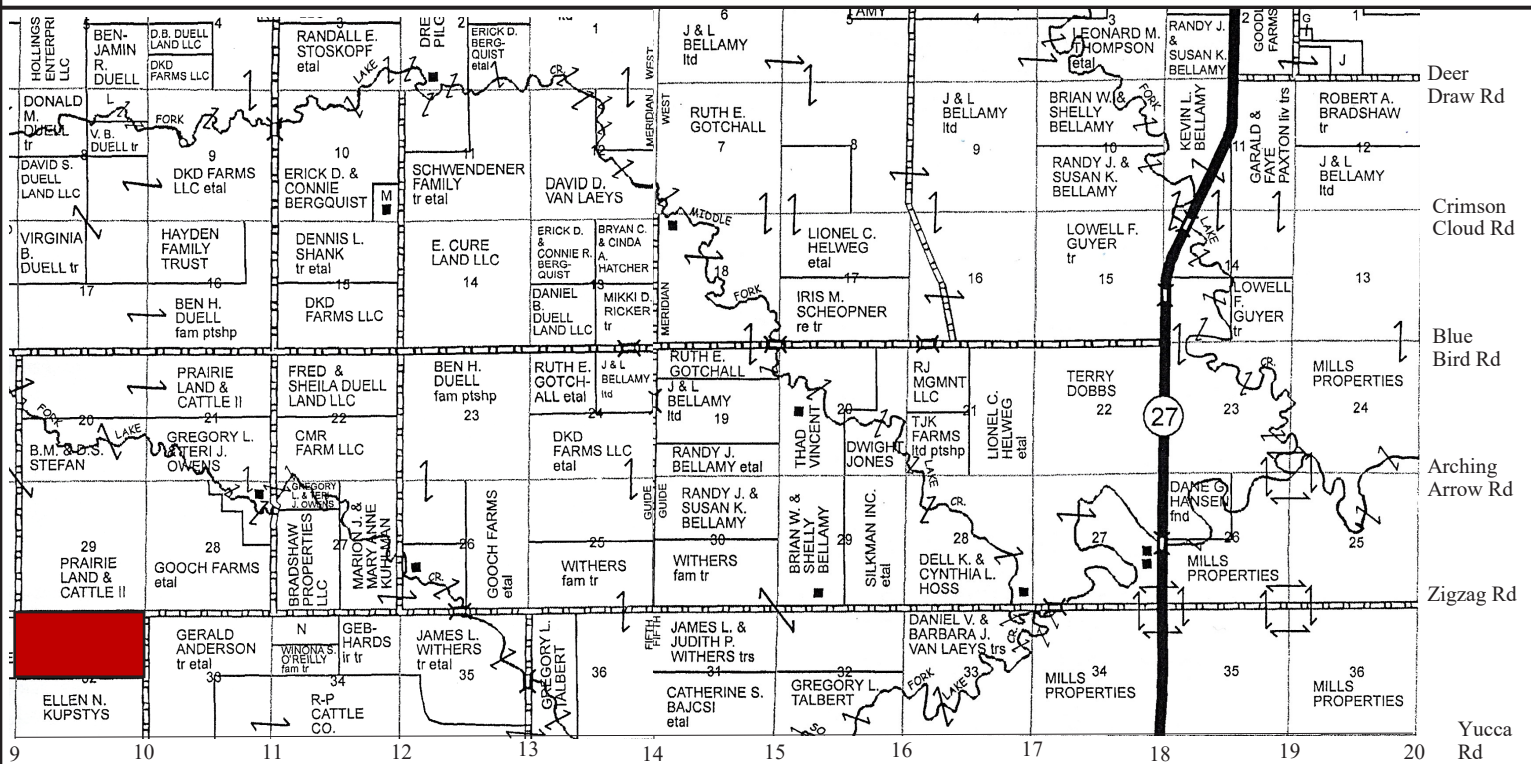


# FOR SALE

# 317.7 ACRES CRP

L1545

## WALLACE COUNTY, KANSAS



**LOCATION:** From Sharon Springs, take highway 27 North 11 miles to Zigzag Rd. Head West for 8 miles on Zigzag Rod to CR 10. You will be at the NE corner of the property.

