

Sale Name: Buckles Farm Absolute, Multi-Parcel Auction

LOT 25 - ±1,477.5 ACRES CRP, Irrigated Farm & Grassland



Description

The largest tract in this exciting auction, Tract 25 is an outstanding combination of CRP, native grass, and irrigated farmland. Tract 25 features 497.64± acres under pivot, 57.42± acres of dryland farm, 841.08± acres enrolled in CRP through September 30, 2022 generating an estimated annual payment of roughly \$28,000.

One well pumping 420 GPM supplies the two northern quarter-mile sprinklers, each currently nozzled at 400 GPM. Two southern quarter-mile sprinklers are supplied by two irrigation wells tied together and pumping a combined 650 GPM, each nozzled at 500 GPM. Tract 25 also includes an old domestic well of unknown condition.

Tract 25 includes 2 - 1989 Lockwood sprinklers and 2 - 1996 Lockwood sprinklers.

Access to this tract is outstanding with roughly two miles of US Hwy 287 frontage and blacktop County Road BB running along the southern boundary.

CAD Records, FSA Documents, Well Logs, and Soil Reports

[Preliminary Title Commitment](#)

Quantity: 1



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