



MISSOURI Land & Farm

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66 Acres Linn County

Linn

\$335,000



CONTACT:



BRIAN DAVIS

Sales

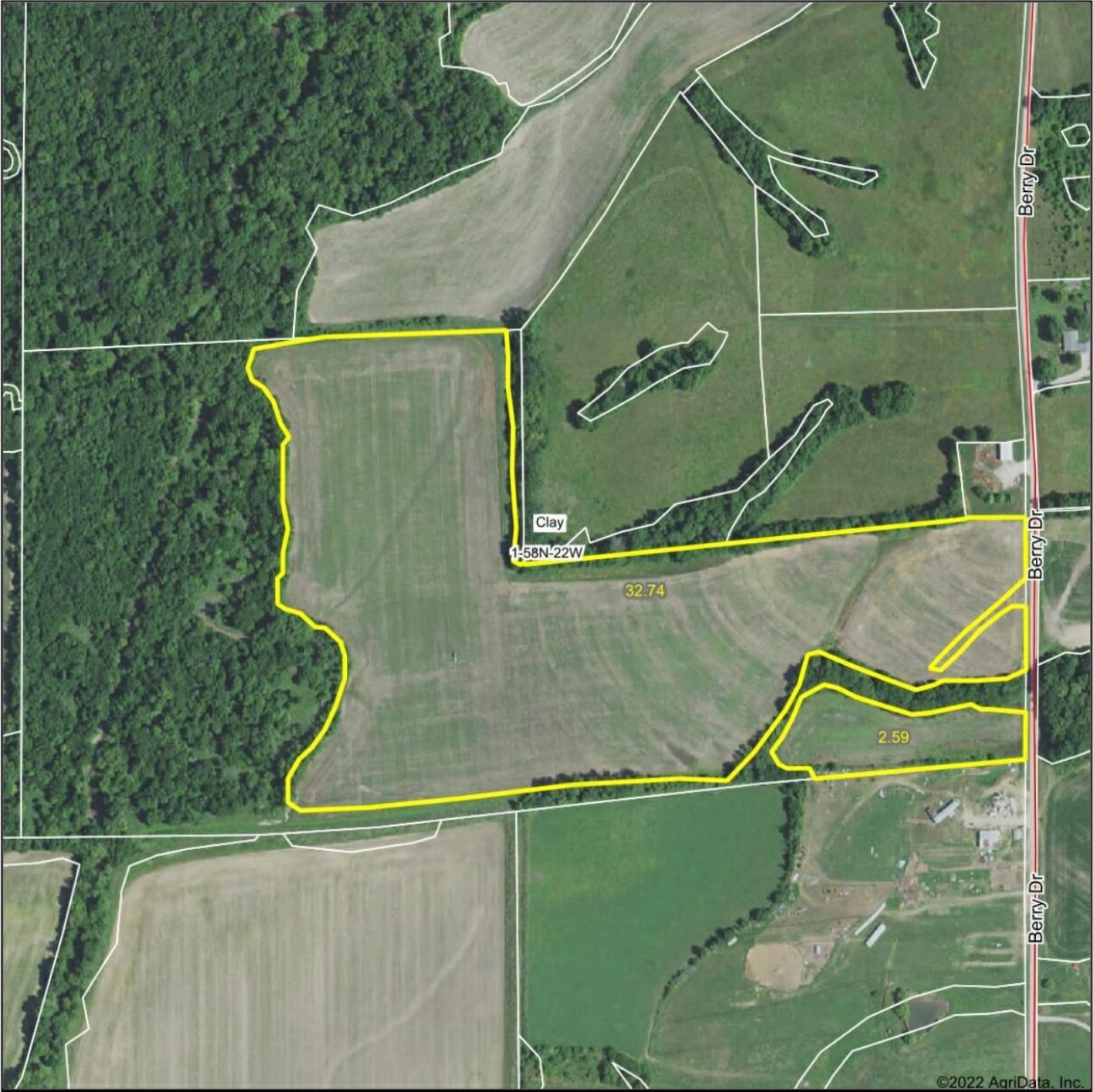
660-413-2582

bdavis@missourilandandfarm.com



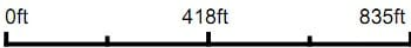
66 acres, 37 tillable, 29 acres of timber with Parsons Creek running through. Excellent deer and turkey hunting with income. Atv trail winds through the timber and deer trails are abundant. Several locations for deer stands on both sides of the creek. Located 7 miles North of Meadville or 7 miles West of Linneus MO.

