

PROWER'S COUNTY CRP FOR SALE

LOCATION: 7356 Highway 196, Lamar, CO 81052

LEGAL: The East Half (E1/2) of Section Twenty-six (26),
Township Twenty-one (21) South, Range Forty-three (43) West
of the 6th P.M.


In Prowers County, Colorado.

SIZE: 320 Ac

MINERALS: All Seller's interest will be transferred to Buyer.

IMPROVEMENTS: None

PRICE: \$187,487

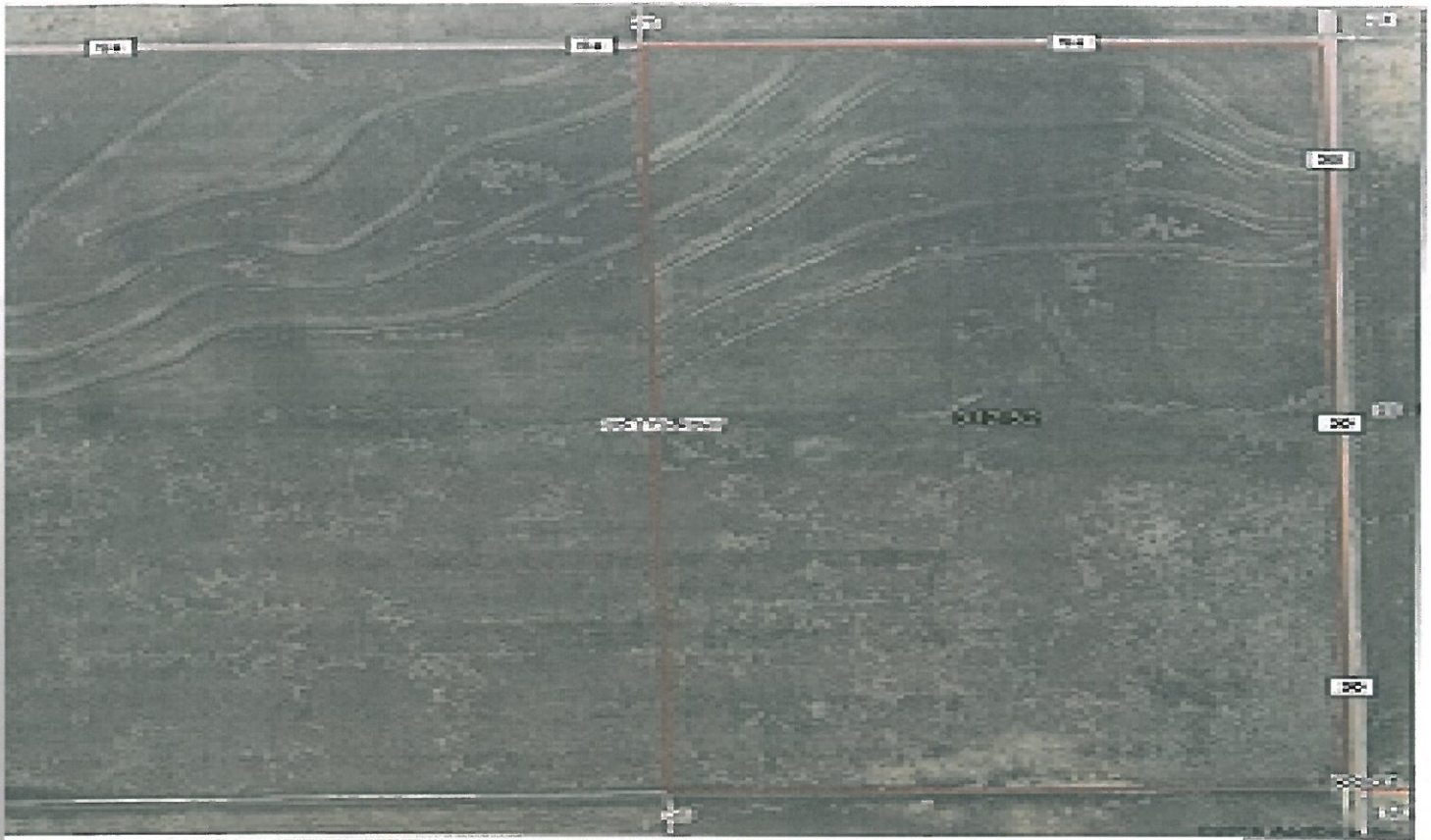


CRUIKSHANK REALTY, INC.

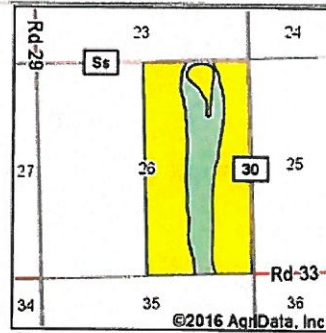
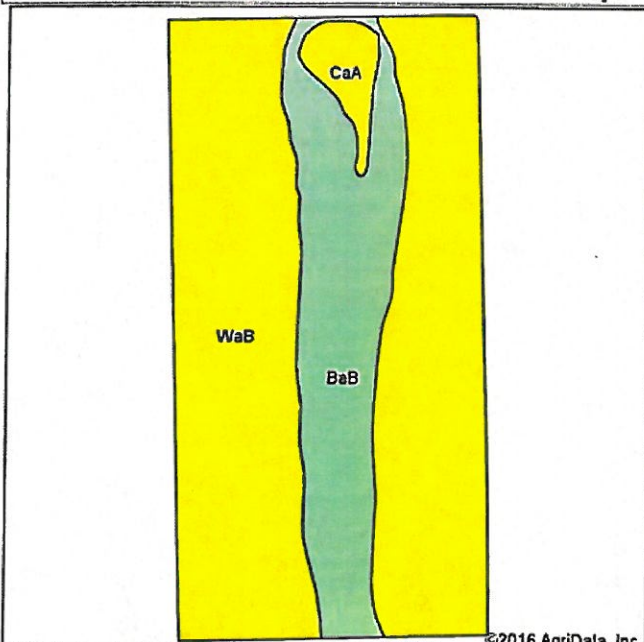
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All information in this report is believed to be accurate and gathered from sources deemed to be reliable. However, Cruikshank Realty, Inc. and its agents assume no responsibility for any error, omission, or correction.

Aerial Map



Soils Map



State: **Colorado**
 County: **Prowers**
 Location: **26-21S-43W**
 Township: **Granada**
 Acres: **312.52**
 Date: **4/22/2016**

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 Maps Provided By:
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Soils data provided by USDA and NRCS.

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Archived Soils Ending 1/21/2012

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class °c	Irr Class °c	Grain sorghum	Wheat
WaB	Wiley silt loam, 0 to 3 percent slopes	224.34	71.8%			IVc Ille	18	20
BaB	Baca clay loam, 0 to 3 percent slopes	77.86	24.9%			IVc Ille	18	25
CaA	Campo clay loam, 0 to 3 percent slopes	10.32	3.3%			IVc Ills	18	18
Weighted Average							18	21.2