

NEBRASKA REAL ESTATE FOR SALE

WALLACE NE FARM

LOCATION: 5 miles southwest of Wallace, NE in southwestern Lincoln County.

LEGAL DESCRIPTION: T9N – R34W of the 6th P.M., Lincoln County, NE — Section 5: NE1/4

ACRES: Lincoln County Assessor indicates there are 114.50 taxed acres.

TAXES: 2015 taxes payable in 2016 are \$1,469.10

LAND USE: This is a non-irrigated farm located on a good county gravel road 3 miles from Highway 23 southwest of Wallace, NE. There are 108.8 tillable acres. The property includes 65% Class II soils and lies nearly level.

FSA BASE: Farm is enrolled into ARC County and includes 53.41 acres corn base with 188 bu. yield and 23.51 acres wheat base with 42 bu. yield.

SUMMARY: For sale is a nice non-irrigated farm in a good location. The farm is under a cash lease for the 2016 growing season and is planted to corn for fall harvest. Possession of the farm is negotiable as well as the cash lease income.

PRICE: \$205,000

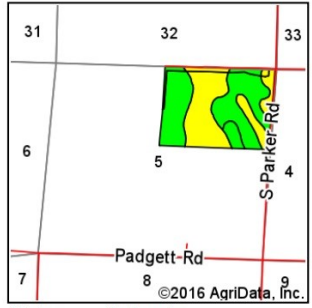
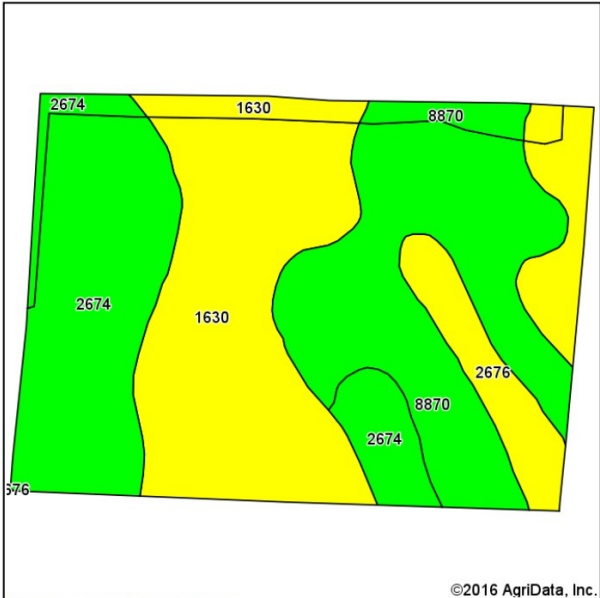


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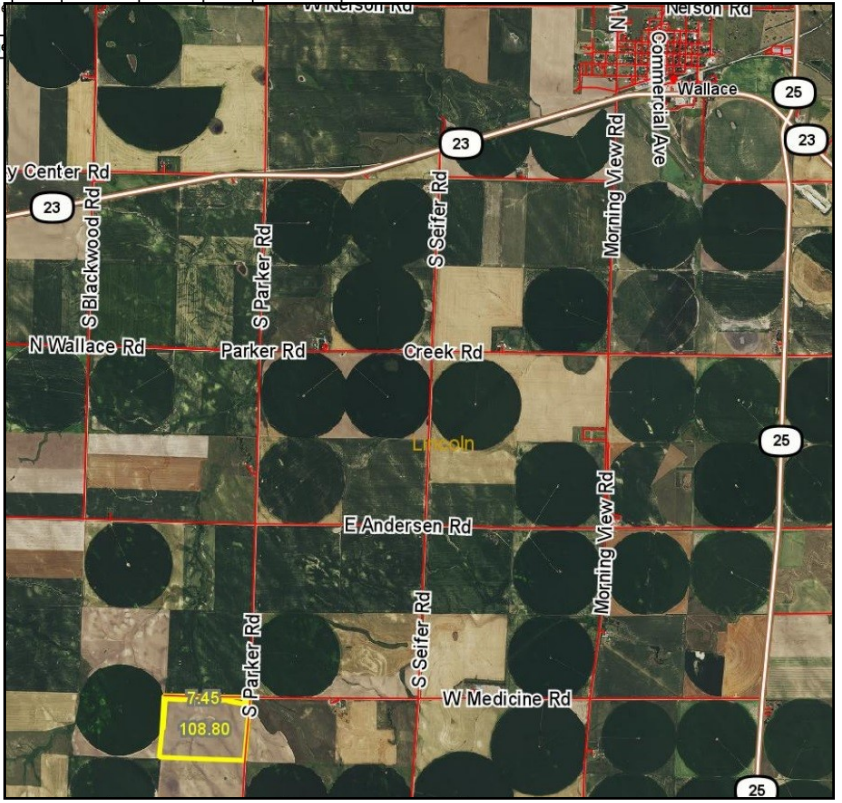
State: Nebraska
 County: Lincoln
 Location: 5-9N-34W
 Township: Wallace
 Acres: 116.25
 Date: 6/14/2016



Soils data provided by USDA and NRCS.

Area Symbol: NE111, Soil Area Version: 14

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class *c	Irr Class *c	SRPG	Dry beans Irrigated	Corn Irrigated	Winter wheat	Winter wheat Irrigated
1630	Keith silt loam, 3 to 6 percent slopes, eroded	43.05	37.0%	Yellow	IIIe	IIIe	63	31	119	25	56
8870	Hord silt loam, 1 to 3 percent slopes	34.70	29.8%	Green	IIe	IIe	70				
2674	Holdrege silt loam, 1 to 3 percent slopes, plains and breaks	31.36	27.0%	Light Green	IIe	IIe					
2676	Holdrege silt loam, 3 to 7 percent slopes, eroded, plains and breaks	7.14	6.1%	Yellow	IIIe	IIIe					
Weighted Average											



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