

# Yuma County Market Trends

Bill Moody

Robert J. Moody Appraisers

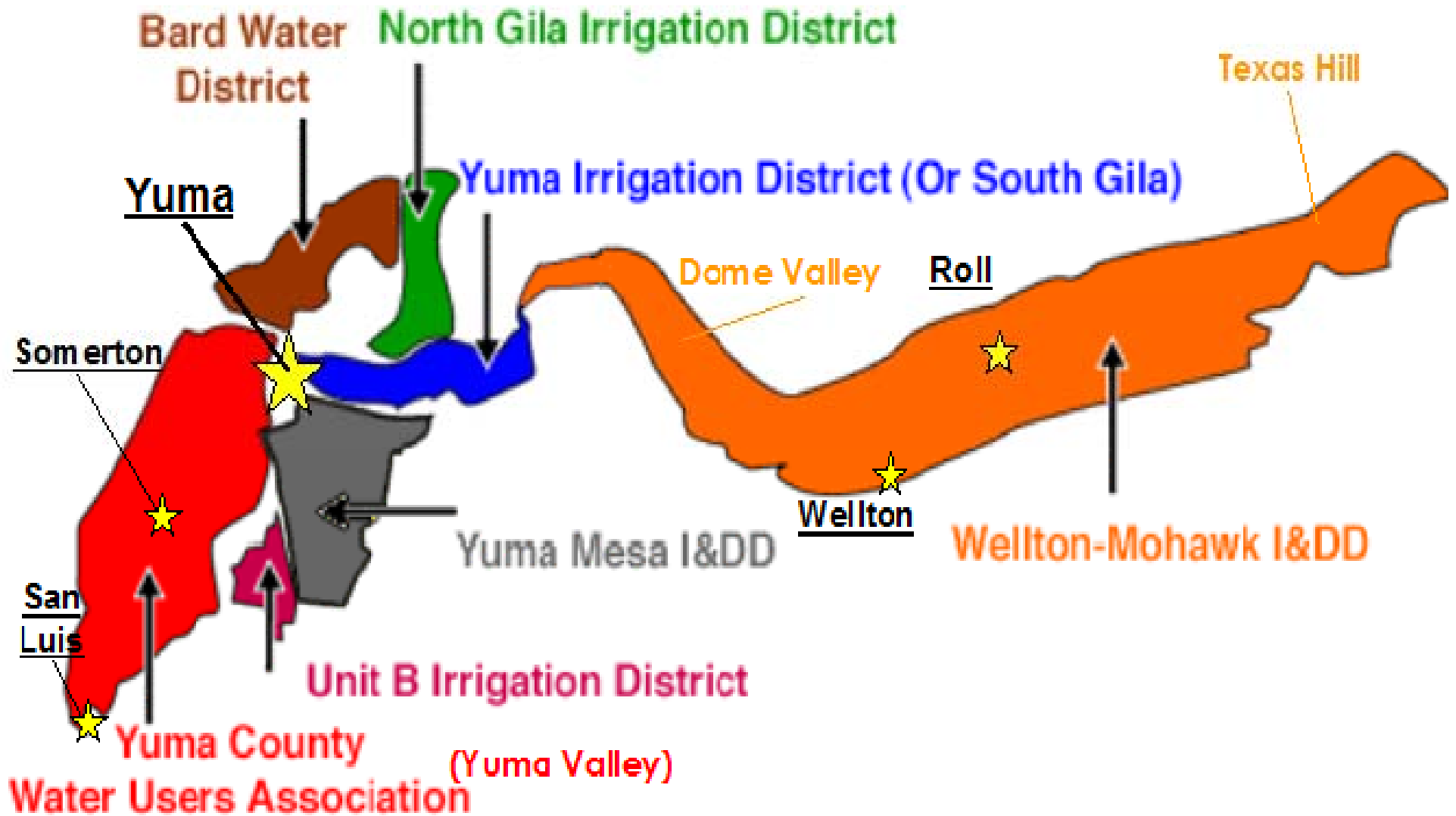


# Values & Rent Rates For Irrigated Farmland in Yuma County & Bard Valley, February 2014

Location	Value Per Acre	Sale Price Activity / Trends	Annual Cash Rents	Rent Rates Activity / Trends
Upper Yuma Valley	\$25,000 - \$30,000+	Active / Upward	\$675 - \$850	Active / Upward
Lower Yuma Valley	\$21,500 - \$25,000	Active / Upward	\$600 - \$750	Active / Upward
North & South				
Gila Valleys	\$26,500 - \$32,500	Active / Upward	\$650 - \$850	Active / Upward
Yuma Mesa Districts	\$13,500 - \$17,000	Active / Upward	\$100 - \$175	Limited / Stable
Wellton-Mohawk Irrigation District				
Dome Valley	\$22,000 - \$26,500	Limited / Upward	\$600 - \$750	Active / Upward
Wellton area	\$12,000 - \$22,000	Limited / Upward	\$400 - \$600	Active / Upward
Roll area	\$10,000 - \$15,000	Limited / Upward	\$275 - \$550	Active / Upward
Texas Hill	\$6,500 - \$10,000	Limited / Stable	\$250 - \$350	Active / Stable
Wellton Mesa	\$6,500 - \$9,000	Active / Upward	\$175 - \$225	Limited / Stable
Bard Valley, CA.				
Irrigated Farmland	\$20,000 - \$25,000	Limited / Stable	\$600 - \$850	Active / Upward
Medjool Dates	\$50,000 - \$100,000	Active / Stable	\$.50 - \$.60/lb	Active / Stable



# Yuma County

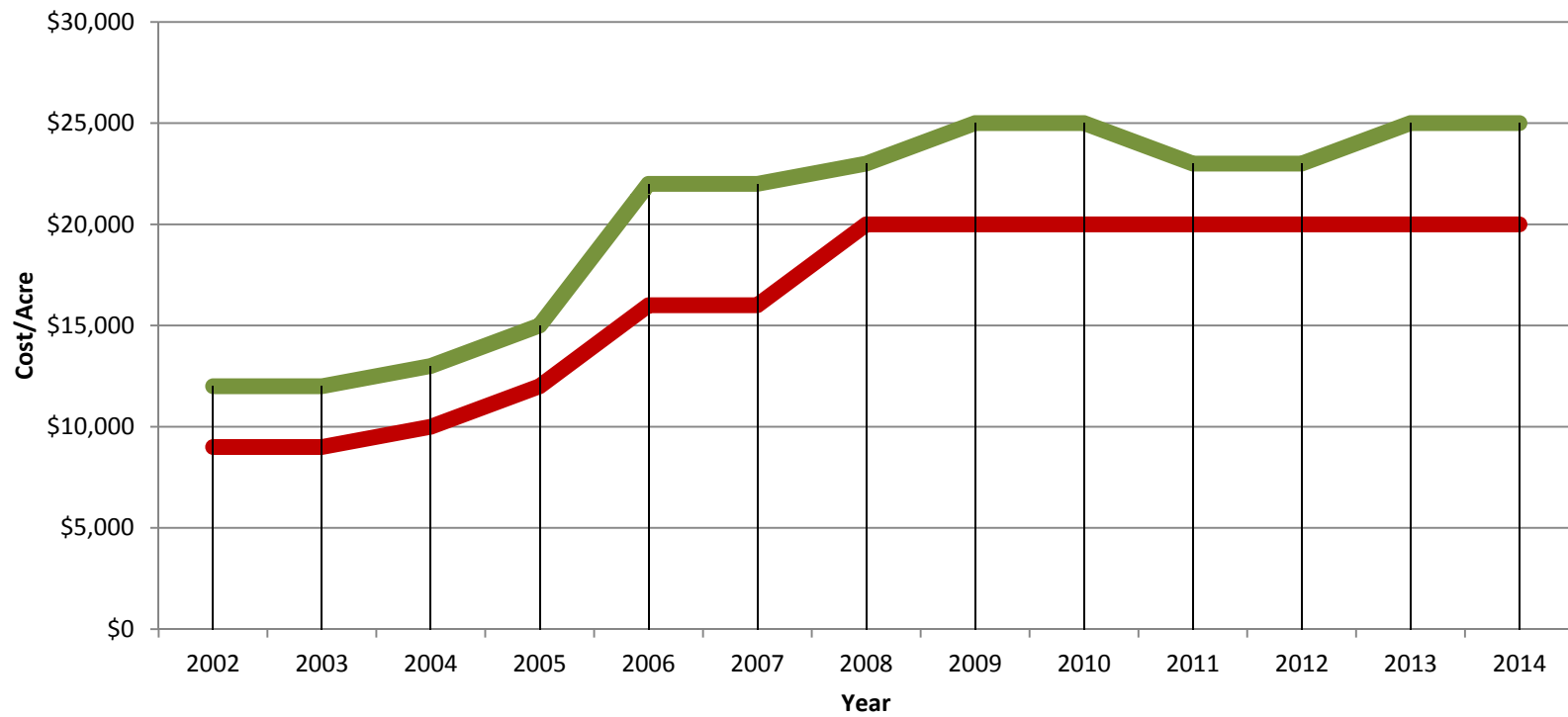


# Yuma County Irrigation

Irrigation District Name	Size in Irrigable Acres	2014 Operation & Maintenance Fees.
<i>Yuma Project</i>		
Yuma Valley (YCWJA)	50.000	\$93.00. includes first 5 acre feet.
Bard Valley (BWD)	15.000	\$91.50. includes first 5 acre feet
Unit 'B'	3.300	\$163.68. includes first 10 acre feet
<i>Gila Project</i>		
North Gila Valley	6.000	\$55. includes first 5 acre feet
South Gila Valley (YID)	12.000	\$53. includes first 5 acre feet
Welton Mohawk	60.000	\$96. includes first four acre feet
Yuma Mesa	<u>19.200</u>	\$05. includes first 9 acre feet
<b>Total Acreage</b>	<b>165.500</b>	

