

**Auction 78+/- Tillable Acres In Barton County, Kansas-**  
**Tract 2 of 4**  
**Olmitz**  
**Olmitz, KS 67564**

**78± Acres**  
**Barton County**



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**Olmitz, KS / Barton County**

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**SUMMARY**

**Address**

Olmitz

**City, State Zip**

Olmitz, KS 67564

**County**

Barton County

**Type**

Farms

**Latitude / Longitude**

38.523595 / -98.954271

**Taxes (Annually)**

1074

**Acreage**

78

**Property Website**

<https://redcedarland.com/detail/auction-78-tillable-acres-in-barton-county-kansas-tract-2-of-4-barton-kansas/78303/>



## Auction 78+/- Tillable Acres In Barton County, Kansas- Tract 2 of 4 Olmitz, KS / Barton County

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### **PROPERTY DESCRIPTION**

#### **Tract 2 of 4: 78+/- Tillable Acres in Barton County, Kansas**

**Auction Details:** The Auction Will Be Held On Friday, May 9th, 2025. Auction Will Start With Tract 1 At 11am Central Time Followed By Tracts 2, 3 & 4. All Buyers Will Have The Option To Bid In Person, Over The Phone, Or Online.

**Auction Location:** American Ag Credit: 5634 10th St, Great Bend, Kansas 67530

**Legal Description:** S35, T17, R15 W, S/2 Sw/4 Less R/W

**Property Taxes: (2023)** \$1,074

**8 Year Averages: Milo:** 88.75 Bushels/Acre **Wheat:** 57.375 Bushels/Acre

**Property Description: -Tract 2-** These four tracts have remained in continuous family ownership since their acquisition by Moravian Czech grandparents (Austria immigrants) who settled Olmitz at its founding in 1885! Being only a half mile from a grain facility in Olmitz, Kansas this 78+/- acres boasts highly desirable soils and little to no topography change. This parcel would be a great addition to any producers portfolio. **Tillable:** Primary soil consists of Class II Harney Silt Loams with 0-3 percent slopes. There are no waterways or terraces in place on any of the tillable acres. 39+/- acres are currently drilled to wheat, with the remaining 39+/- acres consisting of last years wheat stubble.

**Possession:** Immediate possession on all open acres. Possession on wheat/oat acres upon harvest.

**Mineral Rights:** All mineral rights held by the sellers will be fully conveyed to the buyer at closing. There are no known severance of minerals.

Click To View [Tract 1](#)

Click To View [Tract 3](#)

Click To View [Tract 4](#)

To register to bid online: [Click Here!](#)

Please call Cody Crook at [620-617-7320](tel:620-617-7320) with any questions.

#### **Key Features**

Highly Productive Soils

Tillable Acres

Flat Laying

1/2 mile From Grain Elevator

**Auction Terms and Conditions:** 10% earnest money down day of sale. Pre-qualified bidders only - this sale is not contingent upon bank approval and is being sold As-Is-Where-Is. Closing will be with Security 1st Title in Great Bend, Kansas. Title insurance and closing costs shall be split 50/50 between Sellers and Buyers. Taxes are prorated to the date of closing. There is no buyer's premium. All mineral rights held by the sellers will be fully conveyed to the buyer at closing. There are no known severance of minerals. Immediate possession on the open tillable acres upon deposit of non refundable earnest money. Possession on the acres in wheat & oats will be upon harvest. Tenant will remain in possession of the pasture acres until November 1st, 2025 unless further negotiated by new buyers. All four tracts are selling with sellers confirmation of price. Sellers have elected to have pre-auction bids, phone bidding, online bidding, and live



bidding. Red Cedar Land Co. is representing the sellers as a sellers agent. Any announcements day of sale shall take precedence over any other advertised material.



