**ABSOLUTE LAND AUCTION**

**FOSSIL HUNTER’S PARADISE**

The auction will be held on March 24, @ 4:00 pm, at the Eagles Club, 325 2nd St, Crawford, NE.

830 Acres of badlands, dry crop, and pasture, offered for sale at absolute auction located 15 miles northwest of Crawford, NE. The land breakdown is: Cropland – Class I – 84.11 ac, Class III – 27.21 ac, Class IV – 27.35 ac, Grass – Class I – 49.95 ac, Class II – 53.65 ac, Class III – 70.31 ac, Class IV – 63.15 ac, Badlands – 450.62 ac, Building site – 2.50 ac, Roads – 11.15 ac. The sellers are retaining the improvements and 10 acres m/l.

The property is adjacent to the Drifter Cookshack / High Plains Homestead, and is within 4 miles of Hudson Meng bison site and Toadstool Park.

Parcel 1 – 365 acres, m/l of badlands and grass.

Parcel 2 – 465 acres of badlands, dry crop, and grass.

Parcel 3 – Total of 830 acres to be offered.

FSA information – 201.45 acres of cropland, 95.92 base acres, 38 bu established yield.

2014 RE taxes - $1,777.86

Terms – 10% down day of auction, balance on or before April 24, 2016.

Associated Brokers of Chadron, LLC are representing the sellers in this transaction.

**Milton Arner – Seller, Steve Arner and Darlene Cottier – POA**

**Associated Brokers of Chadron, LLC**

**PO Box 789, Chadron NE 69337**

**308-432-4497 or 308-430-0155**