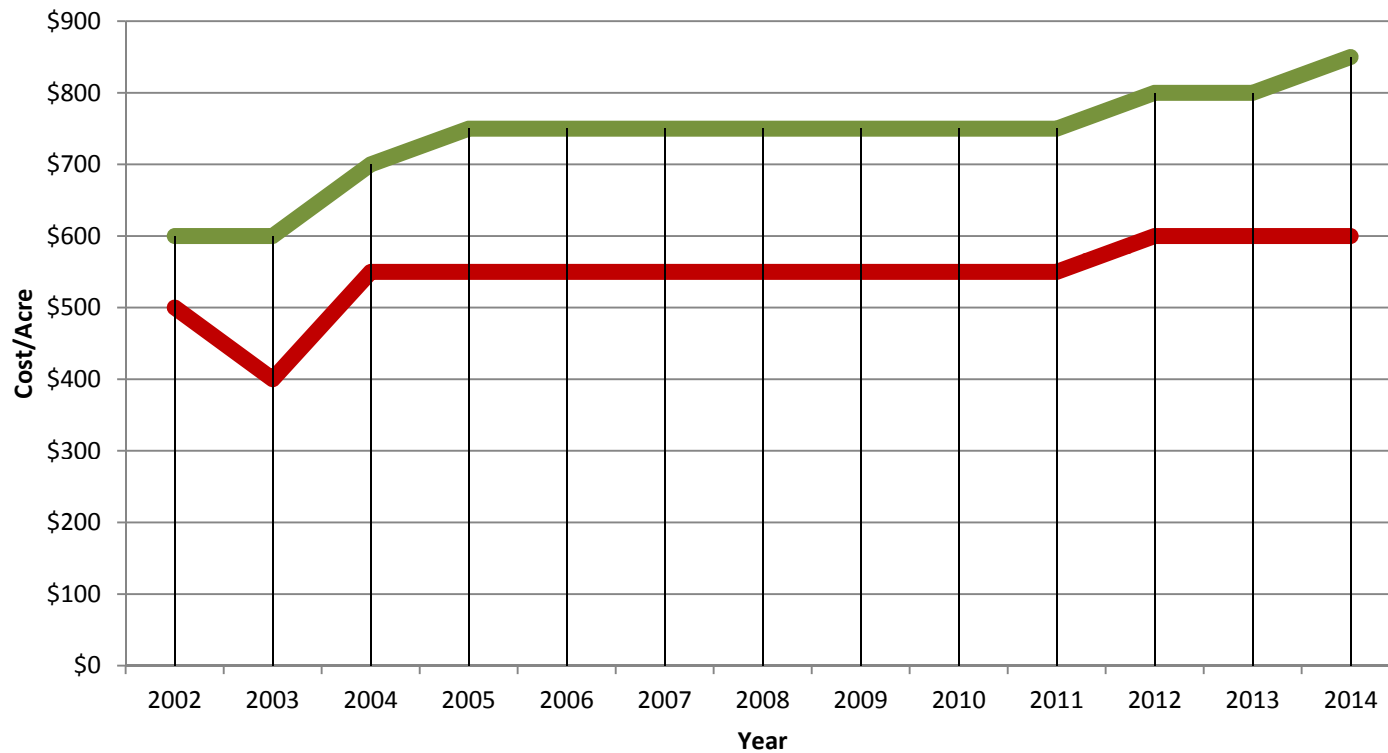
# Bard Valley, CA. Irrigated Farmland

Sale Price/Acre



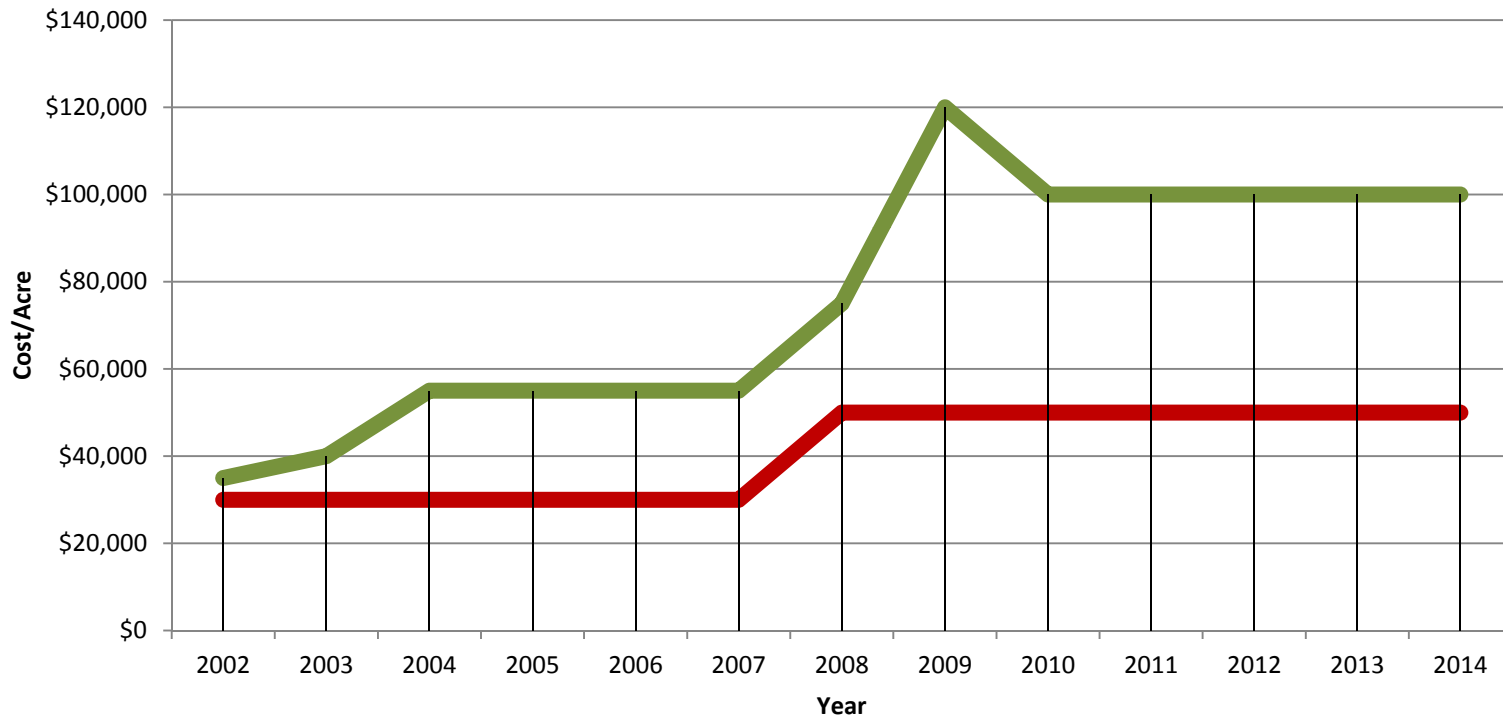
# Bard Valley, CA. Irrigated Farmland

## Annual Cash Rents



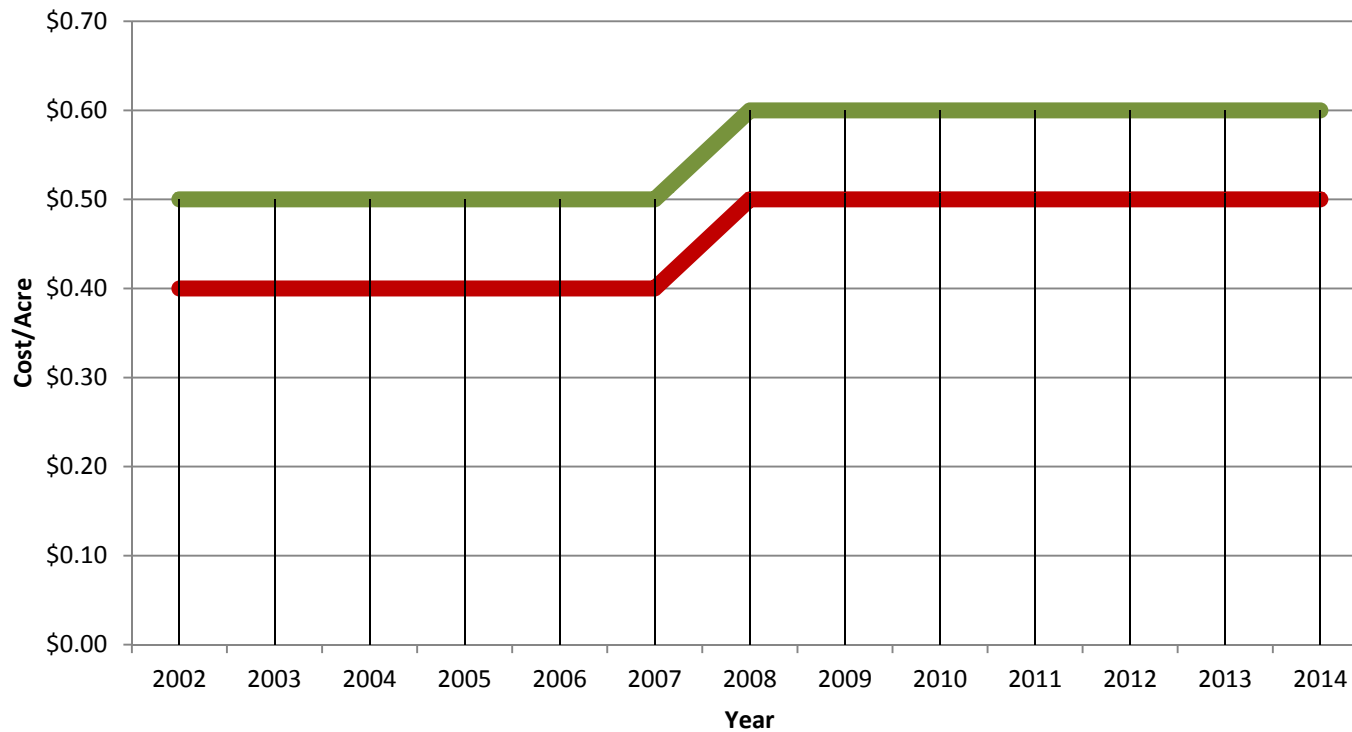