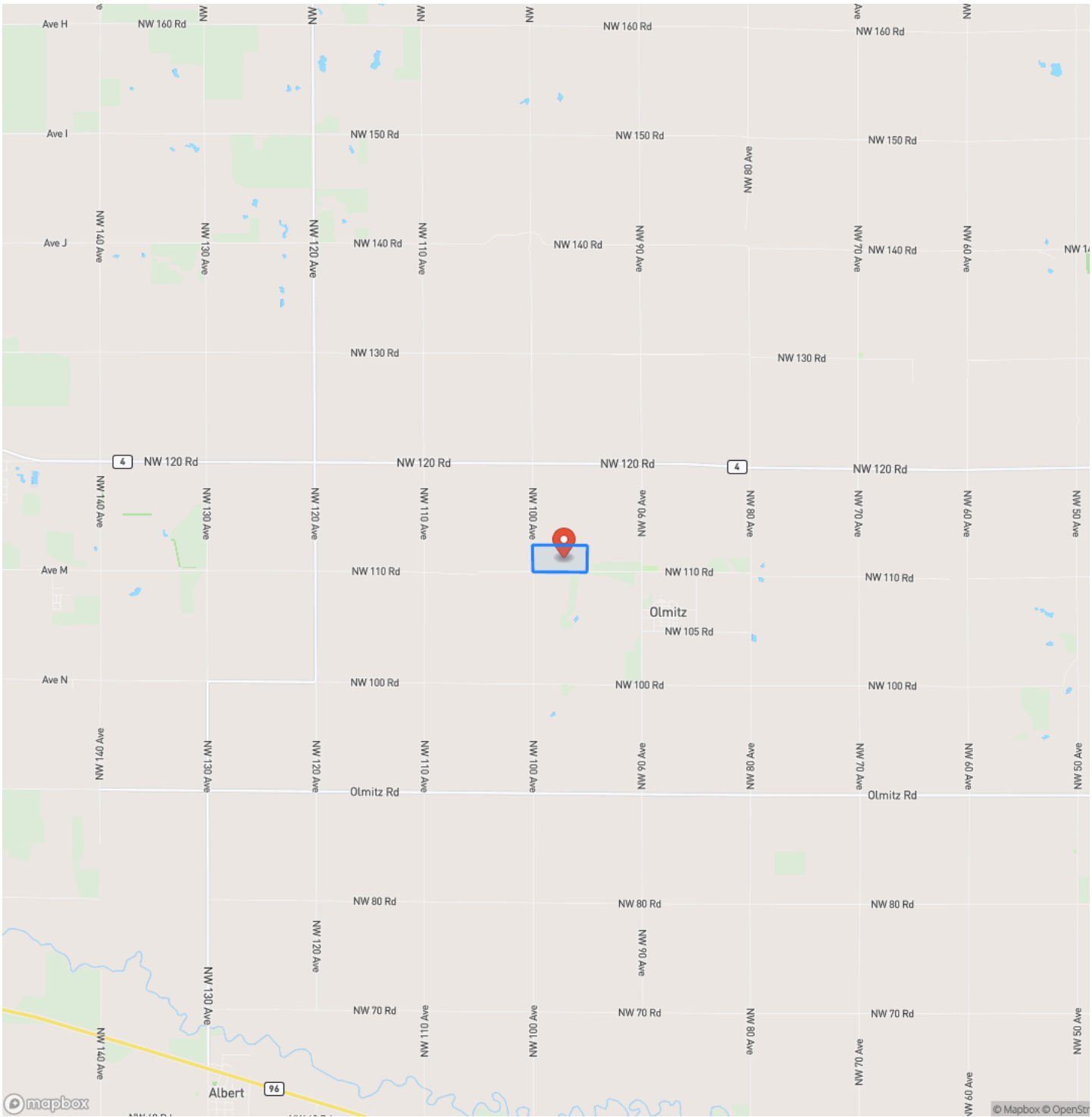


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**Olmitz, KS / Barton County**

