



# MISSOURI Land & Farm

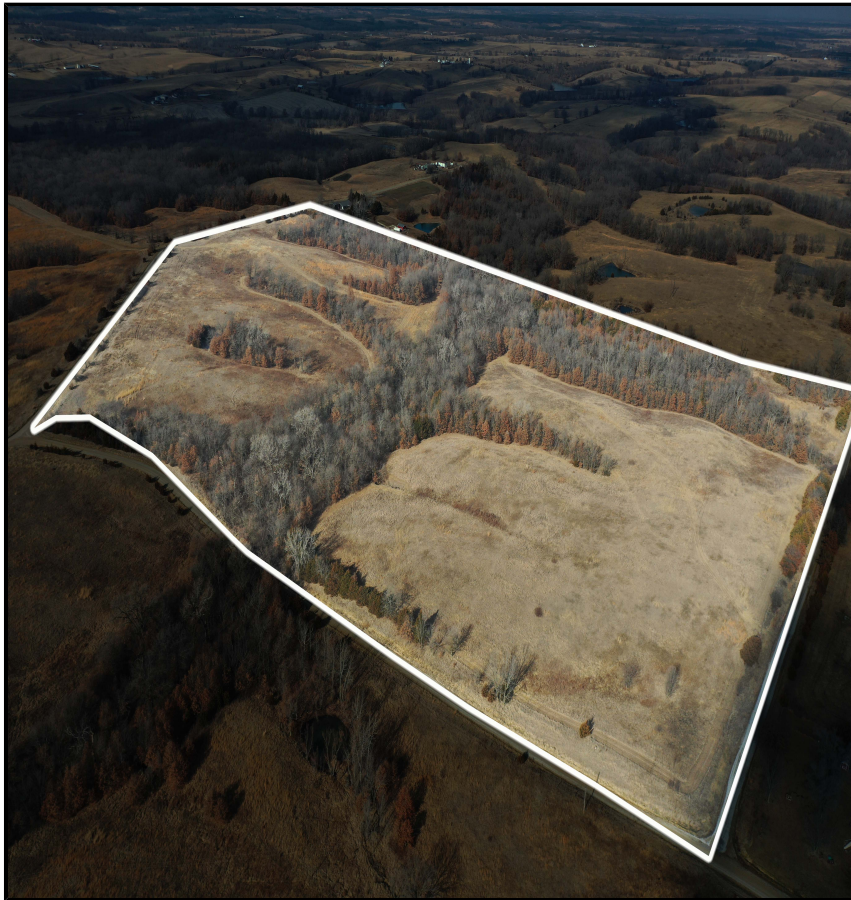
www.missourilandandfarm.com • Office: 660-258-3185 • Fax: 660-258-2082

## 58.9 Acre Affordable CRP/Hunting Farm!!

Lyman Road, Bucklin, MO 64631

Linn Co.

**\$247,380**



### CONTACT:



**JEFFREY QUINN**

Broker

660-734-3925

[jquinn@missourilandandfarm.com](mailto:jquinn@missourilandandfarm.com)



This 58.9 acre farm offers a great place to build, hunt, or just enjoy a recreational getaway.

The timber and layout on the farm offers a couple great tower blinds stand locations along with ladder stands for whitetail deer hunting. There should also be opportunity for turkeys and small game on the property as well. The layout provides easy access to whichever wind or direction you decide to hunt from. Although there is plenty of road access the farm is well hidden from the roads due to the layout.

The farm also features 33.15 acres of CRP to add bedding and nesting cover. The CRP carries with it an annual payment of \$3,401 per year and expires 9/30/2030.

For more information call or text Jeff Quinn 660-734-3925



All Measurements are For FSA Programs Only

Linn Co. FSA

1 inch equals 281 feet



**Wetland Determination Identifiers**

- Restricted Use
- ▼ Limited Restrictions
- Exempt from Conservation Compliance Provisions

Disclaimer: Wetland identifiers do not represent the size, shape or specific determination of the area. Refer to your original determination (CPA-026 and attached maps)

Corn Yellow Grain=C, SoybeansComGrain=SB  
 Covrc-ceg-co=CCC, Covrc-bob-co=CCB  
 Sorghum Grain=Milo, Wheat Winter=SRW  
 Oats Spring Grain=O, Mix FG LS=LS  
 Wheat Hard Winter Grain=HRW  
 Mixed Forage LGM Graze=GZ  
 Mixed Forage LGM Forage=FG  
 Failed=F, Prevent Plant=PP  
 \*Unless noted on Map

