

THE BELL RANCH



SAN MIGUEL CTY. NEW MEXICO

Established 1824

290,100 DEEDED ACRES

THE RANCH

GALLERIES

LOCATION

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An incredible opportunity to own the largest working cattle ranch now available in the United States.



The Bell is New Mexico's iconic ranch – admired throughout the Southwest, renowned nationwide and now nearly two centuries old.

The Bell Ranch possesses a wonderful combination of productivity and operational simplicity complimented by vast aesthetic appeal, rare authenticity and legendary history.

Its distinctive one-iron brand was registered in 1875.



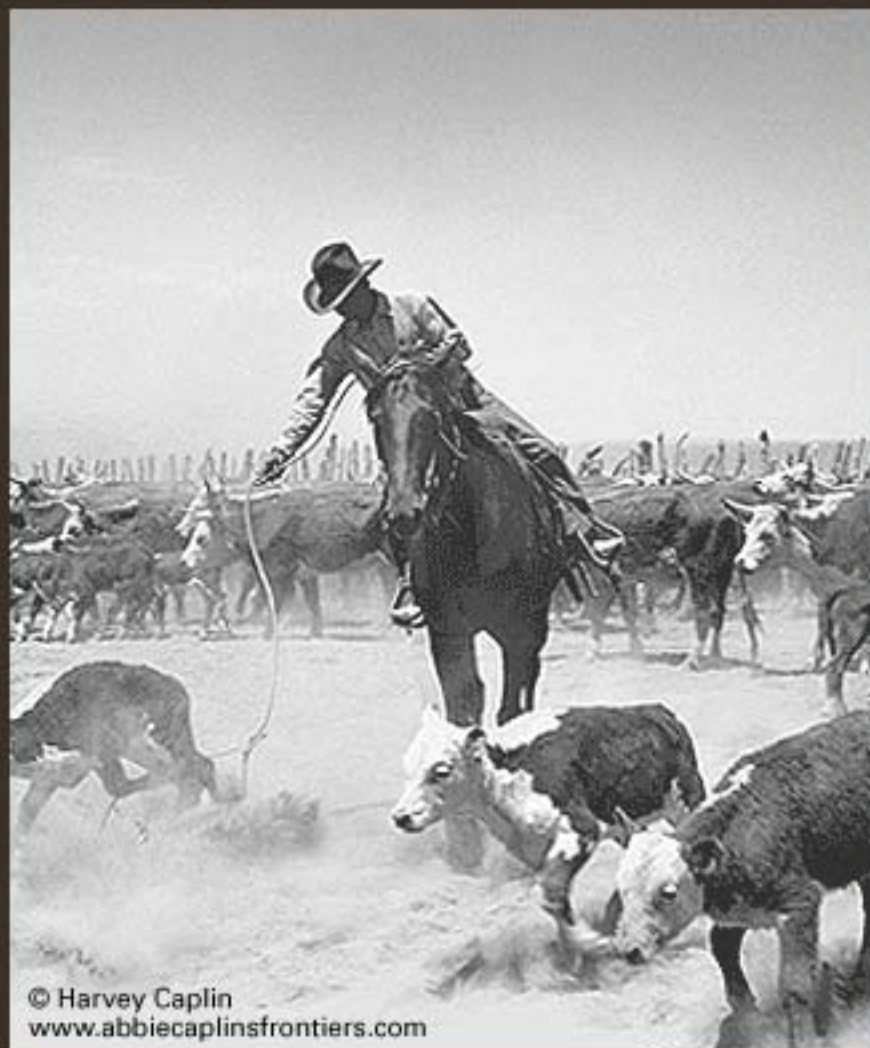
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In 1824 Mexico granted nearly 656,000 acres to Pablo Montoya and in 1947 the Bell Ranch was broken up. In 1970, William N. Lane – a Chicago businessman – purchased 130,000 acres. By 1974 this energetic visionary had reassembled 290,100 acres under one fence and one brand – 44% of the Original Grant!

The Ranch presents a most extraordinary opportunity to enter or expand in the cattle business available anywhere in America. The Bell comfortably carries 5,000 Animal Units on a year 'round basis.

There is nothing like The Bell remaining in the traditional "large ranch" states of New Mexico, Texas, Arizona, Florida, California, Oklahoma, Kansas, Nebraska, Wyoming, Colorado, Montana, Nevada and Utah.

It is quite possible that another ranch offering encompassing nearly 300,000 deeded acres may not be seen again for many generations.



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BELL RANCH STORY

Only three or four times in every century does one of America's genuinely iconic cattle ranches become available for purchase.

The magnificent and absolutely singular Bell Ranch – encompassing 290,100 deeded acres – is such a holding, and may very well be the only opportunity to purchase nearly 300,000 deeded acres of land in one stroke for the balance of this century.