# Bard Valley, CA. Medjool Dates

## Sale Price/Acre



# Bard Valley, CA. Medjool Dates

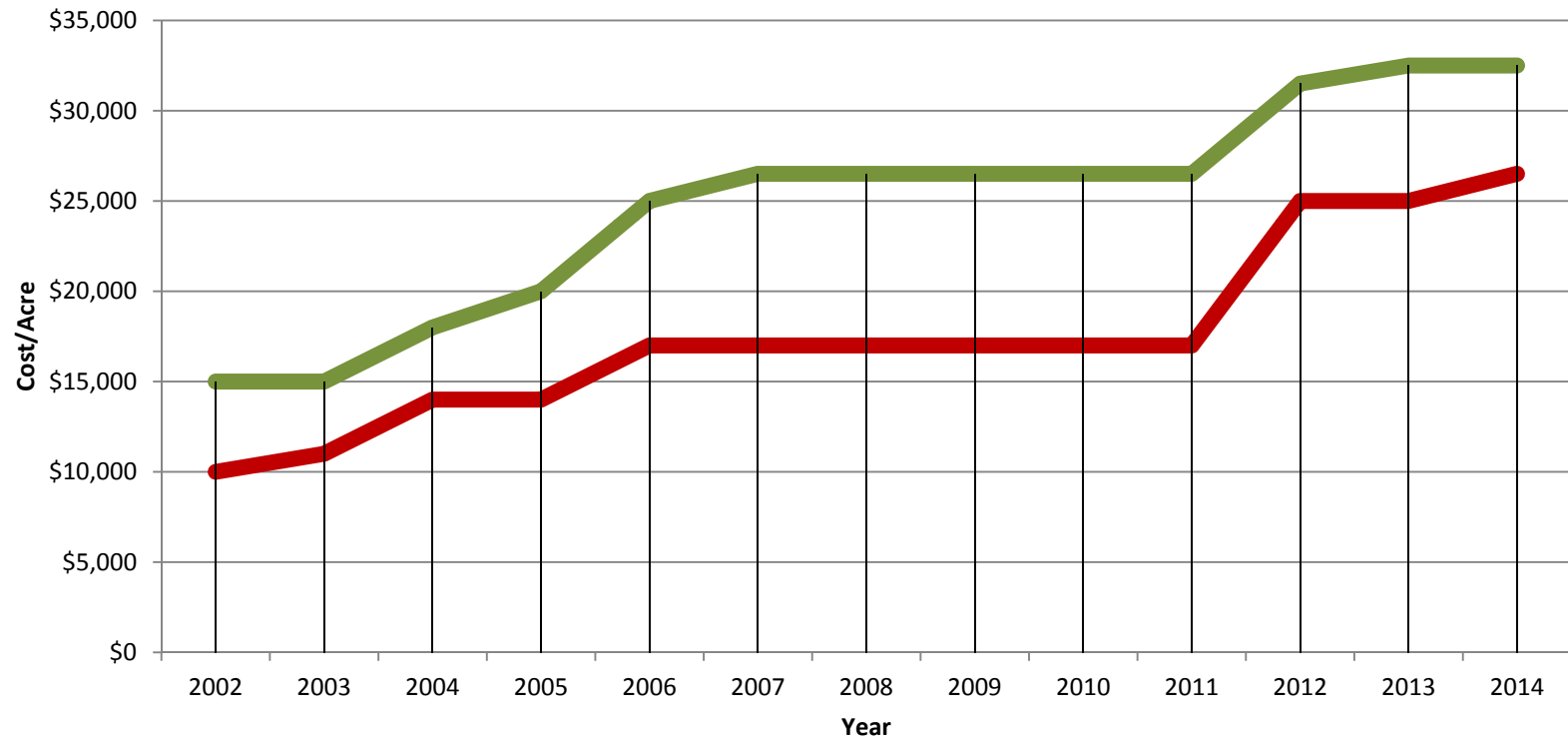
## Annual Cash Rents





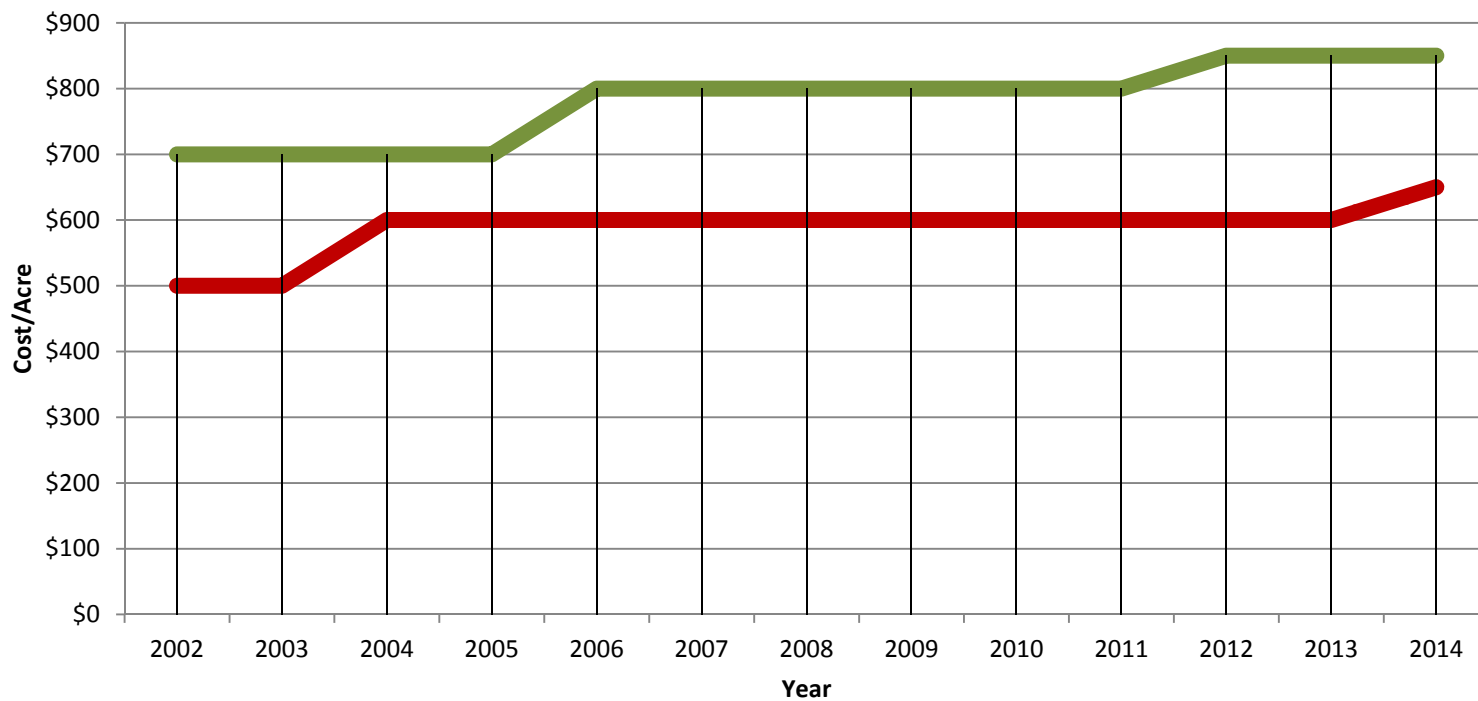
# North and South Gila Valleys

## Sale Price/Acre



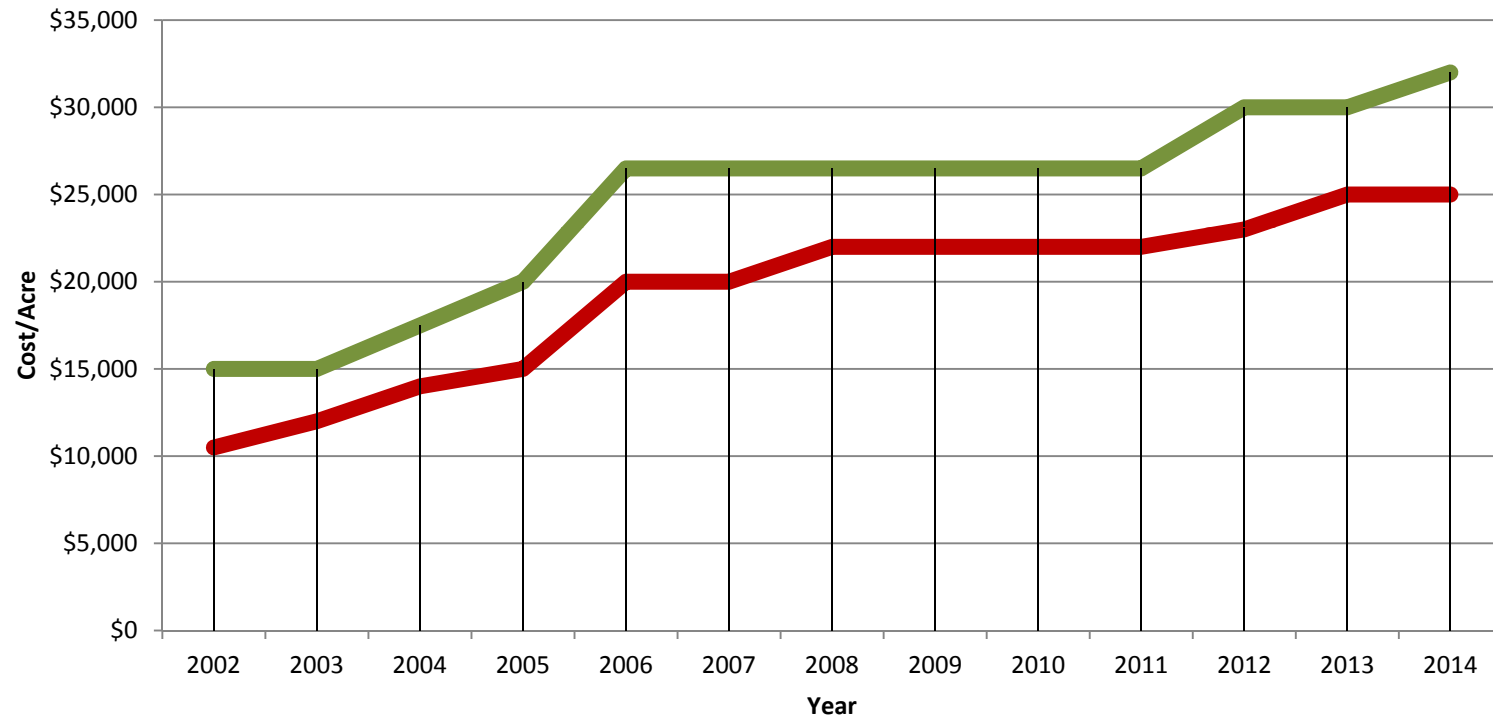
