

155 +/- Acres of Mixed Use Tillable and Pasture With Oil
Income in Rooks County, KS
00000
Plainville, KS 67663

\$263,000
155.110± Acres
Rooks County



155 +/- Acres of Mixed Use Tillable and Pasture With Oil Income in Rooks County, KS
Plainville, KS / Rooks County

SUMMARY

Address

00000

City, State Zip

Plainville, KS 67663

County

Rooks County

Type

Farms, Ranches, Hunting Land

Latitude / Longitude

39.310269 / -99.331209

Acreage

155.110

Price

\$263,000

Property Website

<https://redcedarland.com/detail/155-acres-of-mixed-use-tillable-and-pasture-with-oil-income-in-rooks-county-ks-rooks-kansas/80808/>



155 +/- Acres of Mixed Use Tillable and Pasture With Oil Income in Rooks County, KS Plainville, KS / Rooks County

PROPERTY DESCRIPTION

155 +/- Acres of Mixed Use Tillable and Pasture With Oil Income in Rooks County, KS

Legal Description: SE/4 S33, T08, R18, ACRES 155.11

Property Description: Conveniently located just two miles West of Highway 183 in Central Rooks County is this multi-use quarter section featuring 61 +/- acres of dryland tillable and 94 +/- acres of native grass pasture with active oil income. The property is currently being cash rented and generates \$4,240 annually. Additionally, this property offers hunting opportunities for whitetail deer and upland birds, specifically in the Northeast portion of the property.

Mineral Rights: Pass With The Sale To The Buyer

Cash Rent Income: \$4,240

Oil Royalty Income: \$3,100

Property Taxes: \$780.96

Tenant Lease: Current tenant in place for 2025 growing and grazing season. Larger field along West side is in summer fallow and will be planted to wheat this fall, while smaller East field will be planted to feed and baled. Possession can take place following the removal of bales, end of grazing season, and upon 2026 wheat harvest. Tenant is open to a buyout.

Driving Directions: From Plainville, KS travel 5 miles North to the Rooks County Country Club Golf Course. Turn West on S Road and travel 1.5 miles to the Southeast corner of the property.

Key Features:

- 2025 Cash Rent Income
- Annual Oil Income
- Mineral Rights Transfer
- Additional Hunting Opportunities
- Mixed Use Grazing and Farmground
- Only 1.5 Miles From HWY 183
- Halfway Between Plainville and Stockton