**Program Year: 2023**

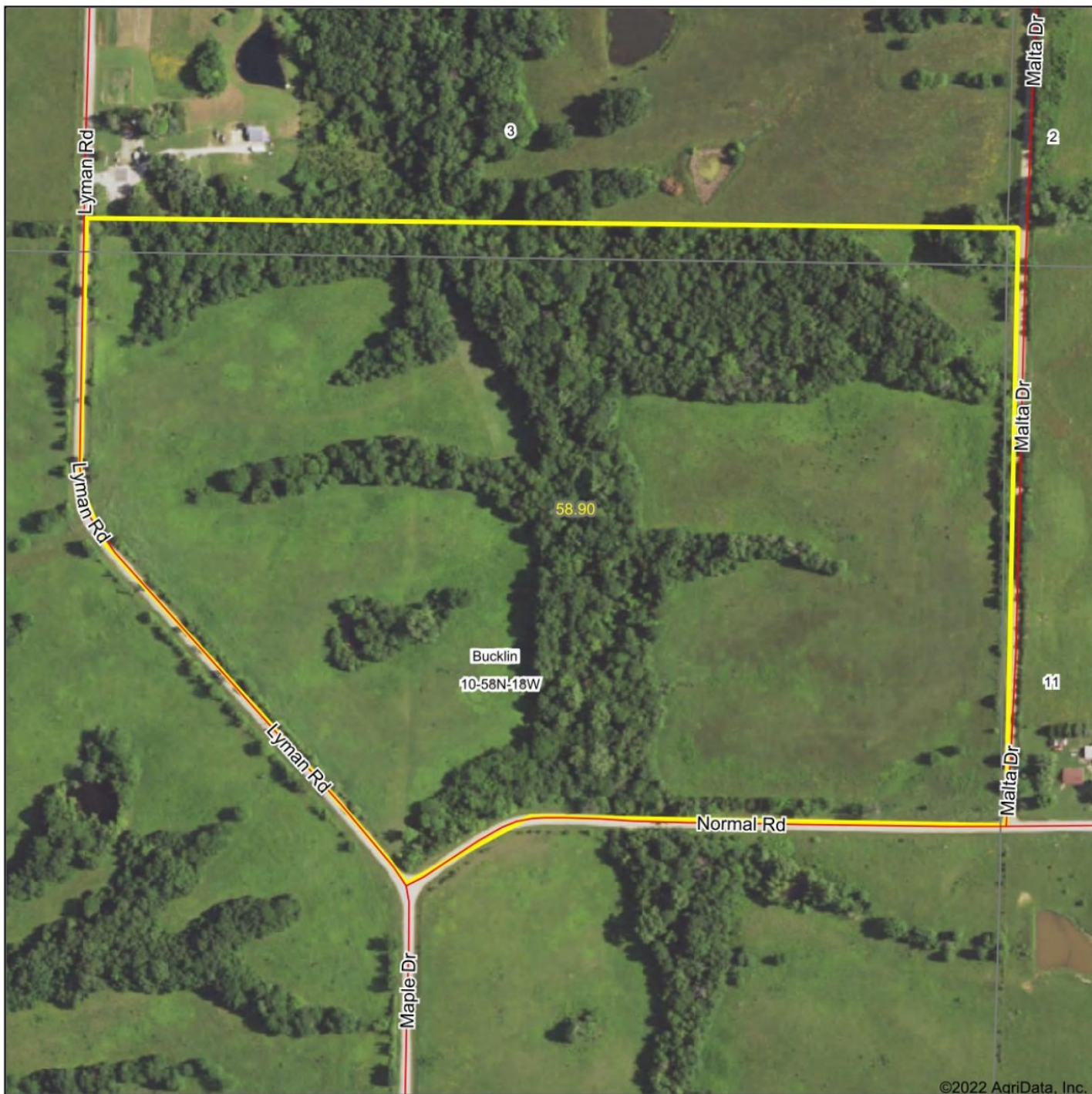
Created: 12/20/2022

Flown: 2022-6-28

- clu
- crp
- plss

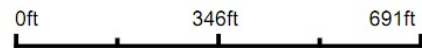
**Farm 6171  
Tract 5120**

# Aerial Map



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Map Center: 39° 51' 36.2, -92° 53' 43.21



