

**ABSOLUTE AUCTION 77.19 +/- acres of tillable ground
just NE of Galatia, KS in Barton County
0000 NW 200th Rd
Galatia, KS 67665**

**77± Acres
Barton County**



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Galatia, KS / Barton County

SUMMARY

Address

0000 NW 200th Rd

City, State Zip

Galatia, KS 67665

County

Barton County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

38.656589 / -98.938228

Taxes (Annually)

996

Acreage

77

Property Website

<https://redcedarland.com/detail/absolute-auction-77-19-acres-of-tillable-ground-just-ne-of-galatia-ks-in-barton-county-barton-kansas/61601/>



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PROPERTY DESCRIPTION

Absolute Auction

77.19 +/- acres of tillable ground just NE of Galatia, KS in Barton County

Auction Date: Thursday, October 3, 2024.

Auction Time: 11:00 AM CST

Auction Location: Fossil Creek Hotel - Dole-Specter Conference Center, 1430 S. Fossil St. Russell, KS 67665

Seller: Starr F. Schlobohm Education Trust

All Buyers Will Have The Option To Bid In Person, Or Over The Phone

Absolute Auction - This property is selling without reserve!

Legals: W 1/2, SW 1/4, S13, T16S, R15W, Barton County, KS; +/- 77.19 acres; Parcel ID: 0050561300000003000

Driving Directions: From Galatia, KS; one mile east on NW 190 Rd, then one mile north on Northwest 90 Ave, to the SW corner of the property.

Property Description: This tracts consists of 72.04 +/- acres of tillable ground with a 5.15 +/- acre water way. Featuring excellent class II soils, the majority being Harney Silt Loam, the entire property has been sprayed and is currently idle. There is currently no tenant, so the buyer will receive immediate possession on all acres at closing.

Mineral Rights: Seller will reserve all of the oil, gas and other minerals in and under the real estate for a period of 10 years from the date of seller's deed conveying the real estate to buyer and as long thereafter that oil and/or gas is produced from the said real estate or the premises are being developed or operated for the production of oil and/or gas.

2023 Taxes: \$996

For more information or to schedule a tour, contact Mark Morris at [785-324-1495](tel:785-324-1495) or mark@redcedarland.com

Auction Terms and Conditions:

10% earnest money down day of sale. Closing shall be with Security 1st Title Company 30 days from auction date. Taxes shall be prorated to the date of closing. Title and closing costs shall be split 50/50 between seller and buyers. All real estate is selling subject to any easements or surveys. Real estate is not selling subject to any inspections or bank approval. Real estate is selling with no disclosure statements. Red Cedar Land Co is representing the seller as a sellers agent. All boundary line maps are



approximate. All property information is believed to be accurate, however, Red Cedar Land Co, LLC is not liable for its accuracy.

Seller elects to have live bidding & phone bidding.

ANY ANNOUNCEMENTS MADE DAY OF SALE SHALL TAKE PRECEDENCE OVER ANY OTHER ADVERTISED MATERIAL.

