



SOY CAPITAL AG SERVICES

A DIVISION OF SOY CAPITAL BANK & TRUST COMPANY

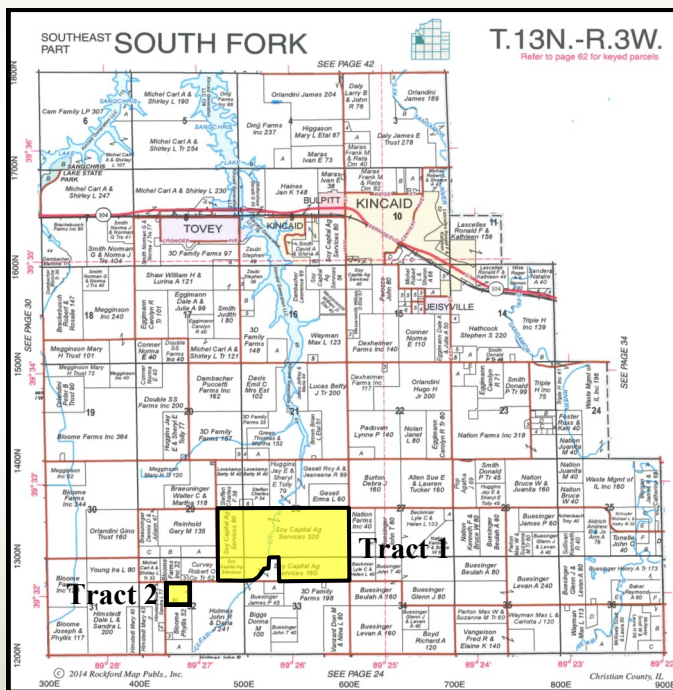
Christian County
Farmland

603.99 +/- Acres

The WDMC Farm consists of
2 Tracts of farmland located
3 miles south of Kincaid, Illinois.

**Farmland
For Sale**

Christian County | South Fork Township | Section 28 & 32 | T.13N -R.3W.



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This prime productive Central
Illinois farmland is located just
30 miles southeast of
Springfield, Illinois.

Tract 1 is 563.75+/- acres, listed at
\$13,304/acre.

Tract 2 is 40.24+/- acres listed at
\$14,512/acre.

All offers should be made to Keith Waterman.

FOR A COMPLETE
BROCHURE CONTACT:

Keith Waterman, Broker
(217)547-2884 / (217)-820-7483
E-mail: kwateman@soybank.com

Soy Capital Ag Services
3151 Greenhead Drive, Suite A
Springfield, IL 62711



The information provided is believed to be accurate and representative. However, it is subject to verification and no liability for error or omissions is assumed. The property is being sold in "as is" condition with no financing or inspection contingencies. There are no warranties, expressed or implied, as to the information contained herein and it is recommended that all buyers make an independent inspection of the property at their own risk, with the assistance of the listing broker. Soy Capital Ag Services, a division of Soy Capital Bank and Trust Company is the listing Broker, Keith Waterman, Real Estate Broker, is the designated agent and represents the Seller Only in this transaction. Soy Capital, the Seller and designated agent expressly disclaim any liability for errors, omissions or changes regarding any information provided. Potential buyers are urged to rely solely upon their own inspections and opinions in preparing to purchase this property and are expressly advised to not rely on any representations made by the Seller or their agents. Any lines drawn on photos are estimates and not actual.

