

# BASILA PECAN FARM

±846 ACRES | ELFIDA, COCHISE COUNTY, ARIZONA



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ORGANIZATION

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# OVERVIEW

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**Basila Farms is located on the slope of the Sulphur Springs Valley within the Douglas AMA at an elevation of 4,200'.**

Typical crops grown in Cochise County are Pecans, Pistachios, Corn, Cotton, Alfalfa, Dry Beans, Wine Grapes. Elfrida benefits from a warm and arid desert climate with long, hot summers and mild winters, providing ideal conditions for healthy tree nut growth in the summers while also enabling enough chilling hours for recovery in the winter. Given the climate, ample amounts of sunlight, well-drained soils, access to water, and proximity to both domestic and international markets, southeastern Arizona is a prime location for growing pecans.



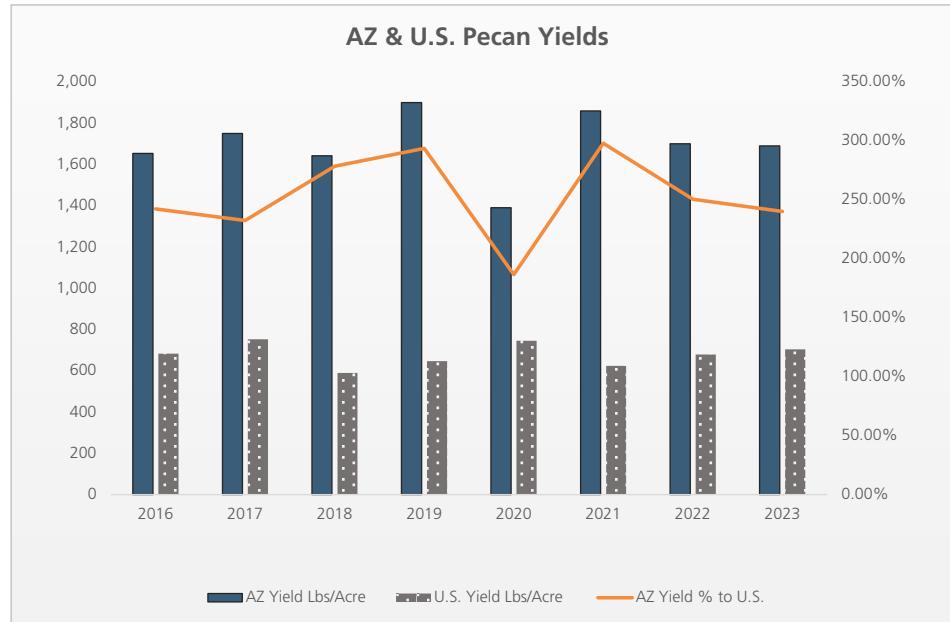
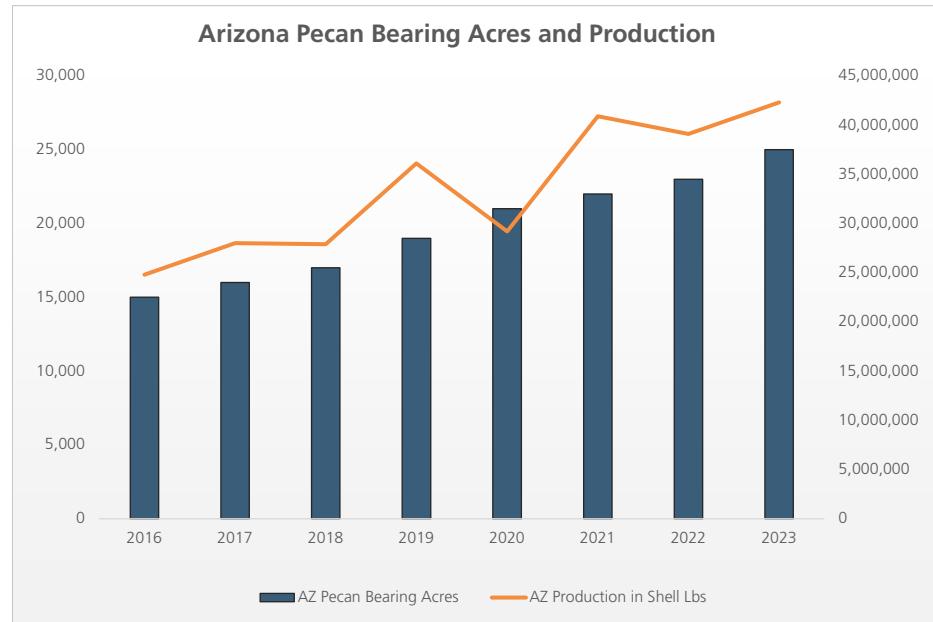
# PROPERTY DETAILS



