NOTICE OF SIOUX 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 HARRISON BIBLE CHURCH, 665 Main Street in Harrison, Nebraska, the following educational lands within said County:

DATE: November 5, 2026 TIME: 10:00 a.m.

In the event of inclement weather and/or bad roads, the Board's Field Representative may postpone the sale until November 9, 2026, at 10:00 a.m. 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
33	All (640 acres more or less)	16-25-54	$6,690.46	December 31, 2036

Predominant Land Use: Grassland
This tract is located 19 miles south and 8 miles east of Agate, NE.
There are no improvements to be sold
Personal Property Items: 800 rods of interior fence.
STIPULATION: See below.

36	All (640 acres, more or less)	36-26-54	$6,842.82	December 31, 2036

Predominant Land Use: Grassland
This tract is located 16 miles south and 11 miles east of Agate, NE.
Improvements to be sold include: 320 rods of fence. Total Value: $4,600.00
STIPULATION: See below.

61a	N1/2 (320 acres, more or less)	16-27-55	$3,458.06	December 31, 2036

Predominant Land Use: Grassland
This tract is located 7 miles south and 2 miles east of Agate, NE.
Improvements to be sold include: 320 rods of fence. Total Value: $2,700.00
STIPULATION: See below.

61b	S1/2 (320 acres, more or less)	16-27-55	$3,526.30	December 31, 2036

Predominant Land Use: Grassland
This tract is located 7 miles south and 2 miles east of Agate, NE.
Improvements to be sold include: 320 rods of fence. Total Value: $2,700.00
STIPULATION: See below.

85	All (640 acres, more or less)	16-27-56	$6,539.10	December 31, 2036

Predominant Land Use: Grassland
This tract is located 7 miles south and 3 miles west of Agate, NE.
Improvements to be sold include: 640 rods of fence, stockwell in NW1/4NE1/4, submersible pump, drop pipe and wire and stock tank. Total Value: $9,900.00
Personal Property Items: Drop pipe, wire and submersible pump in SW1/4SW1/4 well, stock tank and 160 rods of interior fence.
Trust Owned Improvements: Stockwell in SW1/4SW1/4, buried pipeline and well pit.
STIPULATION: See below.

86	All (640 acres, more or less)	36-27-56	$7,184.50	December 31, 2036

Predominant Land Use: Grassland
This tract is located 10 miles south of Agate, NE.
Improvements to be sold include: 400 rods of fence. Total Value: $3,300.00
Personal Property Items: 160 rods of interior fence in E1/2SE1/4 and stock tank in NE1/4SE1/4.
STIPULATION: See below.

109	All (640 acres, more or less)	16-28-57	$6,748.40	December 31, 2036

Predominant Land Use: Grassland
This tract is located 1 mile south and 9 miles west of Agate, NE.
Improvements to be sold include: 640 rods of fence, stockwell, submersible pump, drop pipe and wire and steel tank. Total Value: $8,800.00
Personal Property Items: All steel tube cattle panels.
STIPULATION: See below.

114	All (640 acres, more or less)	36-30-57	$6,615.80	December 31, 2036

Predominant Land Use: Grassland
This tract is located 11 miles south and 4 miles west of Harrison, NE.
Improvements to be sold include: 520 rods of fence. Total Value: $5,600.00
STIPULATION: See below.

STIPULATION (applicable to Tracts #33, 36, 61a, 61b, 85, 86, 109 and 114): 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.

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:

PAT SPEIRS
FIELD REPRESENTATIVE
Chadron, NE 69337
PHONE: 308/638-4472
CELL: 308/760-6334

SHELLY TROJAN
AG LEASE ADMINISTRATOR
555 North Cotner Blvd.
Lincoln, NE 68505
PHONE: (402) 471-3144

Visit belf.nebraska.gov