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# Sloan AgLand

*www.SloanAgLand.com*

*Farm & Ranch Real Estate Sales*

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*& Wyoming*

## ***Cheyenne County Land For Sale***

### ***Bartling CRP Farm***



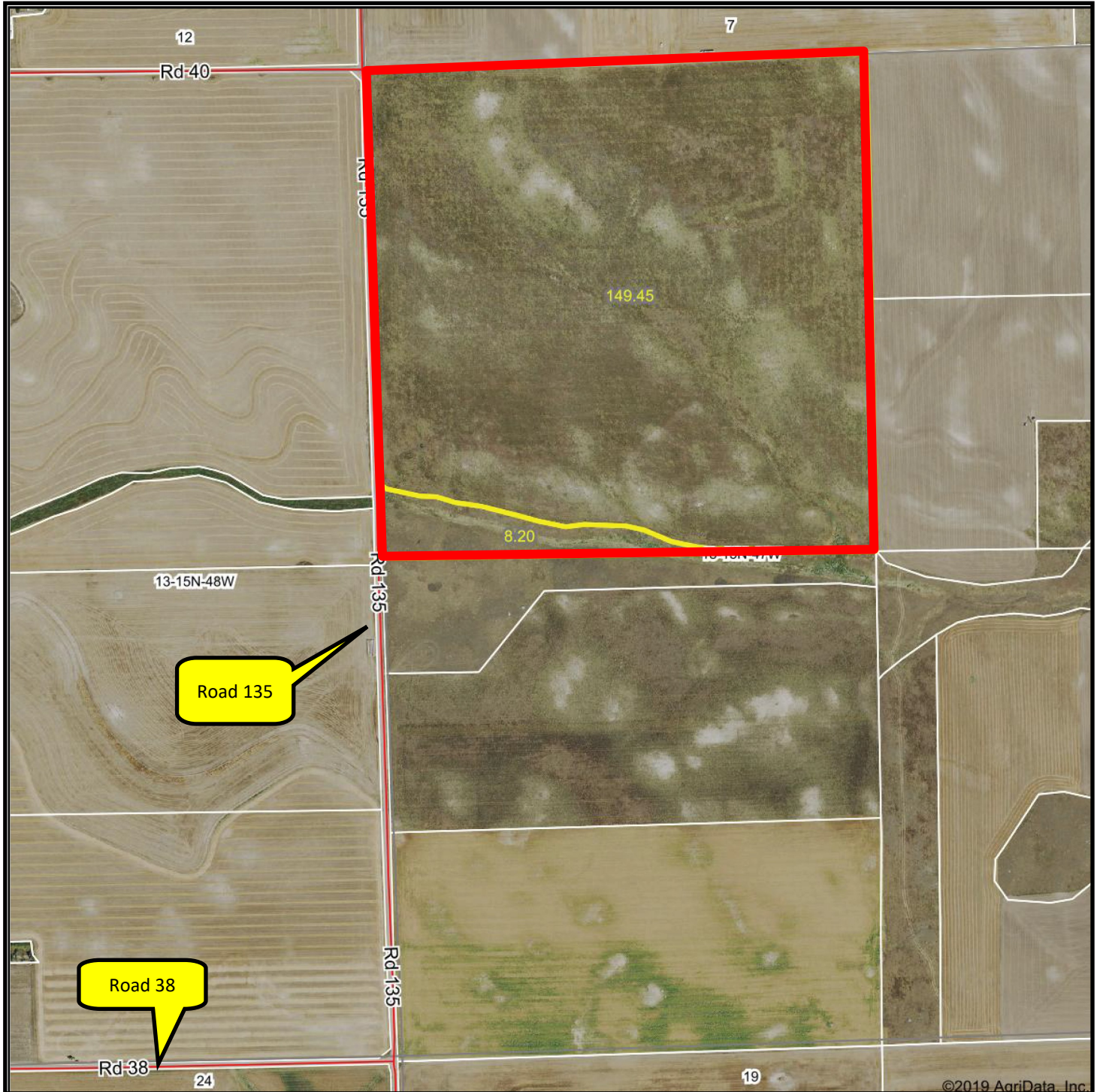
- ◆ **160 +/- acres of CRP Land For Sale** 8 miles north of Sunol, Nebraska on Road 135.
- ◆ **FSA Info:** 149.45 acres enrolled in the Conservation Reserve Program (CRP) with **annual payment of \$5,456**. The CRP contract expires 9-30-2021.
- ◆ **Cheyenne County Assessor Info:** 149.45 CRP acres; 8.2 grass acres; 2 acres roads. No improvements.
- ◆ **2018 Real Estate Taxes:** \$1,105.10.
- ◆ **Soils:** 62.7% Class II Keith, Duroc & Alliance loams; 13.5% Class III Rosebud & Alliance loam; 23.8% Class V Sidney & Rosebud-Canyon complex.
- ◆ **Legal Description:** NW1/4 Section 18-T15N-R47W of the 6th P.M., Cheyenne County, Nebraska.
- ◆ **Asking Price is \$96,000 = \$600/acre.**
- ◆ **Listing Agent:** Jerry Sloan - (308) 631-5520; Email: Jerry@SloanAgLand.com.





