



MISSOURI Land & Farm

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

133 Acre Tillable Farm
CR 2440, Huntsville, MO 65259
Randolph County

\$1,243,550



CONTACT:



JERRY CRUTCHFIELD

Sales

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CONTACT:



DAVE ATKINSON

Sales & Auctioneer

660-788-3333

datkinson@missourilandandfarm.com



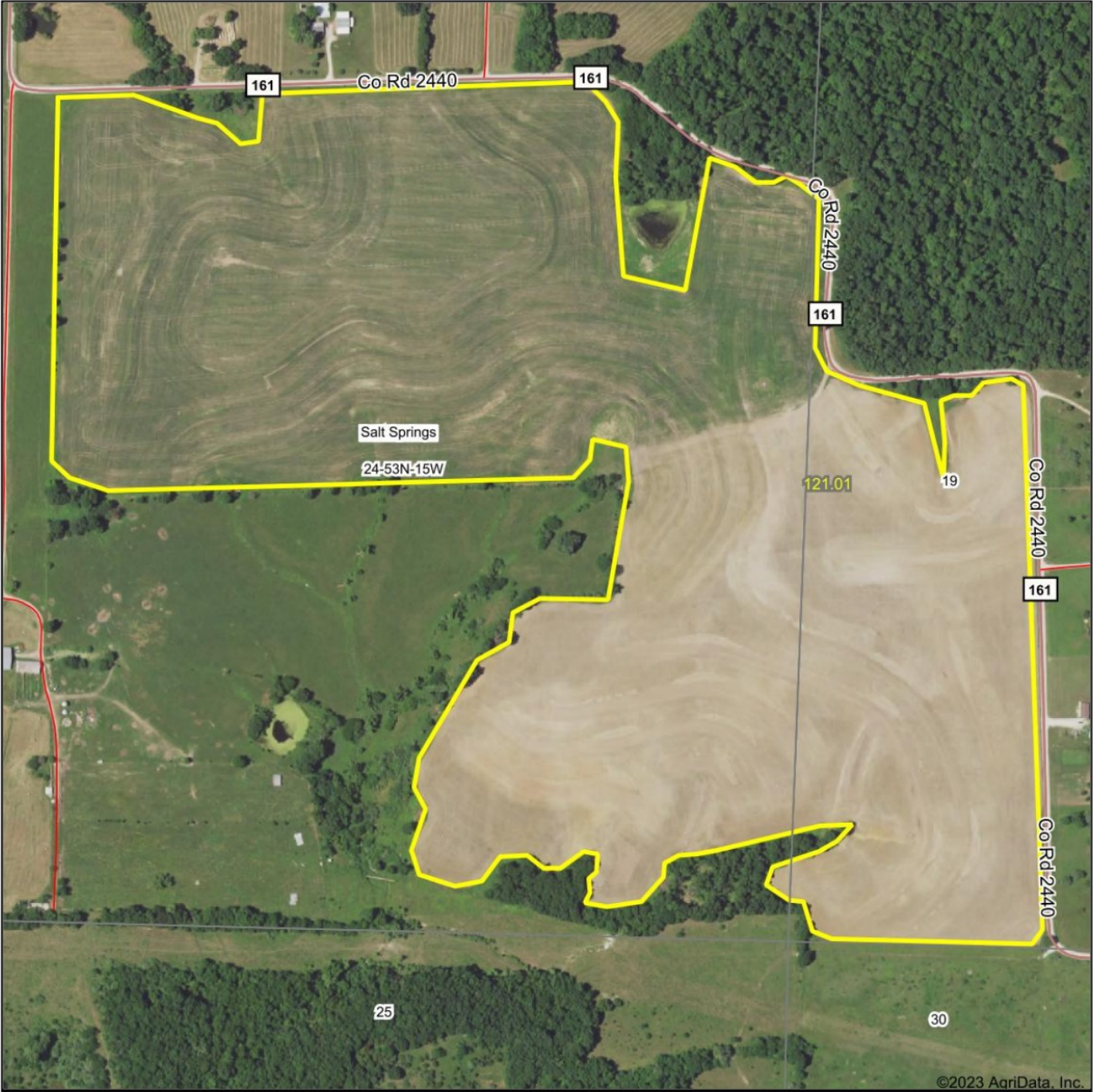
This 133 acre farm is located just 1/2 mile south of BB highway and 5 miles from Moberly, MO

It features approximately 121 acres of gently and freshly redone terraces. This farm for the location and productivity is a must see!!