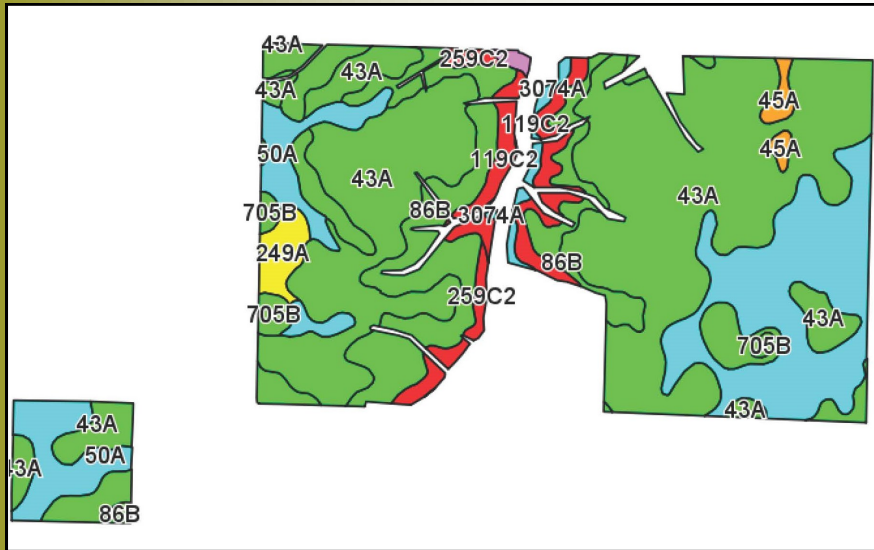


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WDMC Farm
603.99 Acres+/-
Christian County,
Illinois

Soil Maps



Soils Legend

43A—Ipava silt loam
50A—Virden silty clay loam
86B*—Osco silt loam
119C2*—Elco silt loam
705B*—Buckhart silt loam
259C2*—Assumption silt loam
249A—Edinburg silty clay loam
3074A—Radford silt loam
45A—Denny silt loam
8D2*—Hickory loam

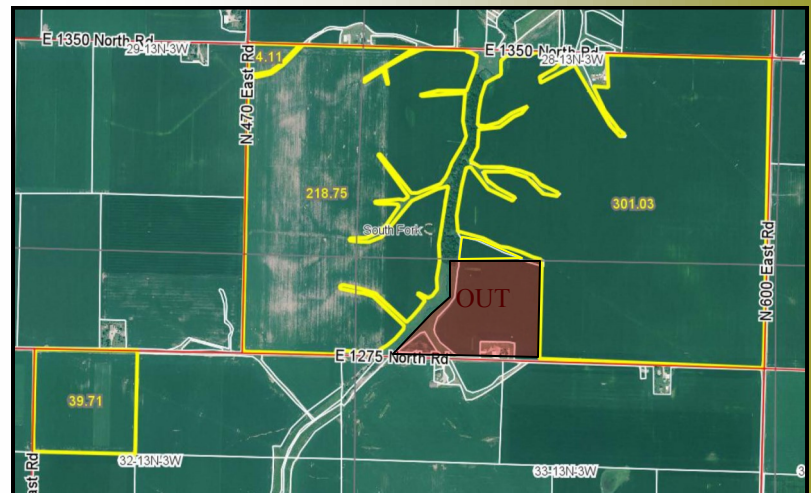
Weighted Soil P.I.

Tract 1: 137.5
Tract 2: 138.4
Both Tracts: 137.6

Real Estate Taxes

<u>Tract 1 Parcel #</u>	<u>Acres</u>	<u>Tax Rate</u>	<u>2014 Taxes</u>
15-12-28-300-001	160.0	5.98897	\$3,252.76
15-12-28-400-001	160.0	5.98897	\$4,784.80
15-12-29-400-004	80.0	5.98897	\$2,021.90
15-12-32-200-002	40.08	5.98897	\$1,111.10
15-12-33-200-001	80.0	5.98897	\$1,934.08
15-12-33-100-001	31.14	5.98897	\$3,071.28
<u>Tract 2 Parcel #</u>	<u>Acres</u>	<u>Tax Rate</u>	<u>2014 Taxes</u>
15-12-32-100-006	40.15	7.56412	\$1,228.72

Aerial Photo



General Terms:

Sellers to retain 2015 cash rent. Buyer shall receive a credit for the 2015 real estate taxes. Mineral rights owned will be conveyed. Title policy in amount of purchase price to be supplied by Sellers. Purchaser will be required to provide a signed contract and a 10% down payment with closing in 30 days. Purchaser will be granted possession at closing subject to the 2015 lease. Contact us for a complete brochure and details on this property! www.soycapitalag.com Twitter: @Soycapitalag