

REAL ESTATE LISTING PROPERTY FOR SALE

126[±] acres

GREENE COUNTY, IN / 126[±] ACRES / NEAR LYONS

Directions to Property: From the jct. of St. Hwy 67 & Co. Rd. 800W on the southwest side of Lyons, go north on Co. Rd. 800W 1.5 miles to Co. Rd. 100S, turn east & proceed to the property.



TOTAL ACRES:
126[±] ACRES



TILLABLE ACRES:
103.84[±] ACRES



WOODED ACRES:
12[±] ACRES

- **County & State:** Greene County, Indiana
- **Total Acres:** 126[±] Acres
- **Tillable Acres:** 103.84[±] Acres
- **Woods:** 12[±] Acres
- **Taxes Payable:** 2016 Taxes due 2017 - \$2,878
- **Possession Date:** Subject to a cash rent lease through 2018 paying \$250 per tillable acre
- **Zoning:** None
- **Fencing:** None
- **Improvements:** 40'x80' machine shed with 12' eaves
- **Easements or Restrictions:** None
- **Topography:** Gently Sloping

- **Oil/Mineral Rights:** All owned by seller; will be conveyed to buyer
- **Soil Types:** Ava Silt Loam, Shakamak Silt Loam, Fairpoint Silt Loam, Cincinnati Silt Loam
- **Owner:** Freddy J. Alsman Irrevocable Trust, Rosemary Alsman Irrevocable Trust

**PLC Yield: Corn - 124, Soybeans - 43,
CRP Acres - 2.48 Acres**



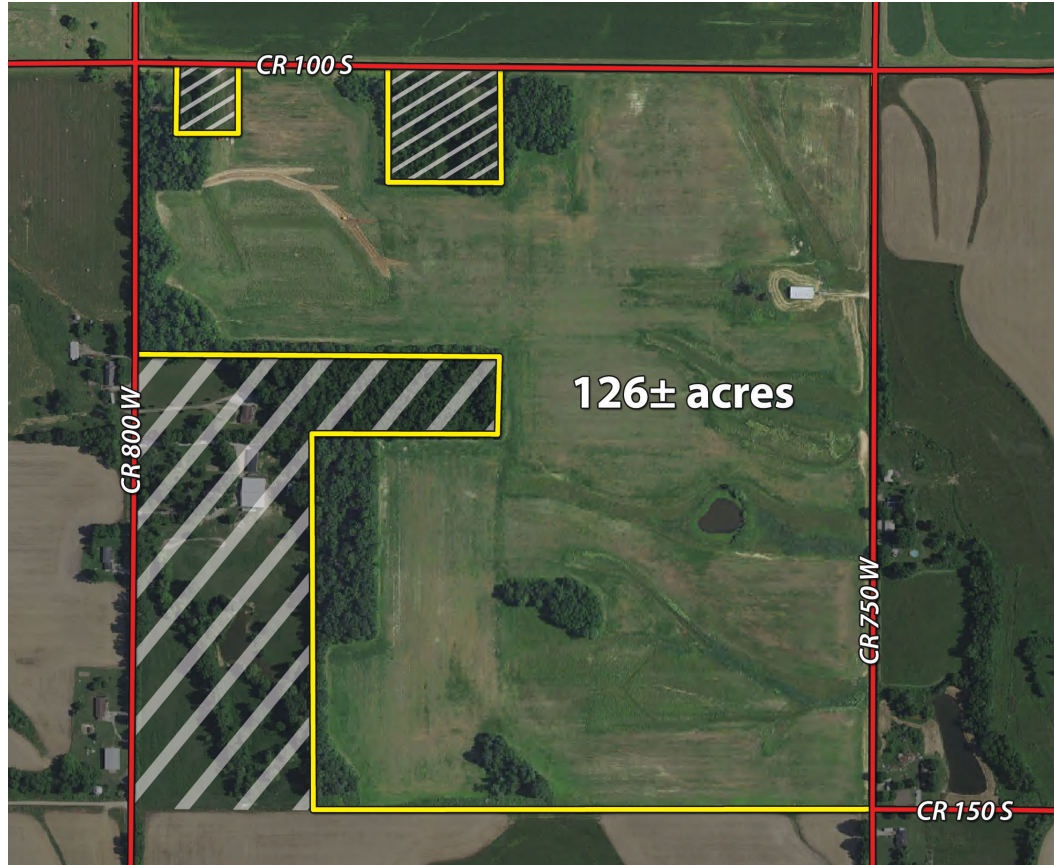
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Alsman • BRH04G