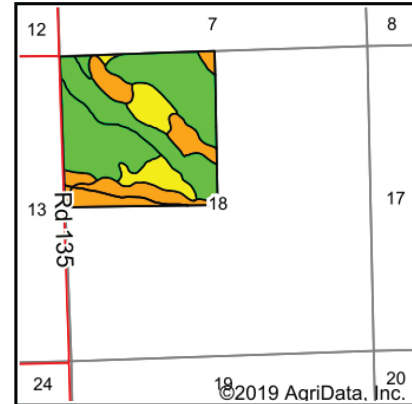
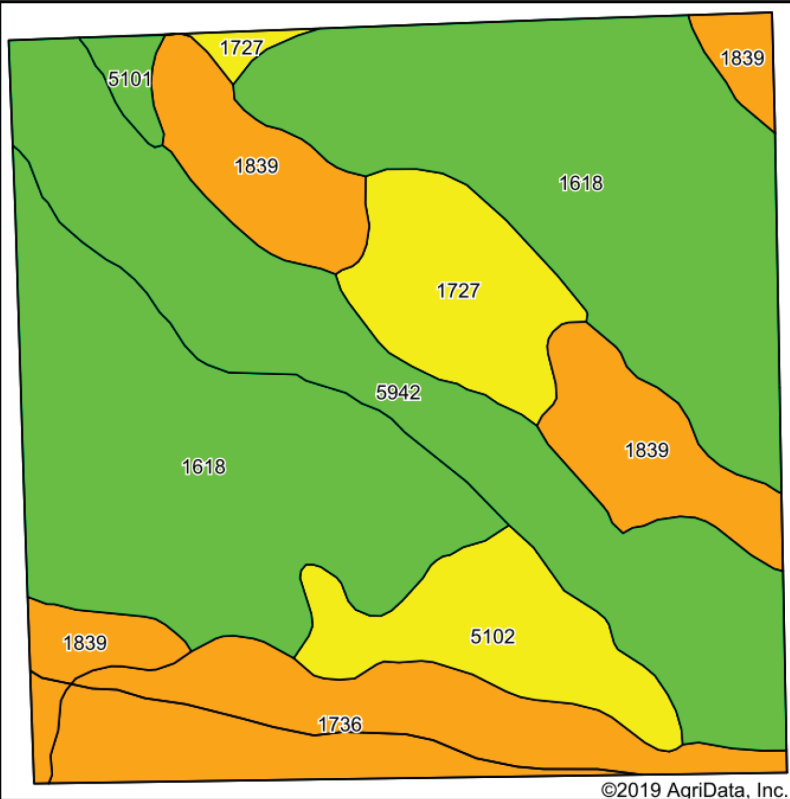


# Bartling CRP Farm aerial map



Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but we do not guarantee it. Prospective Buyers should verify all information, including items of income and expense. All maps provided by Sloan AgLand are approximations only, to be used as a general guideline, and not intended as survey accurate.

# Bartling CRP Farm soils map



State: **Nebraska**  
 County: **Cheyenne**  
 Location: **18-15N-47W**  
 Township: **Lodgepole**  
 Acres: **157.65**  
 Date: **10/28/2019**

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

Area Symbol: NE033, Soil Area Version: 18

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Irr Class	SRPG	*n NCCPI Corn	*n NCCPI Small Grains
1618	Keith loam, 1 to 3 percent slopes	67.59	42.9%		Ile	Ile	63	30	35
5942	Duroc loam, 0 to 1 percent slopes	29.79	18.9%		Ilc	Iw	56	30	38
1839	Sidney-Canyon complex, 3 to 9 percent slopes	19.62	12.4%		Ve		25	12	16
1736	Rosebud-Canyon complex, 3 to 9 percent slopes	17.94	11.4%		Ve		29	12	18
1727	Rosebud loam, 3 to 6 percent slopes	11.04	7.0%		IVe	IIIe	30	14	25
5102	Alliance loam, 3 to 6 percent slopes	10.31	6.5%		IIIe	IIIe	57	22	31
5101	Alliance loam, 1 to 3 percent slopes	1.36	0.9%		Ile	Ile	61	23	33
<b>Weighted Average</b>							<b>50.4</b>	<b>*n 24</b>	<b>*n 30.3</b>

\*n: The aggregation method is "Weighted Average using major components"  
 Soils data provided by USDA and NRCS.



# Nebraska Panhandle Road Map

