

Auction 77+/- Acres In Barton County, Kansas-Tract 3 of
4
Olmitz
Olmitz, KS 67564

76.600± Acres
Barton County



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Olmitz, KS / Barton County

SUMMARY

Address

Olmitz

City, State Zip

Olmitz, KS 67564

County

Barton County

Type

Farms, Ranches

Latitude / Longitude

38.52381 / -98.96395

Taxes (Annually)

666

Acreage

76.600

Property Website

<https://redcedarland.com/detail/auction-77-acres-in-barton-county-kansas-tract-3-of-4-barton-kansas/78330/>



Auction 77+/- Acres In Barton County, Kansas-Tract 3 of 4 Olmitz, KS / Barton County

PROPERTY DESCRIPTION

Tract 3 of 4- 77+/- Tillable & Pasture 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: S34, T17, R15 W, S/2 Se/4 Less R/W

Property Taxes: (2023) \$666.46

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

Property Description: -Tract 3-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 one mile from a grain facility in Olmitz, Kansas this 77+/- acres boasts highly desirable soils and little to no topography change. This parcel would be a great addition to any producers portfolio. **Tillable:** There are 48+/- tillable acres consisting 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. There are 18+/- acres drilled to wheat, and the remaining 30+/- acres consists of last years wheat stubble. **Pasture:** There are 29+/- pasture acres. There are two separate fresh water ponds in the pasture to provide water for livestock.

Possession: Immediate possession on all open acres. Possession on wheat/oat acres upon harvest. Tenant will have the ability to graze pasture acres until November 1st, 2025 unless negotiated otherwise by new owners of the pasture tracts.

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 2](#)

Click to View [Tract 4](#)

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

For more information or to schedule a showing call Cody Crook at [620-617-7320](tel:620-617-7320)

Key Features

Highly Productive Soils

Tillable Acres

Pasture Acres

Fresh Water Pond

1 mile From Grain Elevator



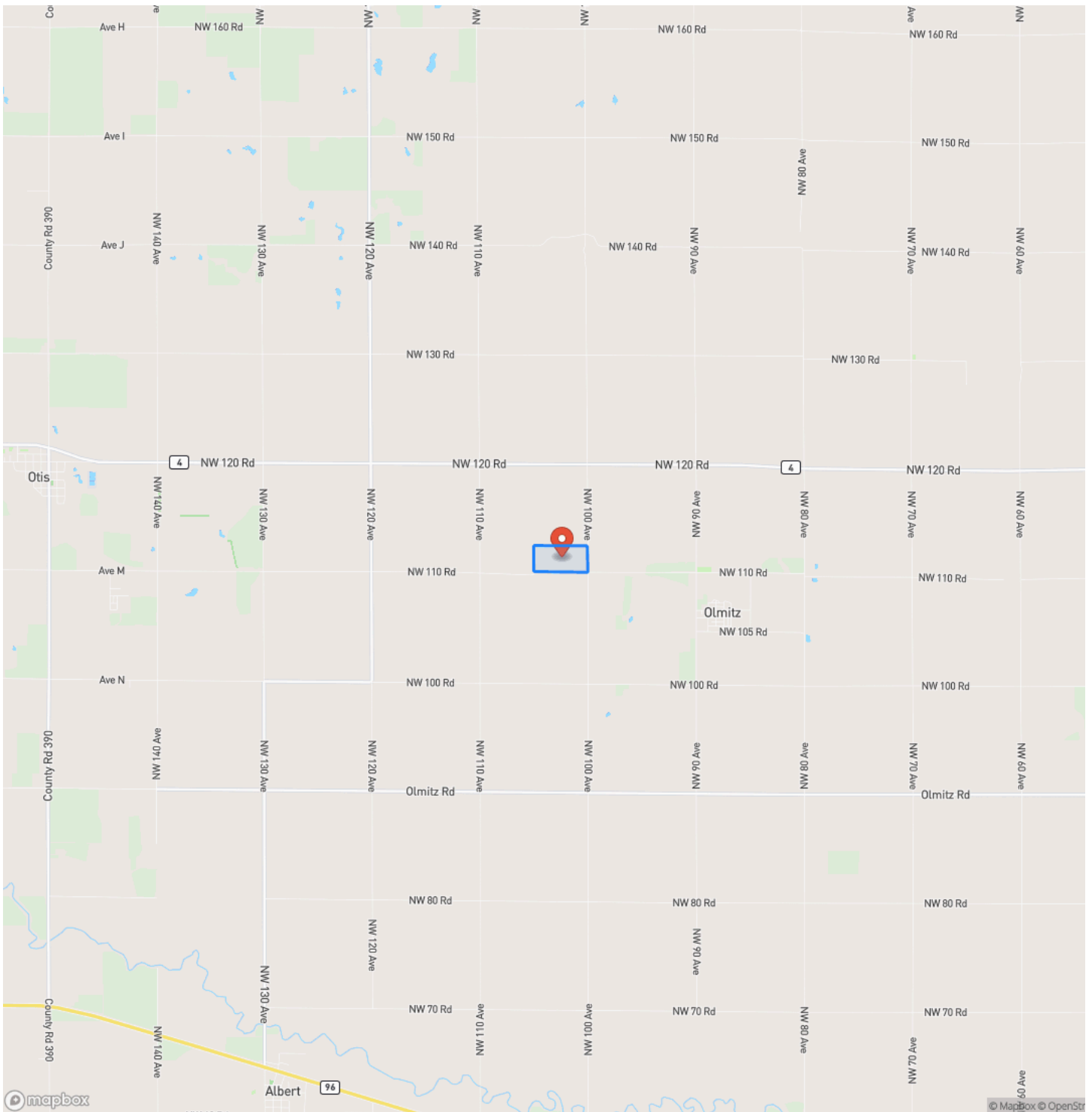
Auction Terms and Conditions: 10% earnest money down day of sale. Pre-qualified bidders only - this sale is not contingent upon bank approval and is being sold As-Is-Where-Is. Closing will be with Security 1st Title in Great Bend, Kansas. Title insurance and closing costs shall be split 50/50 between 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.



