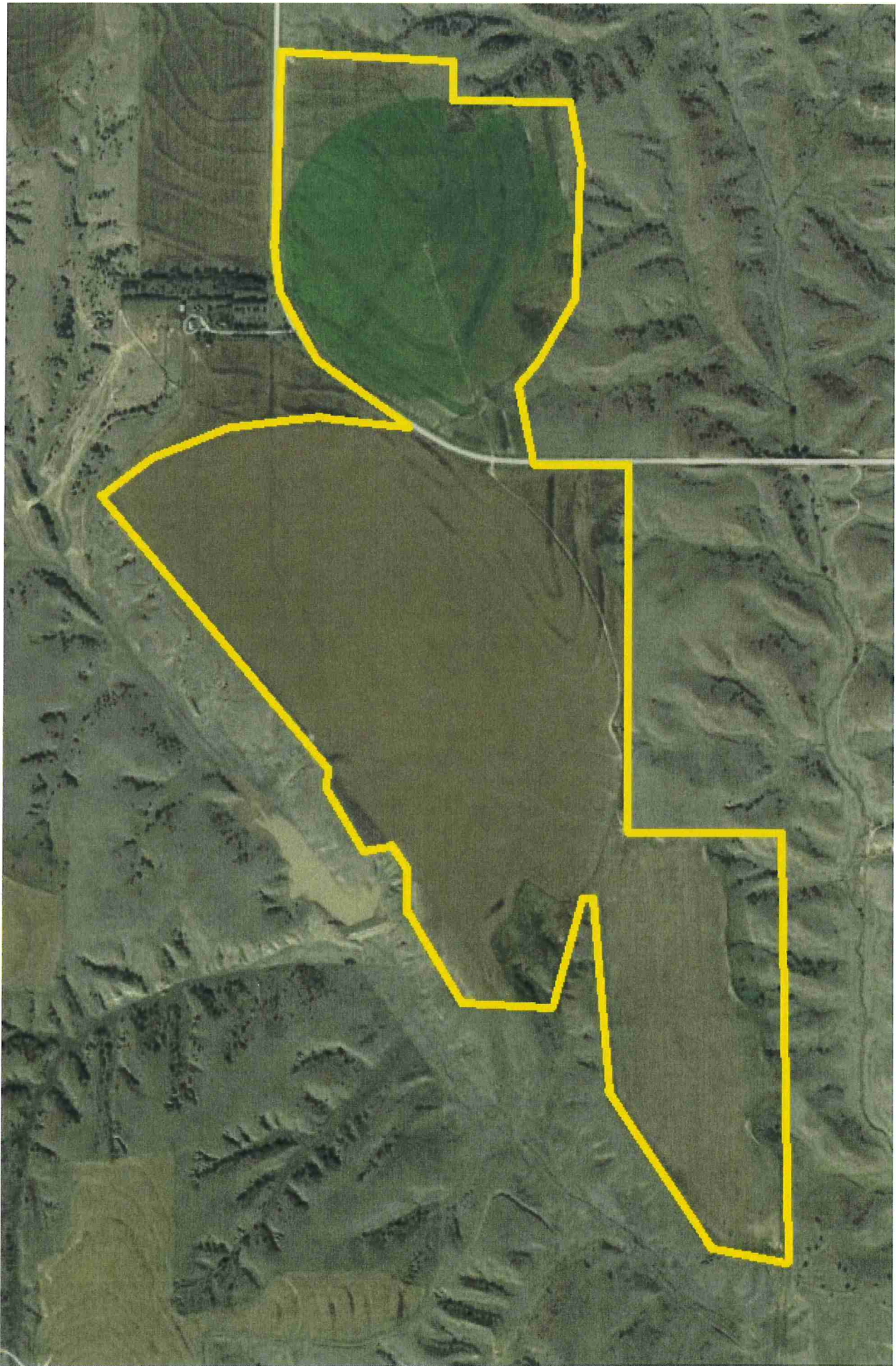


Seller: Brennemann Land and Cattle, LLC

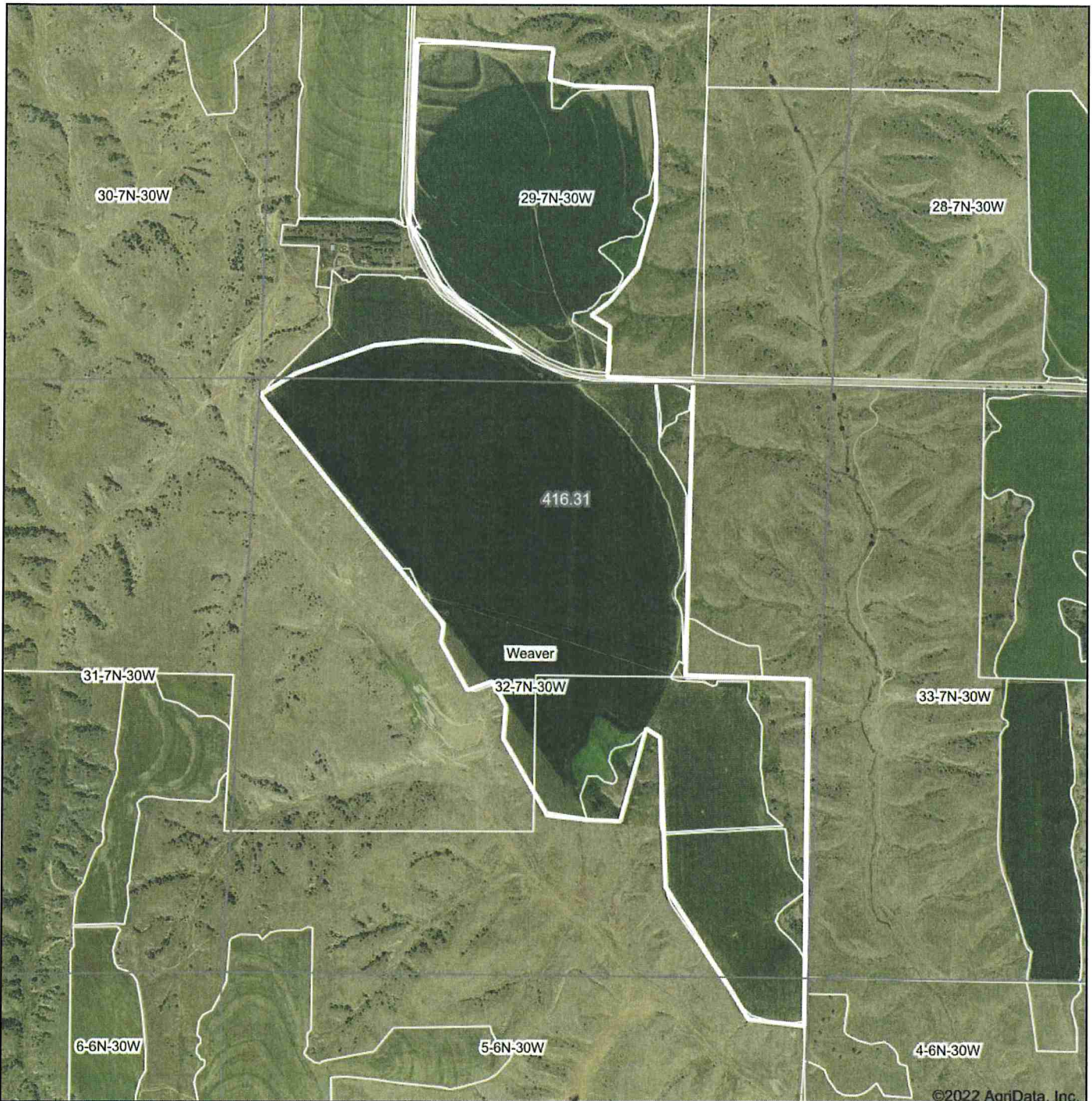
Call: John or Derek , Colson Agency, Imperial, Ne. 308-882-4909

LIST PRICE:	\$2,150,000.00 273 +/- acres Irrigated 100 +/- acres Dryland 8.99 +/- acres CRP 20 +/- acres Non Farmed 77 +/- acres Water Allocation																
LEGAL DESCRIPTION:	Pt. Sec 29 & 32-T7N-R30W; Frontier County Nebraska																
LAND USE:	Irrigated, Dryland, CRP & Water Allocation																
SOIL TYPE:	Primarily made up of Hall Silt Loam and Coly & Uly Silt Loam																
FSA INFORMATION:	Pending																
NRD INFORMATION:	<table border="1"><thead><tr><th><u>Well Reg #</u></th><th><u>Well Date</u></th><th><u>GPM</u></th><th><u>Static</u></th><th><u>Depth</u></th><th><u>Cert Ac</u></th><th><u>20 Usage</u></th><th><u>21 Usage</u></th></tr></thead><tbody><tr><td>G-061890</td><td>1979</td><td>1,000</td><td>85'</td><td>422'</td><td>350</td><td>11.11"</td><td>9.22"</td></tr></tbody></table>	<u>Well Reg #</u>	<u>Well Date</u>	<u>GPM</u>	<u>Static</u>	<u>Depth</u>	<u>Cert Ac</u>	<u>20 Usage</u>	<u>21 Usage</u>	G-061890	1979	1,000	85'	422'	350	11.11"	9.22"
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T&L	13	Yes	Diesel														
T&L	6	Yes	Diesel														
REAL ESTATE TAXES:	2021 Net Taxes \$11,600.00* *Estimate of Value																

The preceding information has been furnished to Colson Agency by independent sources (e.g. owner, FSA, County Assessor....etc). It is believed to be correct, but no warranties are made as to its accuracy. Prospective purchasers are advised to personally investigate the data, and to verify all information to their satisfaction, prior to entering into an agreement to purchase.

