NOTICE OF DAWES COUNTY SCHOOL LAND LEASE SALE

Notice is hereby given that an authorized representative of the Board of Educational Lands and Funds of the State of Nebraska will offer for lease at public auction on the day and time set forth below, at the office of the County Treasurer of Dawes County in Chadron, Nebraska, the following educational lands within said County:

DATE: November 5, 2026 TIME: 2:00 p.m. MT

In the event of inclement weather and/or bad roads, the Board's Field Representative may postpone the sale until November 9, 2026 at 2:00 p.m. MT. If this occurs, the County Treasurer and the Board's Lincoln Office will both be notified at least 90 minutes prior to the originally scheduled sale time.

TRACT	DESCRIPTION	SEC.TWP.RGE	2027 RENTAL	LEASE EXPIRATION
9	W1/2, NE1/4 & W1/2SE1/4 (560 acres, more or less)	16-33-47	$9,981.66	December 31, 2034

Predominant Land Use: Grassland
This tract is located 7 miles east of Chadron, NE.
Improvements to be sold include: 1,200 rods of fence, stockwell, drop pipe, rod and cylinder, submersible pump and wiring, solar panels, rack, wiring and well exclosure, underground pipeline, bottomless tank and tire tank. Total Value: $15,300.00
Personal Property Items: Stock tank in NE4, steel tower, mill and all electric fence.

32	All (640 acres, more or less)	36-31-49	$14,024.80	December 31, 2034

Predominant Land Use: Dryland cropground and grassland
This tract is located 14 miles south of Chadron, NE.
Improvements and crops to be sold include: 1,815 rods of fence, stockwell, solar pumping system, steel tank and 164 acres of dryland alfalfa. Total Value: $30,400.00
Personal Property Items: Solar power pumping unit and 2 poly stock tanks at SE4NE4 well, cement building, grain bin and 180 rods of lane fence.
Trust Owned Improvements: Stockwell in SE4NE4.
The lessee has elected to harvest 197 acres of fall-seeded wheat. Amount of 2027 rent to be refunded: $5,220.50
STIPULATION: See below.

19-A & B	NE4 of Section 31 and NW4 (320 acres, more or less)	32-31-48	$9,225.80	December 31, 2034

Predominant Land Use: Dryland cropground
This tract is located 14 miles south of Chadron, NE.
Improvements to be sold include: 160 rods of fence. Total Value: $0.00
The lessee has elected to harvest 221 acres of fall-seeded wheat. Amount of 2027 rent to be refunded: $6,851.00

16-A, 19-A & B	N2 of Section 06-30-48; S2 of Section 31-31-48 and SW4 (777.87 acres, more or less)	32-31-48	$16,176.78	December 31, 2034

Predominant Land Use: Grassland and Dryland Cropground
This tract is located 15 miles south of Chadron, NE.
Improvements and crops to be sold include: 1,840 rods of fence, steel tower, mill, tanks, stockwell, solar pumping system and 68 acres of dryland alfalfa. Total Value: $32,200.00
Personal Property Items: All electric fence.
Trust Owned Improvements: Stockwell in SW4NE4 of Section 6, drop pipe, rod and cylinder and steel building in SW4SE4 of Section 31.
The lessee has elected to harvest 118.50 acres of fall-seeded wheat. Amount of 2027 rent to be refunded: $3,140.25
STIPULATION: See below.

25	SE4 (160 acres, more or less)	36-34-48	$1,768.00	December 31, 2036

Predominant Land Use: Grassland
This tract is located 3 miles north and 4 miles east of Chadron, NE.
Improvements to be sold include: 160 rods of fence. Total Value: $1,300.00
STIPULATION: See below.

31	All except 4.69 acres lying North of the road in the NE4NE4 (633.83 acres, more or less)	16-31-49	$10,419.84	December 31, 2036

Predominant Land Use: Dryland cropground, grassland and timber. Hunting and recreational potential.
This tract is located 11 miles south and 3 miles west of Chadron, NE.
Improvements to be sold include: 640 rods of fence. Total Value: $15,600.00
Personal Property Items: Solar system complete, stock tanks, interior fence, steel cattle panels and above ground waterline.
Trust Owned Improvements: Stockwell in NW4SE4.
STIPULATION: See below.

42	All (640 acres, more or less)	36-30-50	$8,240.10	December 31, 2036

Predominant Land Use: Grassland
This tract is located 5 miles north and 8 miles west of Dunlap, NE.
Improvements to be sold include: 640 rods of fence, stockwell, steel tower, mill and bottomless tank with overflow. Total Value: $13,800.00
STIPULATION: See below.

48	All except 17.66 acres of Hwy #20 in N2 (622.34 acres, more or less)	36-33-50	$8,840.88	December 31, 2034

Predominant Land Use: Grassland
This tract is located 2 miles south and 7 miles west of Chadron, NE.
Improvements to be sold include: 1,240 rods of fence and dam. Total Value: $8,800.00
STIPULATION: See below.

59a	S2SW4 and SE4 (240 acres, more or less)	36-32-51	$5,791.56	December 31, 2034

Predominant Land Use: Dryland cropground and grassland
This tract is located 5 miles south of Whitney, NE.
Improvements and crops to be sold include: 590 rods of fence and 148 acres of dryland alfalfa. Total Value: $7,300.00
Personal Property Items: All wood and steel windbreaks.