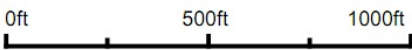
1000's of ft of new terrace have been installed and should be able to be a deduction upon purchase. Check with your personal CPA to verify.

Call Jerry Crutchfield 1-660-670-1249 or Dave Atkinson 660-788-3333 for more information.

Aerial Map



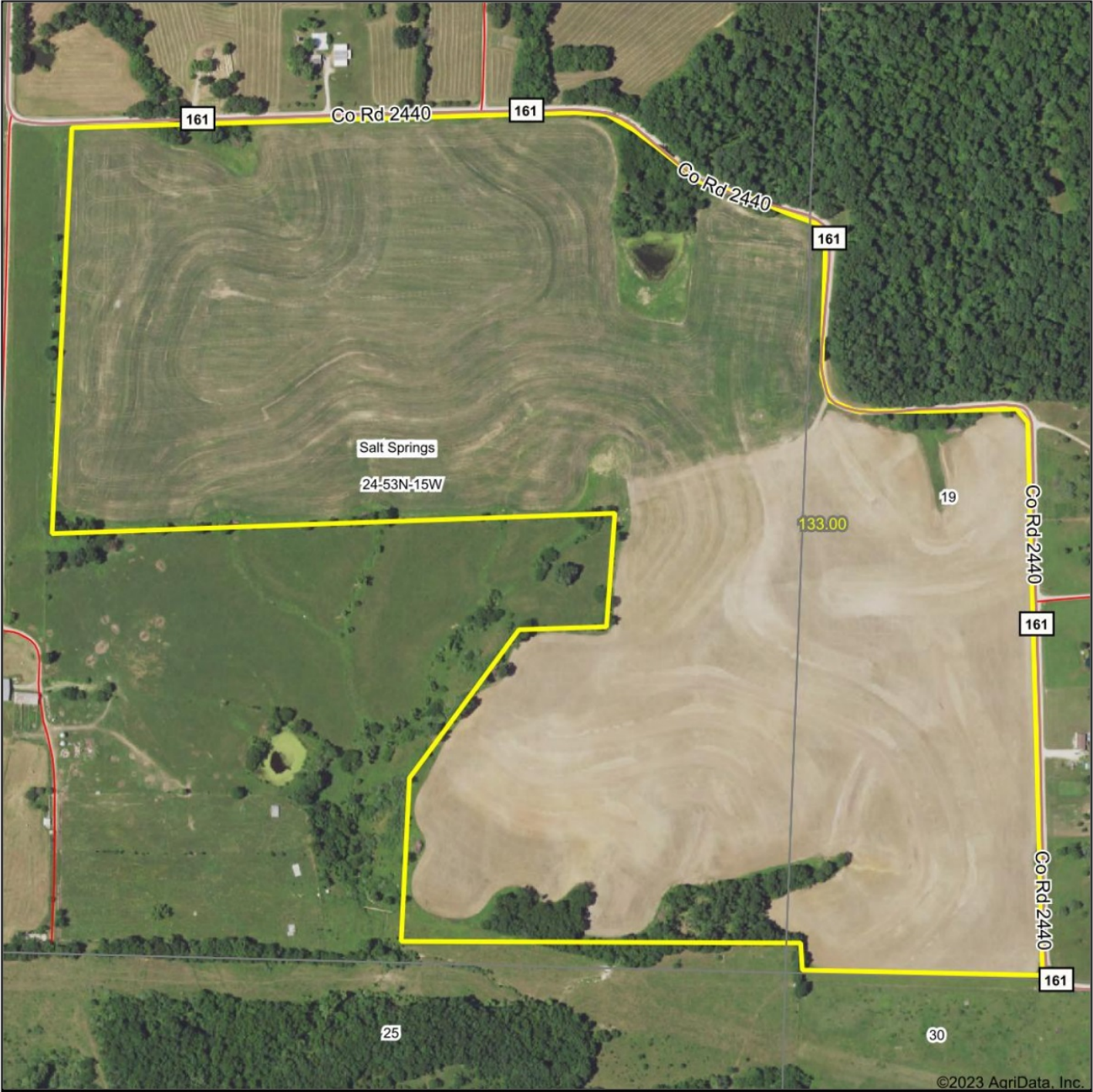
Map Center: 39° 22' 12.81, -92° 32' 26.5



