

# Putnam County Land iAuction

## 426.8 +/- Acres Selling in 4 Tracts

**TROPHY**  
PROPERTIES AND AUCTION  
LAND | RECREATIONAL | RESIDENTIAL

Trophy Properties and Auction • 855.573.5263 • leads@trophyPA.com

ONLINE  
AUCTION ONLY



**TRACT 1**



**TRACT 2**



**TRACT 4**

**BIDDING START DATE:** 5/18/2017    **BIDDING END DATE:** 6/21/17 @ 10am  
**Bid Now at [www.TrophyPA.com](http://www.TrophyPA.com)**

**PROPERTY ADDRESS:**

00 State Hwy M  
Powersville, MO 64672

**ACRES:** 426.8

**COUNTY:** Putnam

**PROPERTY DESCRIPTION:**

426.8 acres located in northwest Putnam county just 2 miles from the Iowa line. The farm will be offered in 4 tracts. If you're looking for outstanding deer and turkey hunting be sure to check this farm out. It is Awesome!

**Note:** Tracts 2-4 are being surveyed and acres will be adjusted upon completion.

**Tract 1** – 56.8 surveyed acres with 13.3 acres of CRP paying \$85.80 per acre through 9/30/2018. Balance of farm is pasture, woods and a beautiful 4+ acre lake. Outside of hunting this tract would be a beautiful site for a new home and is accessed via state highway M.

**Tract 2** – 60+/- acres of woods, over grown pasture and small pond. This tract offers excellent deer and turkey hunting. Farm is located on 140<sup>th</sup> St. and just ¾ of a mile west of state highway 139.

**Tract 3** – 150+/- acres of pasture, over grown pasture, woods, food plots, small pond and 22 acres of CRP paying \$82.80 per acre through 9/30/2021. This tract offers excellent deer and turkey hunting. Farm is located on 140<sup>th</sup> St. and just ¾ of a mile west of state highway 139.

**Tract 4** – 160+/- acres of pasture, over grown pasture, woods, great cedar thickets, food plots, small pond and 4 acres of CRP paying \$82.80 per acre through 9/30/2021. Phenomenal deer and turkey hunting tract! Farm is located on 145<sup>th</sup> St. just 1 ¾ mile west of state highway 139.



**PRESENTED BY:**

**JASON WALLINGFORD**

**Auctioneer**

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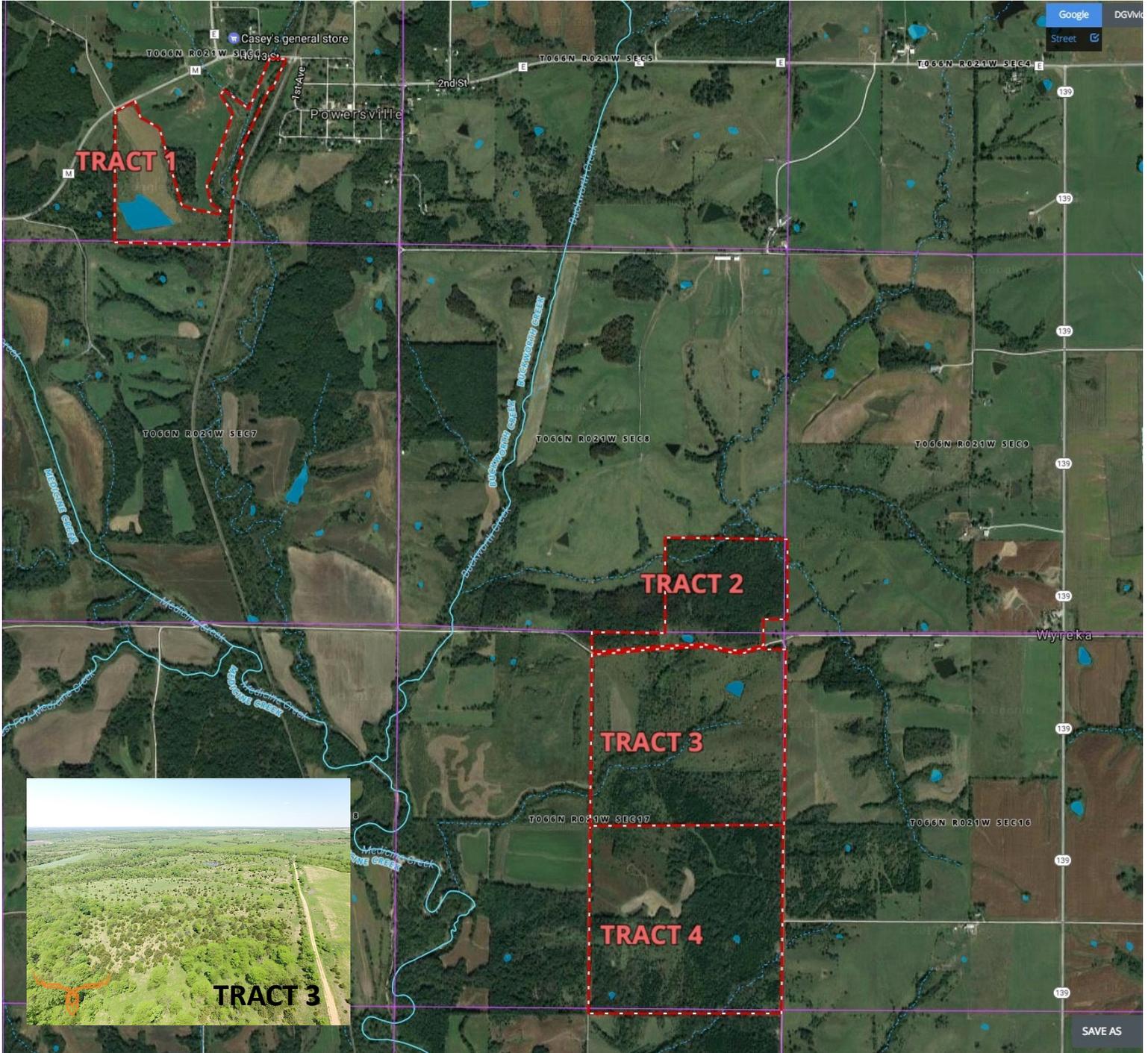


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**TAXES:** \$665.22

**TAX YEAR:** 2016

**Tract 1** - 56.8 acres with 13.3 acres CRP

**Tract 2** - 60 acres timber

**Tract 3** - 150 +/- acres pasture

**Tract 4** - 160 +/- acres with 4 acres CRP

