

For Sale

22.892^{+/-} Acres

7.28^{+/-} Tillable | 11.5^{+/-} Building Site | 1.862^{+/-} Wooded | 2.25^{+/-} Lagoon



HOUSE - 1,430 square foot, three bedroom, two bathroom, with a full basement and attached two car garage.

GESTATION BARN – 88’ x 360’ barn with 16” concrete pit that is gravity fed to the lagoon. Cool Cells not in working order. Permitted for 1,400 gestating sows.

OFFICE – 42’ x 30’ with 18’ x 15’ extension. Interior finished with wood paneling and vinyl floor covering. 130-kw LP gas generator

FARROWING BARN – 66’ x 195’ with 16” concrete pit that is gravity fed to lagoon. Cool cells are not in working order. Permitted for 360 farrowing sows.

GILT ISOLATION BARN – 30’ x 104’ with 16” concrete pit that is gravity fed to lagoon. Permitted for 184 replacement gilts.

COMPOST AREA - 36’ x 14’ with four concrete bunks.

LAGOON – One-stage lagoon with a capacity of approximately 4,930,000 gallons

POLE BARN – 42’ x 30’ barn built in 1970’s.

Confinement Sow Facility & Brick Ranch Home

Property Information

LOCATION

Located on the north side of Upper Griffin Road approximately 2 mile northeast of Griffin
12500 Upper Griffin Road

TOPOGRAPHY

Level

SCHOOL DISTRICT

M.S.D. North Posey County

ZONING

Agricultural

TAXES

\$6,594.71



Michael Bonnell
Shelbyville, IN
812.343.6036
michaelb@halderman.com



Todd Litten
Bloomington, IN
812.327.2466
toddl@halderman.com



HALDERMAN
REAL ESTATE & FARM MANAGEMENT
HLS# MDB - 12439 (19)



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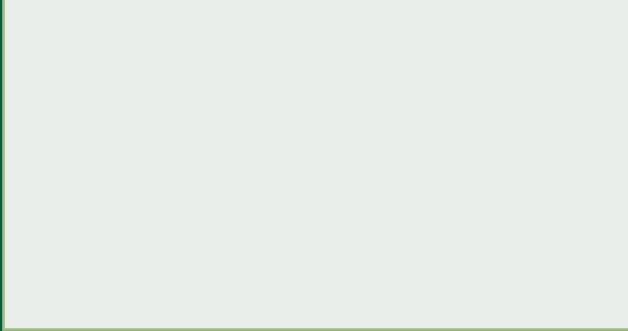
P O Box 297

Wabash, IN 46992

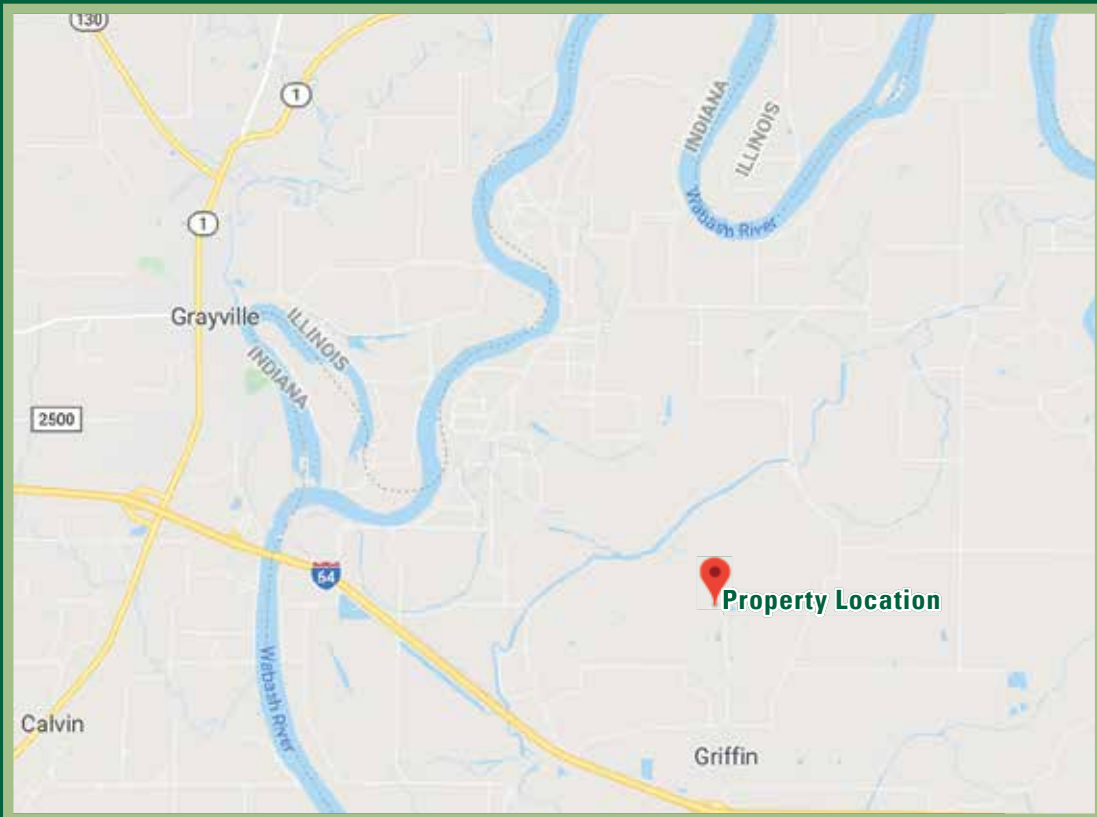
Bethel Twp | Posey County

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HRES IN Lic. #AC69200019



Soil Information

Code	Soil Description	Acres	Soybeans	Corn
	<small>Field borders provided by Farm Service Agency as of 5/21/2008. Soils data provided by USDA and NRCS.</small>			
EKA	Elkinsville silt loam, 0 to 2 percent slopes, rarely flooded	4.53	44	125
Ha	Haymond silt loam, wet substratum, frequently flooded	2.13	42	120
Wm	Wheeling Variant silt loam, rarely flooded	0.62	44	125
Weighted Average			43.4	123.5

