

SLOPE COUNTY RANCH

Amidon, ND

Location: Approx. 21 miles south of Belfield, ND on Hwy 85 and then west on National Grasslands access road. A well watered, good grass ranch.

Ranch Layout: There are actually two different ranches that work well together as one unit. With 800 acres tillable, now into grass for hay, the east ranch provides most of the feed.

Deeded Acres: East ranch, Approx. 1116 acres
West ranch, Approx. 2233
3349 total deeded acres

Leased Acres: East ranch, Approx. 800 acres
West ranch, Approx. 2297 acres
3097 total leased acres

Carrying Capacity: This ranch will run 250 cow/calf pairs plus 50 yearlings. This Ranch has a turn-in permit allowing owner to run whatever You want on the deeded portion of the ranch.
East ranch, approx. 100 head grazing permit (989 AUMs)
West ranch, approx. 150 head grazing permit (1530 AUMs)
250 total grazing permit

Water: At the ranch headquarters there is a newer 1200 foot foxhills sands well that pumps at 25 gallons per minute at 140 lbs pressure. This well provides water to the home, corrals, and pipeline to 9 different tanks. There is a well & spring on section 7, a well on section 9 with pipeline to tanks on 8 & 9. Two spring fed dams on section 27, 2 dams and creek on section 32, a well on section 35 with pipeline to sections 34 & 35. Southwest water is at building site on section 34. Third Creek runs through sections 3 & 4.

Buildings: The main ranch home is a comfortable 4 bedroom, 2 bath home with newer kitchen cabinets. A machine shed/shop, barns, steel & cable corrals and feedlot compliment the property. There is also an older home on the east ranch with shop/machine shed, barn, grainery and some older corrals.

Real Estate Taxes: East ranch: \$2468
West ranch: \$1388
\$3856

List Price: \$2,500,000

SCHAEFFER RANCH DEEDED ACRES

East Ranch

Township 136 North, Range 100 West

Section 27: NE1/4 & NW1/4

Section 32: SW1/4

Section 34: NE1/4 & NW1/4

Section 35: NE1/4 Less road & NW1/4

West Ranch

Township 136 North, Range 100 West

Section 18: NE1/4

Township 136 North, Range 101 West

Section 3: All

Section 4: All

Section 8: N1/2NE1/4 (Seller may retain ownership)

Section 10: NW1/4 & NE1/4 & SE1/4

SCHAEFFER RANCH LEASED LAND

East Ranch

Section 27: S1/2

Section 32: N1/2 & SE1/4

West Ranch

Section 7: All

Section 8: NW1/4 & S1/2NE1/4 & S1/2

Section 9: All

Section 10: SW1/4