

LAND FOR SALE

FURNAS COUNTY DRYLAND - EDISON, NE

Location: 4 miles north and 1 mile west of Edison, Nebraska or 5 miles east and 2 miles north of Arapahoe, NE.

Legal Description: SE1/4 Section 4-T4N-R22W of the 6th P.M., Furnas County, Nebraska.

Property Description: Furnas County Assessor indicates a total of 160.0 deeded/taxed acres. 149 acres as dry cropland, 7 acres in grass and the balance in roads.

Soils: Soils consist primarily of class II Holdrege Silt Loam.



FSA Information: FSA Farm #: 2694. Total FSA cropland - 155.2 acres.
60.4 base acres of wheat with a direct & counter cyclical payment yield of 39 bu/acre.
65.1 base acres of grain sorghum with a direct & counter cyclical payment yield of 63 bu/acre.

Taxes: 2007 Real Estate Taxes - \$1,375.76.

List Price: **\$180,000.00**

Comments: This is an excellent quality dryland farm.

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