Aerial Map



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Map Center: 39° 52' 14.77, -93° 19' 9.37



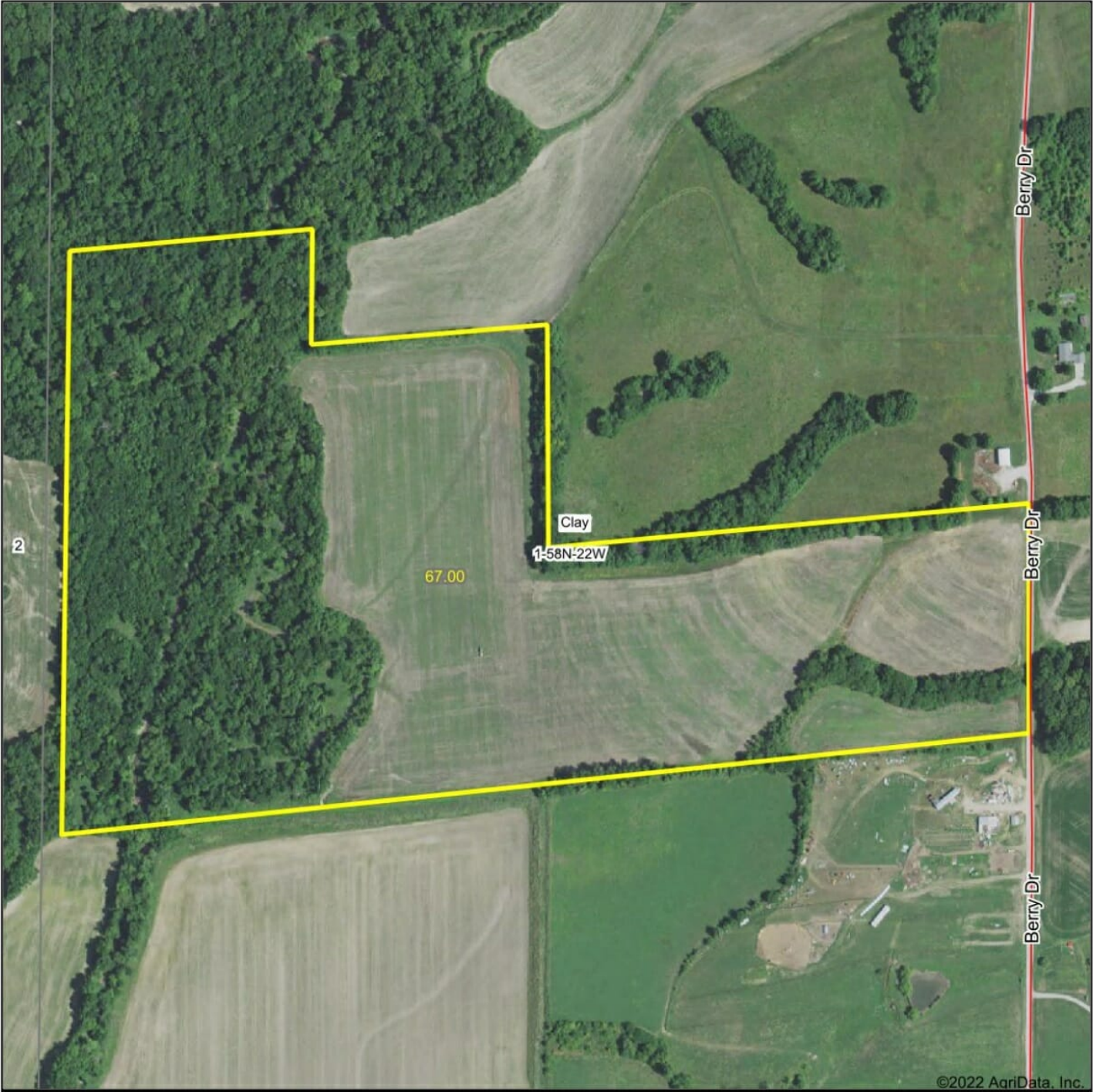
1-58N-22W
Linn County
Missouri



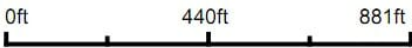
Maps Provided By:
 **surety**
CUSTOMIZED ONLINE MAPPING
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Field borders provided by Farm Service Agency as of 5/21/2008.