Bell Ranch History

The Bell was granted to Pablo Montoya by Mexico in 1824 – almost 656,000 acres of vast, colorful and productive grassland located in the desirable northeastern quadrant of New Mexico.

The Montoya Grant was confirmed by a specific Act of Congress in 1869. The Bell's renowned single-iron brand was recorded in 1875.

This enormous ranch has successfully supported healthy cattle herds and survived difficult times – financial and otherwise – for 186 years. In 1947, the Ranch was split into six huge tracts of land.



© Harvey Caplin

An adventurous Mrs. Harriet E. Keeney from Connecticut bought the Headquarters Unit – 130,855 acres surrounding the bewitching Bell Mountain. This core holding was turned over to George F. Ellis who implemented the first 205-day performance testing protocols on an expansive Western ranch and led The Bell into national prominence.

In 1970, William N. Lane – a vigorous businessman from Chicago – bought the Keeney Tract and immediately launched an extraordinary effort to reassemble as much of The Bell as possible. By 1974 Lane had 290,100 acres back under one fence and one iron and now owned the northern and most desirable part of Don Pablo's holdings – 44% of the 1824 Grant.

Bill Lane spent lengthy periods of time at The Bell thoroughly enjoying its remarkable ambience, extraordinary quality of light and unbridled freedom of spirit. He especially enjoyed working along side Manager Don Hofman and the cowboys.

Jeff Lane absorbed his father's enthusiasm for the Ranch and shortly after college graduation in 1974 brought his bride to this huge empire. Jeff became immersed in developing a composite seed-stock herd which significantly influenced the quality of The Bell's large commercial cattle herd. Since his untimely passing in 2007, the knowledgeable stewardship of Bert Ancell – who has been on the Ranch for 41 years – has provided solid stability often difficult to find in the beef industry today. He currently serves as President of The New Mexico Cattle Growers Association.



Bell Ranch Resources

The Bell possesses strong resources for successful entrance or expansion in the cattle business:

- 290,100 contiguous deeded acres – no Federal or State land.
- 14 to 15 inches annual precipitation.
- Ideal elevation ranging from 4,300 to 5,600 feet above sea level.
- 13 miles frontage on Canadian River.
- Broad spectrum of high-protein cool and warm season grasses provide year 'round forage – some protein supplement fed in winter – no haying expenses.
- 116 wells & windmills, 90 miles of pipeline and 206 stock tanks.
- Superb cattle-handling facilities at 14 locations – good fencing.
- Calf weights average 500 pounds.
- Comfortable carrying capacity for 5,000 Animal Units.
- 250-head Red Bell seedstock herd.
- Award-winning 150-head horse remuda.

Bell Ranch Amenities

Other important elements comprising this singular land investment opportunity:

- Authentic Headquarters – listed on National Register of Historic Places in 1974 – a large complete center of operations.
- Six cow camps each with good homes – four of which would be suitable as headquarters on most ranches.
- Hacienda – 10,000 sf – eight bedrooms – classic 1930s estancia architecture.
- Private airfield – 8,000' maintained dirt runway – hangar & fuel storage – partial night lighting.

Bell Ranch Recreation

The Bell also offers enjoyable recreational amenities:

- Trophy antelope and turkey hunting.
- Populations of mule deer, Barbary sheep, black bear, cougar, blue quail, and doves – some elk recently sighted.
- 18 miles of Conchas Lake frontage complimented by a comfortable 2,900 sf guest house for enjoyment of good warm-water fishing and water sports.
- Endless, unsullied landscapes to explore including Mule Canyon – an awesome six-mile long spring canyon – one of many stunning natural wonders inside this incredible 453 square-mile kingdom.



Conchas Lake

The Bell is a first-rate cattle ranch and world-class land investment offering its next visionary and high-capacity owner a stand-alone opportunity to engage in one of America's important and admired industries.

A large part of the bargain will be enjoyment of a wonderful, historic Western lifestyle along with escape from the pressures of success into an inspiring private world of timeless natural grandeur.

FOR DETAILS ON THE BELL RANCH SALE OFFERING, [CLICK HERE](#).