**10-58N-18W**  
**Linn County**  
**Missouri**

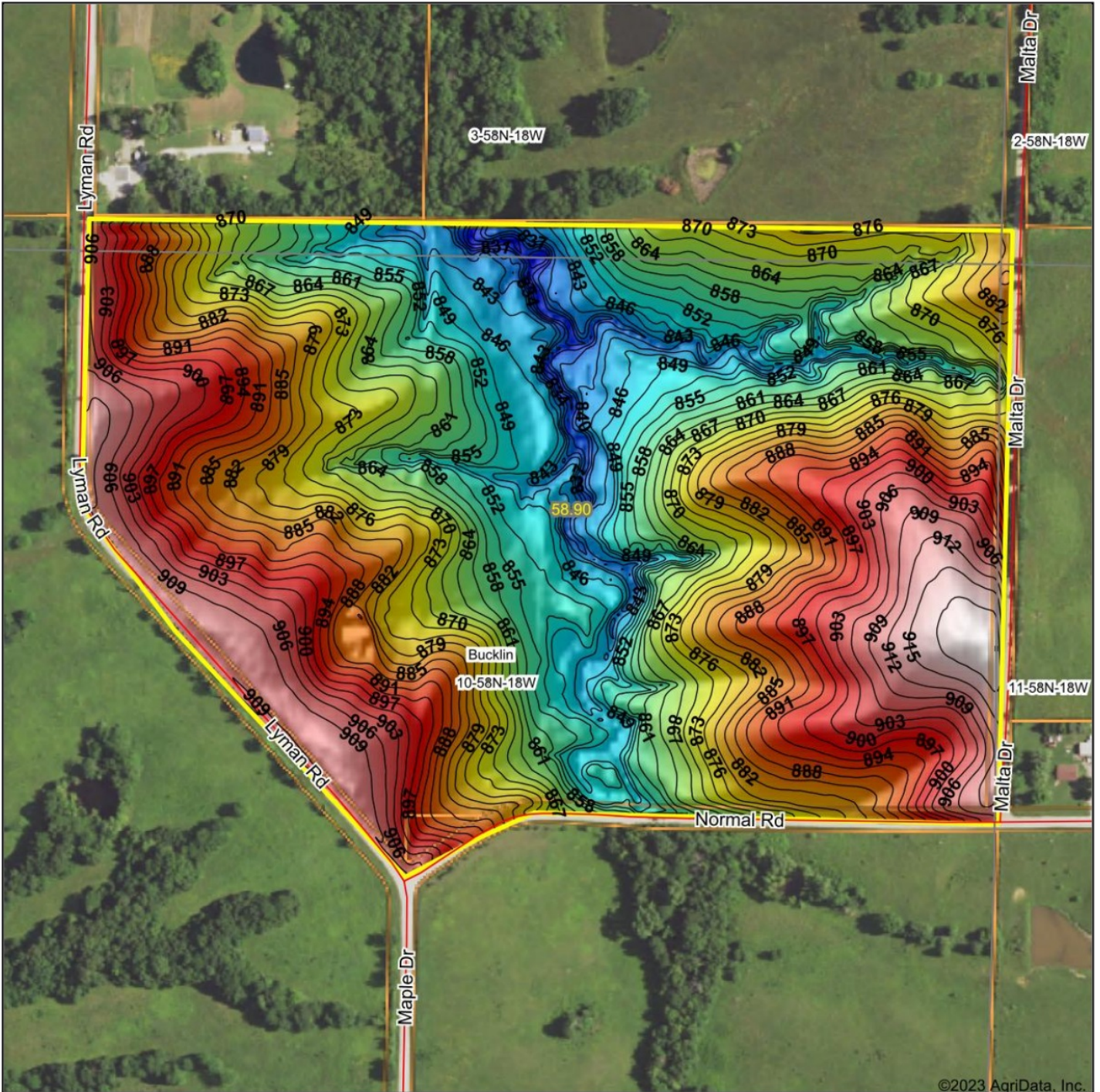


12/26/2022

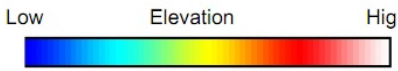
Maps Provided By:

**surety**  
 CUSTOMIZED ONLINE MAPPING  
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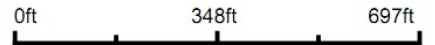
# Topography Hillshade