<b>LOCATION</b>	<p>±394 acres located near the intersection of W Courtland Road and Moore Road.</p> <p>±452 acres located just north of the intersection of W Gleeson Road and N Hohokam Farm Way</p>	<b>IRRIGATION</b>	<p>Courtland Farm:</p> <ul style="list-style-type: none"><li>• 100% of ranch irrigated</li><li>• 5 wells with spin clean filters   2,500 gpm</li><li>• 1 well with casing drilled to 1,000 ft. (2018) not in use</li></ul> <p>Gleeson Farm:</p> <ul style="list-style-type: none"><li>• 100% of ranch irrigated</li><li>• 4 brand new wells with sand media filters   3,000 gpm</li><li>• 1 well with brand new filter station not in use</li></ul>
<b>SIZE</b>	<p>Courtland Farm: ±394 gross acres   ±286 acres of Pecans   ±80 acres of open farm ground</p> <p>Gleeson Farm: ±452 gross acres   ±399 acres of Pecans</p>	<b>PLANTINGS</b>	<p>Courtland Farm:</p> <ul style="list-style-type: none"><li>• ±286 acres of pecans</li><li>• 100% in production</li><li>• 100% Western</li><li>• ±80 acres of unplanted farmland with water rights</li></ul> <p>Gleeson Farm:</p> <ul style="list-style-type: none"><li>• ±117 acres   2015 Plantings   20% Western, 40% Waco, 40% Wichita</li><li>• ±150 acres   2018 Plantings   80% Western, 20% Wichita</li><li>• ±132 acres   2019 Plantings   80% Western, 20% Wichita</li></ul>
<b>PRICE</b>	\$18,000,000		
<b>2024 TAXES</b>	<p>Courtland Farm: \$19,850.30</p> <p>Gleeson Farm: \$6,412.88</p> <p>Total Taxes: \$26,263.18</p>		
<b>ZONING</b>	Agriculture		
<b>AMA</b>	<a href="#">Click here to view the first draft of the Douglas AMA</a>		



# ARIZONA VS. U.S. PECAN DATA



ARIZONA PECAN DATA				
YEAR	ACRES BEARING	UTILIZED PRODUCTION IN SHELL   LBS	YIELD LBS/ACRE	AZYIELD % TO U.S.
2016	15,000	24,800,000	1,653	242%
2017	16,000	28,000,000	1,750	232%
2018	17,000	27,900,000	1,641	279%
2019	19,000	36,100,000	1,900	294%
2020	21,000	29,200,000	1,390	187%
2021	22,000	40,900,000	1,859	298%
2022	23,000	39,100,000	1,700	250%
2023	25,000	42,300,000	1,692	240%
<b>AVERAGES</b>		<b>32,285,714</b>	<b>1,699</b>	<b>252%</b>

Source: quickstats.nass.usda.gov

U.S. PECAN DATA			
YEAR	ACRES BEARING	UTILIZED PRODUCTION IN SHELL   LBS	YIELD LBS/ACRE
2016	393,700	268,770,000	683
2017	404,800	304,850,000	753
2018	408,900	240,930,000	589
2019	395,000	255,600,000	647
2020	408,000	304,050,000	745
2021	411,000	256,450,000	624
2022	409,000	277,700,000	679
2023	436,000	306,750,000	704
<b>AVERAGES</b>		<b>272,621,429</b>	<b>674</b>

# COURTLAND RANCH PROPERTY PHOTOS



# GLEESON RANCH PROPERTY PHOTOS



# DETAIL MAP | COURTLAND FARM

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## Property Highlights:

286 acres of Pecans

-100% in production

-100% Western

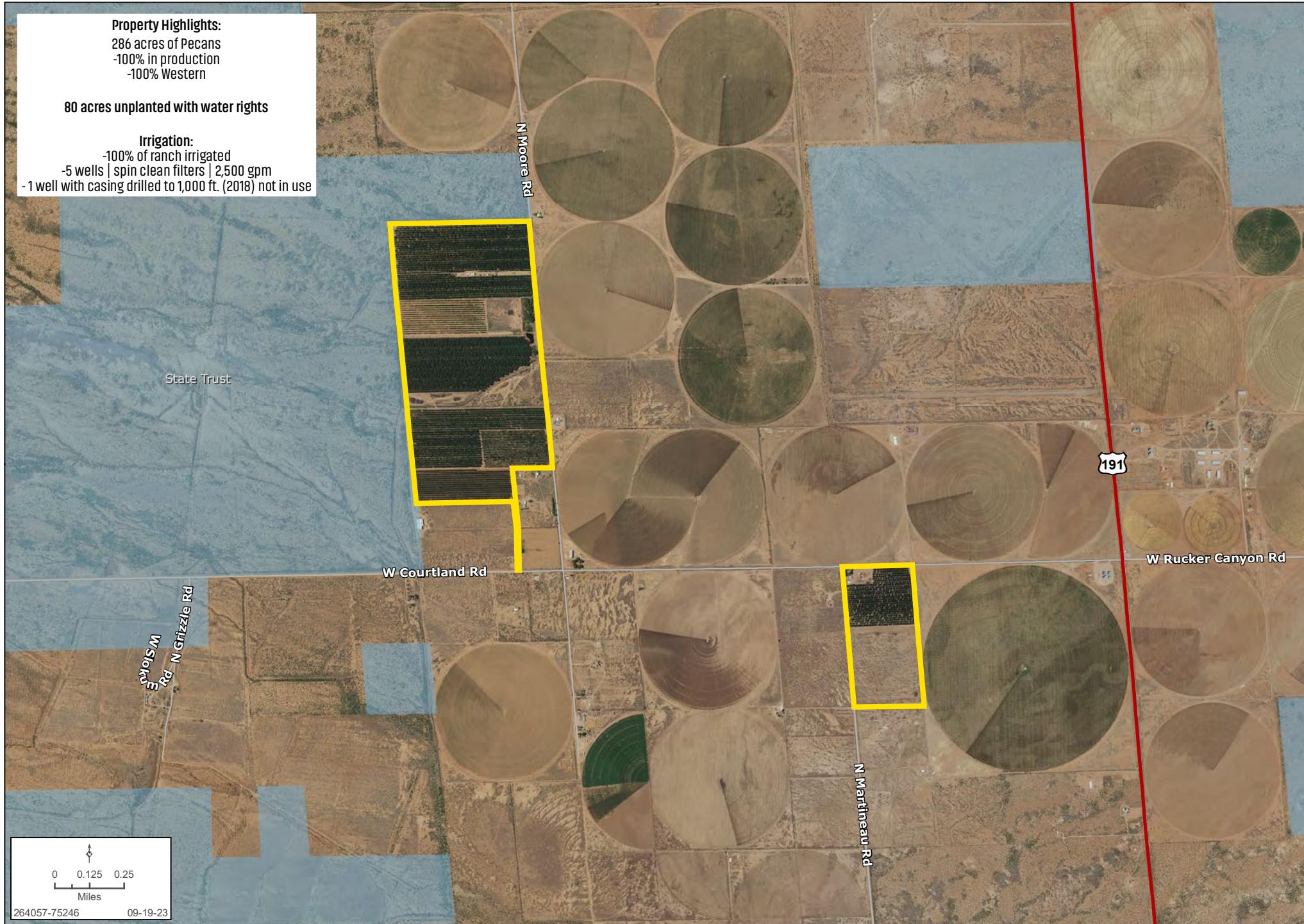
80 acres unplanted with water rights

## Irrigation:

-100% of ranch irrigated

-5 wells | spin clean filters | 2,500 gpm

- 1 well with casing drilled to 1,000 ft. (2018) not in use



# DETAIL MAP | GLEESON FARM

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## Property Highlights:



117 acres | 2015 Plantings  
20% Western  
40% Waco  
40% Wichita



150 acres | 2018 Plantings  
80% Western  
20% Wichita



132 acres | 2019 Plantings  
80% Western  
20% Wichita

## Irrigation:

- 100% of ranch irrigated
- 4 brand new wells | Sand Media Filters | 3,000 gpm
- 1 well with brand new filter station not in use

State Trust

BLM



State Trust

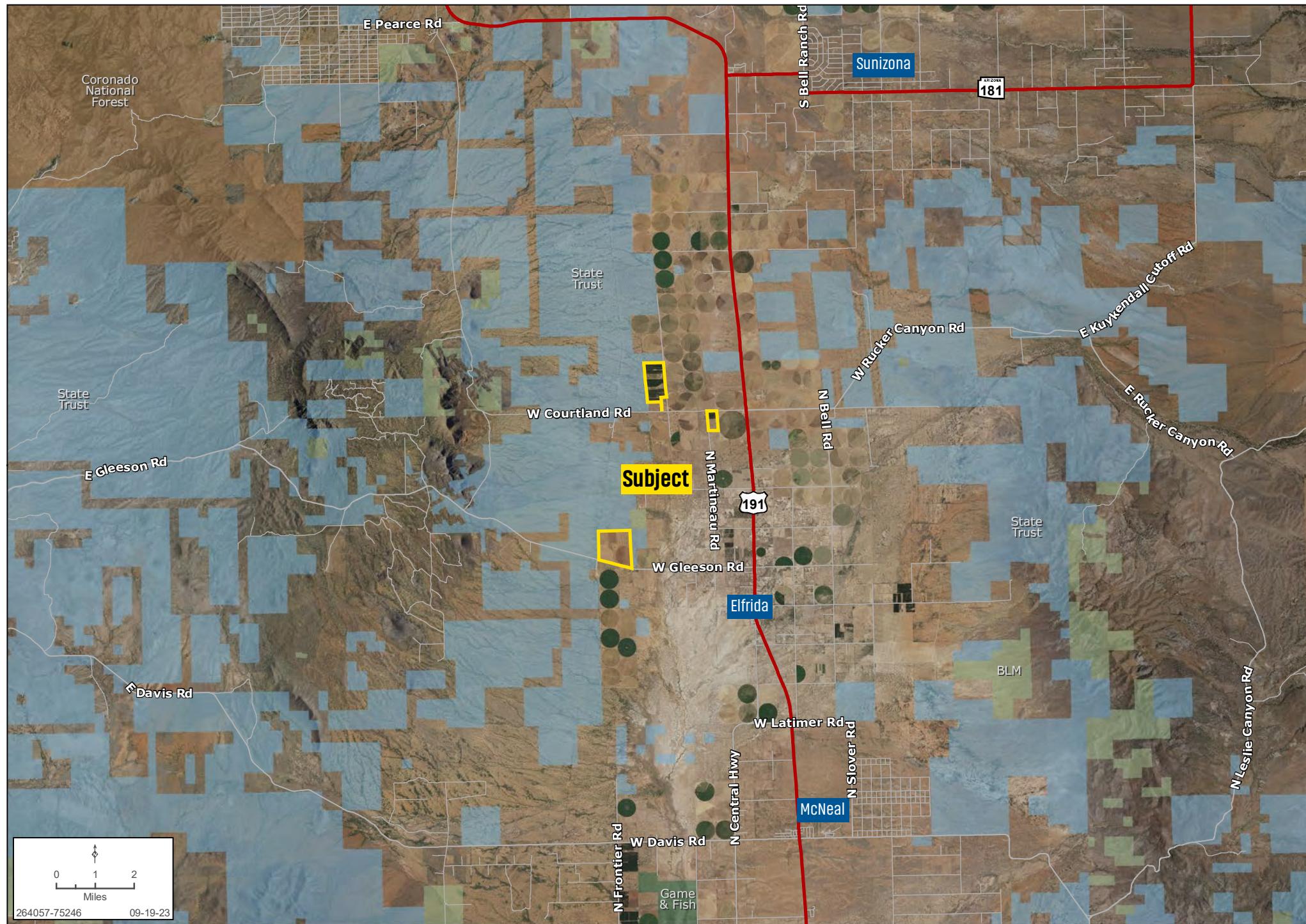
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N Hohokam Farm Way

