

LAND FOR SALE



Lonetree Road Farm

78.08 ± ACRES | MERRICK COUNTY, NEBRASKA

Well-managed, Platte Valley irrigated farm with level terrain, great production potential, and excellent underground water supplies.



Adam D. Pavelka, J.D.



Jeffrey D. Parr

LISTING AGENTS:

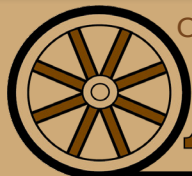
ADAM D. PAVELKA, J.D.

C: 402.984.7744 | E: Adam@AgriAffiliates.com

JEFFREY D. PARR

C: 402.984.7410 | E: JeffParr@AgriAffiliates.com

Kent Richter, Bart Woodward, Bryan Danburg, Bonnie Downing



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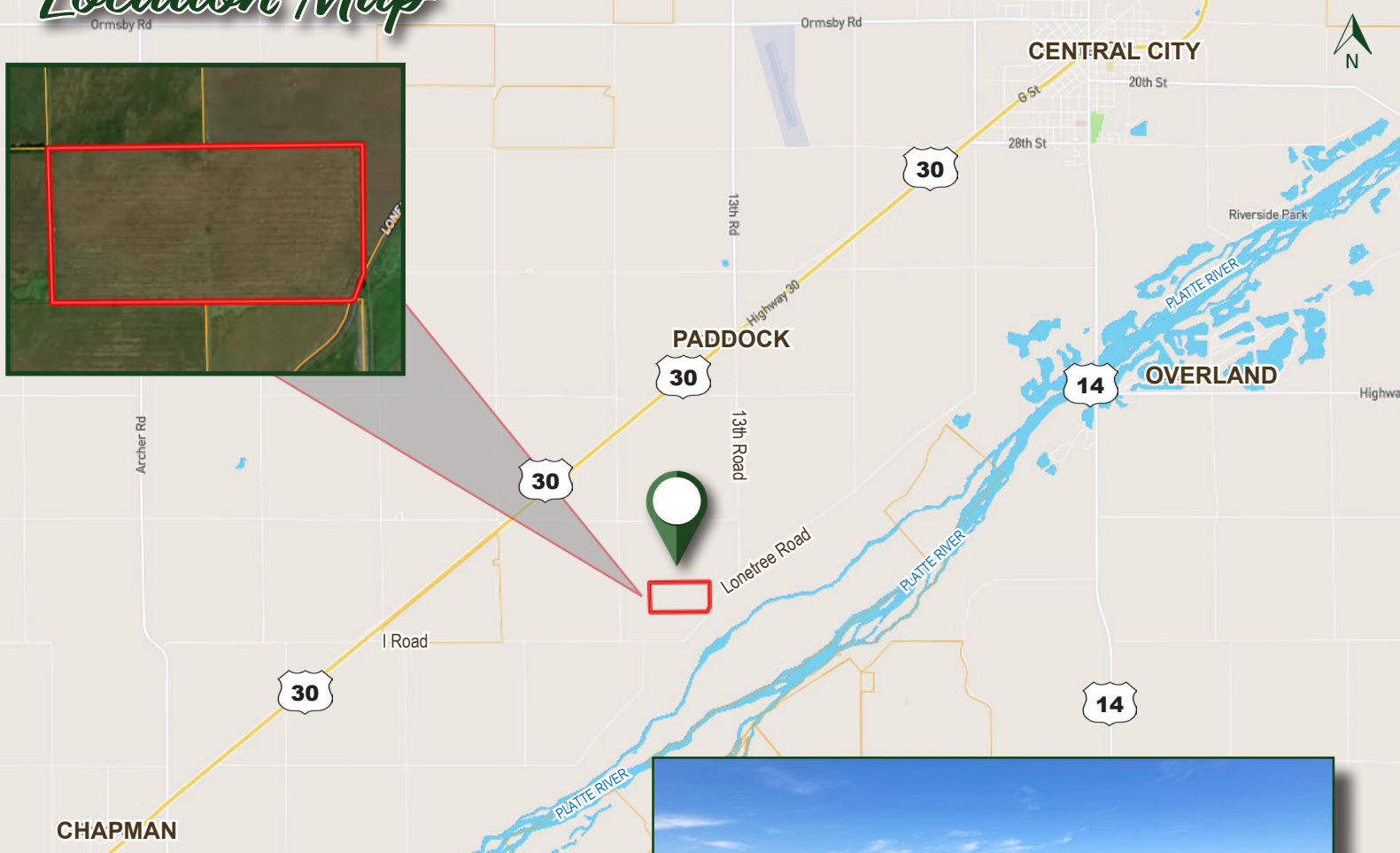
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**See Full Online
Listing**

Location Map



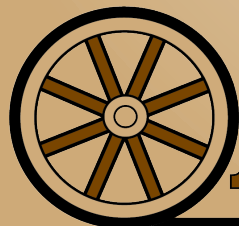
Property Details

LEGAL DESCRIPTION:	The Northwest Quarter of the Southeast Quarter (NW¼SE¼) and the Northeast Quarter of the Southwest Quarter (NE¼SW¼) of Section Thirty-Six (36), Township Thirteen (13) North, Range Seven (7) West of the 6th P.M., Merrick County, Nebraska.
LOCATION:	From Central City, Nebraska: Approximately 2.5 miles southwest on Highway 30, then 2 miles south on 13th Road, then 0.3 miles southwest on Lonetree Road, to the southeastern corner of the property.
ACRES & TAXES:	Tax-Assessed Acres <u>78.08 ± acres</u> 2025 Real Estate Taxes <u>\$3,493.60</u>
LEASES:	Full possession upon closing!
SOILS:	Primary soils on the property consist of Leshara silt loam and Merrick loam.
NRD:	Central Platte Natural Resources District
WELL INFORMATION:	Well Registration - <u>G-057935</u> • Completion Date - <u>06/10/1977</u> • Well Depth - <u>52 feet</u> • Static Water Level - <u>9 feet</u> • Pumping Level - <u>30 feet</u> • Column - <u>6 inches</u> • Gallons/Minute - <u>700 gpm</u>
EQUIPMENT:	Randolph gearhead, underground pipe, and Western Land Roller pump/well (<i>tenant owns all other irrigation equipment</i>).
FSA INFORMATION:	<i>Information to be updated soon!</i>
COMMENTS:	Great water, productive soils, and good county road access combined with excellent access to area markets (including an ethanol plant) makes this farm a phenomenal investment!
PRICE:	\$775,000.00





**Well-managed irrigated farm
featuring level terrain, strong
production potential, and abundant
underground water!**



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