

2024 LEASING ARRANGEMENTS SURVEY SUMMARY

This fact sheet contains summarized data from each of Post Rock District's counties (Jewell, Lincoln, Mitchell, Osborne, and Smith) individually as well as averages for the district as a whole.

K-STATE
Research and Extension

Post Rock
District

Full summary reports for individual counties are available on our website:
www.postrock.ksu.edu



DRYLAND/IRRIGATED CROP SHARE AND CASH RENT

COLLECTION PROCESS

Post Rock Extension District surveyed each of its five counties in December 2024.

Each county randomly mailed or emailed 50 - 75 surveys to landowners and tenants in each of the county townships.

Responses were kept anonymous and were then summarized.

CROP RESIDUE / FORAGE CROP GRAZING



Additional leasing resources:

NC Farm Management Extension Committee contains a library full of regional lease publications:
www.aglease101.org

K-State Research and Extension Ag Economics website has tools including the Non-irrigated Cash Lease Arrangements in Kansas publication as well as Farm Management Guides:
www.agmanager.info



PASTURE LEASING

Average cash rental rates/acre for 2024

County **Cropland** **Pasture** **Crop Residue**

Jewell	\$80 Range: \$45 - \$100	\$32 Range: \$25 - \$45	\$10 Range: \$7 - \$12
Lincoln	not enough responses	\$29 Range: \$20 - \$30	not enough responses
Mitchell	\$83 Range: \$70 - \$125	\$27 Range: \$20 - \$35	\$37 Range: \$25 - \$50
Osborne	\$58 Range: \$40 - \$75	\$20 Range: \$10 - \$32	\$7.50 Range: \$7 - \$15
Smith	\$79 Range: \$50 - \$100	\$31 Range: \$18 - \$75	\$13.50 Range: \$12 - \$17
District-wide	\$75	\$28	\$17

Communication is the key to develop effective working relationships between the landlord and the tenant.

Crop Share Summary

The survey included a crop share summary and a summary of how inputs were divided between landlord and tenant. The table to the right shows the share arrangement average of all 5 counties for various crops.

Survey results also indicated a sharing cost of the fertilizer, herbicide, and insecticide between the landowner and the tenant.

Flexible Cash Rents

Recently, flexible cash rents have become much more common. Flexible cash rents refer to land rental arrangements where the amount of cash rent paid can vary based upon pre-determined factors such as yield or price.

Flexible cash leases are a way of sharing risks of unpredictable markets and yields. There are many types of flex leases. No one method is best in all cases!

Crop	1/3	2/5	30%
Corn	76%	53%	18%
Grain Sorghum	75%	56%	17%
Soybeans	75%	56%	17%
Wheat	75%	56%	17%