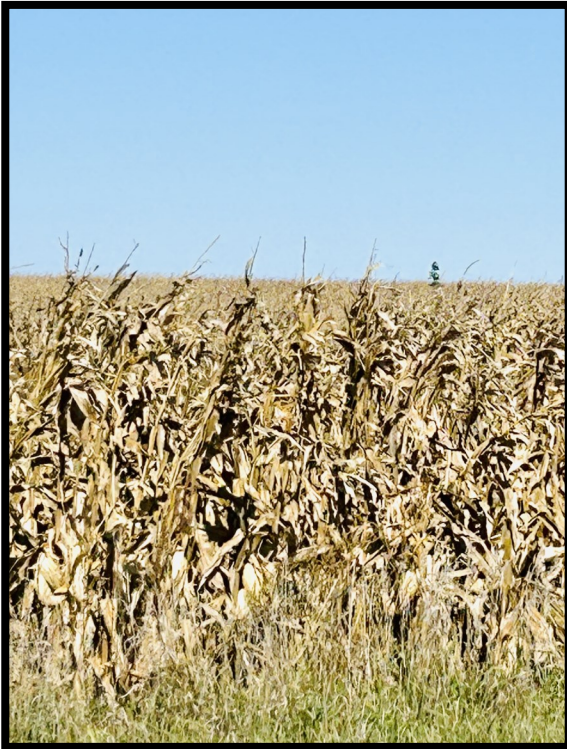


**Atchison County, MO Row Crop
S34-T66N-R40W
Tarkio, MO 64491**



TRACT 1:

**Est. Price:
\$12,000 / ac**

**Est. Total Acres:
155.7 +/- ac**

Est. tillable: 145.89 +/- per EZ156

Est. Annual Tax: \$4.27 / ac

**Windmill lease (Ameren):
Ex. 2036: \$23,368 / est. annual income**



Directions:

From Tarkio, Mo. North 1 mile on US59 to Hwy AA, west 3 mi. to M Ave. Go one mi. to 170th St., turn left, then back north onto M Ave. 1 mi to windmill road 16000 that goes east. Go 1.7 mi on windmill road to dead-end, road looking east at farm and 2 windmills.

Description:

High quality soils with cash rent and windmill income.

Farm is on south side of Tract 2, split by a road (157+/- ac)

Possession subject to tenant lease expiring



Enterprise Realty & Auction, LLC

121 E. 4th St.

Maryville, MO 64468

**Phone (660) 582-7160 Fax (660) 582-7162
property@entrealty.com www.entrealty.com**

T1



Atchison County, MO Row Crop S34-T66N-R40W Tarkio, MO 64491

T1



**All Measurements are
For FSA Programs Only**
Wetland Determination Identifiers

- Restricted Use
- ▼ Limited Restrictions
- Exempt from Conservation Compliance Provisions

Disclaimer: Wetland identifiers do not represent the size, shape or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact wetland boundaries and determinations, or contact RECIS.

Atchison Co. FSA
C=CORN-YEL-GR; CW=CORN-WHE-GR
POP=CORN-POP-GR; SB=SOYBN-COM-GR
WHT=WHEAT-HARD RED WINTER-GR
P=MIXFG-IGS-GZ; HAY=MIXFG-IGS-FG
GZ=GRASS-SMO-GZ; FG=GRASS-SMO-FG
GLS=MIXFG-IGS-LS; BLS=GRASS-SMO-LS
ALF=ALFAL-FG; I=Irrigated
All fields non-irrigated
*Unless notated on Map

1 inch equals 365 feet
Program Year: 2023
Created: 11/16/2022
Flown: 2022-7-10

- clu
- crp
- plss

Farm 4301
Tract 1413



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