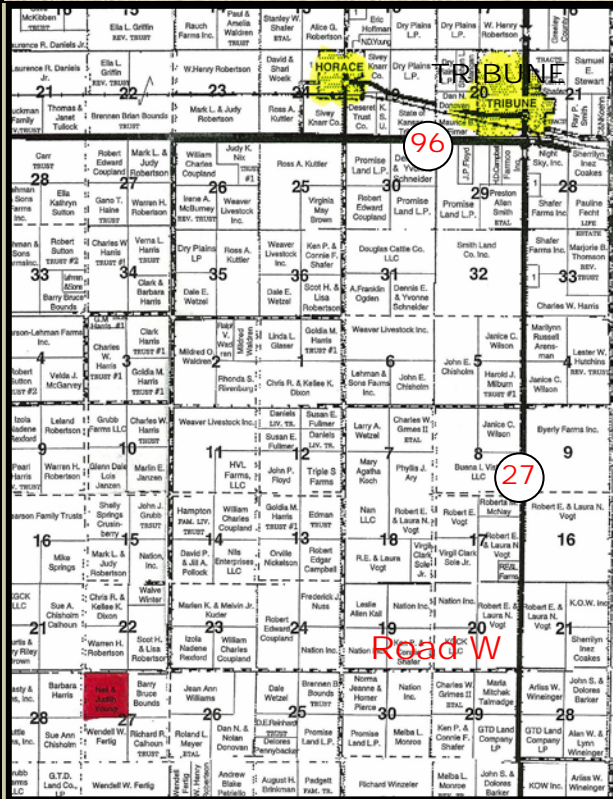


160 ACRES CROPLAND FOR SALE GREELEY COUNTY, KANSAS



Statements, while not guaranteed, are from reliable sources.



LEGAL DESCRIPTION: NW/4 of 27-19-41

LOCATION: From the intersection of Hwys 27 & 96 in Tribune, Kansas, go 6 miles South to Road W, then 4½ miles West to the NE corner of the property. **SIGNS WILL BE POSTED!**

MINERAL RIGHTS: The minerals are believed to be 100% intact. All of the Seller's interest will transfer to the Buyer at closing.

CROPS: The land is all planted to wheat and the Buyer will receive the landlord's 1/3rd share of the 2012 wheat crop.

FSA INFORMATION: Cropland Acres 159.3

	Base Acres	DCP Yield
Wheat	78.5	27
Sunflowers	60.2	785

Buyer will receive the landlord's 1/3rd share of all FSA payments associated with the 2012 crop year.

LEASEBACK: Seller desires to leaseback the property. Call broker for details!

POSSESSION: After the 2012 wheat harvest.

REAL ESTATE TAXES: Seller shall pay taxes for 2011 and prior years. Taxes for 2012 will be the responsibility of the Buyer. (2011 Taxes: \$165.21)

PRICE: \$320,000

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