

FOR SALE DEAF SMITH CO
CRP GRASS 402

\$542,700 or \$1,350/ acre.



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PROPERTY OVERVIEW

Area: Deaf Smith Co.- West of Hereford, TX, north east of Friona, TX

Location: From Hereford, TX drive 10 miles west on Highway 1058 to County Rd O. Turn right on and drive north 3 miles then follow the curve left and drive .3 miles west. Take the curve north and drive .3 miles to the SE corner of the property.

Access: County Rd O borders the east side of the property. Co Rd 9 borders the south side of the property.

Best Use: CRP contract, cattle grazing.

Acres: 402.

Property Type: 350 acres CRP grass, 52 acres native grass

CRP Terms:
Acres: 350

Payment: \$38/ acre annually

Term: 8 years remaining on the contract

Water: There is no well on the property. Stock water is provided by a neighbor to the property.

Improvements: Good fence on the north boundary of the property.

Utilities: Property has 3- phase electricity along the east boundary of the property. Single phase along the south boundary.

Price: \$542,700 or \$1,350/ acre.