

RLI Farm & Ranch
REALTORS'LAND INSTITUTE

LAND FOR SALE

<i>TOTAL ACRES</i>	75
<i>PRICE</i>	712,500.
<i>Price Per Acre</i>	9,500.
<i>Owner</i>	Kimble Family L.P.
<i>Operator</i>	Kimble
<i>County & State</i>	Stark Co. IL
<i>Location</i>	½ W. / 2 N. on IL 40 from Bradford, IL / E. Side
<i>Possession Date</i>	TBD
<i>Drainage Info</i>	Pattern Tiled
<i>Average Productivity</i>	Exceptional for the Area
<i>Taxable Acres</i>	74.69
<i>Net RE Taxes</i>	2,868.10 38.24 p/A (payable in 2020)
<i>Taxes Payable In</i>	Current Year
<i>Topography</i>	Level to slight Roll (except for small drainage over on West Side)

TO CONTACT LISTING AGENT

Call: Dave Hueneke
Cell: 815-291-6550
Email: daveiowafarmland@gmail.com

LEGAL DESCRIPTION (abbreviated)

NW ½ of the NW ¼ Sect 14,
T-14-N, R-7-E
In Stark Co., IL

COMMENTS & BUILDING INFORMATION

1. No Buildings
2. State Hwy 40 on the West
County road on the North
3. Farm is patterned tiled
4. 70% of Farm is 140+ P.I.

F.S.A. INFORMATION

Farmland	75.03
Crop Acres	73.06
CRP Acres	0
Wheat Base	0
Wheat Yield	0
Corn Base	Unknown Part of Reconstitution
Corn Yield	PLC - 154
Soybean Base	Unknown Part of Reconstitution
Soybean Yield	PLC - 48

