



319 ACRES IN 3 TRACTS

AUCTION

LIVE & ONLINE

THREE TRACTS OF CROPLAND IN A GREAT AREA

WEDNESDAY, OCTOBER 22nd, 2025 @ 10:00am

AUCTION LOCATION

Arlington Community Center
900 W Main Street, Arlington, KS



SELLER: G H Grieve Trust

First National Bank Trust Dept. Shane T McCall, Trust Officer

TRACT 1

FSA reports 80.22 acres of cropland are currently all planted to corn, tenant will harvest the corn and plant it back to wheat this fall. Buyer shall receive 1/3 of the growing wheat crop and receive possession after the 2026 wheat harvest

The bases of this tract is combined with Tract #2 which is the Southeast Quarter of Section 25-24-8. FSA reports 240.94 acres; 227.5 acres of cropland, 56.9 acres double crop, and a what base of 211.70 acres with a PLC yield of 41 bushels, 15.80-acre milo base of with a PLC yield of 51 bushels, and a 56.90-acre sunflower base with a 691 lb. PLC yield.

A fairly level tract of land with good access and consists of mostly Farnum soil and a little Bethany Silt Loam

Mineral rights are not reserved by the seller, transfer to the buyer

Terms: \$24,000 down and the balance due upon closing in 30 days

Taxes: \$1146.95 to be prorated at the closing

LAND LOCATION

From Arlington, KS go east on 61 highway
1 mile to Fairview Rd then north 1 mile

LEGAL DESCRIPTION

The North half of the Northwest Quarter of
Section 36-24-8 in Reno County, selling 80
acres more or less

Paul Nisly

Auctioneer

620.727.7399

620.259.9445

www.nislyauction.com



ReeceNichols
SOUTH CENTRAL KANSAS

An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.



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LAND LOCATION

Located from Arlington, KS, go East on 61 Highway 2 miles to Salem Rd, then North 1/2 Mile on the West Side

LEGAL DESCRIPTION

The Southeast Quarter of Section 25-24-8 in Reno County, KS selling 160 acres more or less

TRACT 2

FSA reports 147.24 acres of cropland, the balance is in grass and grass waterways

The bases and yield are combined with Tract #1

This tract is planted to corn currently; the tenant will harvest the corn and plant it back to wheat this fall. The buyer shall receive 1/3 share and receive possession after the 2026 wheat harvest.

This is a good productive tract with mostly Farnum loam soil, some Betany Silt soil, and a little Breaks-Alluvial Complex in the low drainage area.

Access is good off Salem Road

Terms: \$40,000 down and the balance due in 30 days
Taxes: \$1951.04 prorated at closing



LAND LOCATION

Located from Langdon, KS 1/2 mile North on the East Side

LEGAL DESCRIPTION

The South Half of the Northwest Quarter of Section 21-25-9 in Reno County, KS Selling 78 Acres More or Less

TRACT 3

FSA reports 76.81 acres of cropland with a wheat base of 76.8 acres and a PLC yield of 41 bushels per acre

This will be planted back to wheat this fall, and the buyer shall receive 1/3 share and get possession after the 2026 wheat harvest

Access is good off the Langdon blacktop road

This tract consists of mostly Clark Ost Complex with 1% slope

Taxes \$700.50 to be prorated at closing

Terms: \$20,000 down on sale day and the balance due in approximately 30 days

TERMS AND CONDITIONS:

Not contingent upon obtaining financing. Down payment on the day of the sale is non-refundable and the remaining balance due at closing. Sale is not contingent on obtaining financing. No buyer's premium will be charged. Buyer will be responsible for any Buyer Agent fees. Seller will furnish Title Insurance for the buyer. Buyer shall pay closing fee at the Title Company. Mineral rights not reserved by the seller, transfer to the buyer. Property is being sold as-is without any written or implied guarantees. Sold subject to any easements of record. All information was provided by FSA, Reno County Courthouse, and deeds of record are deemed accurate and reliable to the best of our knowledge. This auction will be held both in-person and online. Any announcements made on sale day take precedence over auction ad or flyer.



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