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Source: USGS 3 meter dem  
 Interval(ft): 3  
 Min: 825.8  
 Max: 920.7  
 Range: 94.9  
 Average: 876.2  
 Standard Deviation: 21.98 ft



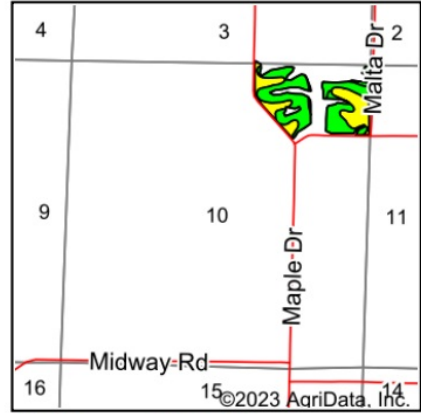
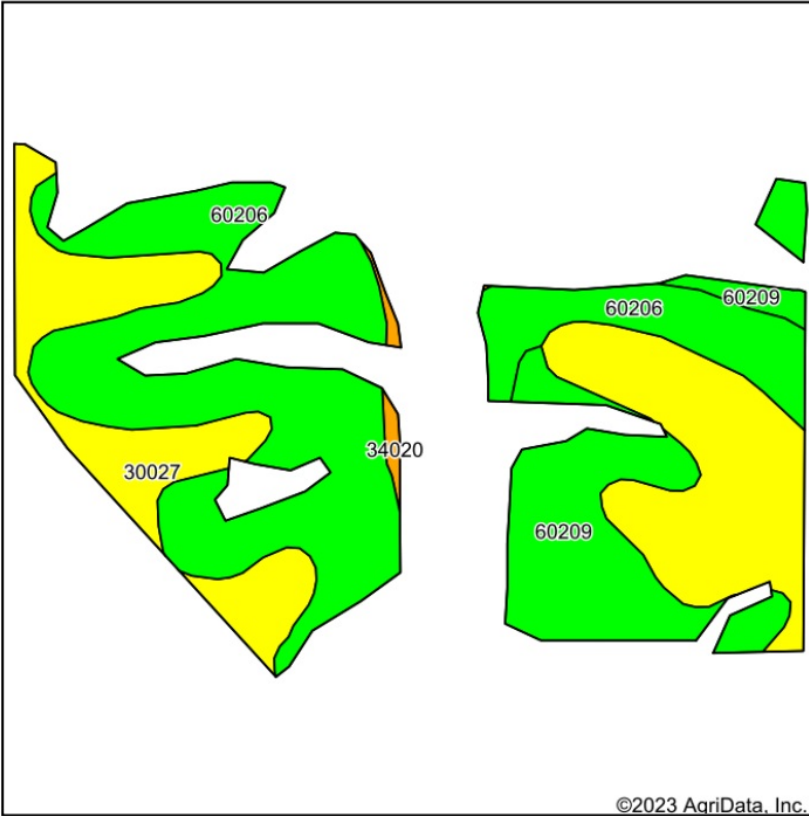
1/4/2023

**10-58N-18W**  
**Linn County**  
**Missouri**

map center: 39° 51' 37.73, -92° 53' 42.97

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# Soils Map



State: **Missouri**  
 County: **Linn**  
 Location: **10-58N-18W**  
 Township: **Bucklin**  
 Acres: **33.15**  
 Date: **1/4/2023**



Soils data provided by USDA and NRCS.