59b	NE4 (160 acres, more or less)	36-32-51	$3,804.46	December 31, 2034

Predominant Land Use: Grassland and dryland cropground
This tract is located 5 miles south of Whitney, NE.
Improvements and crops to be sold include: 480 rods of fence and 66 acres of dryland alfalfa. Total Value: $3,800.00

60	All (640 acres, more or less)	16-33-51	$9,708.22	December 31, 2034

Predominant Land Use: Grassland
This tract is located 3 miles north and 4 miles west of Whitney, NE.
Improvements to be sold include: 640 rods of fence. Total Value: $11,800.00
Personal Property Items: All electric fence.
Trust Owned Improvements: All buried pipeline and waterline and steel ring tank with cement bottom.
STIPULATION: See below.

68	All except 32.82 acres of Hwy and 6.57 acres of farmstead (600.61 acres, more or less)	36-30-52	$10,563.88	December 31, 2034

Predominant Land Use: Grassland with tree cover. Hunting and recreational potential.
This tract is located 10 miles south and 1 mile east of Crawford, NE.
Improvements to be sold include: 1,610 rods of fence. Total Value: $10,200.00

STIPULATION (applicable to Tracts #32, 16-A, 19-A&B and 48): Notwithstanding the noxious weed control provisions provided in the body of this Lease, the following stipulation shall apply regarding noxious weeds: The Board will supply the chemicals necessary to treat the noxious weeds on all of the grassland covered by this Lease, and provide detailed instructions for the chemical application. However, if the Board or its representative determines at any time, in their sole and absolute discretion, that the noxious weed problems are due to inaction or neglect on the part of the Lessee, then Lessee will furnish, at Lessee's sole and exclusive cost and expense, all chemical and the labor and equipment necessary to apply the chemicals and will apply the chemicals timely and in exact accordance with the instructions provided by the Board. Lessee will also effectively control, to the Board's satisfaction, the noxious weeds on any cropland covered by this Lease at Lessee's sole and exclusive cost and expense at all times during the term of this Lease. When necessary to apply the recommended chemical, the Lessee will provide a NE Department of Agriculture Pesticide Applicator ID number or contract with a commercial applicator to apply the chemical at Lessee's expense.

STIPULATION (applicable to Tracts #25, 31, 42 and 60): The Board may terminate this Lease, in whole or in part, prior to its scheduled expiration date by 1) giving at least nine (9) months' notice of termination to the Lessee, or 2) giving written notice of termination to the Lessee stating that the Lease shall terminate on December 31st of the year notice was given. In the event of such early termination, any bonus paid for this Lease will be partially refunded. The unused percentage of the original Lease term shall be multiplied by the bonus previously paid to determine the refund amount.

Any item(s) listed above as "personal property" are subject to removal by the previous lessee. All right, title and interest in any items listed as "Trust owned", shall remain with the School Land Trust.

To be eligible to bid on a school land lease, you must be able to contract in accordance with Nebraska Law and have deposited with a representative of the Board, or with the County Treasurer of the County in which the land is located, a bank draft, cashier's check, certified check or money order made payable to the Board of Educational Lands and Funds equal to the 2027 rental of said tract. Said rental deposit may be submitted at any time until the Lease is announced "Sold".

If more than one qualified bidder is interested in a lease, it will be sold subject to Board approval, to the party bidding the highest bonus, in addition to the first year's rent, at the auction. Bonus bids must be paid to the Board of Educational Lands and Funds immediately following the auction. Bonus bids are a one-time payment covering the entire term of the lease.

All sales of educational land leases at public auction are non-revocable offers from the bidder, which shall become binding contracts only upon acceptance and approval by the Board of Educational Lands and Funds. Leases will be effective January 1, 2027, or upon acceptance and approval by the Board, whichever occurs later.

Leases will be issued only to those who sign the "Lease and Application" in person or through an Attorney-In-Fact who presents a Power of Attorney at the time of the auction. A sample Power of Attorney form is available on the Board's website. Lease assignments submitted to the Board within 30 days of the auction will be processed without fee. The Board's standard form lease sets out the terms of the lease of the real estate to which this notice pertains; provided, however, any additional stipulations pertaining specifically to this real estate, which are included in this notice, shall become a part of the complete terms of the lease pertaining to this real estate. The Board's standard form lease may be inspected at the County Treasurer's office or on the Board's website and a copy, which includes any additional stipulations pertaining to this real estate, can be obtained by contacting the Board's Lincoln office or the Field Representative for this county named above.

The successful bidder shall, within thirty days of the date of Board approval, pay the amount of the value of the improvements (and growing crops, if applicable) as stated above, to the County Treasurer of the County wherein the land is situated. If such payment is not made on time and in full, all payments made by the successful bidder to the Board may be declared forfeited and a new lease or sale of the land may be authorized. All improvements affixed to the land which are not listed above are and shall remain owned by the School Trust. No improvements shall be placed on the land by Lessee without the prior written approval of the Board; and any improvements made by Lessee without the prior written approval of the Board shall be permanently owned exclusively by the Board.

All monies received by the Board's agents will be deposited subject to approval of the lease by the Board of Educational Lands and Funds. In the event a lease is not approved, the appropriate refunds will be issued.

Rental is subject to change by the Board semi-annually at any time during the term of the lease.

The Lessee making each election to harvest fall-seeded crops will pay the 2027 rent on those acres. In the event of such election, the successful bidder, if other than the previous Lessee, will receive a refund of 2027 rent equal to the amount so paid by the previous Lessee.

Your attendance at this auction is at your own risk. The Board of Educational Lands and Funds shall not be liable for any exposure to, or contraction of, any illness or injury. The Board of Educational Lands and Funds reserves the right to restrict attendance at this auction.

For further information contact:

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