

160 Acres of Dry Crop

Northeast Quarter 27-9-37

Sherman County, Kansas



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Legal Description

The Northeast Quarter (NE/4) of Section Twenty-seven (27), Township Nine (9) South, Range Thirty-seven (37) West of the Sixth P.M., Sherman County, Kansas.

Description of the land

This tract consists of 160 acres of dry crop.

Minerals

This tract is selling with the surface rights only.

Possession

The current tenant has approximately 58 acres planted to wheat, Buyer shall get 1/3 of the current wheat crop. Buyer shall get immediate possession of the open ground.

2018 Real Estate Taxes

\$929.96

Asking Price

\$224,000 or \$1,400 Per Acre



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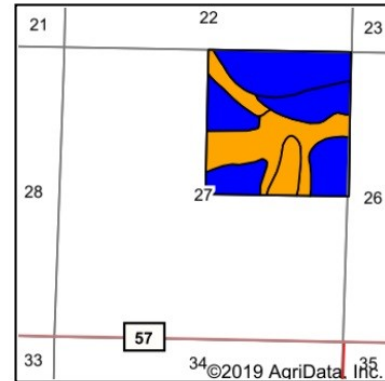
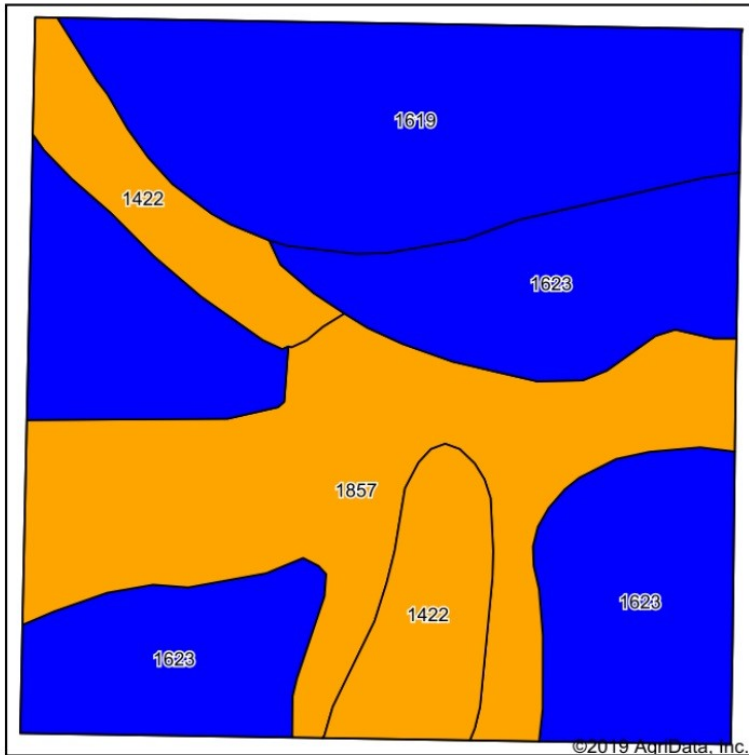


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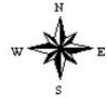
Sherman County, Kansas

Soils Map



State: **Kansas**
County: **Sherman**
Location: **27-9S-37W**
Township: **Iowa**
Acres: **157.45**
Date: **12/4/2019**

Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Soils data provided by USDA and NRCS.

Area Symbol: KS181, Soil Area Version: 15

Cod e	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class *c	Irr Class *c	Alfalfa hay Irrigated	Alfalfa hay	Corn Irrigated	Corn	Grain sorghum	Grain sorghum Irrigated	Winter wheat	Winter wheat Irrigated	Soybeans	Soybeans Irrigated	Sunflowers
1619	Keith silt loam, 0 to 1 percent slopes	50.68	32.2%		IIc	Iw	6	2	171	52	38	109	38	67	32	43	1805
1623	Keith silt loam, 1 to 3 percent slopes, south	47.57	30.2%		Ile	Ile											
1857	Ulysses silt loam, 1 to 3 percent slopes	40.39	25.7%		IIIc	Ile	5				23	99	20	45			
1422	Goshen silt loam, rarely flooded	18.81	11.9%		IIIc	Iw	5		118		34	98	34	69			
Weighted Average							3.8	0.6	69.1	16.7	22.2	72.2	21.4	41.4	10.3	13.8	581

*n: The aggregation method is "Weighted Average using major components"

*c: Using Capabilities Class Dominant Condition Aggregation Method

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