# North and South Gila Valleys

## Annual Cash Rents



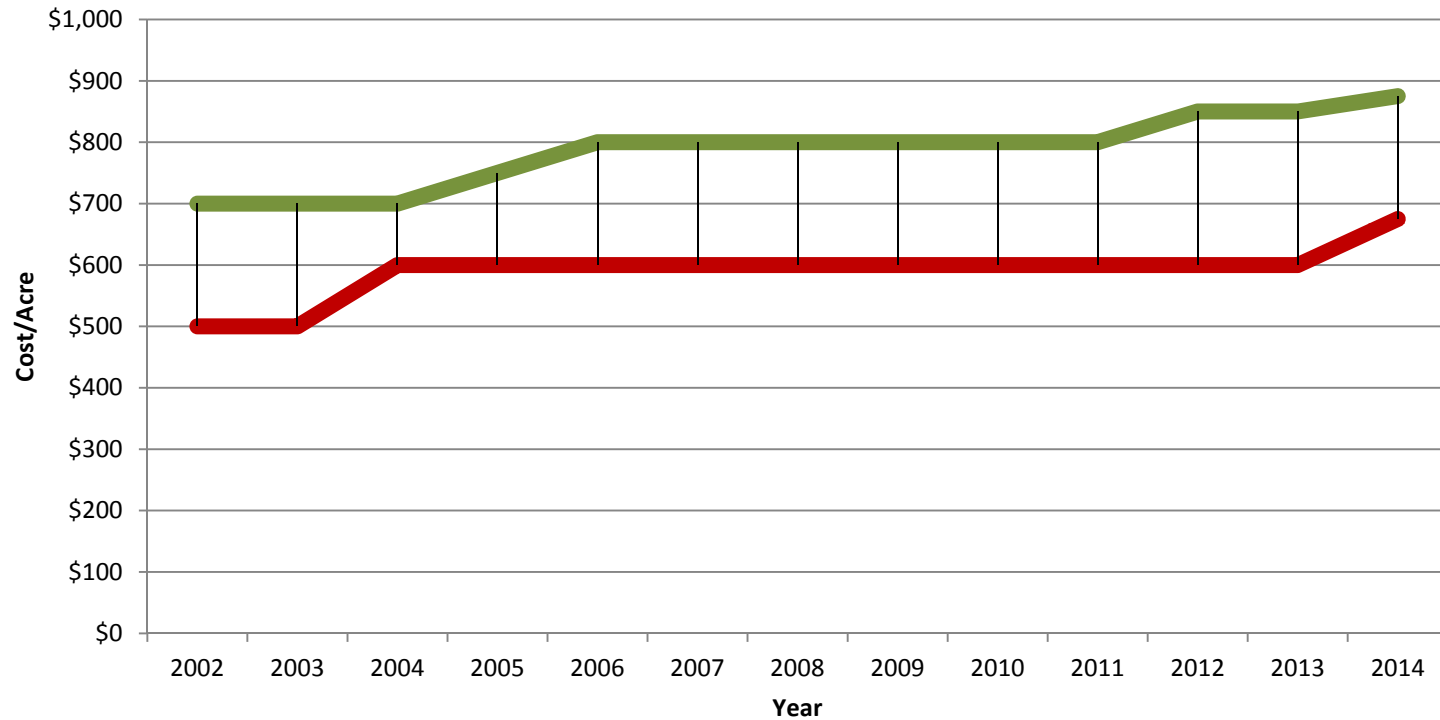
# Upper Yuma Valley

## Sale Price/Acre



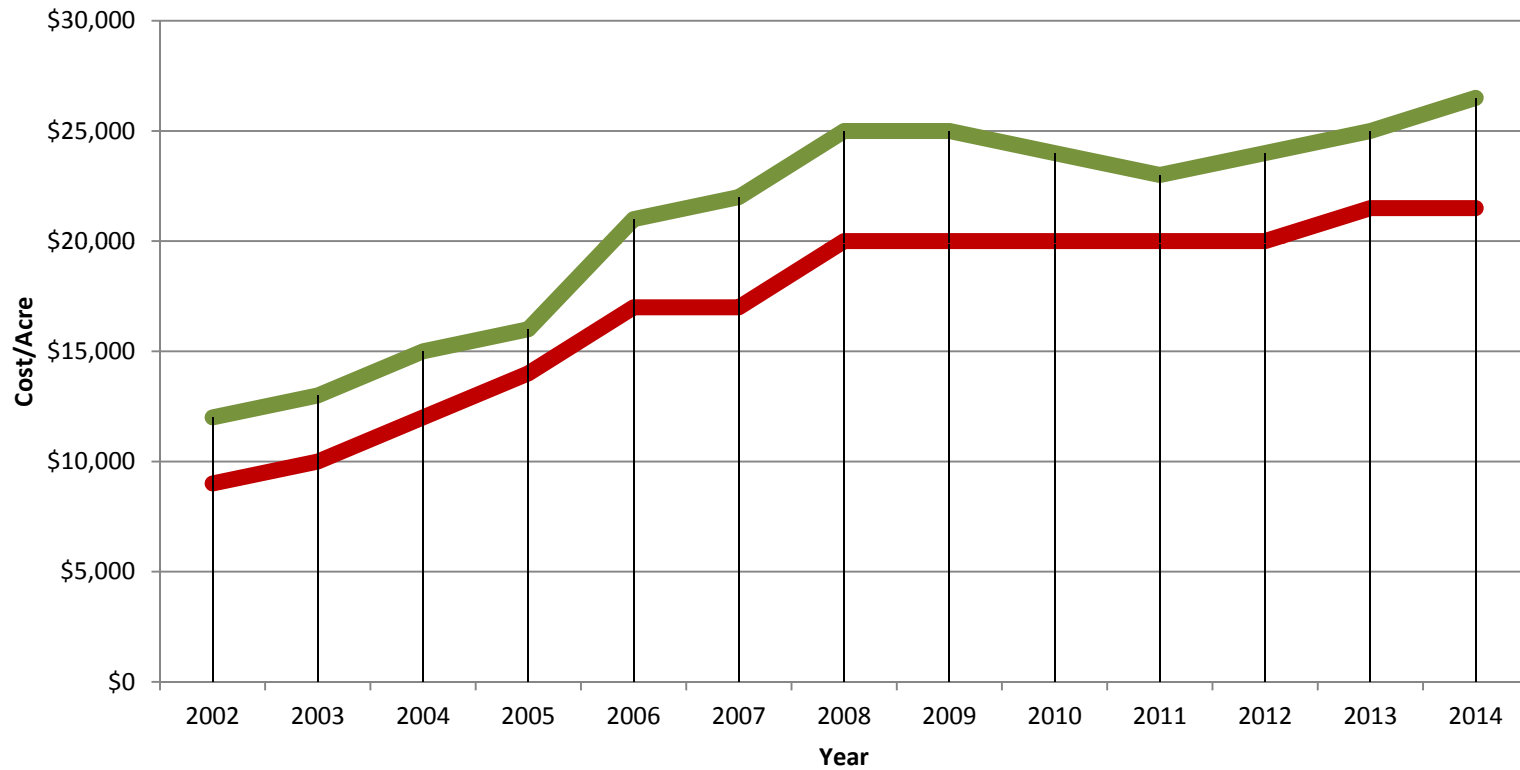
# Upper Yuma Valley

## Annual Cash Rents



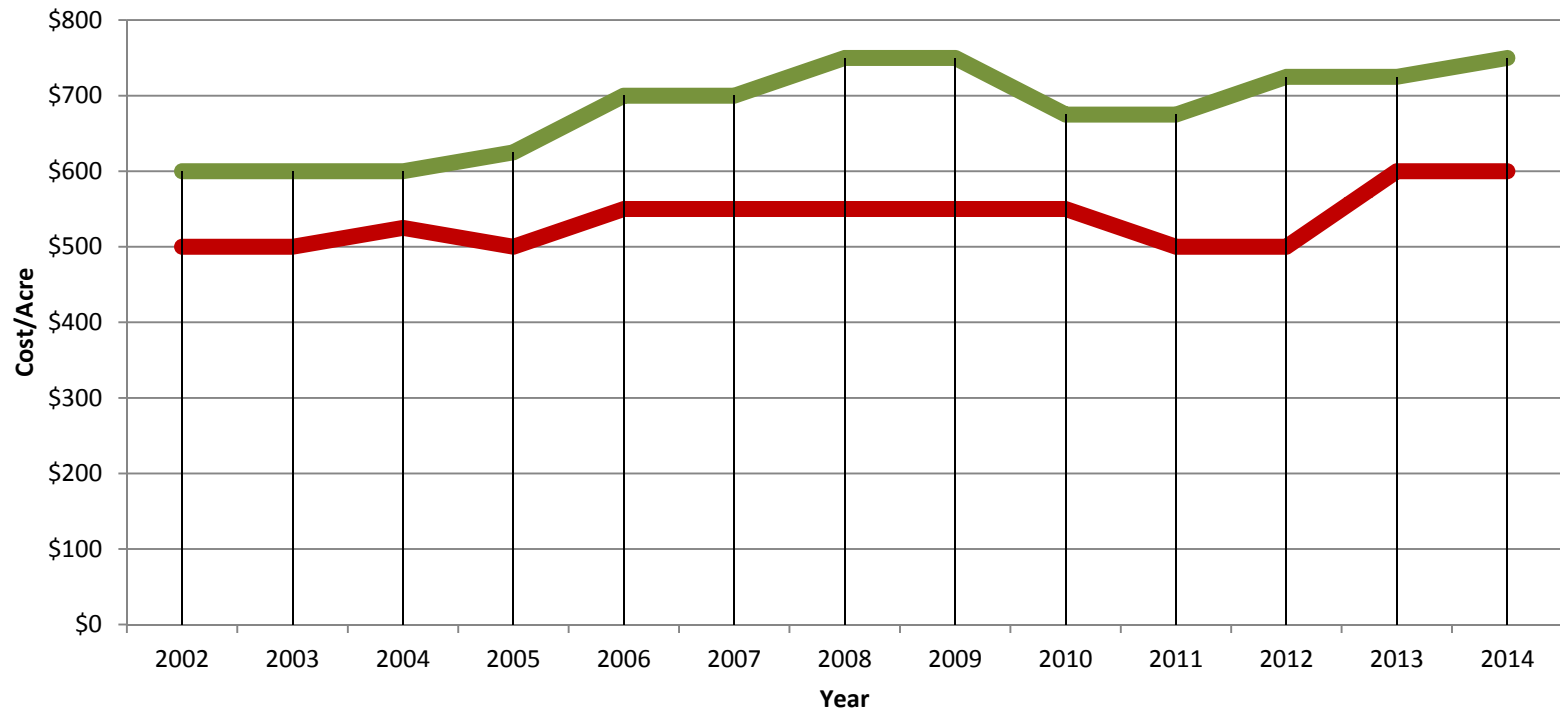