Area Symbol: MO115, Soil Area Version: 26

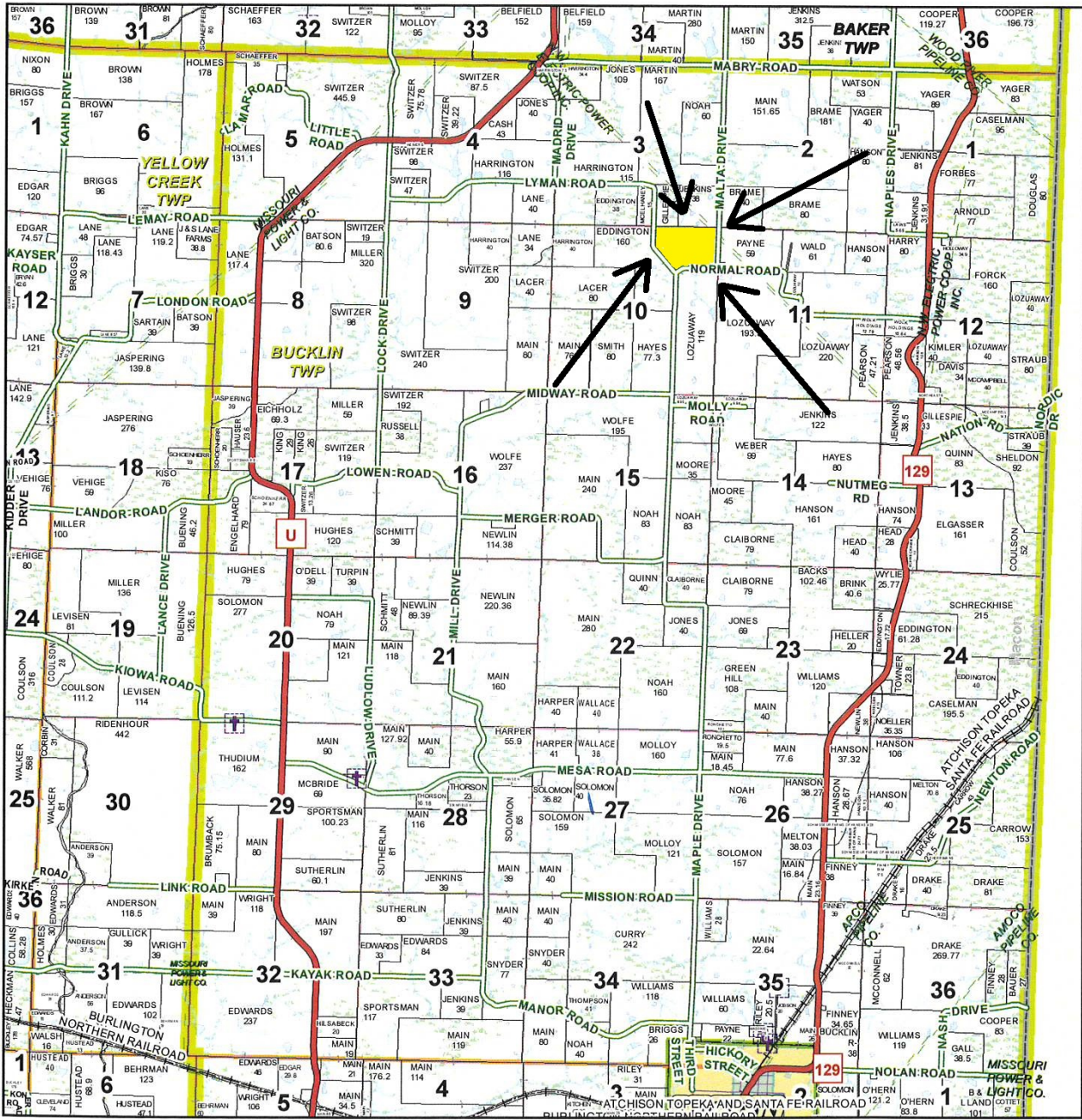
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class *c	Alfalfa hay Tons	Caucasian bluestem Tons	Common bermudagrass Tons	Orchardgrass red clover Tons	Tall fescue Tons	Warm season grasses Tons	*n NCCPI Soybeans
60206	Purdin clay loam, 14 to 20 percent slopes, eroded	14.75	44.5%		IVe	5	7	6	7	6	7	46
30027	Armstrong clay loam, 5 to 9 percent slopes, moderately eroded	11.89	35.9%		IIIe							42
60209	Purdin loam, 9 to 14 percent slopes, eroded	6.22	18.8%		IVe	5	7	6	7	6	7	51
34020	Colo silty clay loam, drainageway, 2 to 5 percent slopes, frequently flooded	0.29	0.9%		IIw							59
<b>Weighted Average</b>					<b>3.62</b>	<b>3.2</b>	<b>4.4</b>	<b>3.8</b>	<b>4.4</b>	<b>3.8</b>	<b>4.4</b>	<b>*n 45.6</b>

\*n: The aggregation method is "Weighted Average using all components"  
 \*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

# T58N-R18W

See Page 38



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January 18, 2017

Linn County Commission

Dick King - Presiding Commissioner  
Mike Brown - 1st District Commissioner  
Josh Muck - 2nd District Commissioner

Data Courtesy Linn County  
Geographic Information System

Marlene Graves - Assessor / GIS Manager

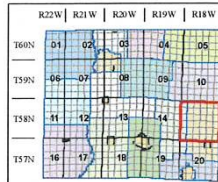
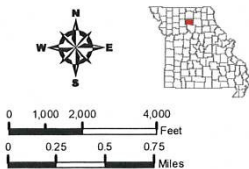
This data was primarily developed for tax purposes and is not considered survey accurate.

