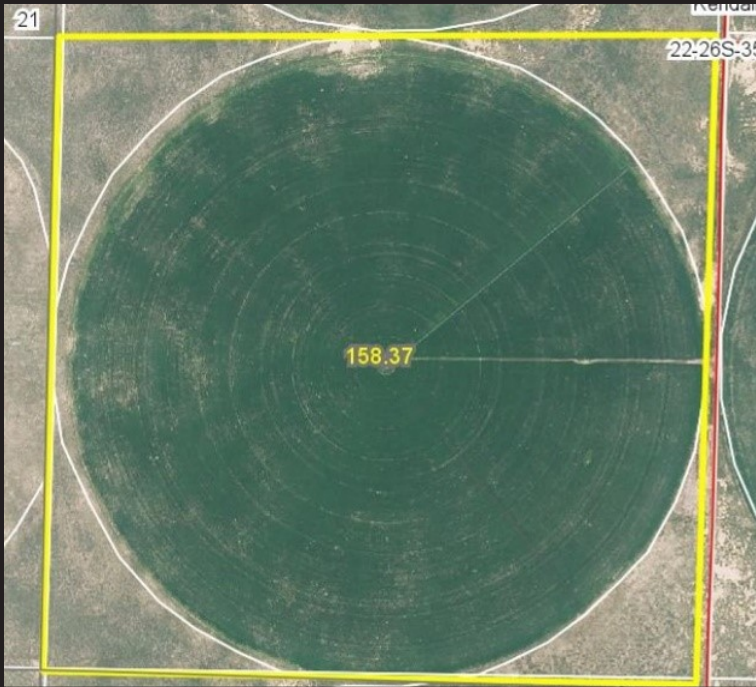


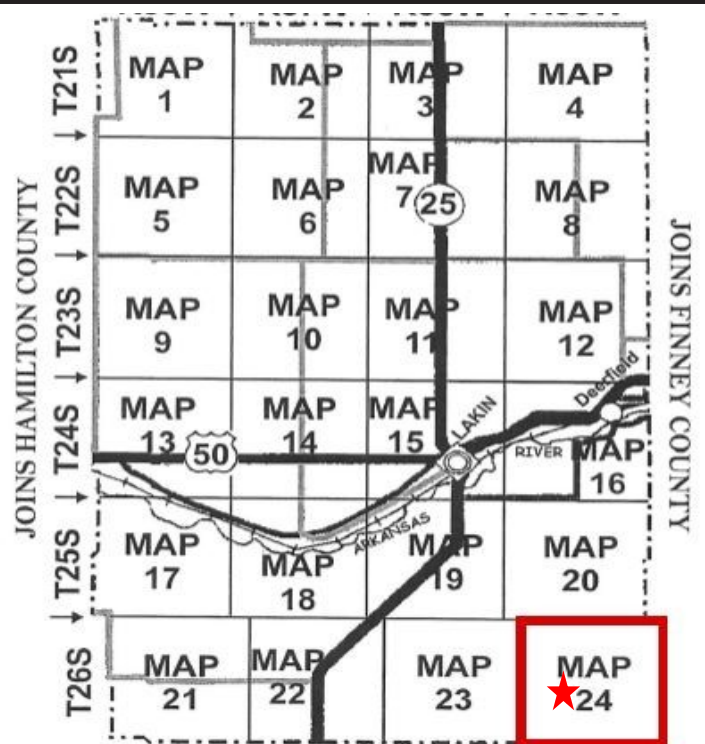
FOR SALE

160 ACRES IRRIGATED

KEARNY COUNTY, KANSAS



LEGAL: SW/4 OF 22-26-35



LOCATION: 14 miles South of Deerfield, KS and 1/2 mile West on Road 35. (Sign will be posted)

ACREAGE: 160 +/-

CROPS: Alfalfa

MINERALS: Seller will retain 100% of the mineral rights.

FSA INFORMATION:

	<u>Base</u>	<u>Yield</u>
Wheat	62.6	41
Corn	26.9	30
Grain Sorghum	.4	63

Note: Any FSA farm program payments associated with the 2015 crop year will be subject to FSA program elected provisions at the time of signup. Any payments associated with the 2015 crop year will follow the crops and will be paid pursuant to FSA regulations.

WATER RIGHTS: Permitted to water 136 acres, 256 acre water feet per year and 750 GPM.
Water Permit #: 33634

EQUIPMENT: 1 - Valley Electric 1658 10-Tower Sprinkler #10666, Chevrolet 496 8.1 Liter Natural Gas Engine #12574559, Johnston Pump-De'Ran 125 HP Gear head #B606170

POSSESSION: At Closing

TAXES: Seller will pay taxes for 2015 and prior years. Taxes for 2016 will be prorated to the date of closing.