24-53N-15W
Randolph County
Missouri



Aerial Map



Map Center: 39° 22' 13.83, -92° 32' 26.38

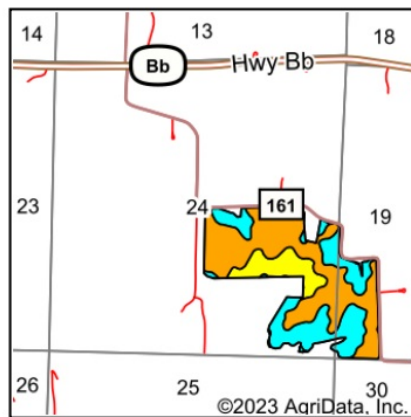
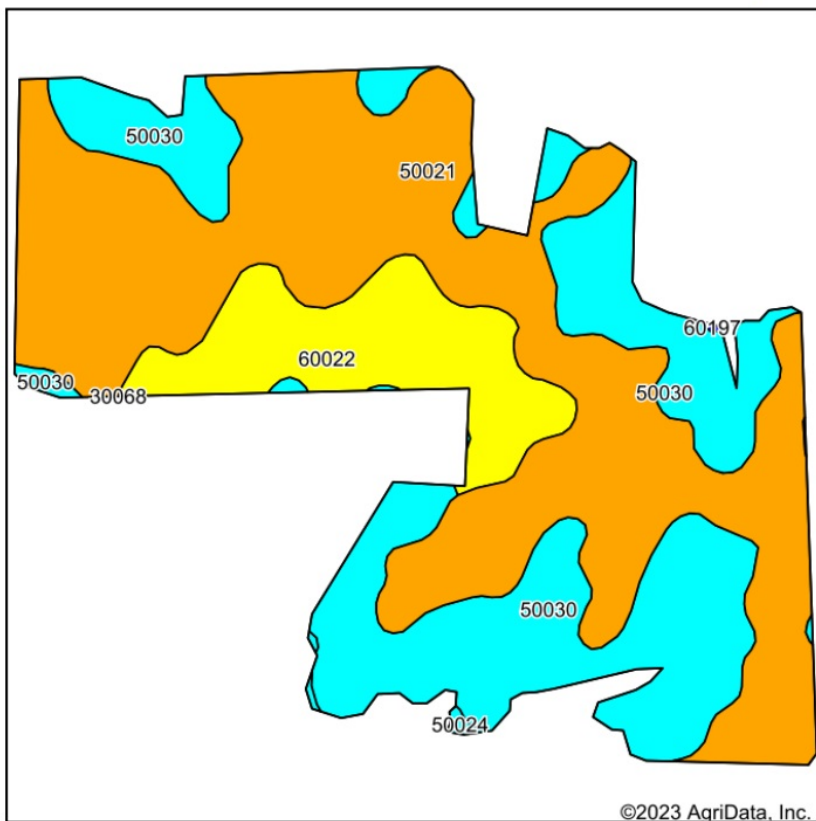
0ft 501ft 1001ft

24-53N-15W
Randolph County
Missouri



Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Soils Map



State:	Missouri
County:	Randolph
Location:	24-53N-15W
Township:	Salt Springs
Acres:	121.89
Date:	1/4/2023

Maps Provided By:

 **surety**[®]
CUSTOMIZED ONLINE MAPPING

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Soils data provided by USDA and NRCS.

Area Symbol: MO175, Soil Area Version: 23

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class %c	Alfalfa hay Tons	Caucasian bluestem Tons	Common bermudagrass Tons	Corn Bu	Orchardgrass red clover Tons	Soybeans Bu	Tall fescue Tons	Warm season grasses Tons	*n NCCPI Soybeans
50021	Calwoods silt loam, 2 to 5 percent slopes, eroded	65.74	53.9%		Ile	5	7	6		7		6	7	50
50030	Keswick silt loam, 9 to 20 percent slopes, eroded	40.34	33.1%		Vle									36
60022	Leonard silt loam, 1 to 6 percent slopes, eroded	15.52	12.7%		Ille									51
50024	Gosport silt loam, 14 to 30 percent slopes, eroded	0.29	0.2%		Vle	4	6	4	7	5	2	5	6	19
Weighted Average					3.46	2.7	3.8	3.2	*-	3.8	*-	3.2	3.8	*n 45.4

*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.

**We farm, hunt and raise
our families on it.**

DAVE ATKINSON

SALES AGENT, AUCTIONEER

660-788-3333

datkinson@missourilandandfarm.com

MISSOURILANDANDFARM.COM

Township 53N
Range 15W

Township 53N - Range 14W

