

NORTHEAST KANSAS FARM MANAGEMENT ASSOCIATION
PROFIT CENTER ANALYSIS: 5-YEAR AVERAGE & 2009
IRRIGATED CORN

	2004-2008 Average	2009
Number of Farms	5	15
Crop Acres	322	356
Acres Owned	35	70
Acres Rented	287	286
Yield / Acre	193	198
Bushels (Operator's Share)	37,800	49,490
Operator Percentage	60.92%	70.36%
Gross Income / Acre	\$413.23	\$542.08
Variable Costs / Acre	\$246.17	\$351.66
Total Expense / Acre	\$334.56	\$480.43
Gross Income / Bushel	\$3.52	\$3.90
Total Expense / Bushel	\$2.85	\$3.46

	Total Dollars	\$/Bushel	\$/Acre	Total Dollars	\$/Bushel	\$/Acre
INCOME:						
Corn (Operator's Share)	\$116,483.25	\$3.08	\$361.97	\$180,008.67	\$3.64	\$505.64
Patronage Refunds	\$71.49	\$0.00	\$0.22	\$36.72	\$0.00	\$0.10
Government Payments	9,393.37	0.25	29.19	4,408.15	0.09	12.38
Miscellaneous Income	6,489.73	0.17	20.17	7,614.76	0.15	21.39
Crop Insurance Proceeds	534.84	0.01	1.66	2,240.91	0.05	6.29
Crop Futures	4.54	0.00	0.01	(1,327.17)	(0.03)	(3.73)
OTHER INCOME	\$16,493.97	\$0.44	\$51.26	\$12,973.37	\$0.26	\$36.44
GROSS INCOME	\$132,977.21	\$3.52	\$413.23	\$192,982.04	\$3.90	\$542.08
EXPENSES:						
Labor Hired	\$3,599.83	\$0.10	\$11.19	\$5,931.18	\$0.12	\$16.66
General Machinery Repairs	6,432.43	0.17	19.99	9,425.00	0.19	26.47
Irrigation Equipment Repairs	999.89	0.03	3.11	1,813.32	0.04	5.09
Interest Paid	6,428.68	0.17	19.98	9,911.17	0.20	27.84
Seed / Other Crop Expense	13,578.03	0.36	42.19	22,365.22	0.45	62.82
Crop Insurance	4,054.11	0.11	12.60	6,554.59	0.13	18.41
Fertilizer / Lime	17,638.89	0.47	54.81	27,577.90	0.56	77.47
Machine Hire - Lease	1,522.75	0.04	4.73	3,107.11	0.06	8.73
Farm Org Fees / Travel / Publ	1,746.06	0.05	5.43	2,012.46	0.04	5.65
Gas / Fuel / Oil	7,530.73	0.20	23.40	6,342.57	0.13	17.82
Irrigation Fuel - Pumping	1,633.30	0.04	5.08	1,092.48	0.02	3.07
Crop Storage & Marketing	27.08	0.00	0.08	299.51	0.01	0.84
Personal Property Tax	649.18	0.02	2.02	946.28	0.02	2.66
General Farm Insurance	2,965.52	0.08	9.22	3,161.20	0.06	8.88
Utilities	700.78	0.02	2.18	1,102.53	0.02	3.10
Cash Farm Rent	1,404.24	0.04	4.36	9,093.92	0.18	25.54
Herbicide / Insecticide	8,224.01	0.22	25.56	14,110.02	0.29	39.63
Conservation	82.73	0.00	0.26	346.09	0.01	0.97
Auto Expense	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL VARIABLE COSTS	\$79,218.23	\$2.10	\$246.17	\$125,192.55	\$2.53	\$351.66
RETURN ABOVE VARIABLE COSTS	\$53,758.98	\$1.42	\$167.06	\$67,789.49	\$1.37	\$190.42
Depreciation	\$9,469.84	\$0.25	\$29.43	\$15,211.45	\$0.31	\$42.73
Real Estate Tax	318.79	0.01	0.99	663.34	0.01	1.86
Unpaid Operator Labor	12,574.69	0.33	39.08	18,443.29	0.37	51.81
Interest Charge *	1,030.54	0.03	3.20	1,873.38	0.04	5.26
TOTAL FIXED COSTS	\$23,393.86	\$0.62	\$72.70	\$36,191.46	\$0.73	\$101.66
Land Charge **	\$5,050.92	\$0.13	\$15.70	\$9,647.29	\$0.19	\$27.10
TOTAL EXPENSE	\$107,663.01	\$2.85	\$334.56	\$171,031.30	\$3.46	\$480.43
NET RETURN TO MANAGEMENT	\$25,314.20	\$0.67	\$78.66	\$21,950.74	\$0.44	\$61.66
NET RETURN TO LABOR-MGT	\$41,488.72	\$1.10	\$128.93	\$46,325.21	\$0.94	\$130.13

*Interest charge equals: ((8.0% times three-fourths the variable costs minus interest paid) plus (4.0% times depreciation times 8)) minus cash interest paid.

**Land charge represents a charge (equal to landlord's share) on owned land and equals (production from owned acres X price / unit X 20%). Crop production paid to the landlord on rented land (already removed above), or cash rent is the charge on rented land.

This crop enterprise is based on the operator's share of production, and thus includes only production expenses paid by the operator. A charge for management is not included in the expenses.