



BURT COUNTY FARM



615± acres of quality farm ground with soft rolling hills.

LINDSEY FEUERBORN

Sales Associate

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PROPERTY HIGHLIGHTS

List Price **\$7,000,000**

Location Northeast of Lyons, NE

Legal Description

A full legal description can be provided upon request. The property can be summarized as all of Section Thirteen (13), Township Twenty-three (23) North, Range Nine (9) East of the 6th P.M., Burt County, Nebraska; Except a tract of land containing 6.52 acres more or less and Except a tract of land containing 9.32 acres more or less and Except a tract of land containing 8.85 acres more or less.

Acres 615± (581.13± cropland)

Buyers and Sellers acknowledge all represented acres are based on the County Assessor's records. Buyers acknowledge that they are purchasing a legal description, and acknowledge that fences may or may not be on the property lines.

Taxes - Estimated **\$39,436.68**

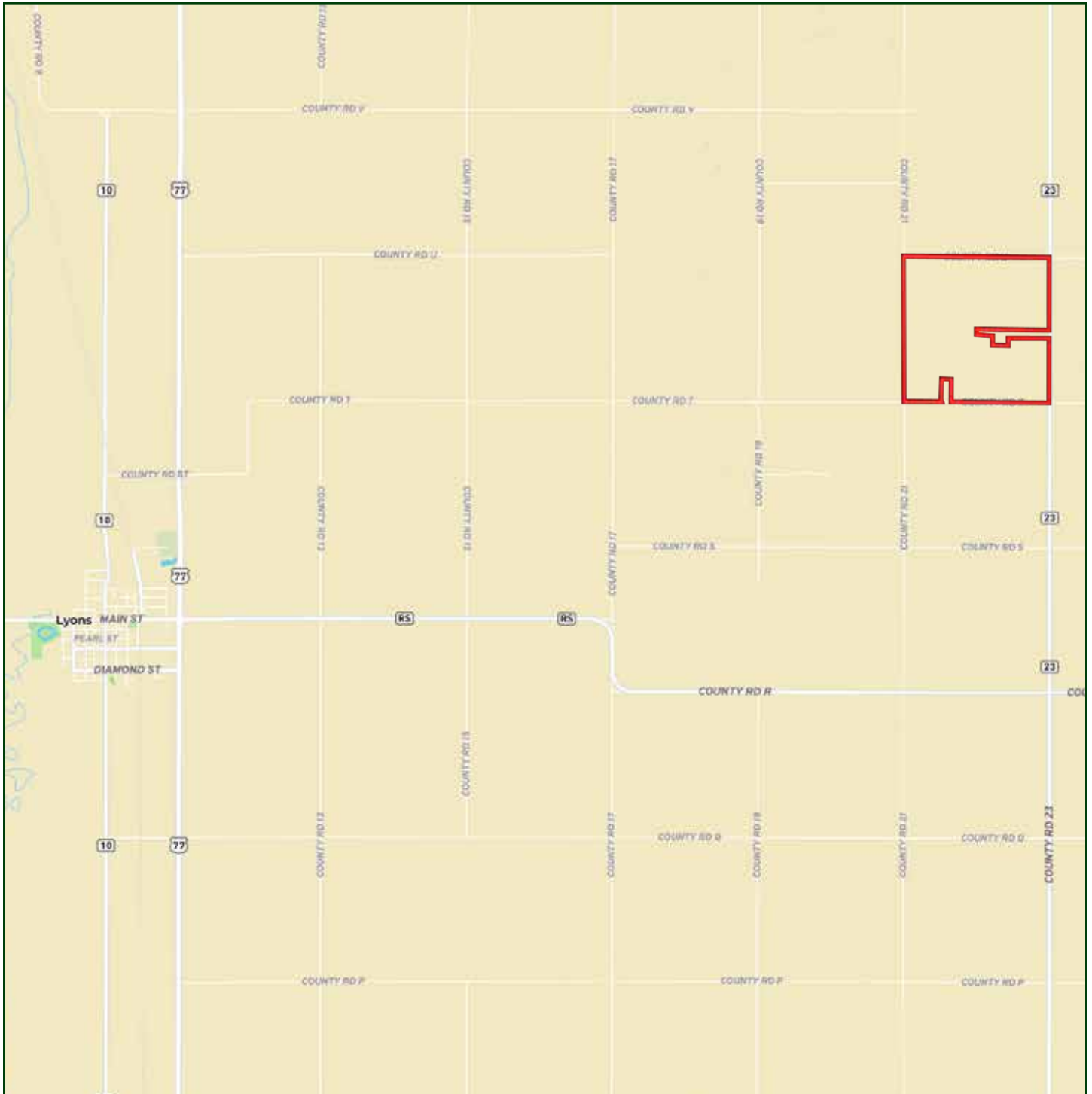
Property Summary

Almost an entire section of fantastic looking corn on the gorgeous soft rolling hills of Burt County. Farming these approximate 615 acres in this beautiful country would be so peaceful. With an approximate 8 acres of wooded area that is always full of wildlife, this also could be a hunters dream. Whether you're looking to buy to expand your family farm or you're looking for a great investment this is the property you need.

