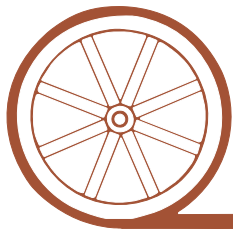


LAND FOR SALE

Long Pine Pivots



- Location:** From Long Pine, Nebraska the property is located 4.5 miles south on blacktop road.
- Legal Description:** S1/2 Section 19-T29N-R20W of the 6th P.M., Brown County, Nebraska.
- Acres:** 323.24 tax assessed acres
- Taxes:** 2011 taxes payable in 2012 - \$5,836.14
- Land Use:** Approximately 256 pivot irrigated acres with the balance in grass.
- Lease:** Sells subject to a two years 50/50 crop share lease back to the seller.
- Water:** Middle Niobrara NRD - 260.6 certified irrigated acres from 2 irrigation wells.
- Equipment:** The irrigation equipment includes a 2004 Valley Center Pivot with Isuzu Diesel Engine and a 2006 Olson Center Pivot with Isuzu Diesel Engine.
- Price:** \$2,200,000
- Comments:** Two very productive pivot irrigated quarters with county blacktop road access. This property is located within 1/2 mile of Long Pine Creek offering excellent deer hunting opportunities.
- Contact:** **Tony Eggleston; Listing Agent 308-530-6200 or tony@agriaffiliates.com**
Mike Polk, Bruce Dodson, Loren Johnson, Jerry Weaver, Dallas Dodson



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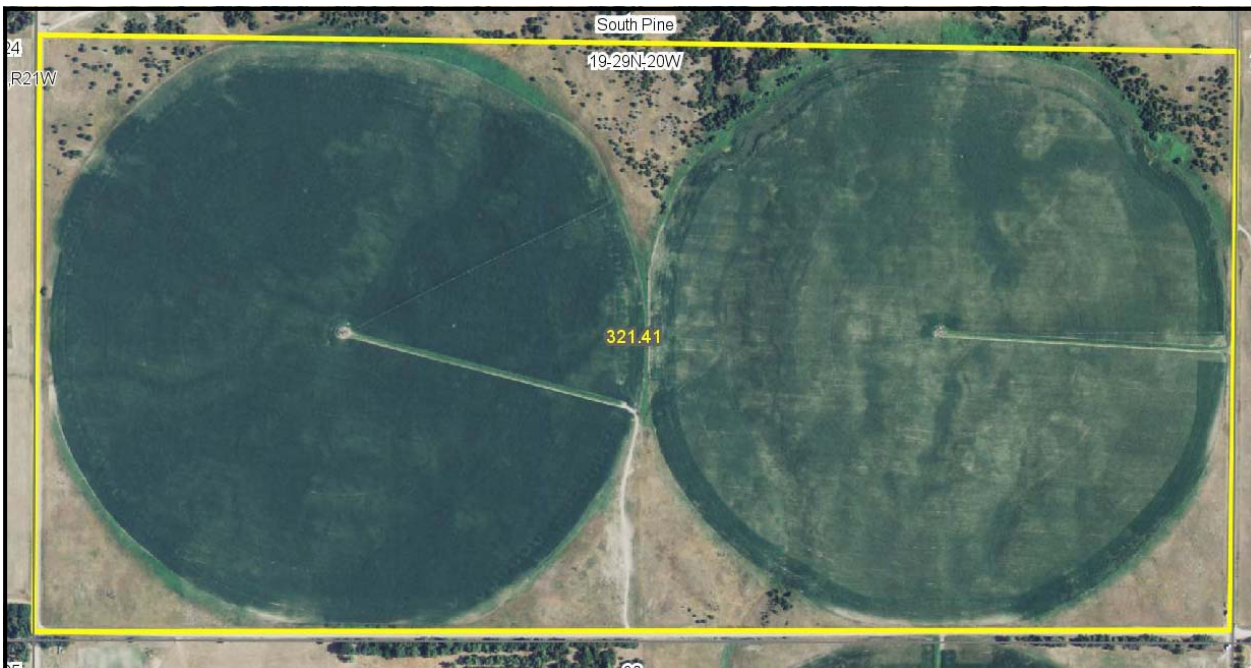
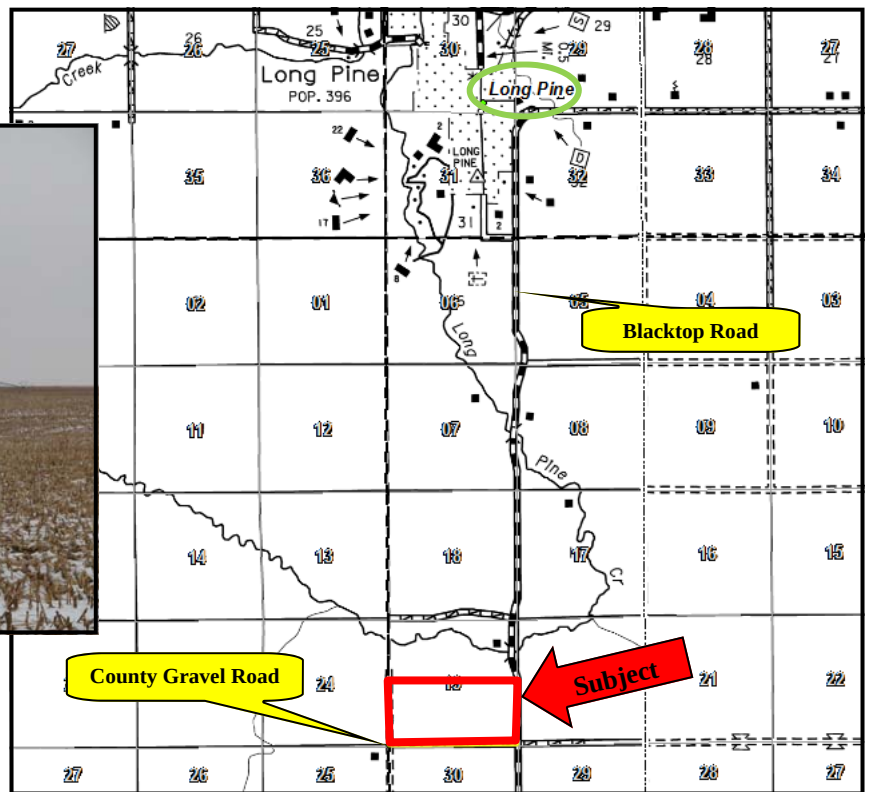
NORTH PLATTE OFFICE

P.O. Box 1166
I-80 & US Hwy 83
North Platte, NE 69103
www.agriaffiliates.com

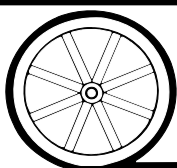
(308) 534-9240

Fax (308) 534-9244

Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but we do not guarantee it. Prospective Buyers should verify all information, including items of income and expense. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate.



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