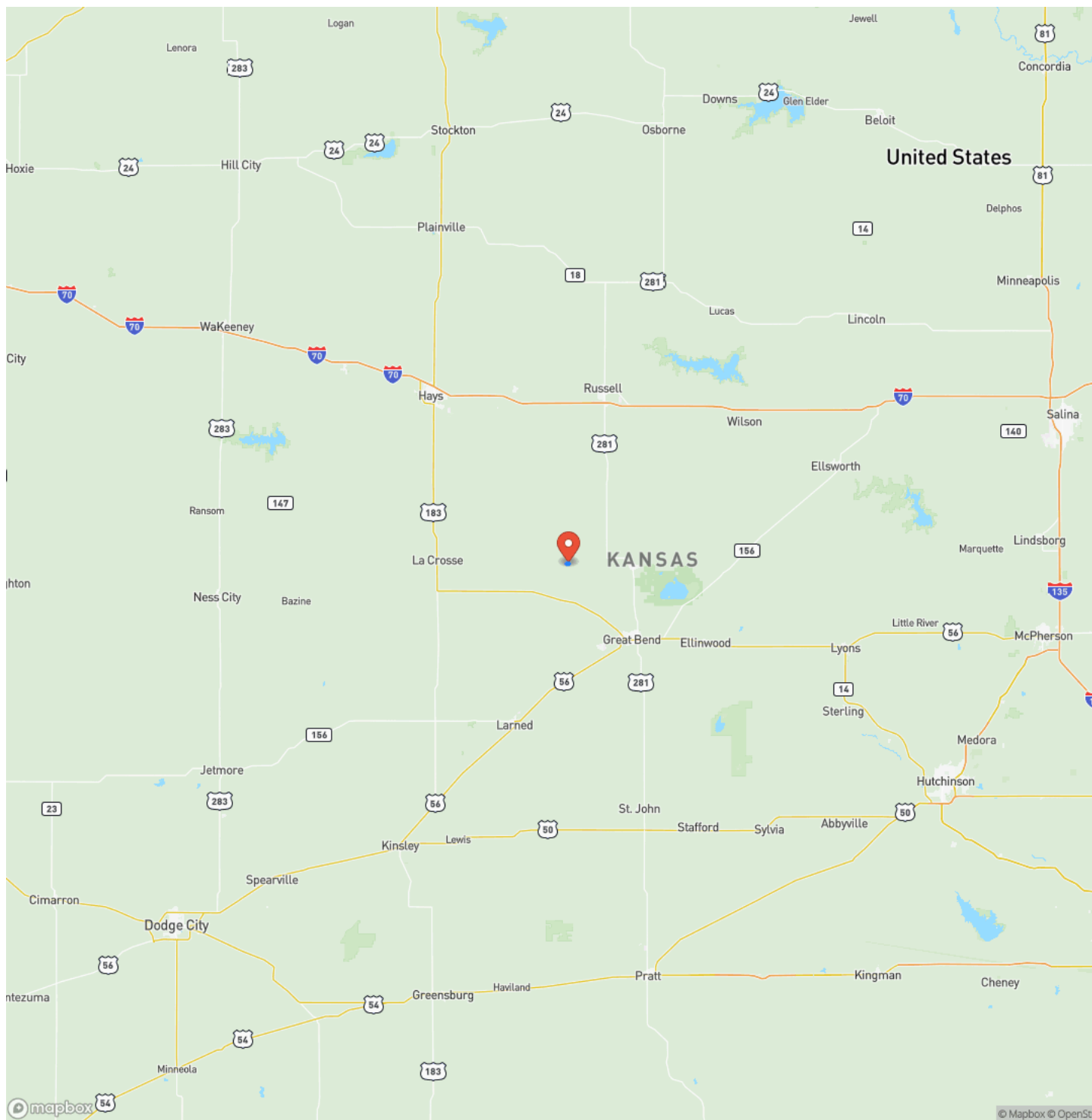
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Locator Map