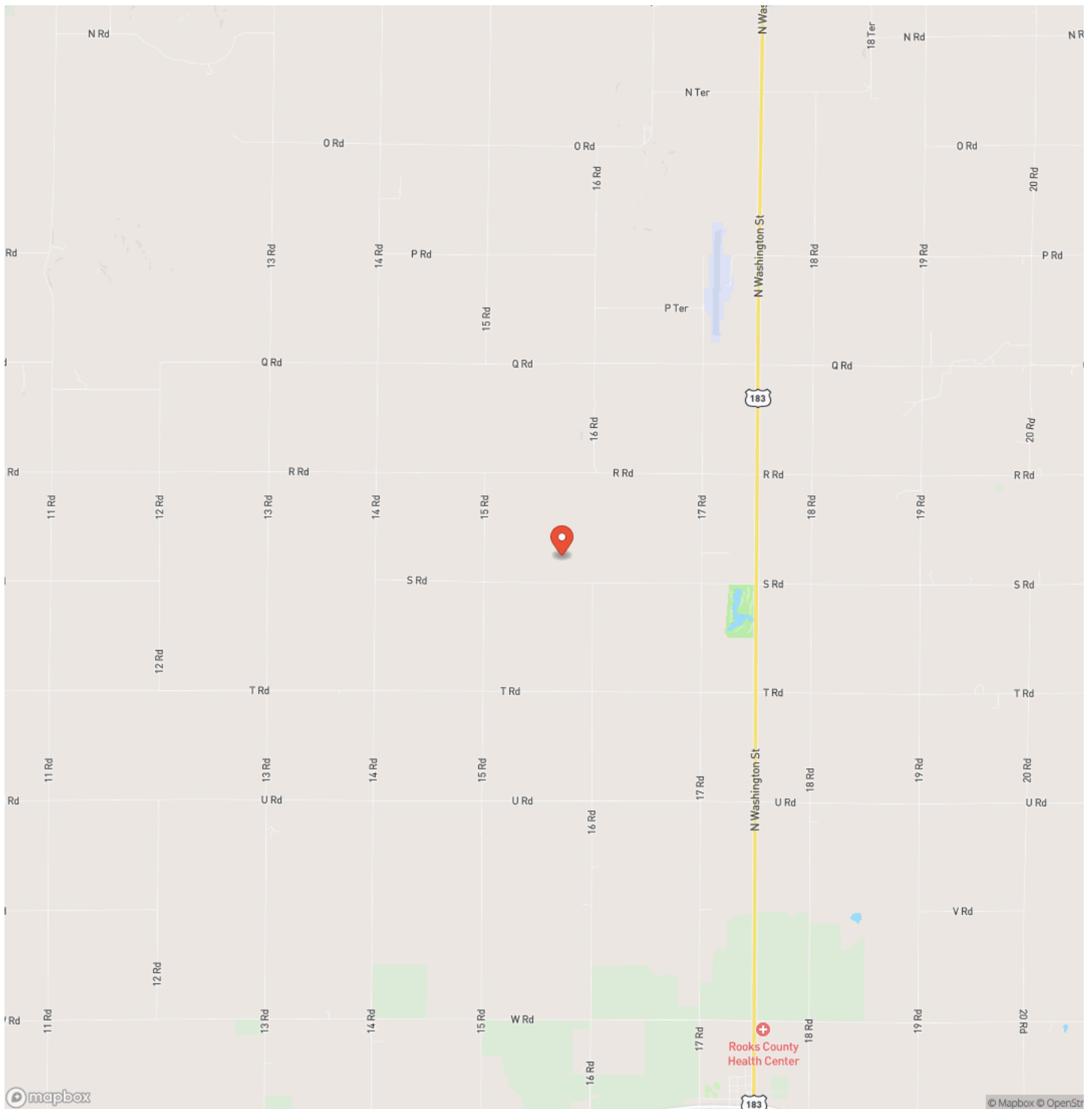
Maps & Videos



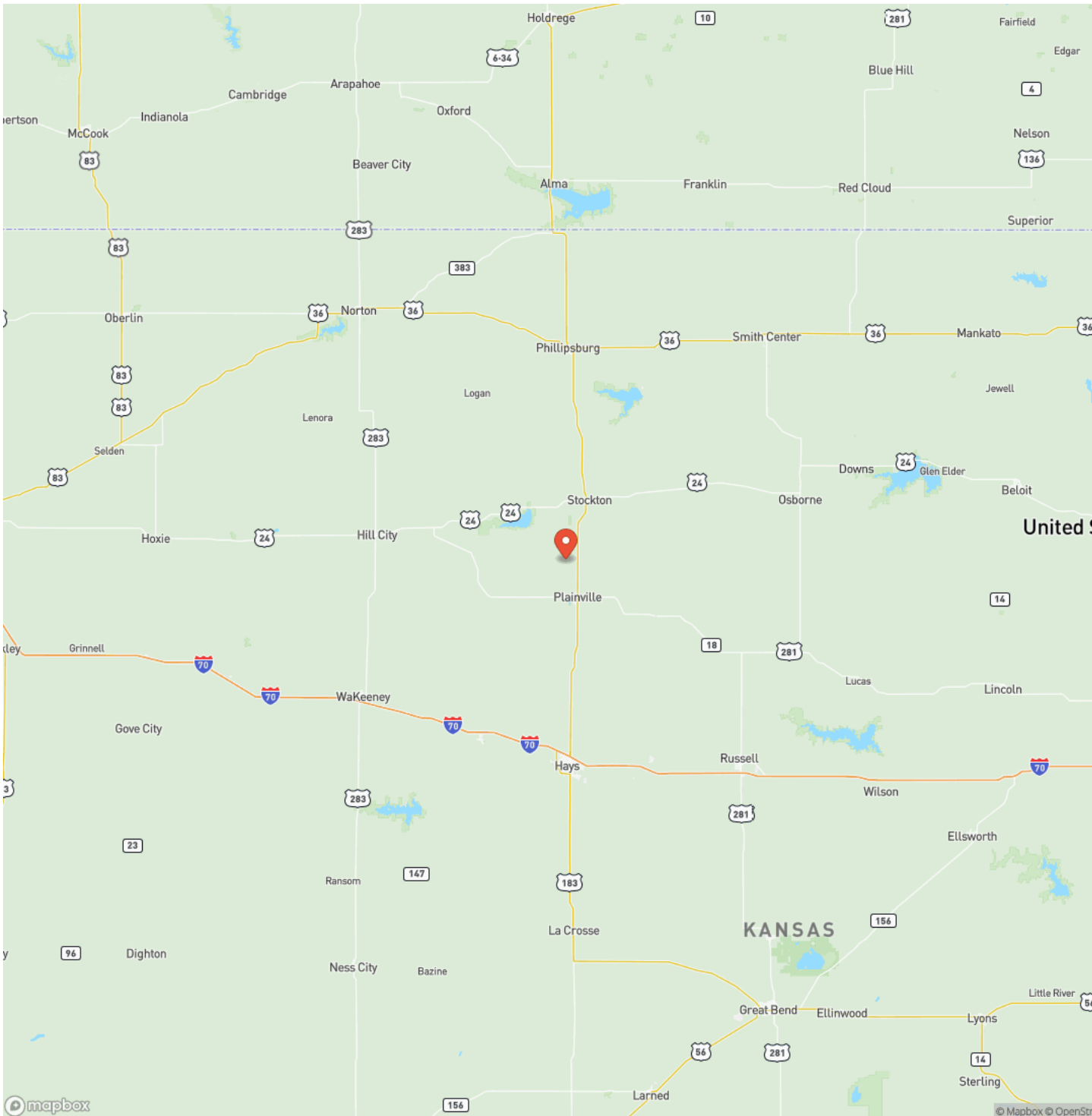
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Plainville, KS / Rooks County