Aerial Map



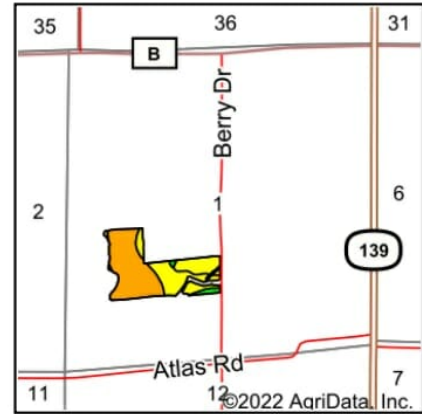
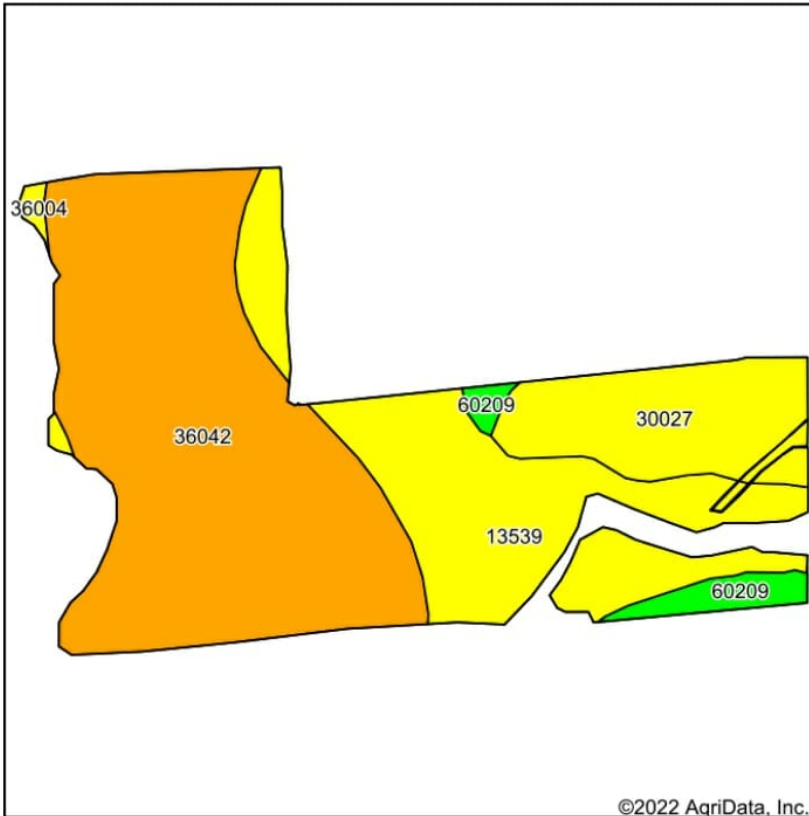
Map Center: 39° 52' 14.77, -93° 19' 10.15



1-58N-22W
Linn County
Missouri



Soils Map



State: **Missouri**
 County: **Linn**
 Location: **1-58N-22W**
 Township: **Clay**
 Acres: **35.53**
 Date: **2/14/2022**

Maps Provided By

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Soils data provided by USDA and NRCS.

Area Symbol: MO115, Soil Area Version: 24												
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
36042	Vesser silt loam, 0 to 2 percent slopes, occasionally flooded	18.97	53.4%		IIw							95
13539	Kennebec silt loam, 0 to 2 percent slopes, frequently flooded	10.08	28.4%		IIIw			8	9	8	10	56
30027	Armstrong clay loam, 5 to 9 percent slopes, moderately eroded	5.07	14.3%		IIIe							43
60209	Purdin loam, 9 to 14 percent slopes, eroded	1.14	3.2%		IVe	5	8	7	8	7	8	55
36004	Blackoar silt loam, 0 to 2 percent slopes, frequently flooded	0.27	0.8%		IIIw							86
Weighted Average					2.50	0.2	0.3	2.5	2.8	2.5	3.1	*n 75.2

*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.

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Legend

	County Boundary		US Highways
	City Limits		ST Highways
	Township-Range		CO Highways
	Sections		Streets
	Political Township		Rail Roads
	Water		Streams
	Land Ownership		Land Hooks
	Subdivisions		Bridges
			Cemeteries



Wheeling

Meadville

Sumner

Hale

Swan
Natio
Wildlife