# Lower Yuma Valley

## Sale Price/Acre



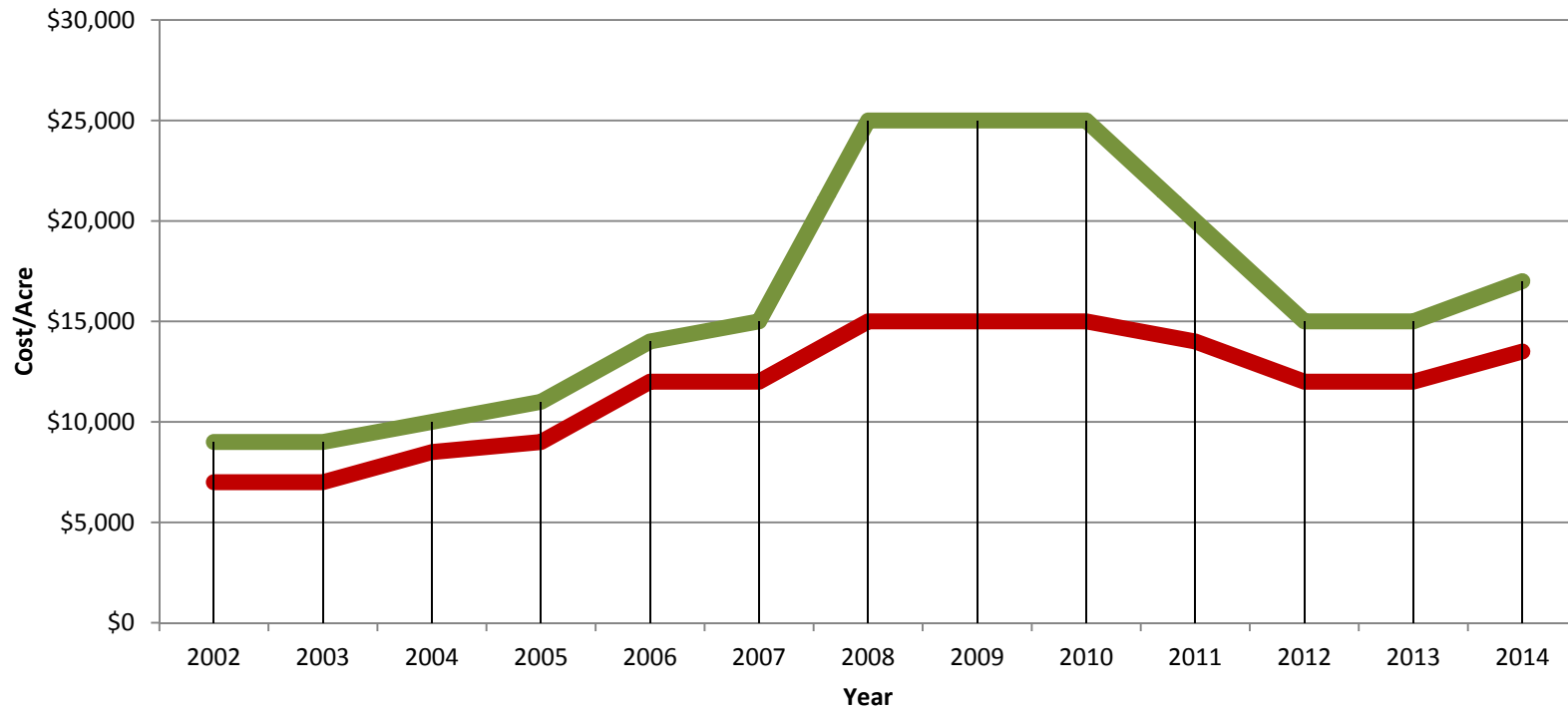
# Lower Yuma Valley

## Annual Cash Rents



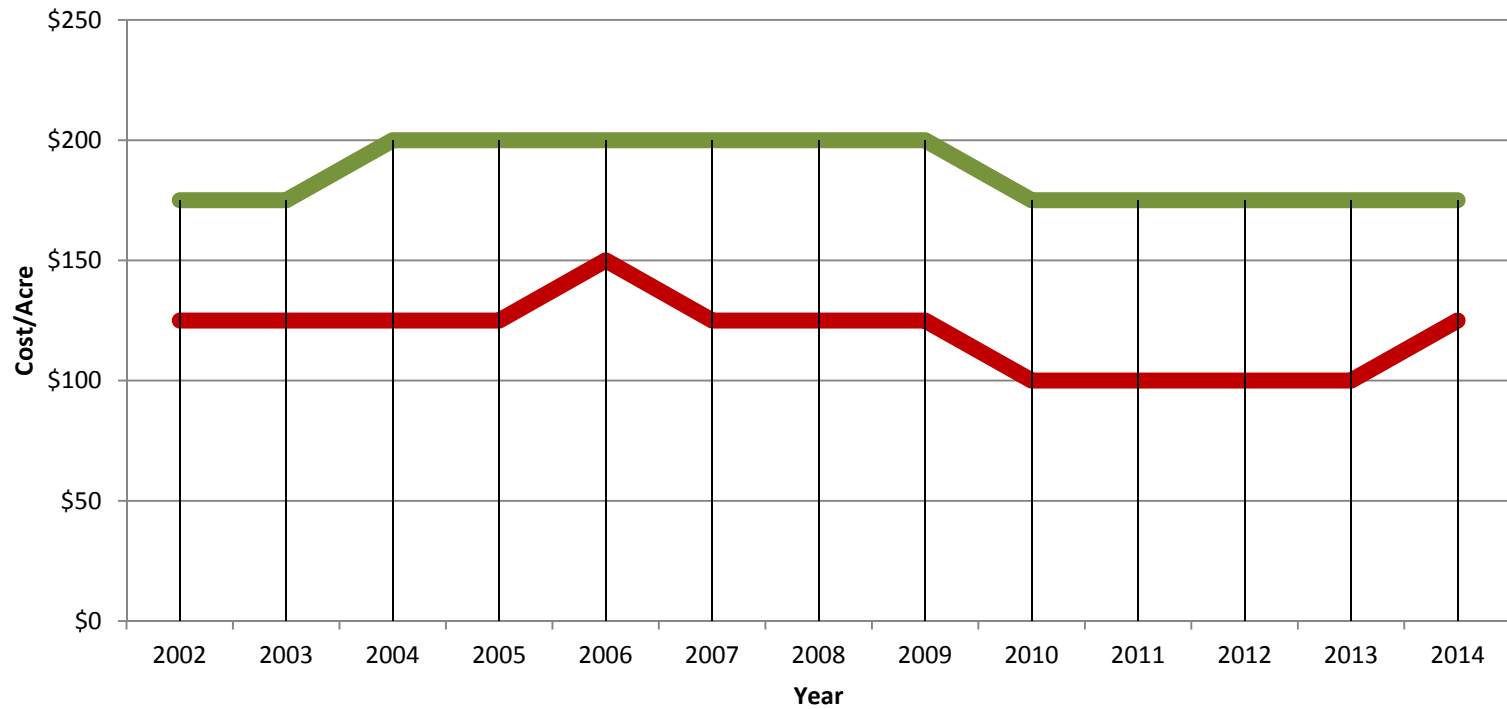
# Yuma Mesa Districts

## Sale Price/Acre



# Yuma Mesa Districts

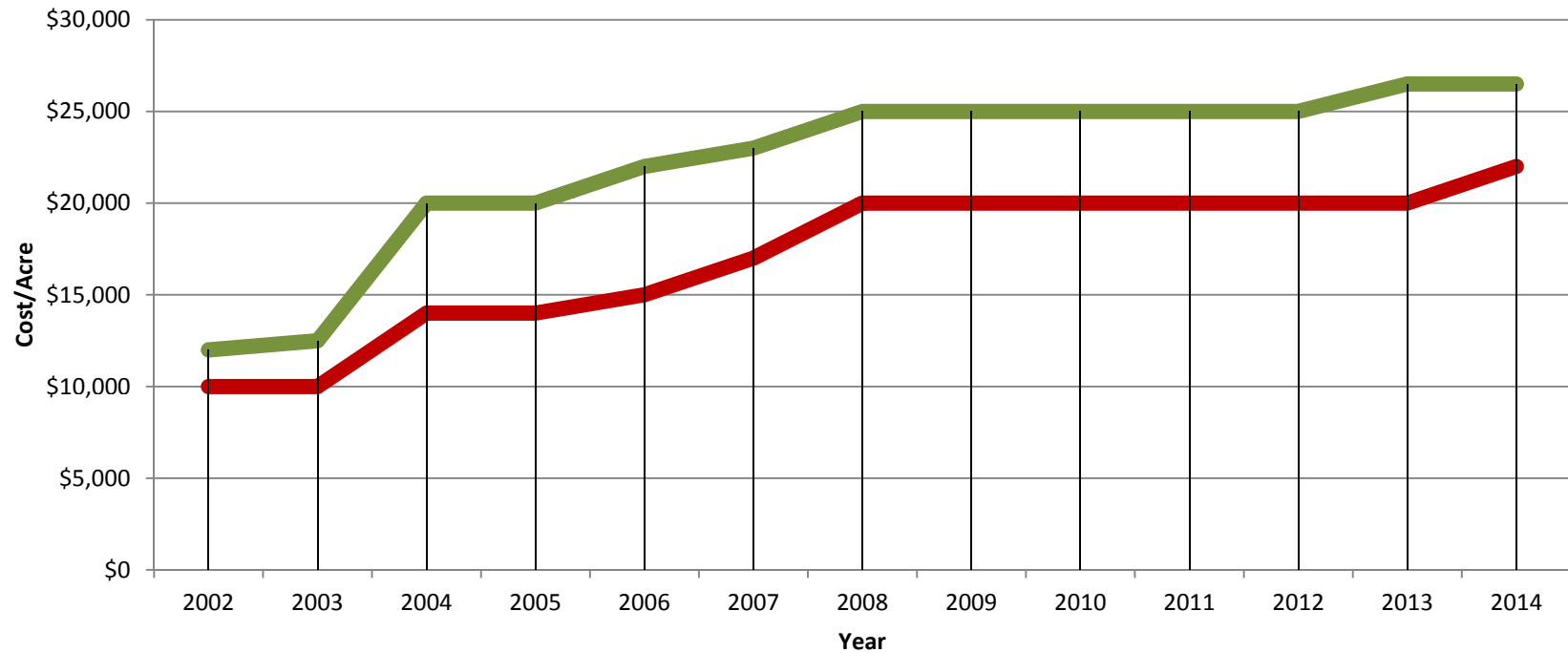
