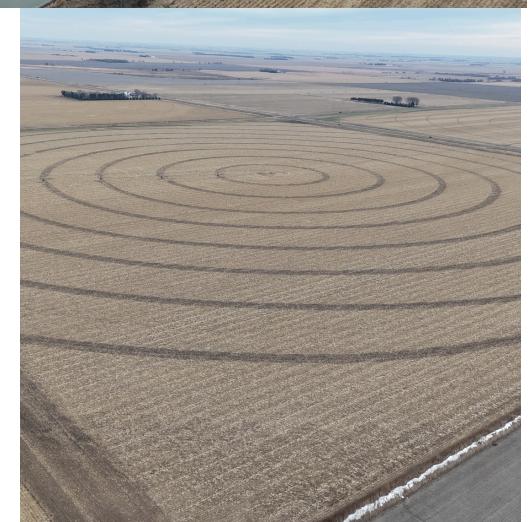


Cornwell Inc. Land & Home Brokers Auctioneers

SELLING FOR George A. Wanek Estate 146.88+/- Acres | ONLINE AUCTION Hamilton County, Nebraska



146.88+/- Acres ONLINE ONLY AUCTION, Hamilton County, Nebraska SELLING ON JANUARY 22, 2026 | 10:00am CST

This offering consists of 146.88 acres, more or less, per Hamilton County Assessor's records. The farm features high-quality, pivot-irrigated cropland with outstanding access along Highway 34 and the Giltner Spur, making it an excellent opportunity for operators and investors alike. This highly productive farm comes with a 2003 Valley 8000, 7-tower center pivot, 2012 corner arm system, gently sloping terrain ideal for efficient farming, 68.30% Hastings silt loam (Class I & II soils), balance in Crete silt loam (Class II soils), and is located in the Upper Big Blue Natural Resources District

Possession:

Full possession available for the 2026 crop year, on or before March 15, 2026

Center Well Information:

Well ID: G-060851, Well ID 68639

GPM: 850

Column Size: 9"

Depth: 221 Ft.

Pump Level: 102 Ft

Static Water Level: 86 Ft.

Status: Active

FSA Information:

Farmland: 146.42 acres

Cropland: 146.42 acres

Corn Base Acres: 145.80 acres

Grain Sorghum Base: 0.30 acres

Total Base Acres: 146.10 acres

PLC Yields: 198 corn

2025 Taxes: \$6,675.40

Location: The farm is located in Hamilton County, Nebraska, situated northwest of Highway 34 at the intersection of Highway 34 and North H Road, offering excellent accessibility and visibility.

Legal Description: The SE ¼, except that part deeded to the State of Nebraska, Section 31, Township 11 North, Range 7 West of the 6th P.M., Hamilton County, Nebraska

Price & Terms: Land will be sold on taxable acres. 10% Earnest money payment due day of auction, not to exceed \$100,000. Remainder due upon closing, at seller's discretion, on or before March 15, 2026.

All information gathered from Hamilton County Assessor & Farm Service Agency are not guaranteed by the broker. All images are for illustrative purposes only and not guaranteed. This sale is not contingent upon the buyer's ability to obtain financing. Cornwell Incorporated and representatives are agents of the seller.

Clint Mickey, Broker, 402-694-8470

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**More info available on
www.cornwellauktion.com**