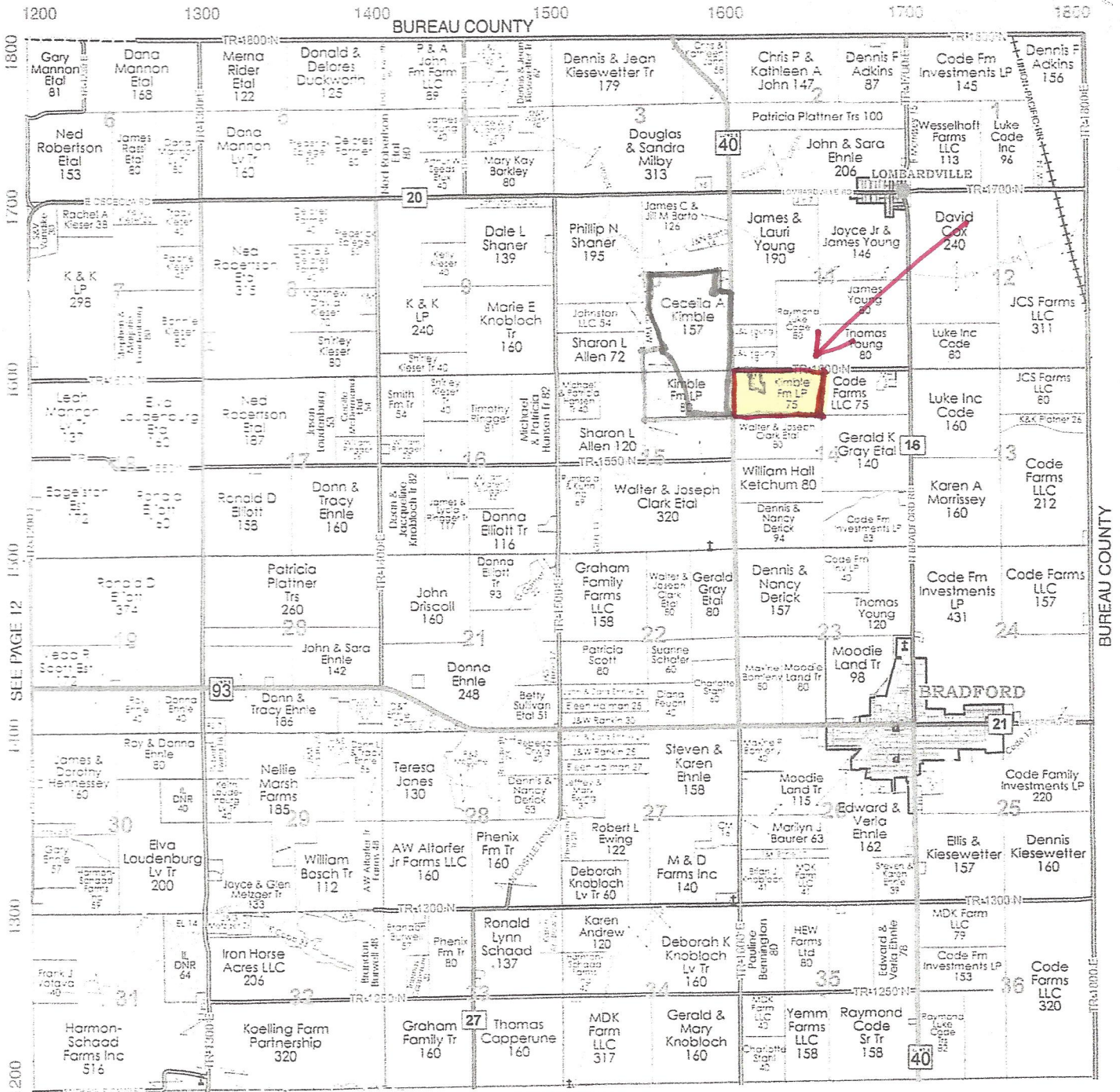
APPROX. BREAKDOWN OF ACRES

Total Acres	75.03
Tillable Acres	73.06
CRP Acres	0
Farmstead	0
Roads	
Waterways	1.97
Timber	0
Pasture	0

LEASE/FSA INFORMATION

1. Owner wants to retain a \$300.
p/tillable acre Lease back for
3 years.

* All information for this farm is gained from Surety; County FSA; County Tax records and any other source that is deemed to be reliable but not guaranteed to be 100% accurate.



SEE PAGE 28

Iowa Farm Land Brokers

David Hueneke

Midwest Farmland

Cell: 815-291-6550

daveiowafarmland@gmail.com

P.O. Box 700

Maquoketa, IA 52060

75/A E. of Hwy 40

Aerial Map



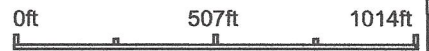
Iowa Farm Land Brokers

Maps Provided By:

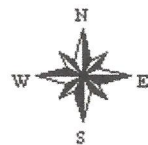
surety
CUSTOMIZED ONLINE MAPPING

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Map Center: 41° 12' 17.72, -89° 40' 18.87



