



**CAPITAL
AGRICULTURAL
PROPERTY
SERVICES**

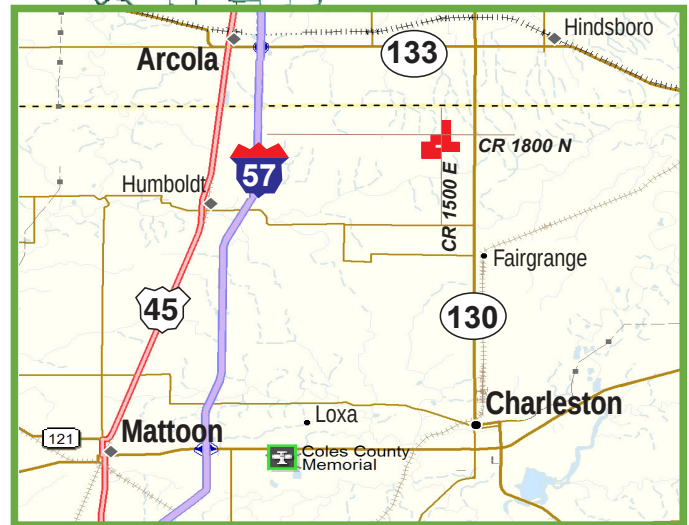
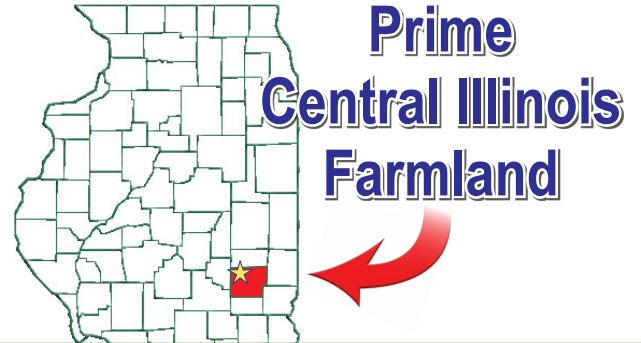
Hardin Trust Farms

380± acres

Coles County, IL

For further information contact:
Christopher S. "Scott" Johnson
Managing Broker
1806 Fox Drive, Suite D
Champaign, IL 61820
Tel: (217) 359-3336
christopher.johnson@prudential.com
Designated Agent for Seller

- Size:** 380.09± total surveyed acres
375± FSA cropland acres
- Location:** Northern Coles Co., IL, 10± miles north of Charleston on CR 1800 N & CR 1500 E (Decker Springs Road); 8± miles southeast of Arcola
- Legal:** Part of Sections 22, 27 & 28, Seven Hickory Twp. T14 North, Range 9 East, Coles County, Illinois
- Improvements:** None
- Soils:** Primarily Drummer-Milford Silty Clay Loam and Flanagan Silt Loam
- RE Taxes:** 2013 pay 2014: \$14,753.28 (house & buildings included in total tax amount, but are not part of this sale)
- PIN:** 12-0-00687-000 12-0-00760-000 12-0-00775-000
- Price:** \$5,131,215 (\$13,500/ac.)
- Other:** House & Buildings are not included
- Terms:** Cash
- Showing:** Please contact agent
- Management:** Professional farm management available