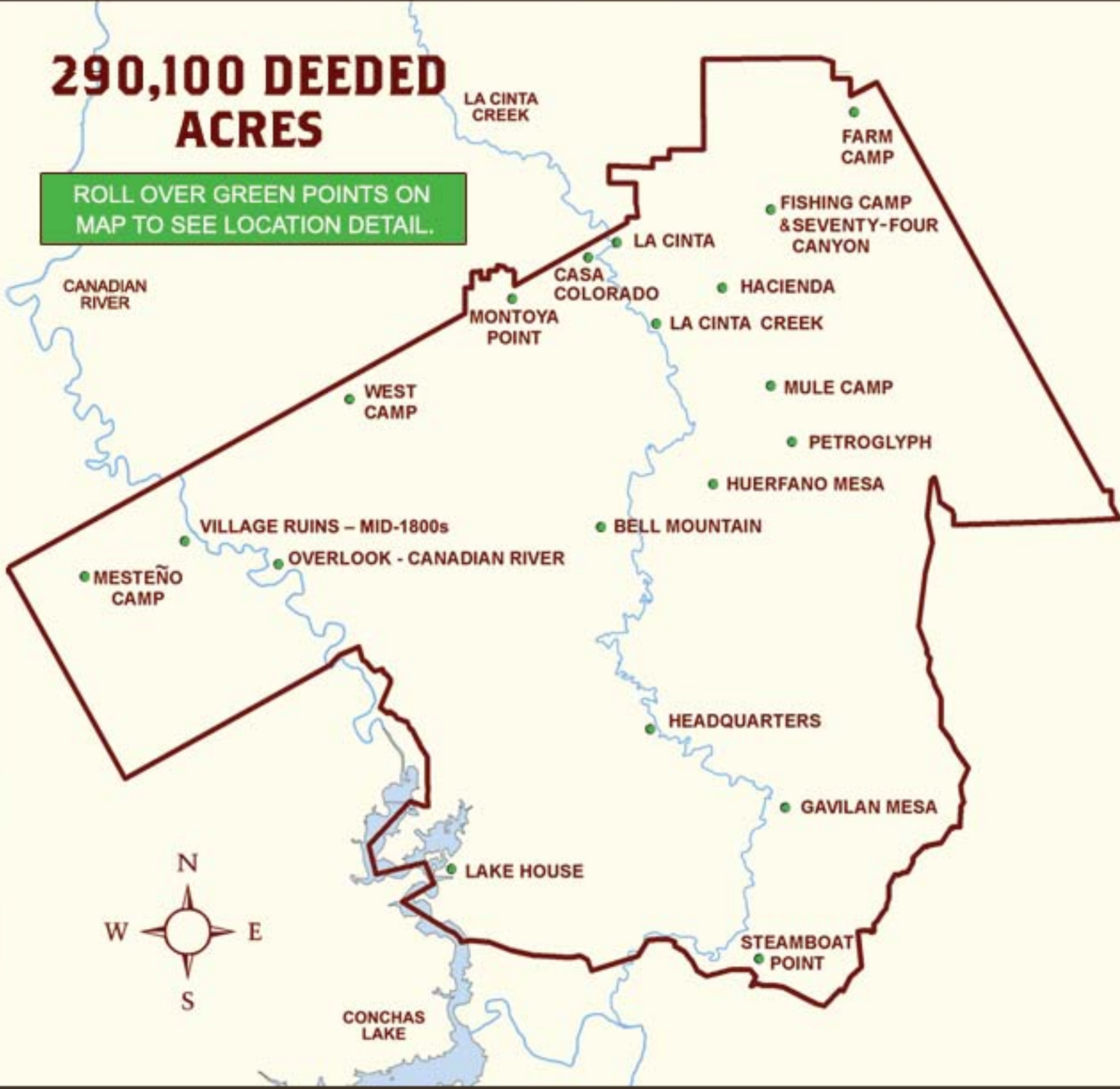
LOCATION

The Bell Ranch is located in Northeastern New Mexico 150 miles east of Santa Fe and 45 miles northwest of Tucumcari. 453 square miles of vast, colorful terrain promise a life changing experience.

Explore the interactive map below to see what The Bell has to offer.



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↓ LOCATION DETAILS ↓



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THE BELL RANCH
SAN MIGUEL CTY., NEW MEXICO

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THE BELL RANCH SALE OFFERING



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Offering Price & Conditions of Sale

- Previously The Bell Ranch was Offered at \$440 an Acre. Recognizing Current Global Economic Conditions, the Offering Price has Been Reduced 35% to \$286 an Acre.
- 290,100 Deeded Acres and Improvements at US \$83,000,000.
- Offering Price Includes the Following Assets:
 - All Water Rights;
 - All Mineral Rights Currently Owned by Seller Subject to Prior Reservation;
 - All Machinery, Equipment, Shop & Hand Tools and Supplies on Hand;
 - All Furnishings and Appliances Not Owned by Employees.
- Conditions of Sale:
 - All Prospective Buyers Must Demonstrate to Seller's Sole Satisfaction Unquestioned Financial Capability to Purchase the Ranch Prior to Scheduling an Inspection;
 - All Offers to Purchase, Including Letters-of-Intent, Must Be Accompanied by a Wire Transfer of Funds Equaling 2.00% of the Buyer's Offering Price to an Escrow Account Designated by the Seller.
- Inventory of Cattle and Horses at Time of Sale Will Be Available Separately at Fair Market Values.

www.TheBellRanch.com

Offering Broker
C. PATRICK BATES
Bates • Sanders • Swan Land Company



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