## Annual Cash Rents





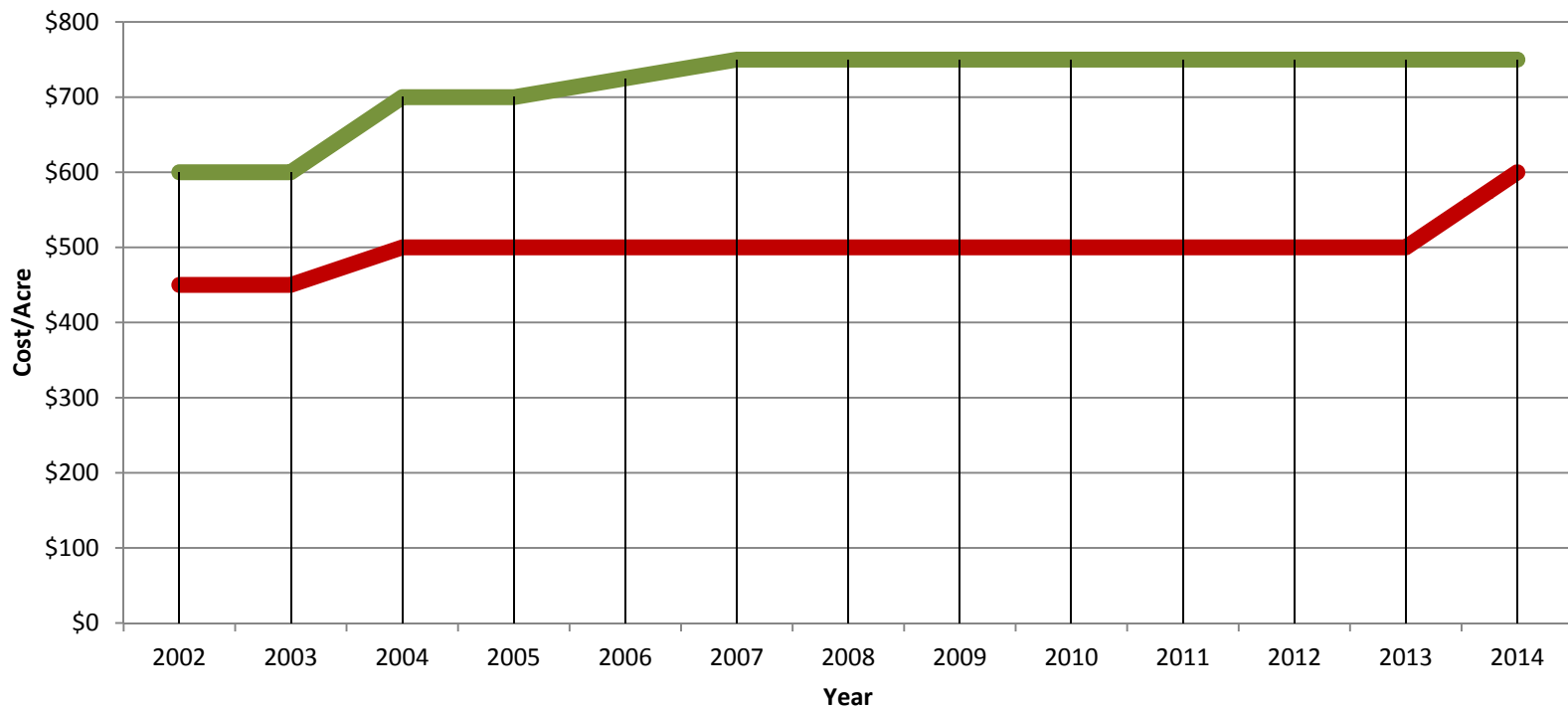
# Wellton-Mohawk Dome Valley

## Sale Price/Acre



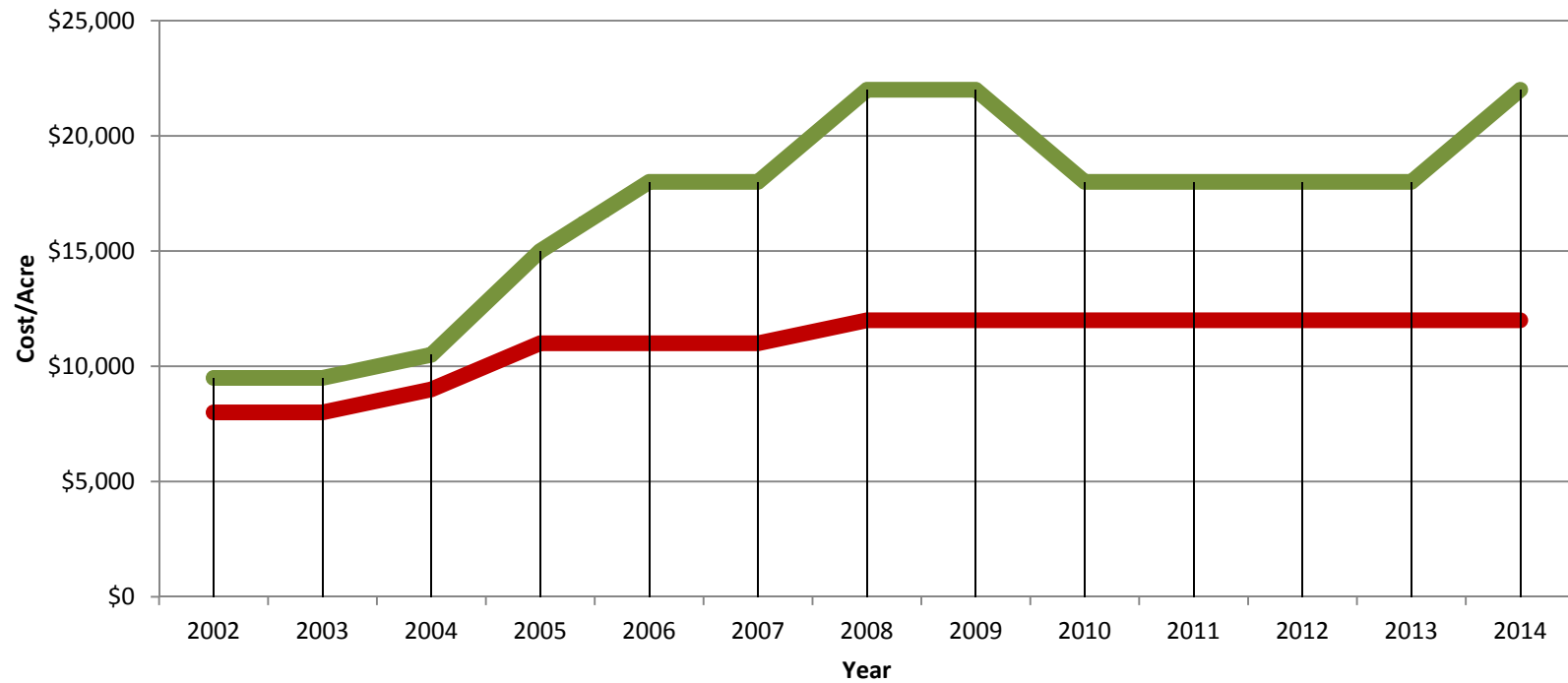
# Wellton-Mohawk Dome Valley

## Annual Cash Rents



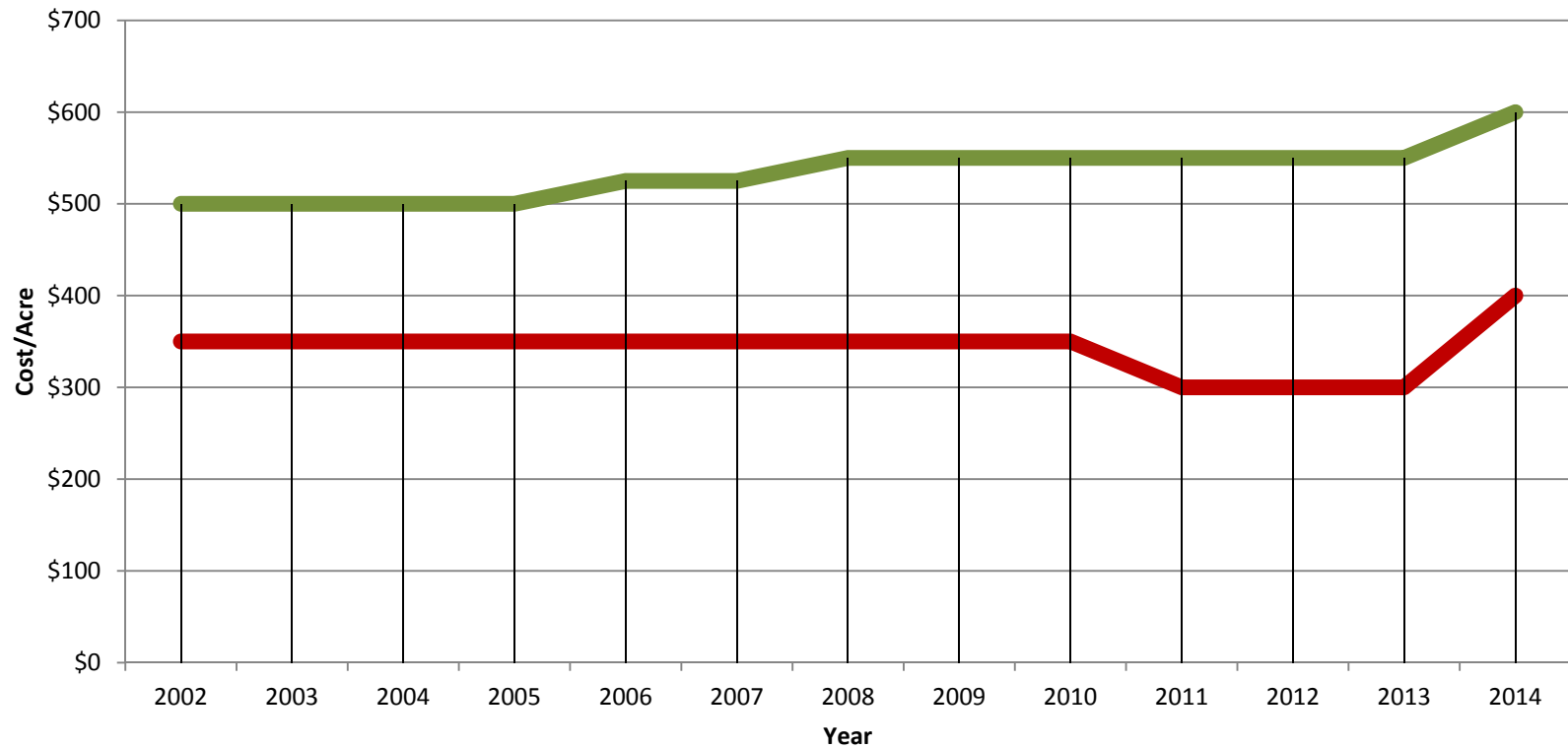
