

LAND FOR SALE

Northeast Hayes County Pivots

Location:

16 miles northeast of Hayes Center, Nebraska or 15 miles west-southwest of Maywood, Nebraska.

Legal Description:

S1/2 Section 33-T8N-R31W of the 6th P.M., Hayes County, NE.

Acres:

401.5 Taxed Acres, this is an over sized section.

Taxes:

2009 Real Estate Taxes payable in 2010 - \$5,909.10

Land Use:

Hayes County USDA-FSA indicates there are 386.2 cropland acres. Middle Republican NRD has 301 acres as certified irrigated under pivot with the balance 85.2 acres being non-irrigated corners.

FSA Info:

Farm #1475, Tract 777 - Corn Base 310.3 acres at 113 Bu; Wheat Base 73.9 acres at 45 Bu; Soybeans .8 acres at 23 Bu.

Water:

NE Well Reg. G-103745 (west pivot) - 555' well depth, 300' pumping level, static 225', 1100 gpm at drilling in 1974. G-103746 (east pivot) - 1100 gpm at drilling in 1970.

Soils:

Soils are comprised of Sarben & Jayem loams Class III & IV and McCash sandy loam Class II.

Improvements & Equipment:

West pivot - Zimmatic 10 tower with low pressure drops on 150.5 certified irrigated acres; East Pivot - Valley 10 tower with low pressure drops on 150.5 certified irrigated acres. Both have John Deere Turbo powered diesel power units, Randolph gears, Western 8" pumps, generators, fertilizer tanks and 8,000 gallon fuel tanks

Price:

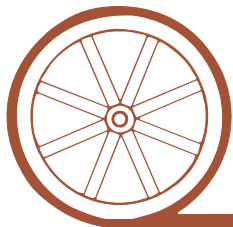
\$825,000 Cash

Comments:

Good location, soils and equipment make this property a very good opportunity. Note that the pivots do overlap as shown on the FSA aerial photo on the back of this brochure. Each pivot had

Contact:

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NORTH PLATTE OFFICE

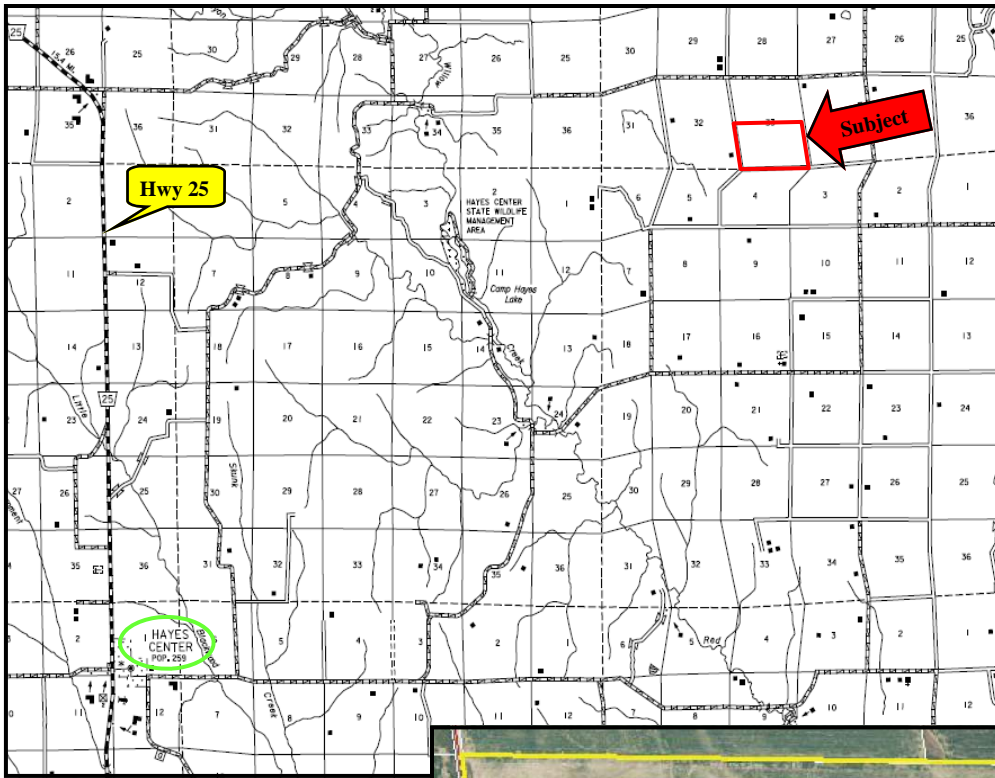
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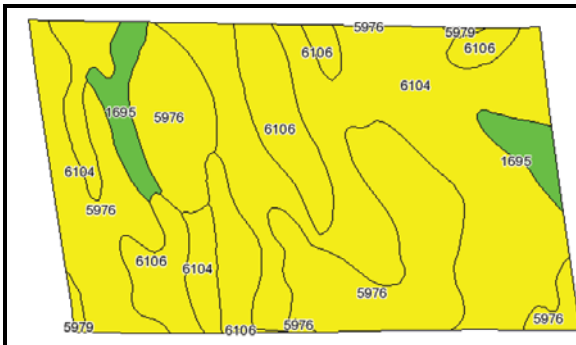
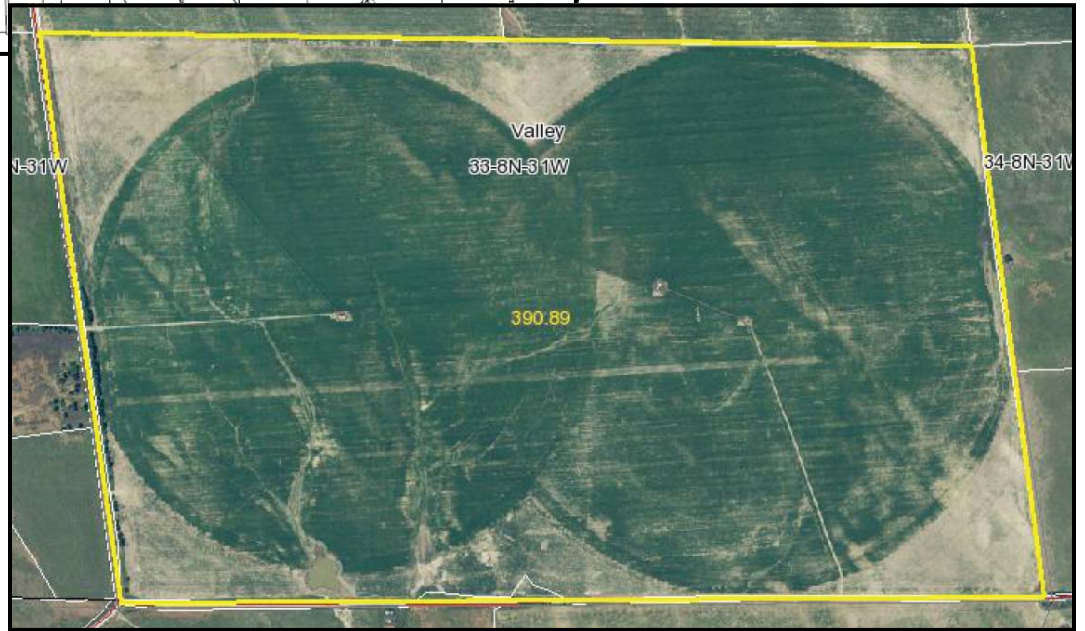
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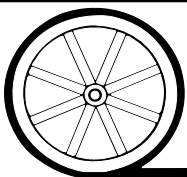
West Pivot



East Pivot



Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Irr Class	SRPG	Alfalfa hay	Alfalfa hay Irrigated	Corn Irrigated	Corn	Grain sorghum	Grain sorghum Irrigated	Winter wheat
6104	Sarben loamy very fine sand, 3 to 6 percent slopes	174	44.9%		IVe	IVe	49	1.4	3.5	100	20	30	80	25
5976	Jayem loamy very fine sand, 0 to 3 percent slopes	131.7	34.0%		IIIe	IIIe	50	1.3	4.5	120	25	35	90	25
6106	Sarben loamy very fine sand, 6 to 9 percent slopes	59.7	15.4%		IVe	IVe	47	1.2	3.2	100			75	22
1695	McCash very fine sandy loam, 0 to 1 percent slopes	20.7	5.3%		IIc	IIe	66	2.5	4.8	130	50	45	130	40
5979	Jayem loamy very fine sand, 3 to 6 percent slopes	1	0.3%		IVe	IVe	44	1	3.8	100	20	30	80	22
Weighted Average								49.9	1.4	3.9	108.3	29.2	27.8	25.3



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