

74.6 ACRES PASTURE, TILLABLE, OIL INCOME & HOMESITE –  
112 SW 50TH ST., EL DORADO, KS 67042

# AUCTION

[www.sundgren.com](http://www.sundgren.com)

**Bidding Ends Thursday, April 2, 2026 — 4:00 P.M.**

## ONLINE ONLY AUCTION

Bidding Opens March 26 • Download the Sundgren Realty App today!



### WEAVER FAMILY, SELLERS

**PROPERTY DESCRIPTION:** 74.6 acres south of El Dorado along HWY 77 in Butler County, Kansas. The property has approximately 36 acres of tillable farm ground with the balance being native pasture. There is a single wide trailer house with an active rural water meter and active electric. In addition to the rural water meter, there is a full pond and large portion of a second pond located on the property. This property offers an opportunity to purchase a quality diverse property close to town with great access! Cattle grazing, hay, row crop, hunting, fishing, rental, oil income, future home building site...this property offers it all! Invest In Land!

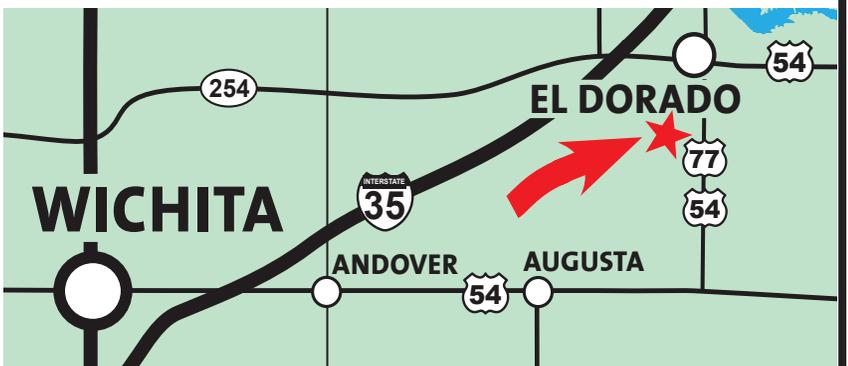
**OIL INCOME:** The Buyer shall receive all mineral rights owned by the Seller and the Seller's 1/48 royalty interest.

**ACCESS EASEMENT:** The access point off the highway is 1/8 mile north of the property, and follows an existing gravel oilfield road.

**LEGAL DESCRIPTION:** The North-half of the Southeast Quarter of Section 26, Township 26 South, Range 5 East of the 6th P.M., in Butler County, Kansas. Subject to public road, together with an Ingress-Egress Easement.

**2025 REAL ESTATE TAXES:** \$898.76

**LAND LOCATION FROM EL DORADO:** 3½ miles south on HWY 77.



**TERMS:** This will be an online only auction. Bidding will be by the acre, your bid times 74.6 to arrive at the contract price. There is no buyer premium. Earnest money is \$20,000 due at the conclusion of the auction with the balance due upon Sellers submission of merchantable title and closing. Closing date shall be on or before May 4, 2026. Closing fee and title Insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways and rights of way. The successful high bidder will be required to sign our real estate purchase contract and be purchasing the property subject to the title search report. This property is not selling subject to financing, inspections or appraisal. Fence lines, boundaries, and acreages are not guaranteed. All pertinent information is available upon request.

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BROKER  
AND AUCTIONEER

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**RICK REMSBERG**  
AUCTIONEER AND REALTOR

**316-322-5391**



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