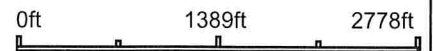


Aerial Map



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Map Center: 40° 32' 10.76, -100° 45' 13.59



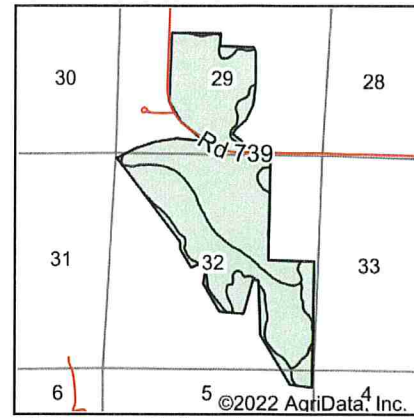
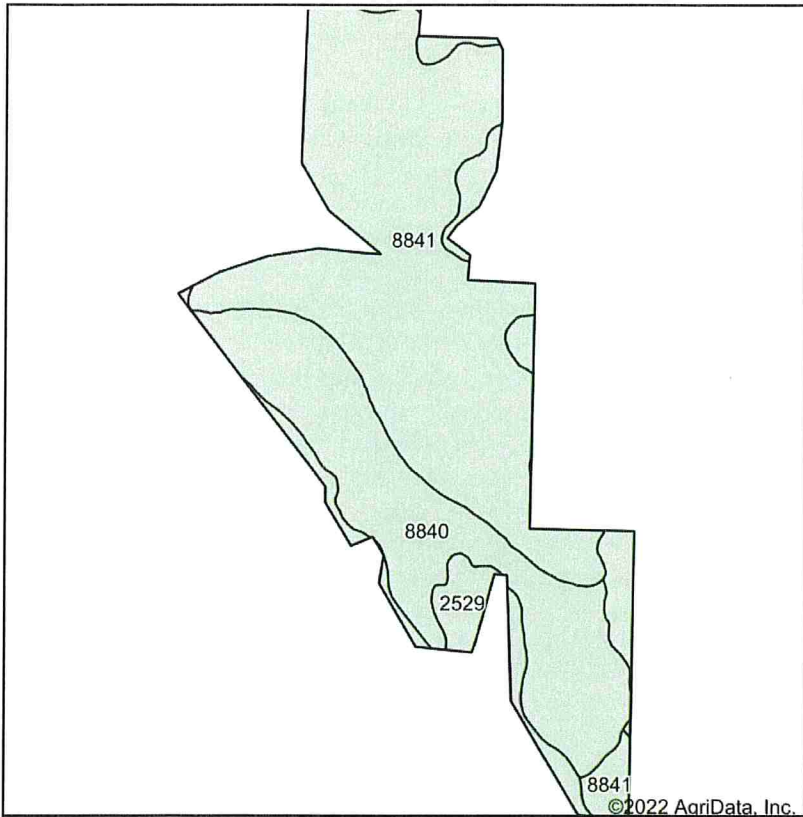
32-7N-30W
Frontier County
Nebraska



Maps Provided By:
 **surety**
 CUSTOMIZED ONLINE MAPPING
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Field borders provided by Farm Service Agency as of 5/21/2008.

Soils Map



State: **Nebraska**
 County: **Frontier**
 Location: **32-7N-30W**
 Township: **Weaver**
 Acres: **415.4**
 Date: **2/9/2022**



Area Symbol: NE063, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Irr Class *c	SRPG	Alfalfa hay Tons	Alfalfa hay Irrigated Tons	Corn Bu	Corn Irrigated Bu	Grain sorghum Bu	Winter wheat Bu	*n NCCPI Soybeans
8841	Hall silt loam, 1 to 3 percent slopes	239.29	57.6%	Ile	Ile	70	2	5	42	134	42	39	68
8840	Hall silt loam, 0 to 1 percent slopes	127.07	30.6%	IIc	Iw	71	2	6	46	139	45	40	69
2529	Coly and Uly silt loams, 11 to 30 percent slopes	49.04	11.8%	Vle		34							62
Weighted Average				2.47	1.46	66.1	1.8	4.7	38.3	119.7	38	34.7	*n 67.6

*n: The aggregation method is "Weighted Average using all components"
 *c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

MAP 8

R30W

JOINS MAP 1

