



**Woodrow, Colorado, 80757, Washington County**

320 Acres- 320 Acres farmland, planted to wheat, ½ crop to buyer. Southeast of Woodrow on Co. Rd. 21. 320 Acres, realtively level, to gentle rolling. All planted to wheat. All sellers mineral rights go to buyer. Located Southeast of Woodrow on Cr. 21.320 Acres . Buyer get ½ of planted wheat crop. Relatively level to gently rolling on East side. Small drainage draw on West side. 75% good Nunn clay loam, and Bridgeport silt loam- Class 3 25% Colby Norka Loam- Class 6e. Seller may wish to do a 1031 Trade Exchange. Seller’s mineral to buyer.

LAND INFORMATION:	
BUILDING INFORMATION:	
Year Built	: 0
Year Remodeled	: 0
Number of Floors	:
Floor area (Lower)	: 0
Floor area (Main Level)	: 0
Floor area (Upper)	: 0
Floor area (Total)	: 0
CONVENIENCE:	