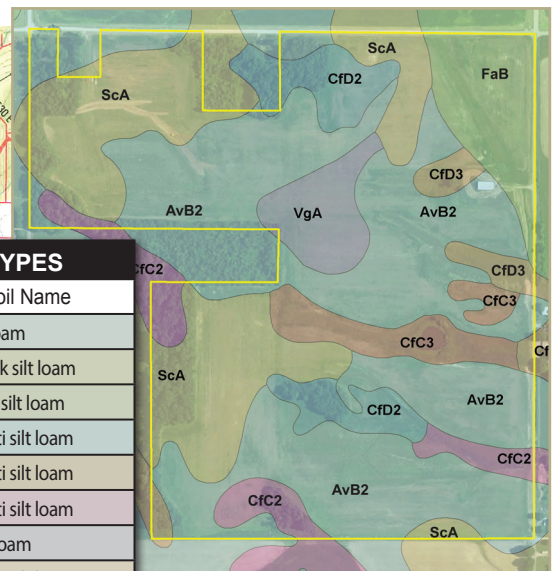
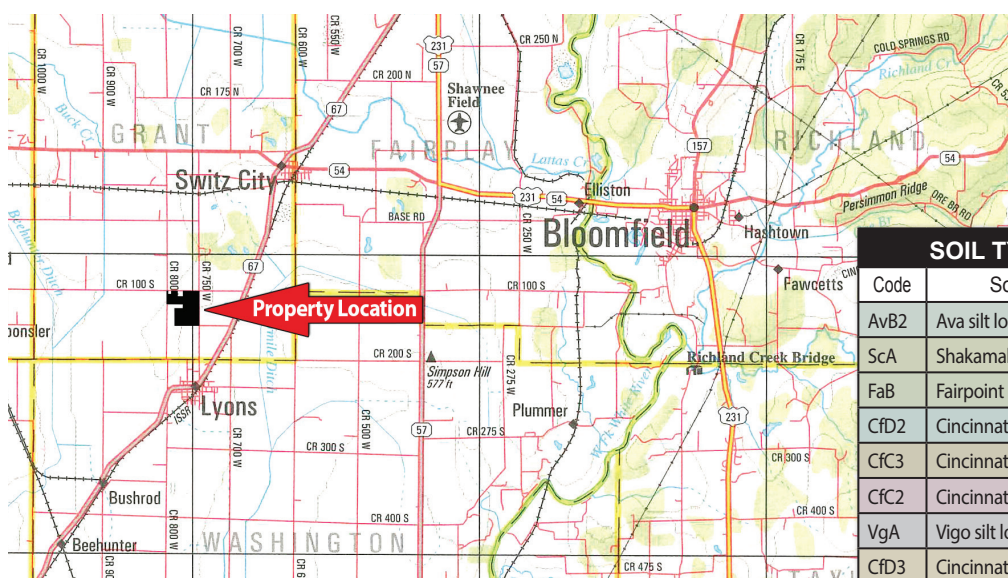
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- **GREENE COUNTY, IN**
- **126± ACRES / 103± TILLABLE**
- **12± WOODED ACRES**

AERIAL MAP



LOCATION MAP



SOIL TYPES	
Code	Soil Name
AvB2	Ava silt loam
ScA	Shakamak silt loam
FaB	Fairpoint silt loam
CfD2	Cincinnati silt loam
Cfc3	Cincinnati silt loam
Cfc2	Cincinnati silt loam
VgA	Vigo silt loam
Cfd3	Cincinnati silt loam

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