14-14N-7E
Stark County
Illinois

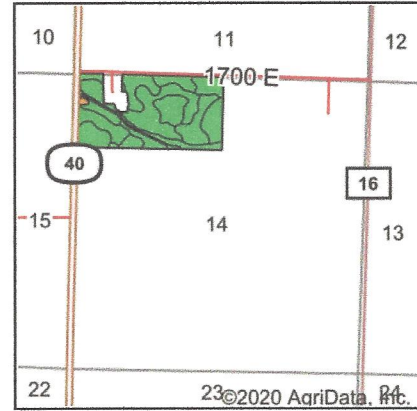
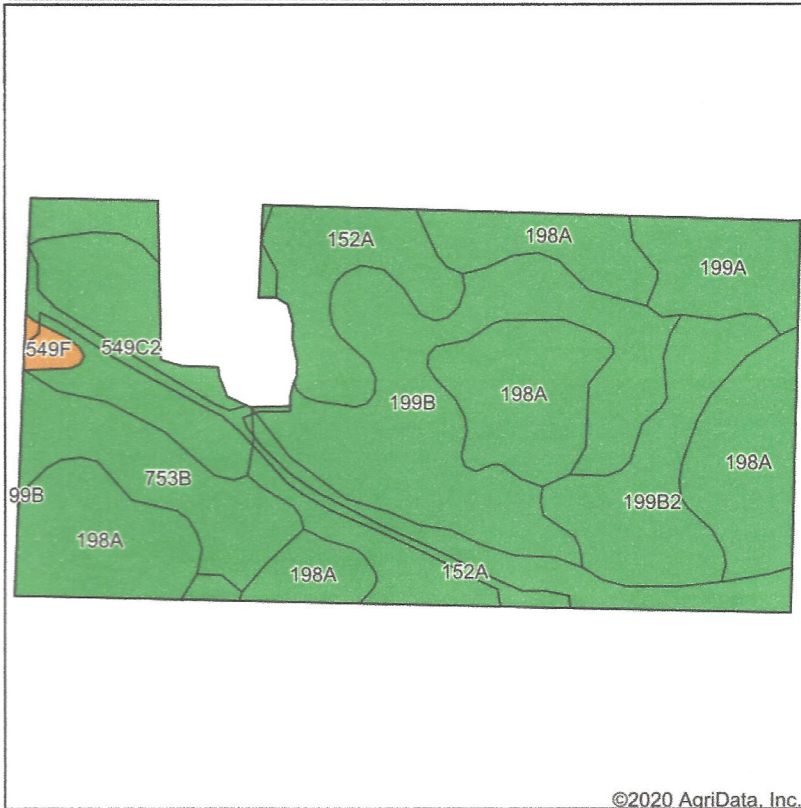


7/21/2020

Field borders provided by Farm Service Agency as of 5/21/2008.

• 75/A. E. of Hwy 40

Soils Map



State: **Illinois**
 County: **Stark**
 Location: **14-14N-7E**
 Township: **Osceola**
 Acres: **75.03**
 Date: **7/21/2020**



Soils data provided by USDA and NRCS.

Area Symbol: IL175, Soil Area Version: 12

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Subsoil rooting a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A b	Sorghum c Bu/A	Alfalfa d hay, T/A	Grass-legume e hay, T/A	Crop productivity index for optimum management
198A	Elburn silt loam, 0 to 2 percent slopes	21.38	28.5%	■	FAV	197	61	74	94	0	0.00	5.77	143
**199B	Plano silt loam, 2 to 5 percent slopes	16.32	21.8%	■	FAV	**192	**59	**73	**102	0	**6.95	0.00	**141
152A	Drummer silty clay loam, 0 to 2 percent slopes	12.86	17.1%	■	FAV	195	63	73	100	0	0.00	5.64	144
**549C2	Marseilles silt loam, 5 to 10 percent slopes, eroded	7.18	9.6%	■	UNF	**130	**42	**52	**68	0	**3.28	0.00	**96
**199B2	Plano silt loam, 2 to 5 percent slopes, eroded	6.84	9.1%	■	FAV	**184	**57	**70	**98	0	**6.67	0.00	**135
**753B	Massbach silt loam, 2 to 5 percent slopes	5.83	7.8%	■	FAV	**149	**49	**59	**77	0	**3.85	0.00	**110
199A	Plano silt loam, 0 to 2 percent slopes	4.03	5.4%	■	FAV	194	60	74	103	0	7.02	0.00	142
**549F	Marseilles silt loam, 18 to 35 percent slopes	0.59	0.8%	■	UNF	**98	**32	**39	**51	0	**2.48	0.00	**73
Weighted Average						183.3	57.5	69.7	93.5	*	3.13	2.61	134.3

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

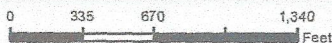


Marshall County, Illinois



Common Land Unit

- Non-Cropland
- Cropland
- Tract Boundary
- CRP



2016 Program Year
Map Created January 20, 2016

Wetland Determination

- Restricted
- Limited
- Exempt from Conservation
- Compliance Provisions

Kimble Family LP

Farm 3863
Tract 9857

Tract Cropland Total: 149.88 acres

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