

Homestead Realty and Auction Inc.

**583<sup>+</sup> ACRES** **SHERMAN COUNTY**



**10 AM**  
(MST)

# LAND AUCTION

**Tuesday**

**Nov. 30<sup>th</sup>**

Download our App Today!  
[www.GoodlandHomestead.com/App](http://www.GoodlandHomestead.com/App)

Location:

**Sherman Co. Community Center**

Seller: Raleigh B Flanders Trust

1006 Center  
Goodland, KS

423 acres located 9 miles North of Edson, KS on road 28  
and 160 acres 14 miles North on road 27. Signs will be posted.  
**ANNOUNCEMENTS SALE DAY TAKE PRECEDENCE  
OVER PRINTED MATERIAL.**



## TRACT 1

**Legal Description: SE ¼ 4-7-38**

160 Acres of cropland.

**FSA Information:**

Wheat Base .....104.00 acres  
Grain Sorghum ..... 22.82 acres

## TRACT 2

**Legal Description: NW ¼ and 103.12 acres in the  
NE ¼ of the N ½ 4-7-38**

263.12 Acres cropland

**FSA Information:**

Wheat base ..... 177.10 acres  
Grain Sorghum ..... 38.88 acres  
CRP ..... 78.11 acres  
Grass ..... .97 acres

CRP contract @ \$39.00 per acre beginning  
10/1/2020 and ending 9/30/2035

**NOTE: All bases subject to FSA Approval as Tracts 1 and 2 are combined at FSA**

## TRACT 3

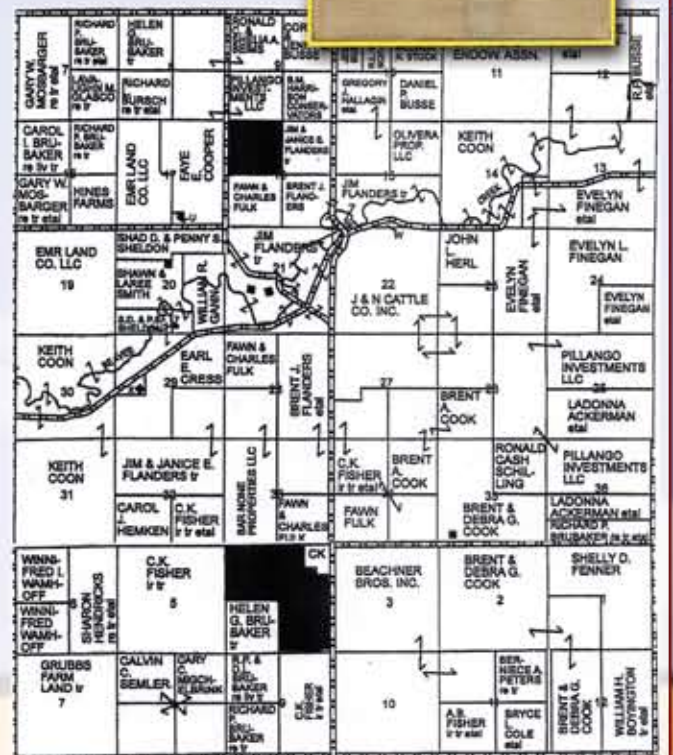
**Legal Description: NW ¼ 16-6-38**

160.63 acres farmland 113.02 acres cropland

**FSA Information:**

CRP .....113.02 acres  
Grass ..... 47.61 acres

CRP contract @ \$39.00 per acre beginning  
10/1/2020 and ending 9/30/2035



For more information contact:

**Terry Richardson**

Owner/Broker/Auctioneer

office: 785-899-2328

cell: 785-899-8094

toll free: 800-974-2426

[www.GoodlandHomestead.com](http://www.GoodlandHomestead.com)

**TERMS AND CONDITIONS:**

Closing and possession on or before December 29th, 2021. Mineral rights are intact and will pass to the buyer. Seller will pay all 2021 taxes. Cost of title insurance shall be paid ½ by seller and ½ by buyer.

Announcements sale day shall take precedences over printed material.



**LIVE ONLINE BIDDING!**

To register for online bidding email  
[auctions@goodlandhomestead.com](mailto:auctions@goodlandhomestead.com)  
before November 26<sup>st</sup> or go to  
[www.GoodlandHomestead.com](http://www.GoodlandHomestead.com)



1023 MAIN | GOODLAND, KS | 67735

**TERRY RICHARDSON**

PERSONAL PROPERTY AND  
REAL ESTATE AUCTIONEER



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