

615± Acres

Haskell County in Southwest Kansas



AUCTION: Thur, September 8th at 7pm

Auction at the Pride of Life Center, 105 E Becknell, Sublette, KS

615± ACRES
(610.5± Tillable)
Haskell County Land



AUCTION

Thur, September 8th at 7pm

Auction at the Pride of Life Center
105 E Becknell, Sublette, KS

United Country
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over previously printed material and oral statements.

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Auction #11050

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Auction at the Pride of Life Center, 105 E Becknell, Sublette, KS

From Sublette, KS: 6 miles north on Hwy 83/US 160 Hwy to East E Road (County Rd 144), 1 mile east



Section 32, Township 28 South, Range 32 West,
Haskell County, KS, EXCEPT a 9-acre tract

FSA Bases/Yields:

Wheat: 222.5 Acres Base; 50 Bushel/Acre Yield

Corn: 355.3 Acres Base; 143 Bushel/Acre Yield

Soil Type: Richfield silt loam (95%), Ness clay (5%)

Minerals: Seller does not own all minerals and shall retain any interest in mineral rights.

Wind Rights: Seller will retain surface rights to all wind and wind energy, the exclusive right to generate and contract for generation of wind energy and 3/4ths of all wind energy revenues.

Water Right Information

(Report for 16972-00, Courtesy of Southwest Kansas Groundwater Management District #3)

Right Type: Appropriation

Source: Groundwater

Use: Irrigation

Priority Date: February 9, 1970

Completion Acknowledged Date: December 7, 1971

Certificate Issued Date: August 27, 1985

Quantities Authorized:

320 AF, additional 640 AF

Rates Authorized: 1605 gpm

Irrigation Well: Located 5200 feet North and 60 feet West of the SE corner of Section 32 (120 feet East of previous well); Current Well Drilled November 1995; Depth of 584 Feet According to information provided by GSPF Irrigation Service as to a well rework April 2011, depth is 570 feet, SWL is 360 feet, and pipe is set to depth of 545 feet.

Total Acres Authorized: 629.27

Water Use Information:

2010: 600 gpm, 346 AF, Irrigated 550 Acres

2009: 850 gpm, 168 AF, Irrigated 550 Acres

2008: 850 gpm, 207 AF, Irrigated 550 Acres

[Additional records available www.gmd3.org]

Total Acres: 615±

Total Tillable Acres: 610.5±

Tail Water Pits: 4.6± Acres

Terms & Conditions

Possession: Tenant owns sprinkler and engine; gear head is owned by landowner. Current tenant shall plant wheat in fall of 2011 and corn or soybeans in spring of 2012. Possession shall be given following harvest of these crops in 2012.

Crop Share: Purchaser shall receive landowner's 30% share of 2012 wheat crop and 2012 corn/ soybean crop. Seller shall pay landowner's 30% share of fertilizer for 2012 crops.

Taxes: Seller to pay 2010 taxes and all prior years. At closing, Seller shall give Purchaser credit for 2011 taxes based on 2010 taxes, which were \$978.91. Purchaser shall pay 2011 taxes when due.

Closing: On or before October 11, 2011. Title insurance & escrow closing fee shared equally.

Geneen Hall Love, Seller

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