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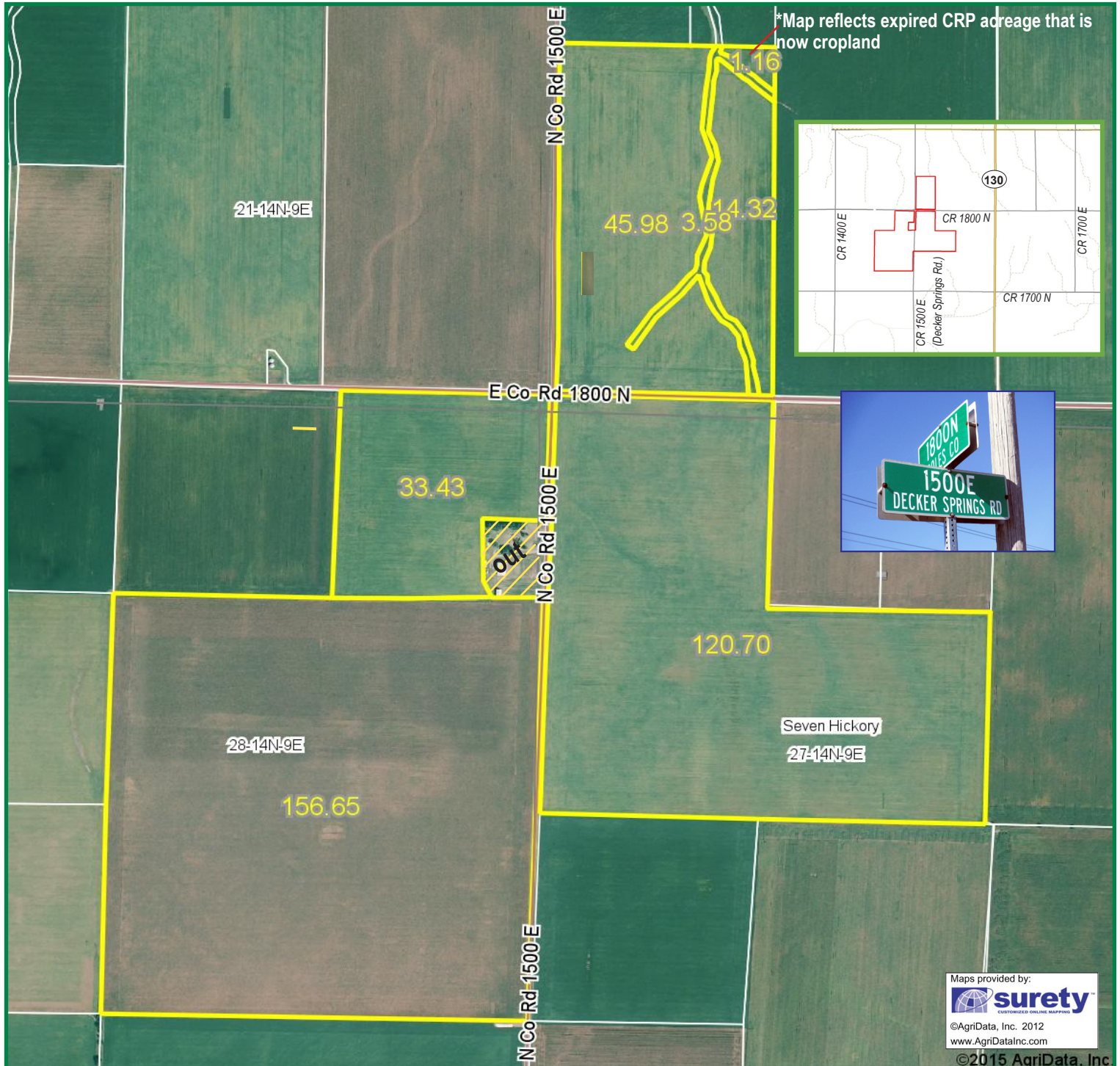
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Aerial Photo



Field borders provided by Farm Service Agency as of 5/21/2008. Aerial photography provided by Aerial Photography Field Office. FSA cropland acres listed in each field are as of October 2014, prior to sale of house and building lot. Final FSA cropland acres may differ slightly.

