



HAGEMAN
REALTY
Farmland Specialists

18390 S. 480 W. | Phone: 219-261-2000
Remington, IN 47977 | HagemanRealty.com



Proudly Presents:
SWANSON FARM
Starke County, Indiana

Located 1 mile east of Groverton, IN and 10 miles west of Plymouth and 1.5 miles north of State Road 30 on County Road 550 N between 1100 E and 1200 E. Property features 31.95 acres of high quality farmland, with a WAPI of 142.6.



TOTAL ACRES: 31.95
TILLABLE ACRES: 31.95

- **LOCATION:**
1 mile east of Groverton on County Road 550 N
- **IMPROVEMENTS:**
None
- **PRICE: \$431,325 (\$13,500/Ac)**
- **VIEW MAP**
<http://bit.ly/Swanson34>

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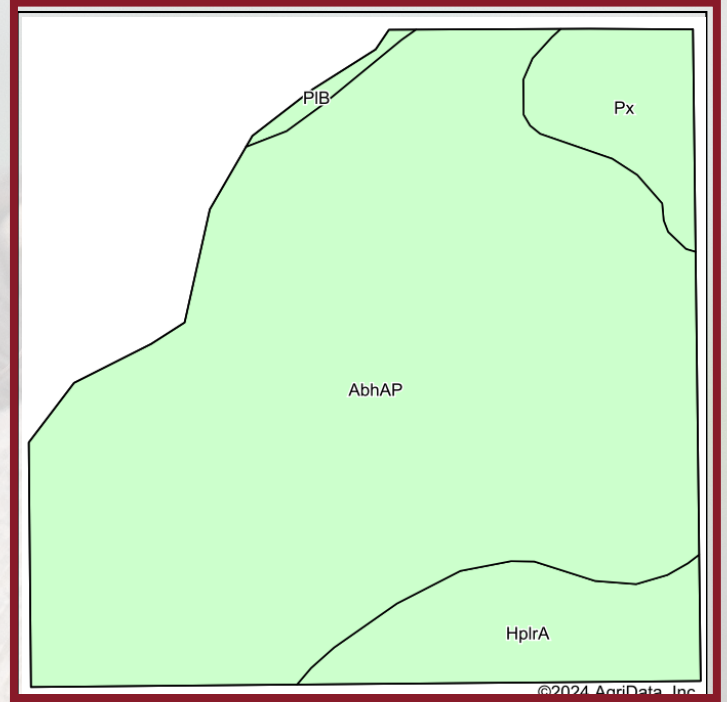


PRIMARY SOILS:

Adrian muck, Houghton muck

DRAINAGE:

Underground tile, ditch, and natural



Area Symbol: IN149, Soil Area Version: 25

Code	Soil Description	Acres	Percent of field	Non-Irr Class *c	Corn Bu	Grass legume hay Tons	Pasture AUM	Soybeans Bu	Winter wheat Bu	*n NCCPI Soybeans
AbhAP	Adrian muck, drained, prairie peninsula, 0 to 1 percent slopes	27.26	82.5%	Illw	144	5	10	40	58	86
HplrA	Houghton muck, drained, prairie peninsula, 0 to 1 percent slopes	3.35	10.2%	Illw	154	5	10	54	61	88
Px	Prochaska loamy sand, occasionally flooded	2.13	6.5%	Illw	115	4	8	21	46	35
PIB	Plainfield sand, 2 to 6 percent slopes	0.25	0.8%	Vls	73	3	5	25	29	25
Weighted Average				3.02	142.6	4.9	9.8	40.1	57.3	*n 82.4



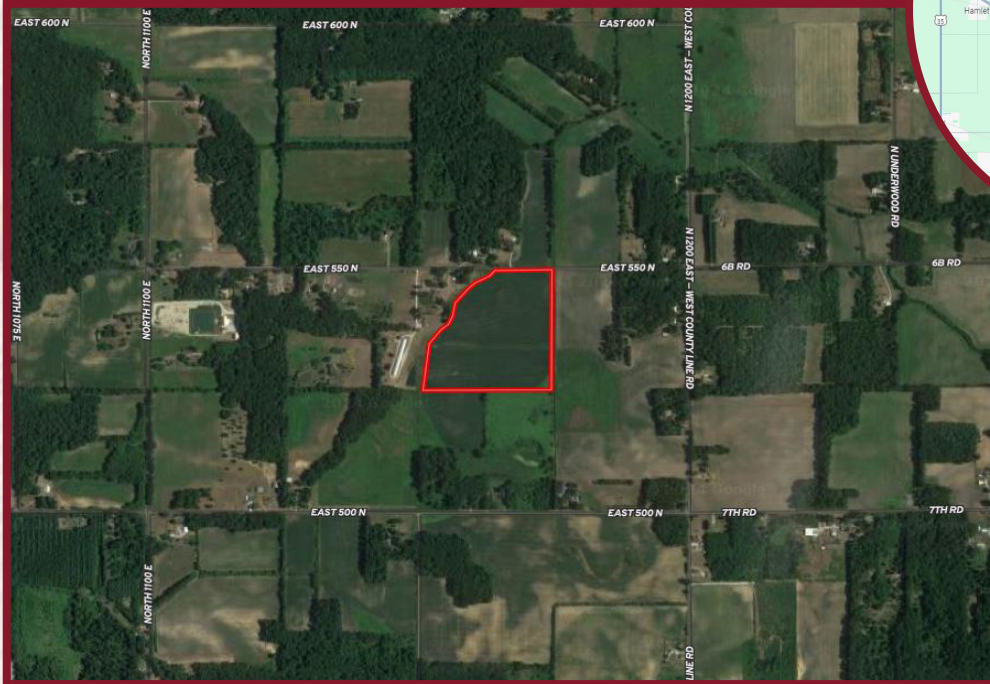
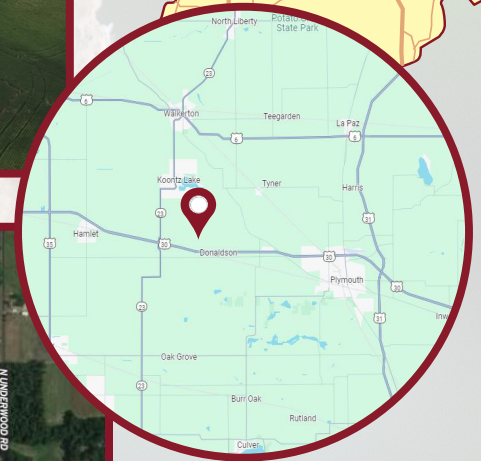
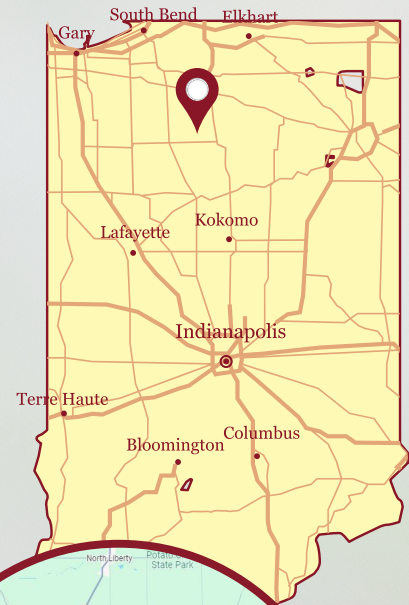
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SWANSON FARM

Starke County, Indiana



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