# Wellton Area

## Sale Price/Acre



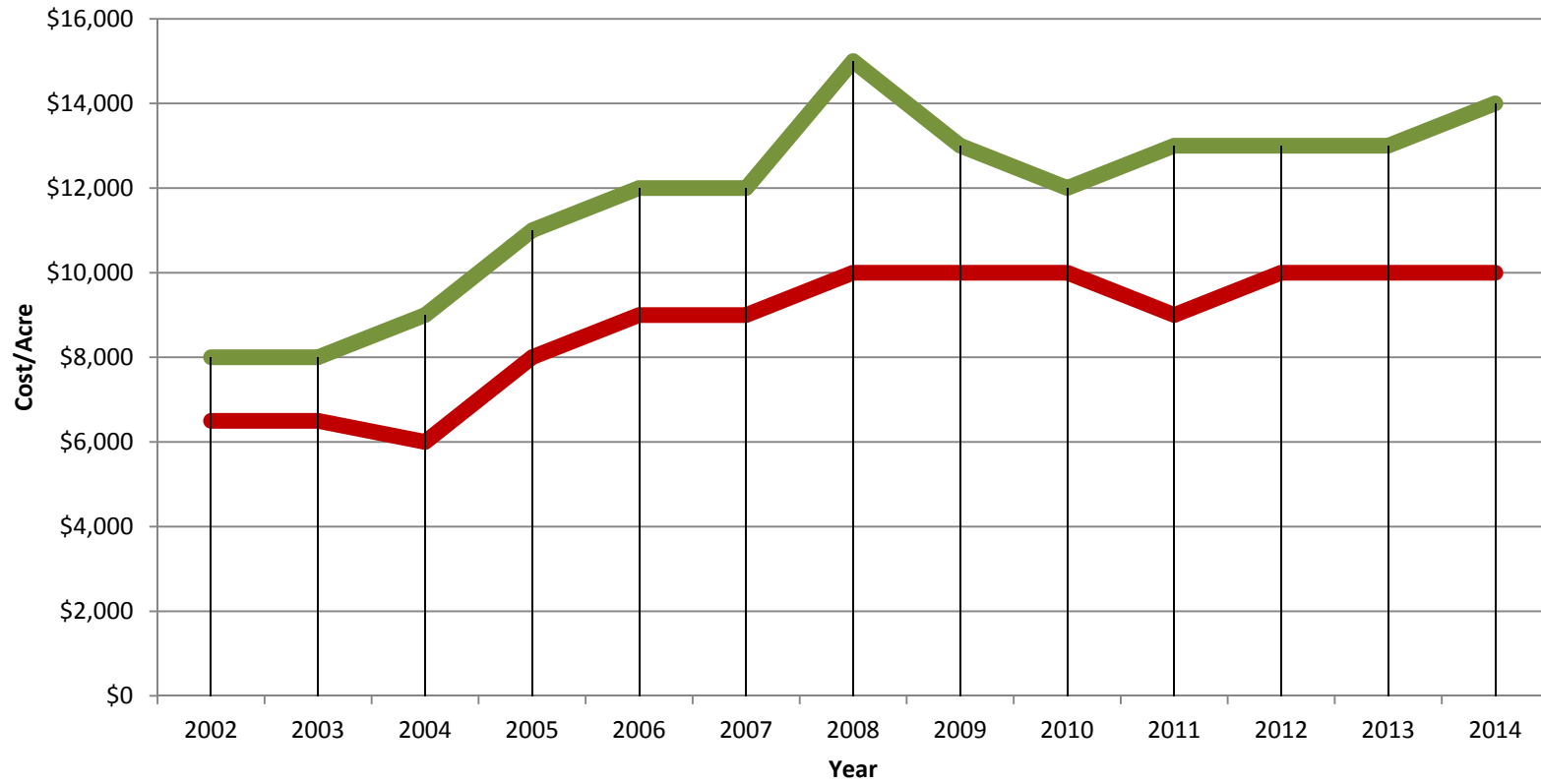
# Wellton Area

## Annual Cash Rents



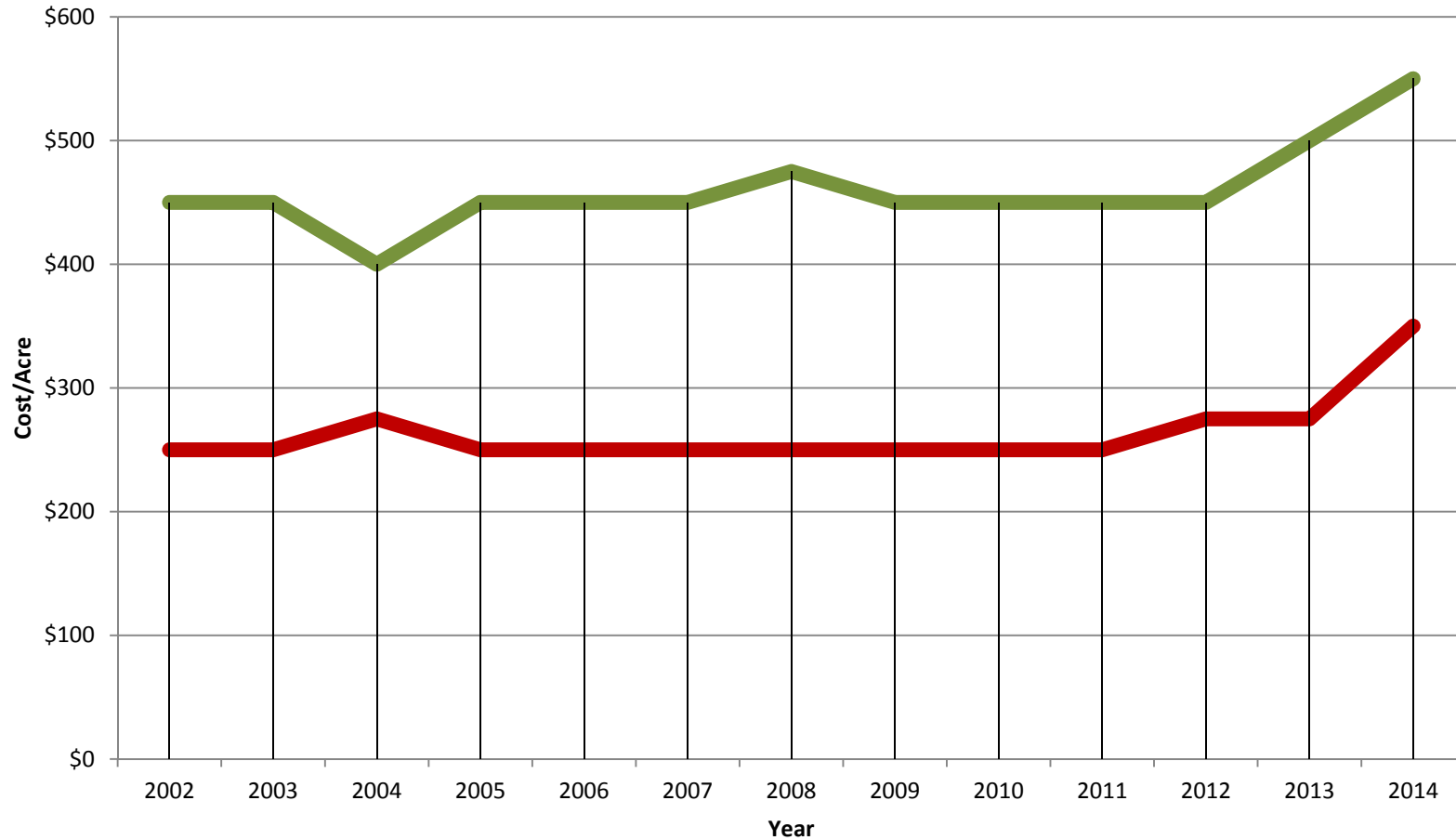
# Roll Area

## Sale Price/Acre



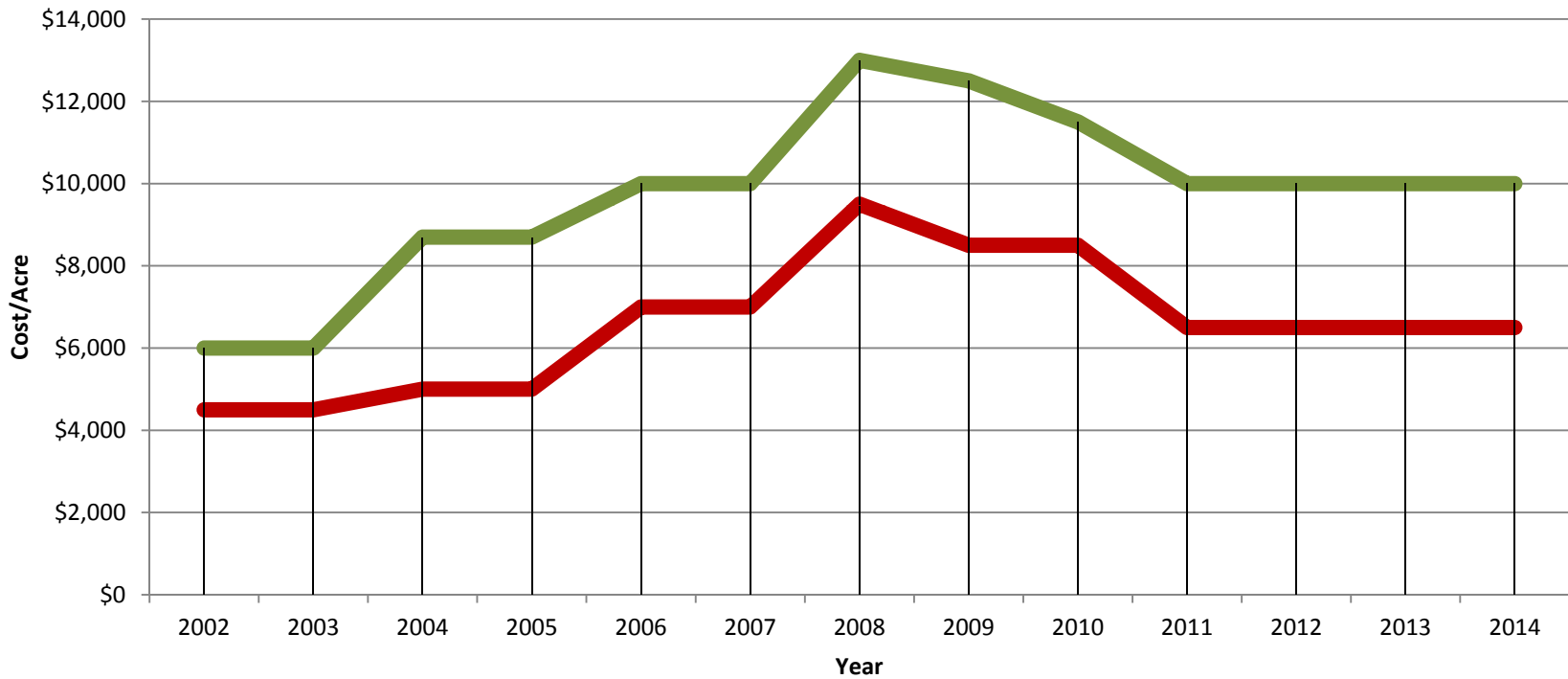
