

# Real Estate Information



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## Parcel Details for 016-195-15-0-00-00-003.00-0

Quick Reference #: R6741

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Owner Information		Property Address	
<b>Owner's Name:</b>	NICOLETTI, ANNA MARIE & PHILIP CHARLES	<b>Address:</b>	0 Reaper Rd Leroy, KS 66857
<b>Mailing</b>	PO Box 845		

General Property Information		Deed Information	
<b>Property Class:</b>	Agricultural Use - A	<b>Document #</b>	<a href="#">Document Link</a>
<b>Living Units:</b>			
<b>Zoning:</b>			
<b>Neighborhood:</b>	023 Rural Coffey County		

Neighborhood / Tract Information	
<b>Neighborhood:</b>	023 Rural Coffey County
<b>Tract:</b>	Section: 15 Township: 22 Range: 16
<b>Tract Description:</b>	S15, T22, R16, ACRES 78.7, S2 NW4 LESS ROW
<b>Acres:</b>	78.70
<b>Market Acres:</b>	0.00

Land Based Classification System	
<b>Function:</b>	Farming / ranch land (no improvements)
<b>Activity:</b>	Farming, plowing, tilling, harvesting, or related activities
<b>Ownership:</b>	Private-fee simple
<b>Site:</b>	Dev Site - crops, grazing etc - no structures

Property Factors			
<b>Topography:</b>	Level - 1	<b>Parking Type:</b>	On Street - 2
<b>Utilities:</b>	None - 8	<b>Parking Quantity:</b>	Minimum - 1
<b>Access:</b>	Semi Improved Road - 2	<b>Parking Proximity:</b>	Adjacent - 2
<b>Fronting:</b>	Secondary Street - 3	<b>Parking Covered:</b>	
<b>Location:</b>	Neighborhood or Spot - 6	<b>Parking Uncovered:</b>	

Appraised Values				
Tax Year	Property Class	Land	Building	Total
2024	Agricultural Use - A	28,230	00	28,230

Market Land Information [Information Not Available] 

Residential Information [Information Not Available] 

Commercial Information [Information Not Available] 

Other Building Improvement Information [Information Not Available] 

Agricultural Information 

**Agricultural Land**

<b>Land Type:</b> Dry Land - DR	<b>Irrig. Type:</b>	<b>Adjust Code:</b>	<b>Use Value:</b> 590
<b>Acres:</b> 3.00	<b>Well Depth:</b>	<b>Govt. Prgm:</b>	<b>Market Value:</b> 16,800
<b>Soil Unit:</b> 8300	<b>Acre Feet:</b>	<b>Base Rate:</b> 198	
	<b>Acre Feet/Ac:</b>	<b>Adjust Rate:</b> 198	
<b>Land Type:</b> Dry Land - DR	<b>Irrig. Type:</b>	<b>Adjust Code:</b>	<b>Use Value:</b> 2,070
<b>Acres:</b> 6.00	<b>Well Depth:</b>	<b>Govt. Prgm:</b>	<b>Market Value:</b> 33,600
<b>Soil Unit:</b> 8775	<b>Acre Feet:</b>	<b>Base Rate:</b> 345	
	<b>Acre Feet/Ac:</b>	<b>Adjust Rate:</b> 345	
<b>Land Type:</b> Dry Land - DR	<b>Irrig. Type:</b>	<b>Adjust Code:</b>	<b>Use Value:</b> 24,550
<b>Acres:</b> 65.30	<b>Well Depth:</b>	<b>Govt. Prgm:</b>	<b>Market Value:</b> 300,380
<b>Soil Unit:</b> 8961	<b>Acre Feet:</b>	<b>Base Rate:</b> 376	
	<b>Acre Feet/Ac:</b>	<b>Adjust Rate:</b> 376	
<b>Land Type:</b> Tame Grass - TG	<b>Irrig. Type:</b>	<b>Adjust Code:</b>	<b>Use Value:</b> 1,010
<b>Acres:</b> 4.30	<b>Well Depth:</b>	<b>Govt. Prgm:</b>	<b>Market Value:</b> 29,240
<b>Soil Unit:</b> 8300	<b>Acre Feet:</b>	<b>Base Rate:</b> 235	
	<b>Acre Feet/Ac:</b>	<b>Adjust Rate:</b> 235	
<b>Land Type:</b> Tame Grass - TG	<b>Irrig. Type:</b>	<b>Adjust Code:</b>	<b>Use Value:</b> 10
<b>Acres:</b> 0.10	<b>Well Depth:</b>	<b>Govt. Prgm:</b>	<b>Market Value:</b> 350
<b>Soil Unit:</b> 8961	<b>Acre Feet:</b>	<b>Base Rate:</b> 115	
	<b>Acre Feet/Ac:</b>	<b>Adjust Rate:</b> 115	

**Agricultural Land Summary**

<b>Dry Land - DR Acres:</b> 74.30	<b>Total Land Acres:</b> 78.70
<b>Tame Grass - TG Acres:</b> 4.40	<b>Total Land Use Value:</b> 28,230
	<b>Total Land Mkt Value:</b>

