

Sold For: \$232,000.00



AUCTION



FOR: NADINE D. GOODMAN

MONDAY, NOVEMBER 14, 2016

160 ACRES MORE OR LESS
LANE CO., KS

AUCTION LOCATION: Joy Center, 144 N 1st St., Dighton, KS 67839 **TIME: 10:00 a.m.**

Land Location

From intersection Hwy 96 & Hwy 23 in Dighton, go 10 Miles East on Hwy 96 to the Southwest Corner of the property
From the intersection Hwy 96 & Hwy 283 in Ness City, go 20 Miles West on Hwy 96 to the Southeast Corner of the property.

Legal Description

Southwest Quarter (SW/4) Section Fourteen (14) Township Eighteen (18) South, Range Twenty-Seven (27) West of the 6th P.M. Lane County, KS- If a survey is needed, the cost shall be shared equally between purchaser and adjoining land owner.

F.S.A. Information

Approximately 156.88 Acres Cultivation.

General Information

Near level cultivated Quarter section, featuring 138.19 Acres Harney Silt Loam, 0-1% Slopes & 16.19 Acres Richfield Silt Loam, 1-3% Slopes. Excellent access- adjoins Highway 96.

Taxes

Seller to pay 2016 and prior taxes, Purchaser to pay 2017 and future taxes.

Minerals

All seller's interest to be conveyed to purchaser, to Seller's knowledge all minerals are intact.

Terms

10% down day of sale, balance to be paid upon title approval and delivery of deed, said closing to be on or before December 14th, 2016 or as soon as title requirements, if any, can be corrected. Seller(s) to furnish warranty deed and title insurance showing merchantable title in Seller.

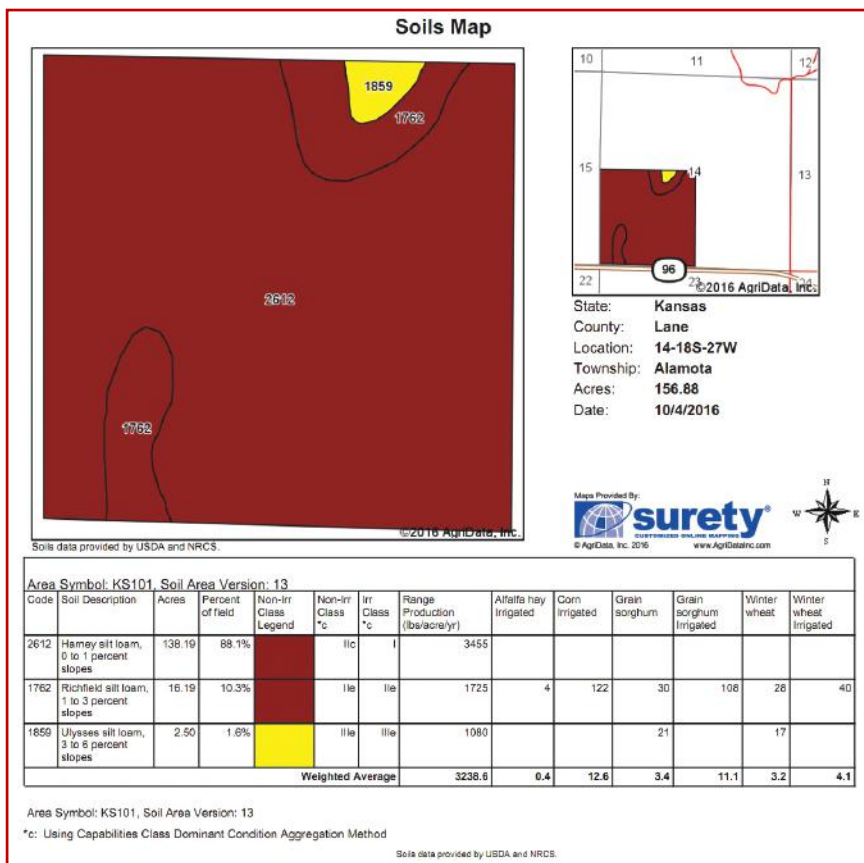
Possession

Immediate upon closing on 100+/- Acres planted wheat and stubble acres. Purchaser will be responsible for the Crop Insurance Premium payment.

Government Programs

Purchaser to stay in compliance with all US Government Programs the property is presently enrolled in. Payments to follow crop interest.

Live internet bidding available. Call for details.



Agency Disclosure: Farmland Auction & Realty Co., Inc. is the agent of the seller. If the purchaser desires representation, legal counsel is advised.



Farmland Auction & Realty Co., Inc.

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