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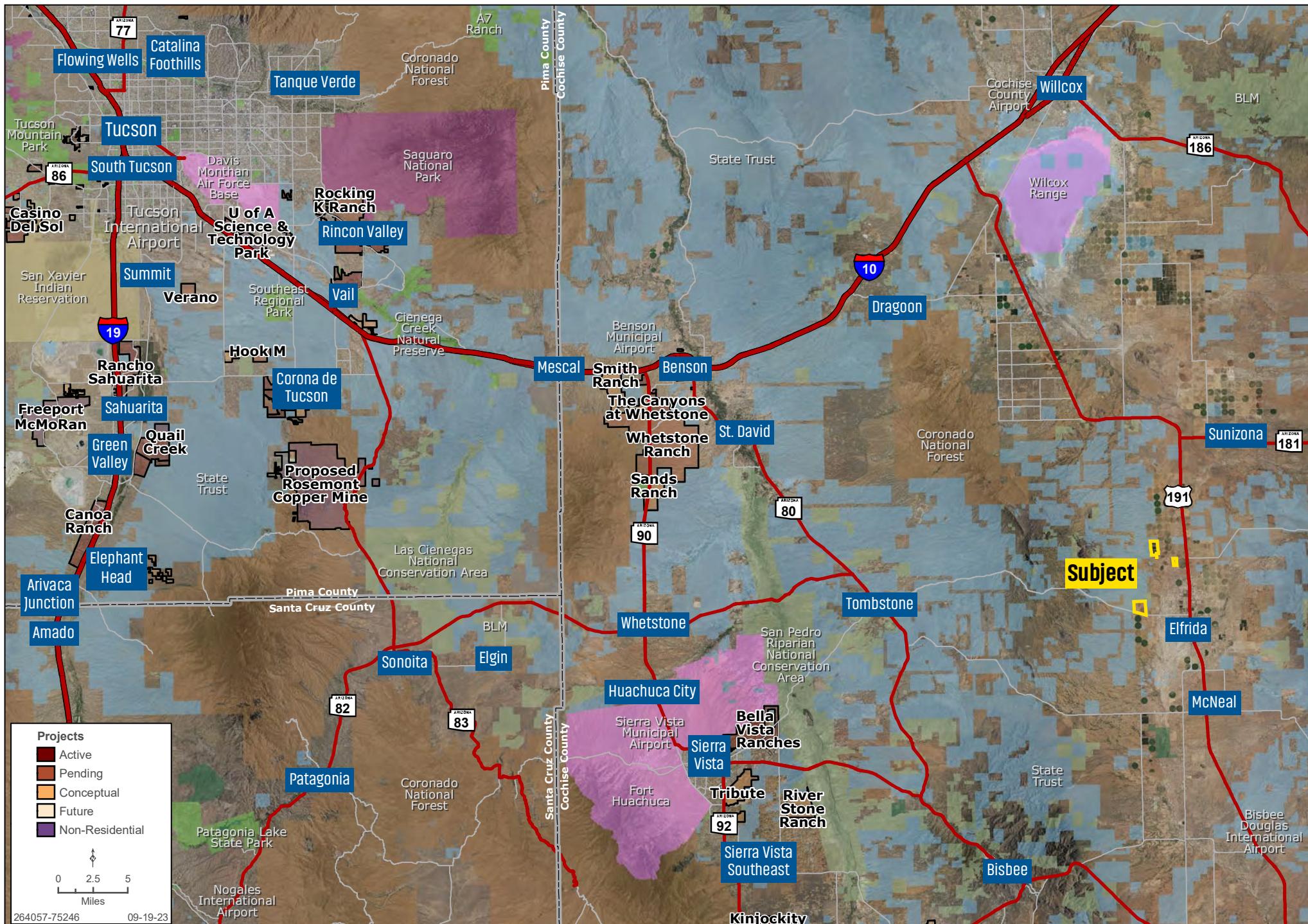
# AREA MAP

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# REGIONAL MAP

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