Most parcels > 5 ac labeled

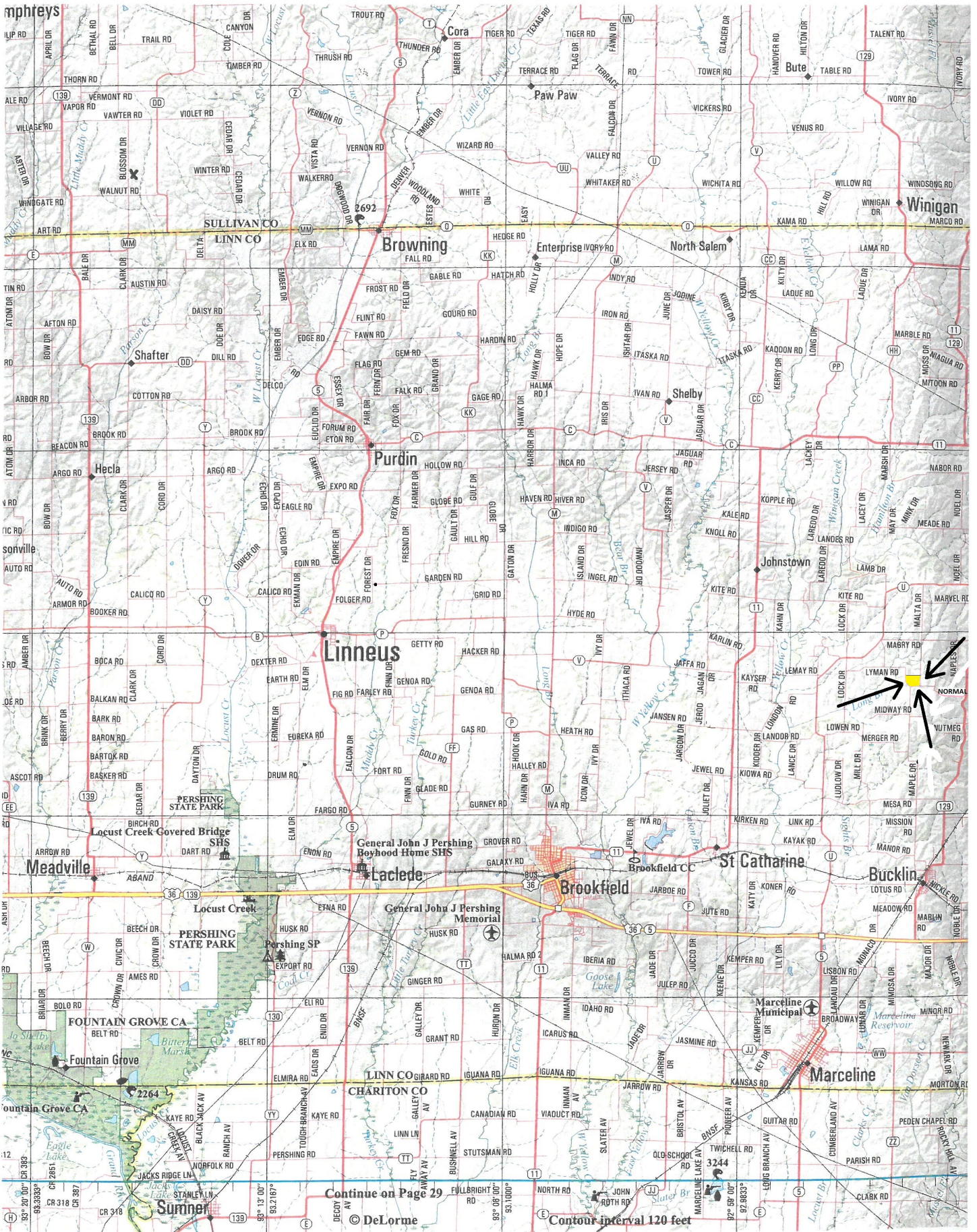
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mphreys



Continue on Page 29

© DeLorme

Contour interval 120 feet

Winigan

Browning

North Salem

Purdin

Linneus

Meadville

Brookfield

St. Catharine

Bucklin

Marceline Municipal

Marceline

Summer