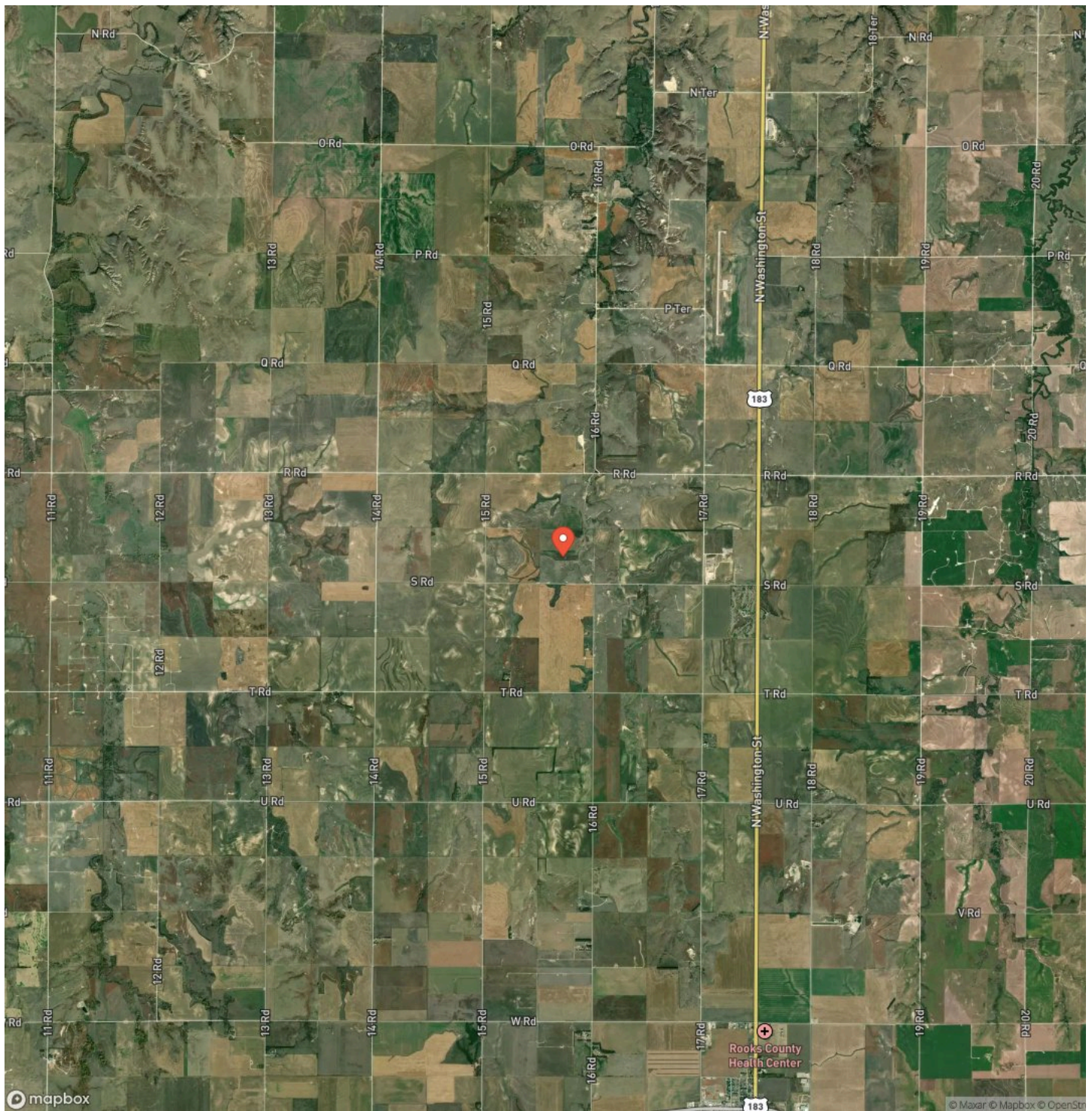
Locator Map



Locator Map



Satellite Map



155 +/- Acres of Mixed Use Tillable and Pasture With Oil Income in Rooks County, KS Plainville, KS / Rooks County

LISTING REPRESENTATIVE

For more information contact:



Representative

Greg Bieker

Mobile

(620) 639-3337

Email

greg@redcedarland.com

Address

City / State / Zip

NOTES

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This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



redcedarland.com

DISCLAIMERS

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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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