# Roll Area

## Annual Cash Rents



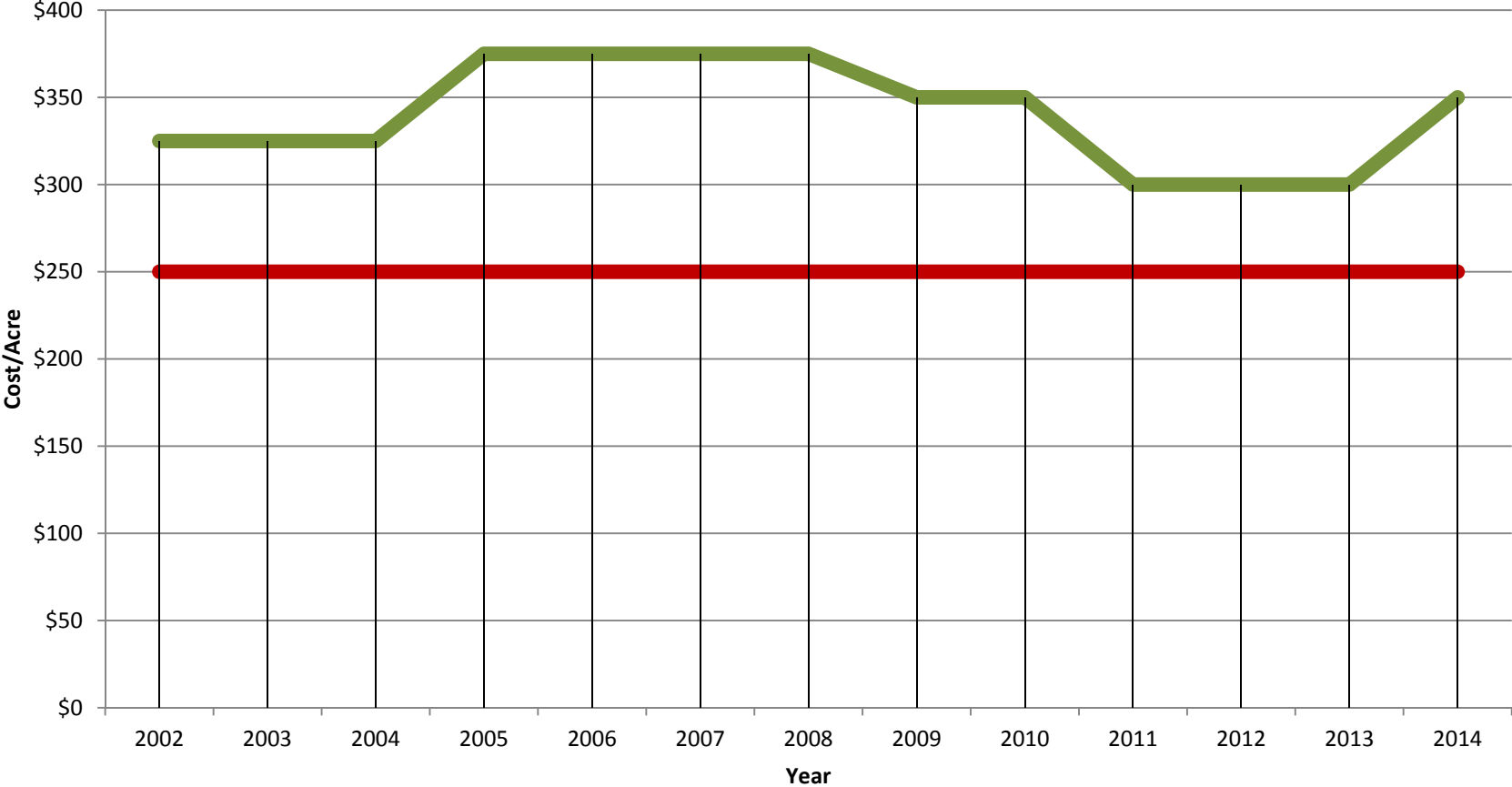
# Texas Hill

## Sale Price/Acre



# Texas Hill

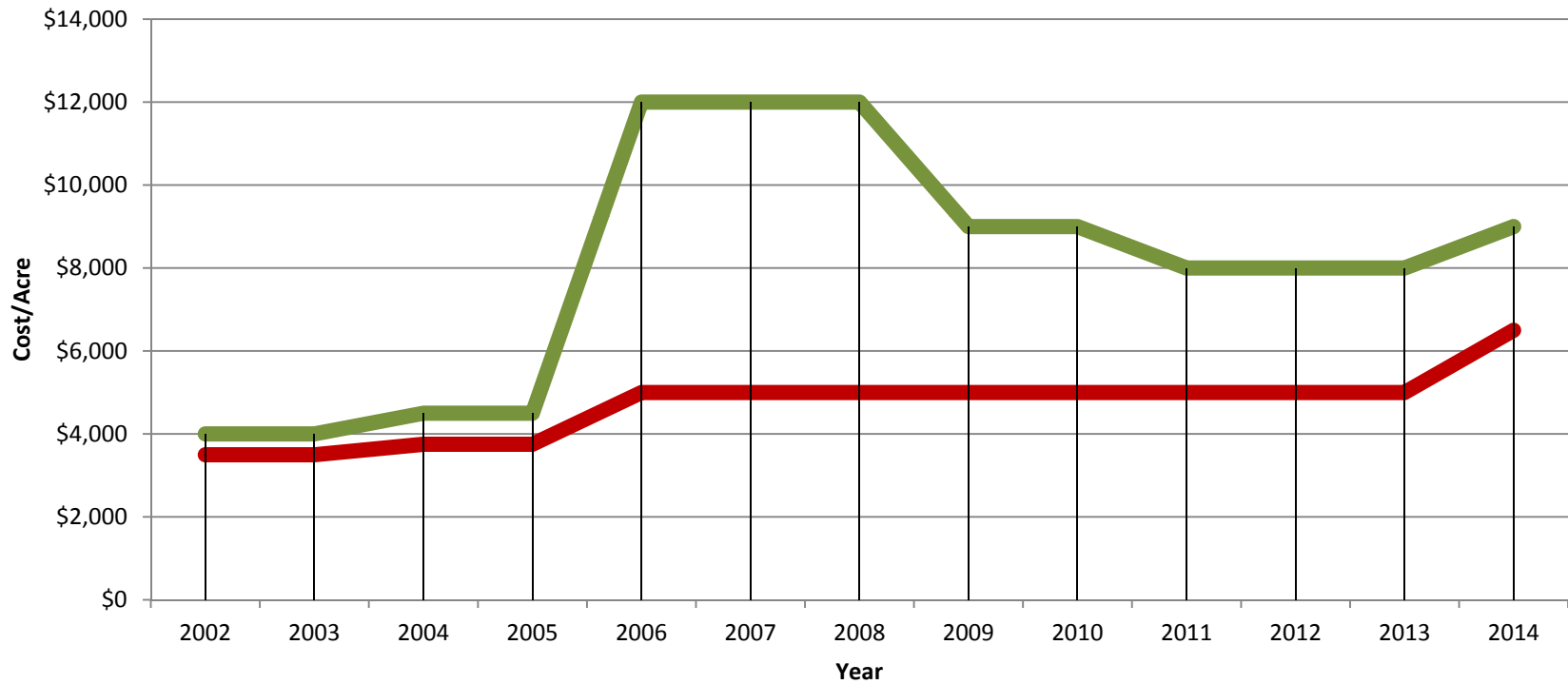
## Annual Cash Rents





# Wellton Mesa

## Sale Price/Acre



# Wellton Mesa

## Annual Cash Rents

