

Private Auction

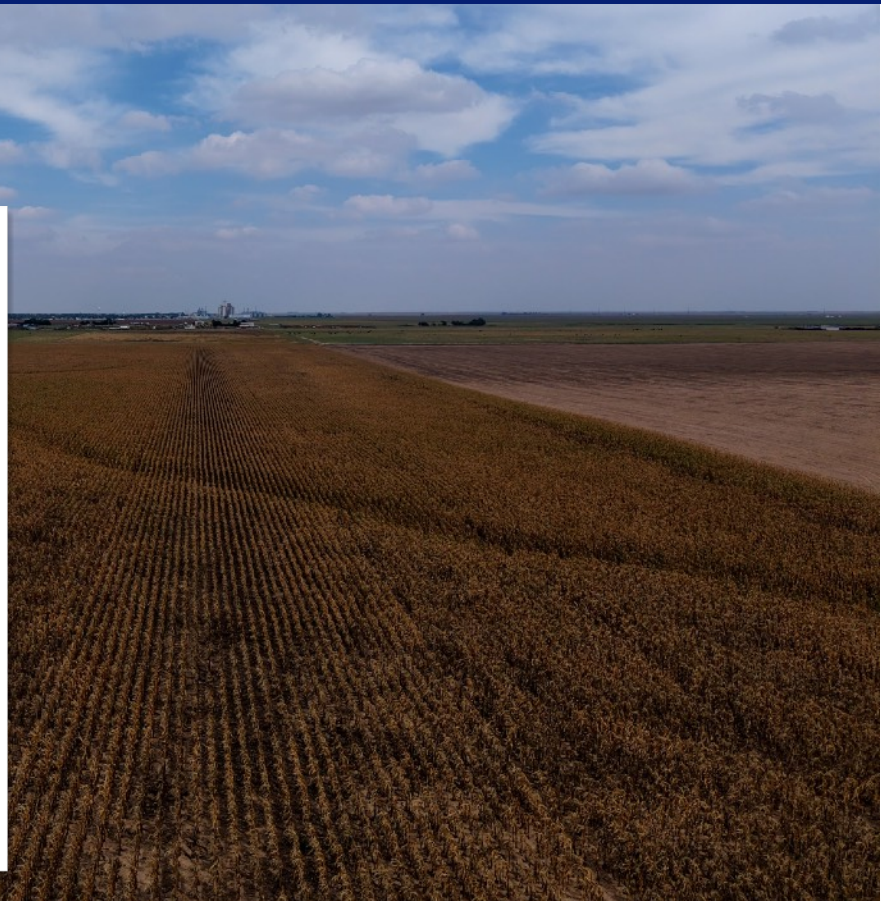
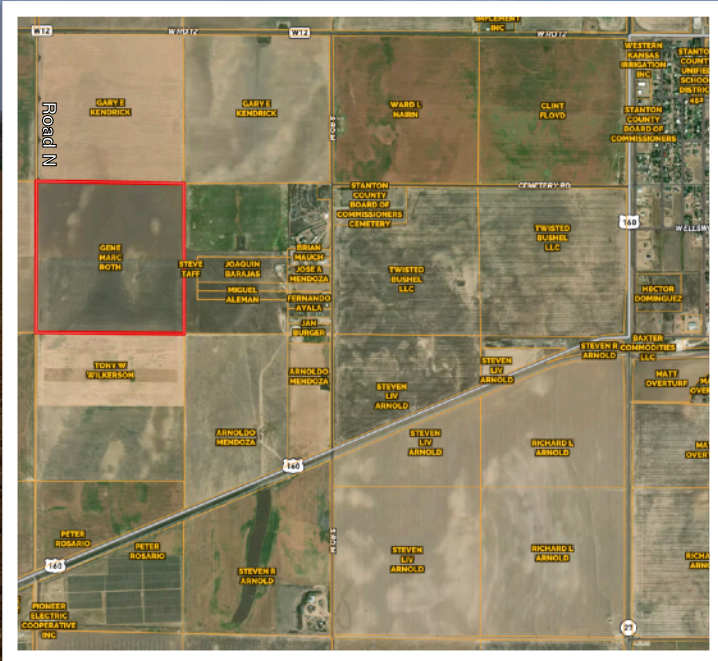
Bid by Phone Auction

160 Acres

Excellent Farmland

Stanton County, Kansas

Just west of Johnson!



Bidding will not end prior to **November 10, 2026**



Faulkner
REAL ESTATE, INC.



Broker: **Chris Faulkner 620-575-6555**

Learn the high bid & bid by phone: 620-356-5808

More information at: www.faulknerrealestate.com

Land specialists in Kansas - Colorado - Oklahoma

Bidding will not end prior to **November 10, 2026**

Directions: From HWY 27 & HWY 160 in the NW corner of Johnson, KS; go 2 miles west & 1/2 south to the northwest corner. (Signs posted)

Legal Description: Surface Rights ONLY in and to the Southwest Quarter (SW/4) of Section 34-28-41, Stanton County, Kansas.

Bidding Acres: 160

2025 Taxes: \$123.60- 2026 taxes are paid in full. Buyer to pay all of 2027 tax.

Mineral Rights: None included.

Tenant: Verbal 1/3, 2/3 crop-share with Tony Wilkerson.

Possession: Subject to rights of Tenant.

Crops: North-Half fallow & South-Half corn stalks. *2026 corn to remain with Seller and Tenant. Buyer to reimburse Tenant for any work to open ground at closing- call for details.*

Soils: Approximately 66% Richfield silt loam 0-1% slope, 28% Ulysses silt loam 0-1% slope & 9% Buffalo Park-Ulysses silt loam 1-3% slope.

Irrigation water Rights: None.

Note: Call today to learn the current high bid or to place your bids by phone!



READ THESE IMPORTANT TERMS & BID ACCORDINGLY: Selling by *Private Auction* through Chris Faulkner, Broker, Faulkner Real Estate, Inc. Broker represents Seller as Seller's agent and shall treat the Buyer as a customer. A customer is a party to a transaction with whom Broker has no agency relationship. Successful bidder will sign contract and deposit 10% earnest money with **Kansas Secured Title (Formerly Frazee Abstract)** as escrow and closing agent. Seller and Buyer will split the cost of title insurance and closing fee. Final sales price will be figured on the acreage published regardless of actual acreage. Buyer to verify accuracy of acreage and bid accordingly. Settlement will occur on or before **Thursday December 17, 2026**. **Announcements during sale take precedence over published information.** Selling subject to owner confirmation. Bidders will be confidential until bidding is closed. Bidding is not subject to financing. Buyers are to have financing arranged prior to bidding. NOTE: All information is from sources deemed reliable but is not guaranteed. Prospective buyers are urged to INSPECT all properties prior to bidding and to satisfy themselves as to condition, well performance, noxious weeds, acreages, lease terms, etc. Property sells "AS-IS" and subject to easements, covenants, CRP contracts and reservations, if any, now existing against said property. NO WARRANTIES are either expressed or implied by Seller or Faulkner Real Estate, Inc.