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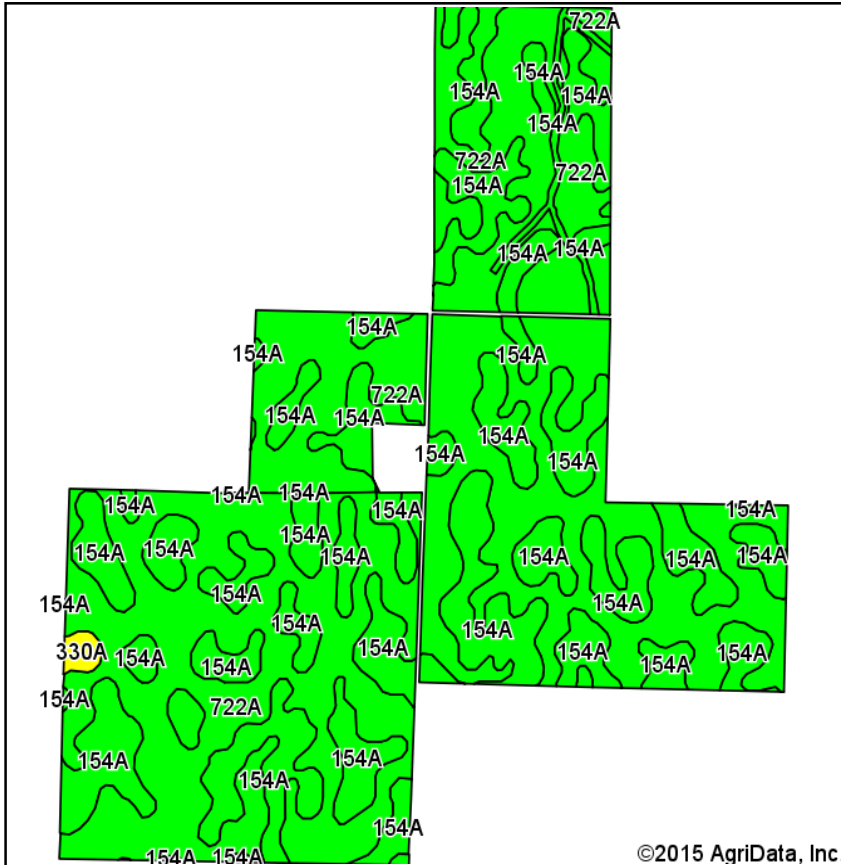
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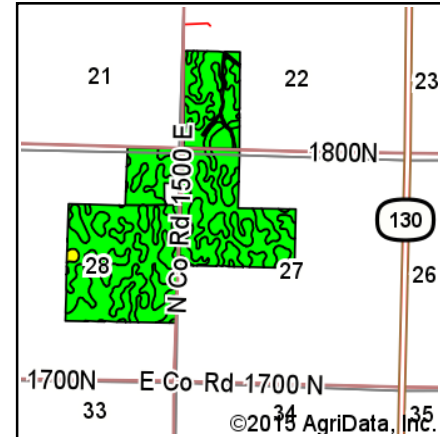
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Soils Maps



Soils data provided by USDA and NRCS.



FSA Data:

Farm #6018:

Tr. #1436 Corn
Soybeans

Base Ac.

41.2 157
19.1 55

Farm #2045:

Tr. #1451 Corn
Soybeans

154.8 156
154.7 54

PLC Tract Yld

Area Symbol: IL029, Soil Area Version: 14

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Crop productivity index for optimum management
722A	Drummer-Milford silty clay loams, 0 to 2 percent slopes	229.18	61.0%		184	60	70	137
154A	Flanagan silt loam, 0 to 2 percent slopes	145.03	38.6%		194	63	77	144
330A	Peotone silty clay loam, 0 to 2 percent slopes	1.61	0.4%		164	55	61	123
Weighted Average					187.8	61.1	72.7	139.6

Area Symbol: IL029, Soil Area Version: 14

Table: Optimum Crop Productivity Ratings for Illinois Soil by K.R. Olson and J.M. Lang, Office of Research, ACES, University of Illinois at Champaign-Urbana. Version: 1/2/2012 Amended Table S2 B811 (Updated 1/10/2012)

Crop yields and productivity indices for optimum management (B811) are maintained at the following NRES web site: <http://soilproductivity.nres.illinois.edu/>

** Indexes adjusted for slope and erosion according to Bulletin 811 Table S3

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.

FSA cropland acres listed in each field are as of October 2014, prior to sale of house and building lot. Final FSA cropland acres may differ slightly.

Maps provided by:
surety
CUSTOMIZED ONLINE MAPPING
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