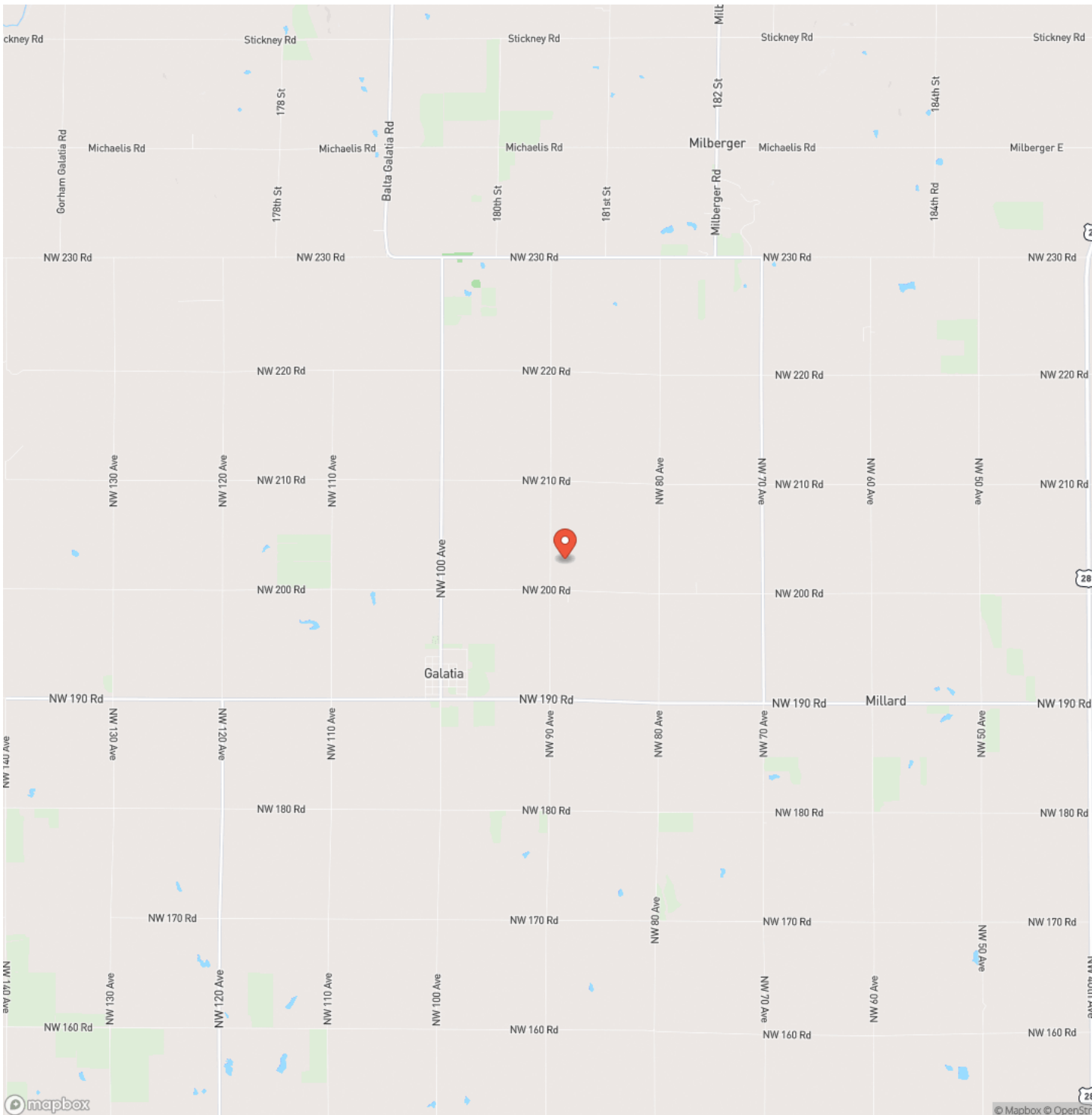


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Galatia, KS / Barton County

Locator Map

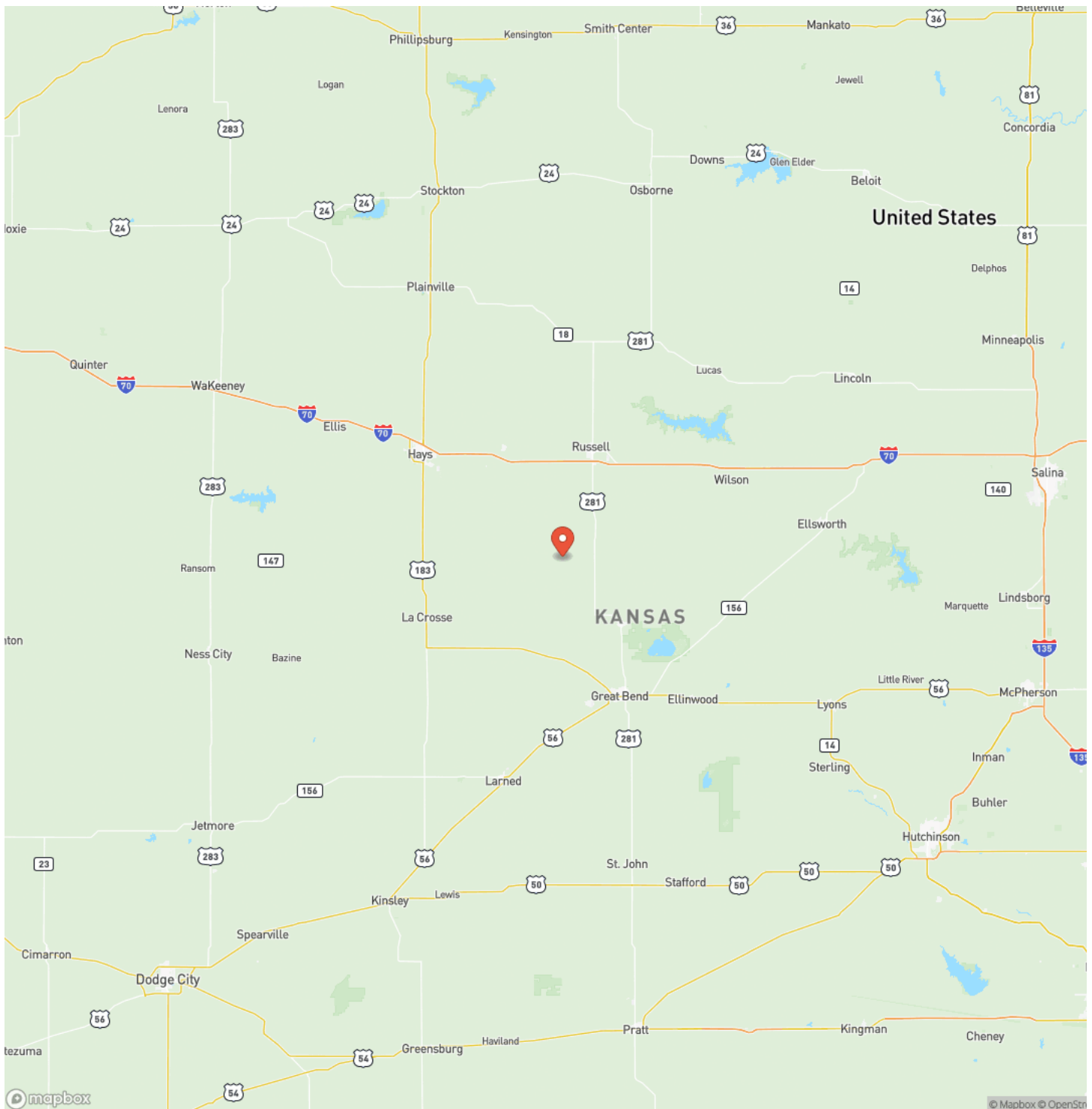


MORE INFO ONLINE:

redcedarland.com

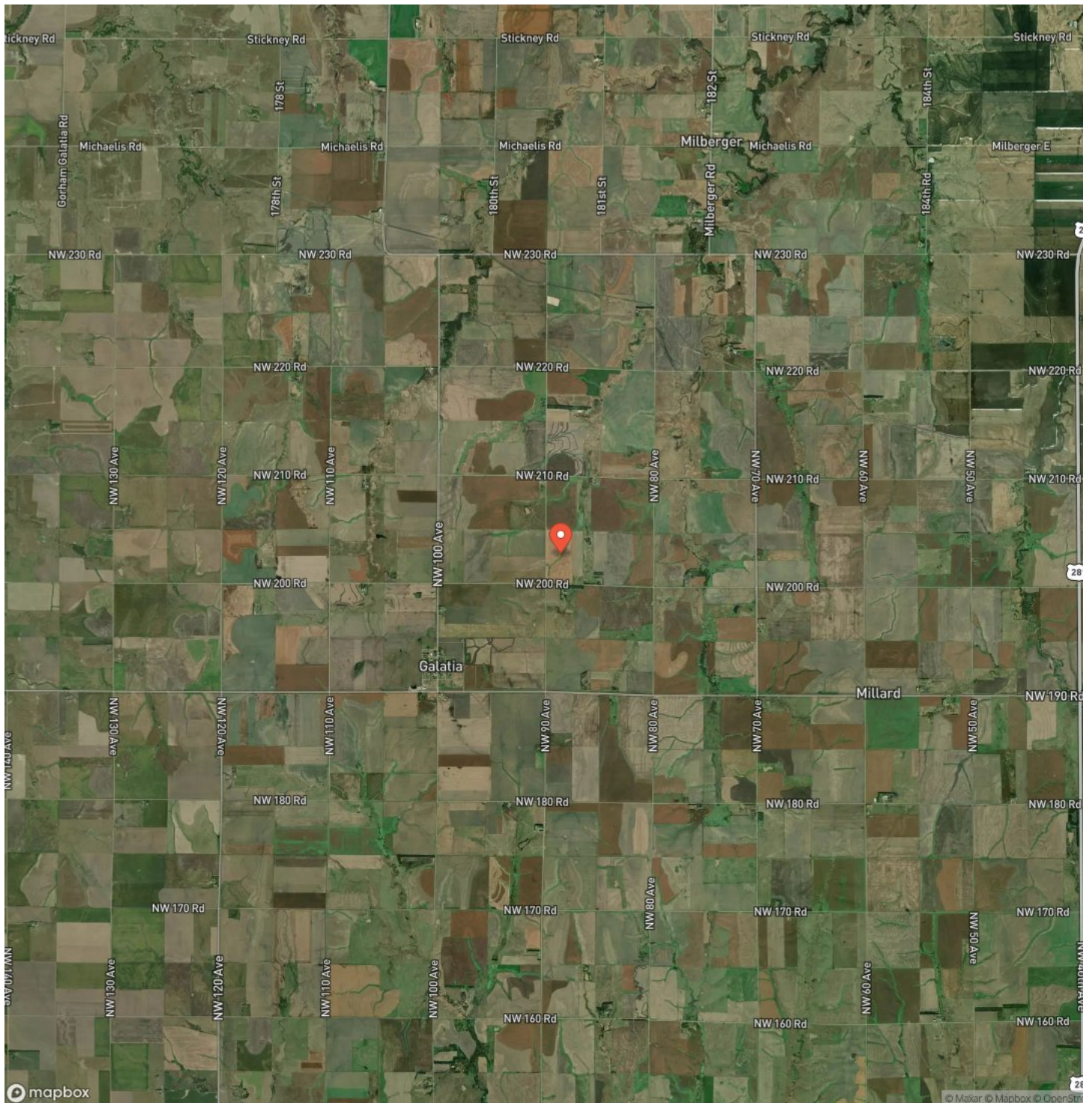
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Locator Map



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Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Mark Morris

Mobile

(785) 324-1495

Email

mark@redcedarland.com

Address

City / State / Zip

Bunker Hill, KS 67626

NOTES



MORE INFO ONLINE:

redcedarland.com

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



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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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