PRICE: \$354,000.00



Colorado Land
Investments I, LLC

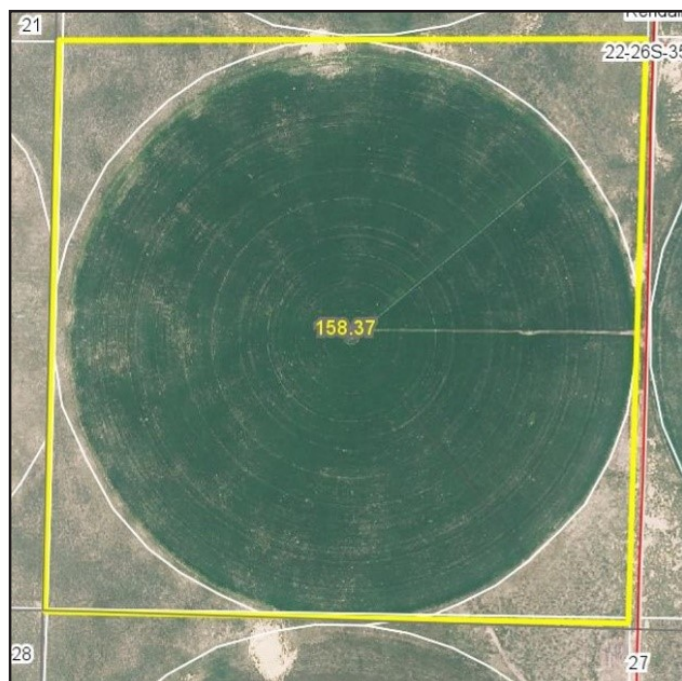
Cary Schlosser - Associate Broker - 719-346-8661 (Office) or
719-349-0478 (Cell Phone)

Larry J. Hostetler - Managing Broker - 719-346-8661 (Office)
or 719-342-8661 (Cell Phone)

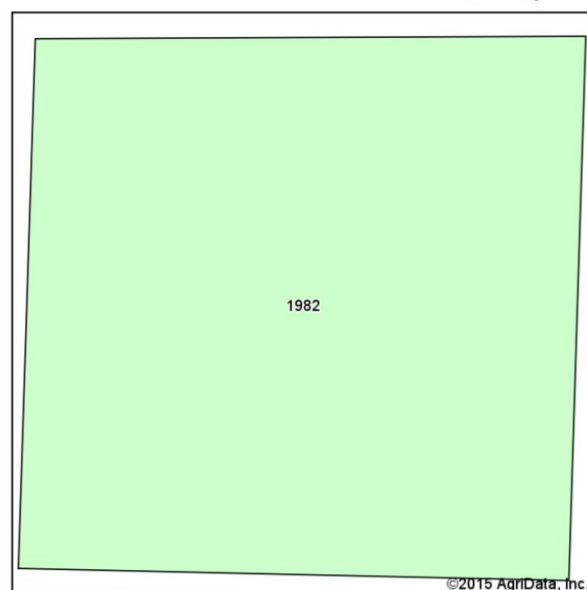
www.cololand.com

Driven by Integrity, Guided by Experience

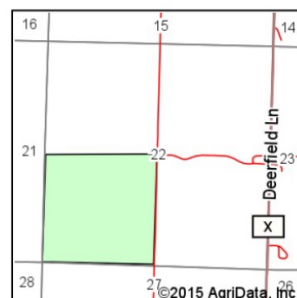
FSA AND SOIL MAPS



Soil Map



Soils data provided by USDA and NRCS.



State: **Kansas**
 County: **Kearny**
 Location: **22-26S-35W**
 Township: **Kendall**
 Acres: **159.23**
 Date: **6/10/2015**

Maps Provided By: **surety**
 CUSTOMIZED ONLINE MAPPING
 © AgriData, Inc. 2014 www.AgriDataInc.com



Area Symbol: KS093, Soil Area Version: 11

Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Irr Class *c
1982	Valent fine sand, 5 to 20 percent slopes	159.23	100.0%	V/Ie	V/Ie

Area Symbol: KS093, Soil Area Version: 11

*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

Specializing in Farm and Ranch Sales Throughout CO, KS, MT, NE, OK

NOTICE TO PERSPECTIVE PURCHASERS: The owner has either given the information contained herein to us or obtained from sources we deem reliable. We have no reason to doubt its accuracy, however, we do not guarantee it. Colorado Land Investments I, LLC, and the seller assume no responsibility for the omissions, corrections, withdrawals, or prior sales. The prospective purchaser should verify all information contained herein. Colorado Land Investments I, LLC, and all other agents of the broker are or will be acting in the capacity of a Transaction Broker in the Sale of subject property.