

CONSULTING | REALTY | DEVELOPMENT

TILLER LAND

- COMPANY -

© 2024 Tiller Land



FARMLAND COLLECTION

PRESENTING

THE ZENT 32 FARM

BRINKLEY, ARKANSAS

TILLER LAND

THE ZENT 32 FARM

- Monroe, Arkansas -

FARMLAND COLLECTION

The Zent 32 Farm is located on highway 49 in Hunter. The 32.8 acre farm has 19.71 acres of precision leveled farmland, and one 4-inch submersible well. The current farm lease is 75%/25%.

TOTAL BASE ACRES: +/- 33.5

TOTAL FARMABLE ACRES: +/- 19.71

TOTAL ACREAGE: +/- 32.8

ASKING PRICE: \$ 250,000

REAL ESTATE TAXES: \$ 231.55 *per Monroe County tax records*

COUNTY: Monroe

OIL, GAS & MINERAL: All rights owned will transfer

CONSULTING | REALTY | DEVELOPMENT

TILLER LAND

2713 PAULA DRIVE SUITE B | JONESBORO, AR 72404 | TILLERLAND.COM | 870-336-2654

TILLER LAND

THE ZENT 32 FARM

- Brinkley, Arkansas -

AERIAL MAP



TILLER LAND

THE ZENT 32 FARM

- Brinkley, Arkansas -

REGIONAL MAP

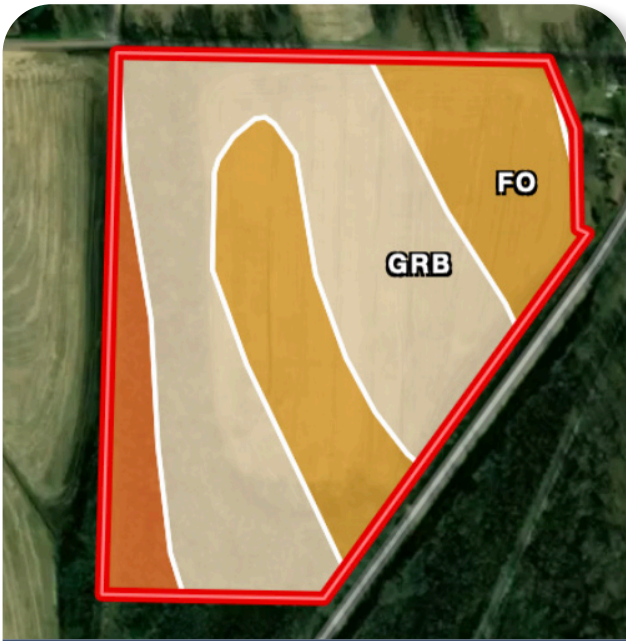


TILLER LAND

THE ZENT 32 FARM

- Brinkley, Arkansas -

SOIL MAPS



Boundary: 28.69 ac

Code	Description	Acres	%	CPI	NCCPI	CAP
GrB	Grenada silt loam, 1 to 3 percent slopes	15.82	55.16%	-	62	2e
Fo	Foley-Calhoun-Bonn complex	9.93	34.62%	-	72	3w
Ca	Calhoun silt loam, 0 to 1 percent slopes	2.83	9.87%	-	63	3w
Cb	Calloway silt loam, 0 to 1 percent slopes	0.11	0.38%	-	56	2w
Totals		28.69 ac			65.56 NCCPI Average	2.44 Cap. Average

Soil Non-Irrigated

Boundary: 28.69 ac

Code	Description	CPI	NCCPI	CAP	Wildlife / Forestry	Limited Grazing	Moderate Grazing	Intense Grazing	Limited Farming	Moderate Farming	Intense Farming	Very Intense Farming
GrB	Grenada silt loam, 1 to 3 percent slopes	-	62	2e	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Fo	Foley-Calhoun-Bonn complex	-	72	3w	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Ca	Calhoun silt loam, 0 to 1 percent slopes	-	63	3w	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Cb	Calloway silt loam, 0 to 1 percent slopes	-	56	2w	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Totals		28.69 ac				0 CPI Average		65.56 NCCPI Average		2.44 Cap Average		

CONSULTING | REALTY | DEVELOPMENT

TILLER LAND

- COMPANY -

Thanks for your interest in
THE ZENT 32 FARM

For questions or a property tour,
please contact:

TANER WOLVERTON

LAND AGENT

870.761.4700 | TANER@TILLERLAND.COM

KELLY PHIPPS
PRINCIPAL BROKER
870.351.2097
KELLY@TILLERLAND.COM

BRIAN MACK
LAND AGENT
870.919.5945
BRIAN@TILLERLAND.COM

JACK CHILDERS
LAND AGENT
870.243.1959
JACK@TILLERLAND.COM

TANER WOLVERTON
LAND AGENT
870.761.4700
TANER@TILLERLAND.COM

TILLER LAND COMPANY

2713 PAULA DRIVE SUITE B | JONESBORO, AR 72404 | 870-336-2654