**LEGAL:** Township 11S, Range 41W, Section 32: N2

**ACREAGE:** 317.7 +/- acres of CRP

**CRP Info:**

Expiration: 9/30/2025      Acres Enrolled: 317.7  
 Rent/Acre: \$30.50      Ann. Payment: \$9,690

**POSSESSION:** At closing.

**MINERALS:** None.

**TAXES:** 2018 Taxes—\$1,425.22

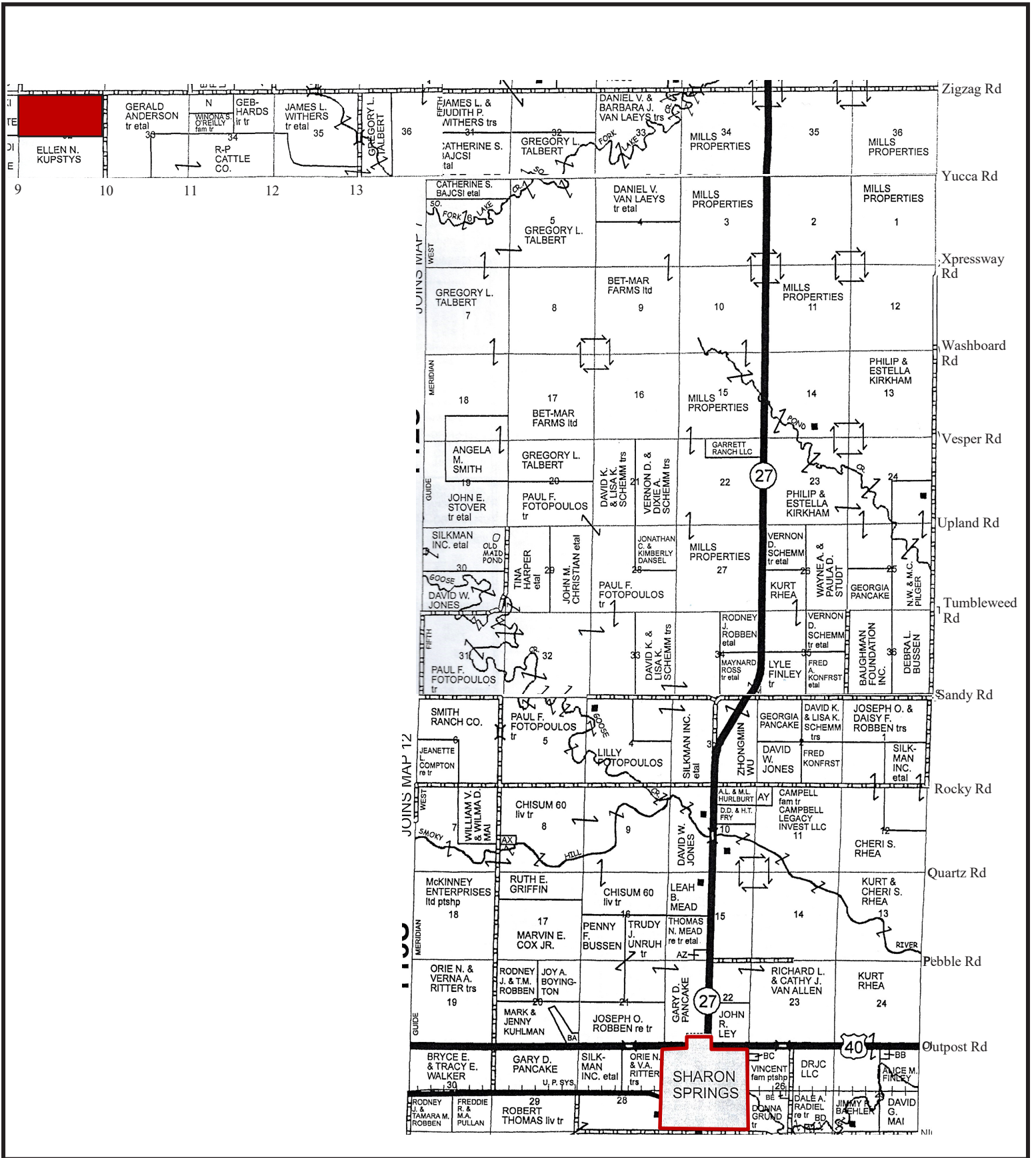
Taxes for 2018 and prior years will be paid by the Seller, 2019 taxes will be prorated to the date of closing.

# PRICE: \$195,000.00



Colorado Land  
Investments I, LLC

Larry J. Hostetler - Managing Broker  
719-346-8661 (Office)



**Specializing in Farm and Ranch Sales Throughout CO, KS, MT, NE, OK**

NOTICE TO PERSPECTIVE PURCHASERS: The owner has either given the information contained herein to us or obtained from sources we deem reliable. We have no reason to doubt its accuracy, however, we do not guarantee it. Colorado Land Investments I, LLC, and the seller assume no responsibility for the omissions, corrections, withdrawals, or prior sales. The prospective purchaser should verify all information contained herein. Colorado Land Investments I, LLC, and all other agents of the broker are or will be acting in the capacity of a Transaction Broker in the Sale of subject property.