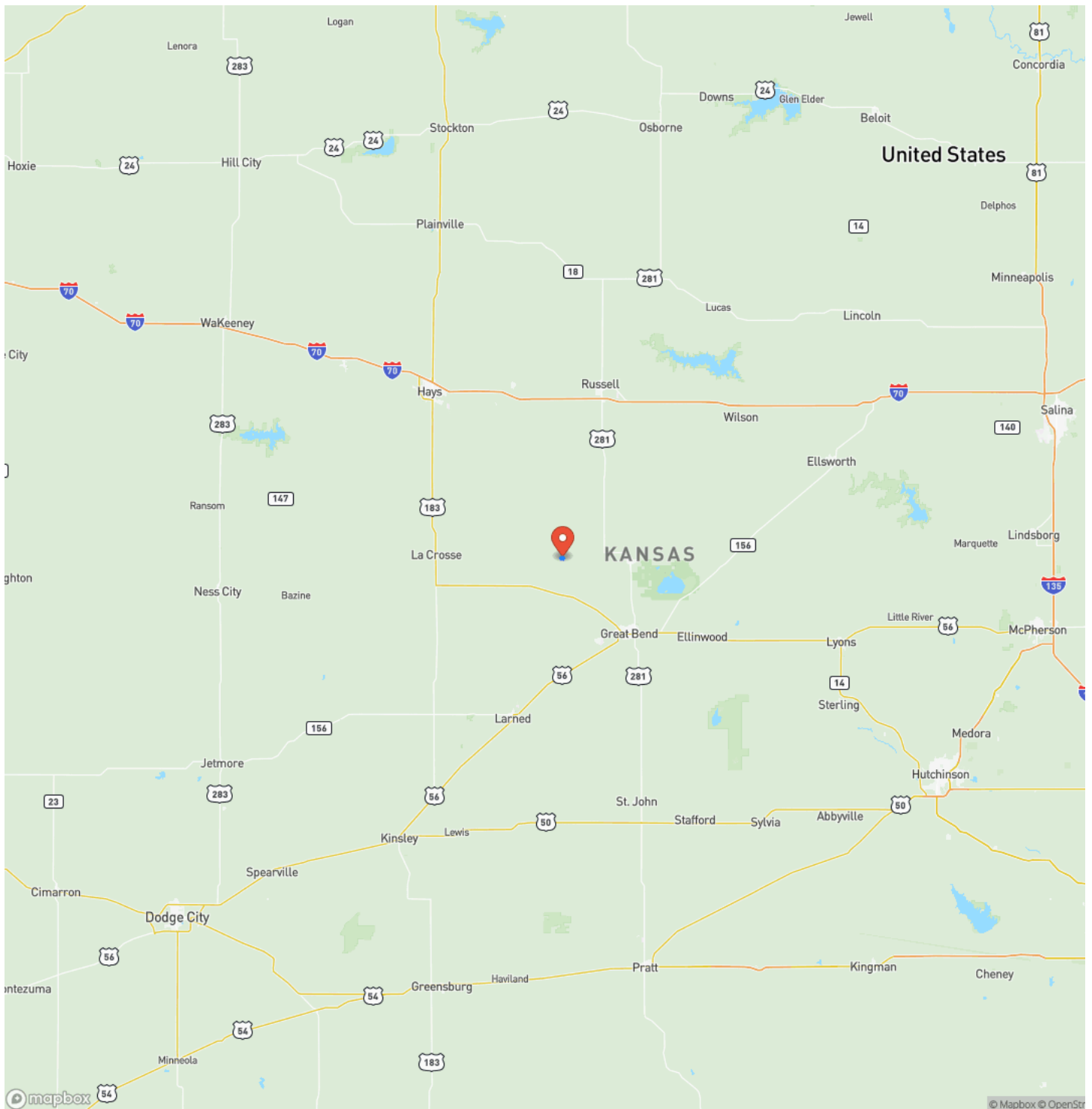
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Olmitz, KS / Barton County