All information herein is from sources deemed reliable, however the accuracy is not guaranteed by Lashley Land and Recreational Brokers, Inc., seller or agent. Offering is subject to error, omissions, prior sale, price change or withdrawal without notice.

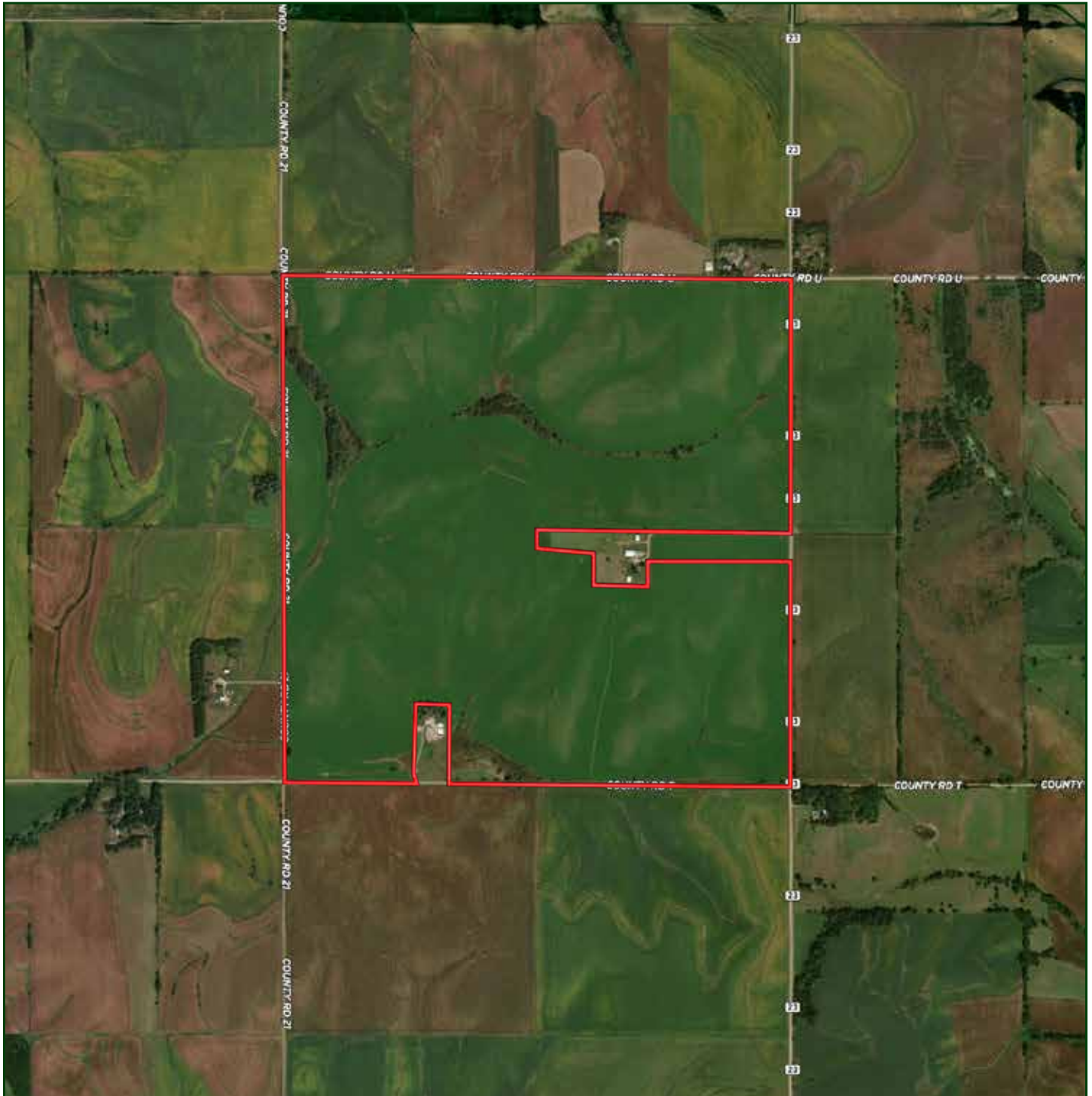
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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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PROPERTY IMAGES



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NEBRASKA EXPERTS, NATIONAL EXPOSURE.

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