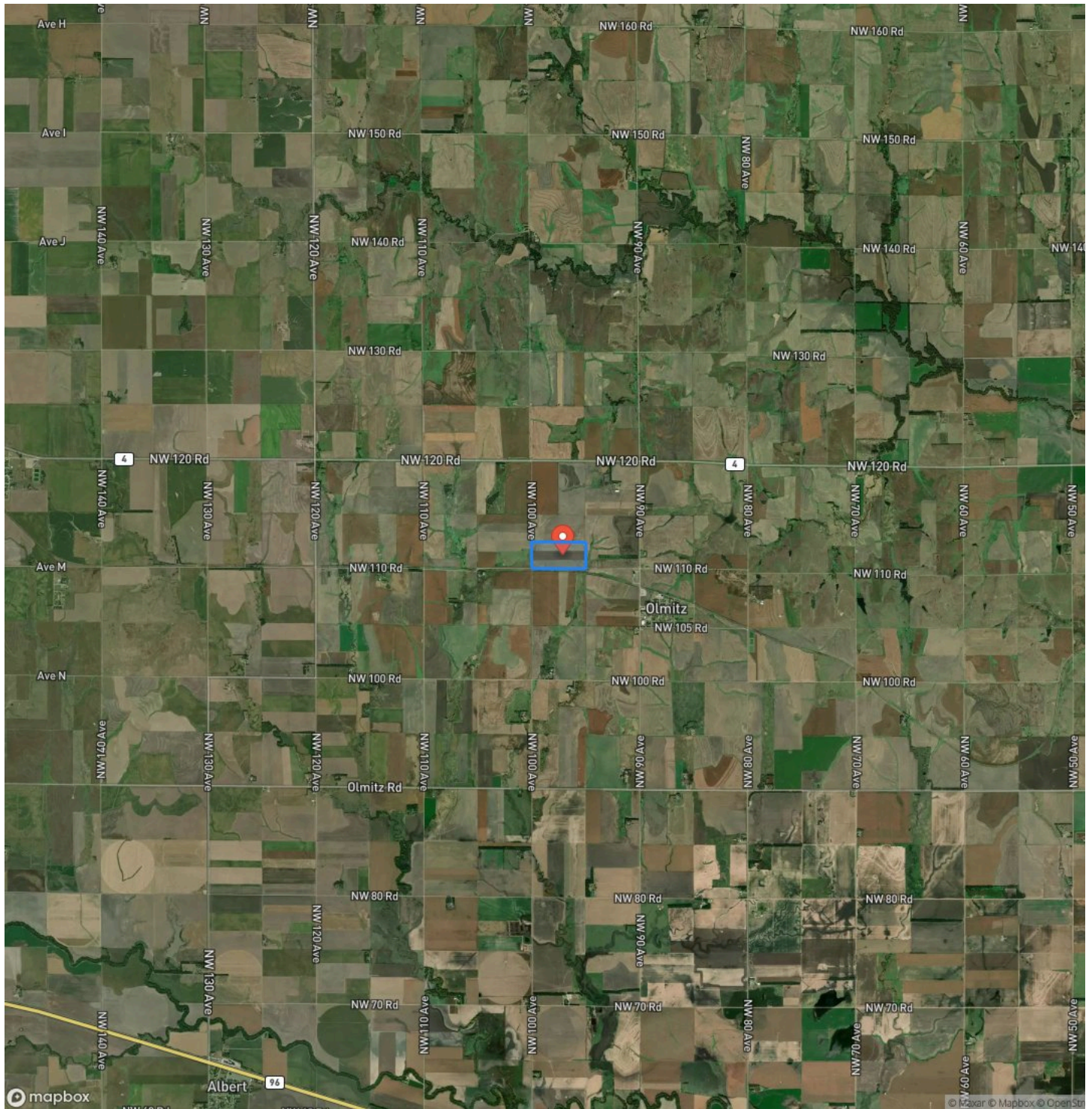


## Locator Map





## Satellite Map





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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Cody Crook

## Mobile

(620) 617-7320

## Office

(620) 377-5022

## Email

cody@redcedarland.com

**Address**

## City / State / Zip

## NOTES



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**redcedarland.com**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.





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**Red Cedar Land Co.**  
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