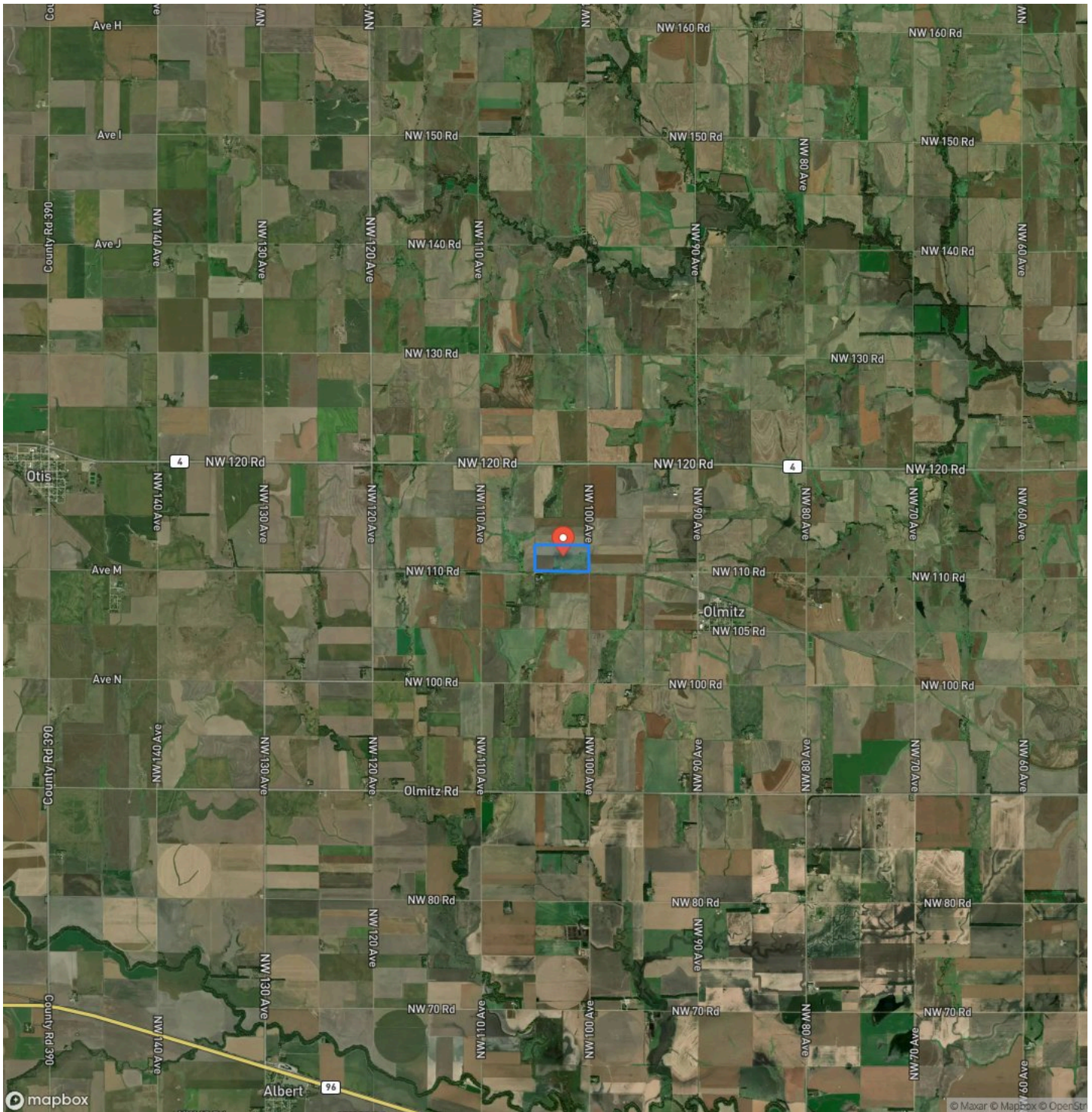
Locator Map



Locator Map



Satellite Map



**Auction 77+/- Acres In Barton County, Kansas-Tract 3 of 4
Olmitz, KS / Barton County**

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



This image shows a full page of blank handwriting practice paper. It features 20 evenly spaced, horizontal blue lines running across the entire width of the page. The lines are thin and consistent in color and thickness, providing a guide for letter height and placement. There are no margins, text, or other markings on the paper.



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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