

# Davis Junction Farm

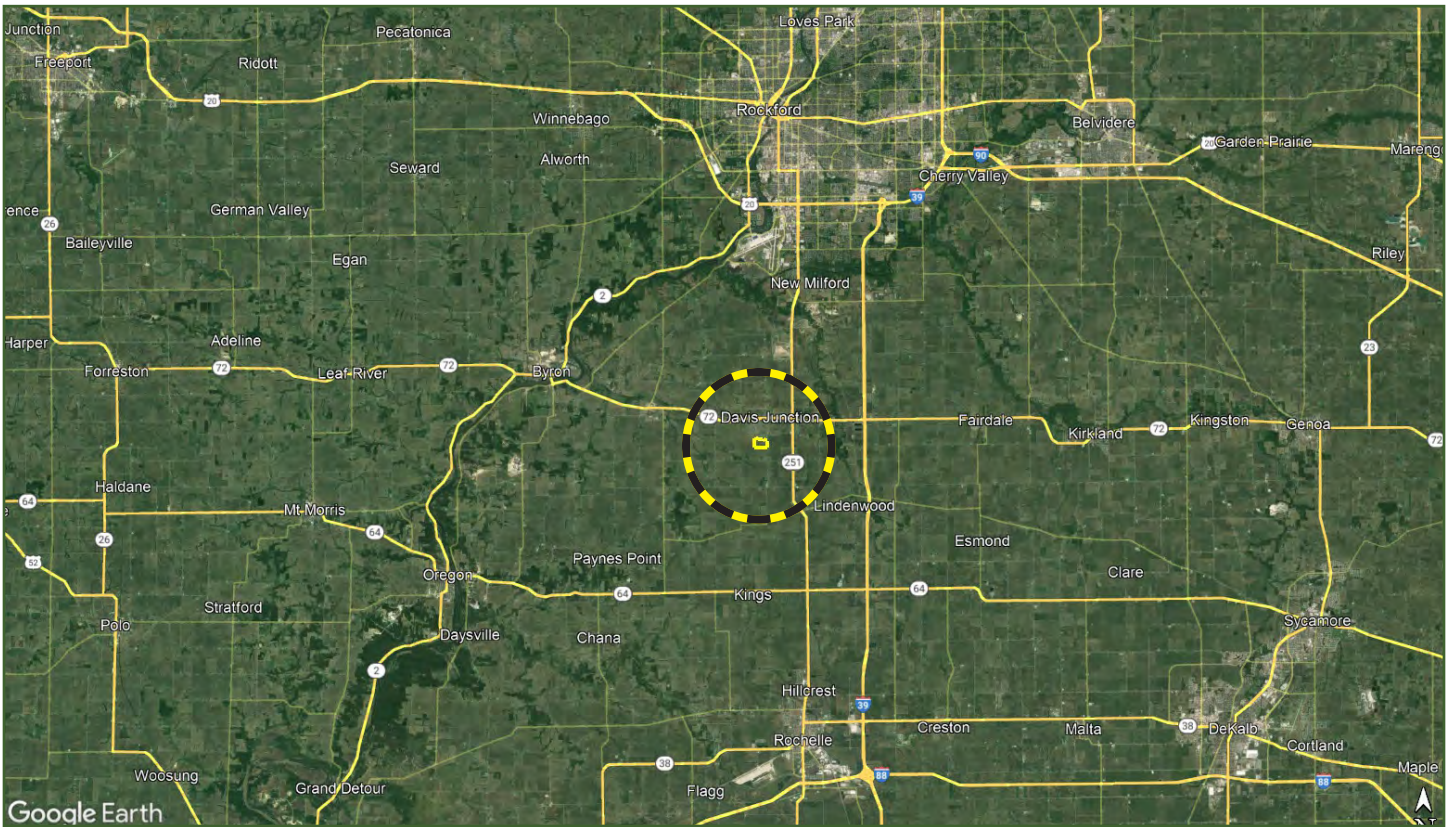


Ray L. Brownfield, ALC AFM  
Accredited Land Consultant  
Accredited Farm Manager  
Designated Managing Broker  
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January 8, 2025

# Davis Junction Farm

101.80± tax acres (93.49± FSA tillable acres) | Section 27 | Scott Township | T.42N.-R.1E. | Ogle County, IL



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**Ray L. Brownfield, ALC AFM | Designated Managing Broker, Owner**  
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Boundaries and acreages are approximate.

**Excellent location. Annexed to Davis Junction, Illinois and adjacent to upscale Ogle Crossings subdivision. Only 1/2 mile south of IL Rt. 72, 4 miles west of I-39/ Illinois Rt. 72 interchange, 8 miles south of Chicago Rockford International Airport, 15 miles southeast of Belvidere. A high quality soil farm (PI 142.2).**

acreage	-	101.80± tax acres (93.49± FSA tillable acres)
description	-	part of the NE¼, Section 27, Scott Township, T.42N.-R.1E., Ogle County, Illinois
soils	-	Productivity Index - 142.2 Plano, Drummer, Elburn
price	-	\$1,832,400 (\$18,000/acre)
taxes (2023)	-	\$6,460.00 (\$63.45/acre)
PIN	-	11.27.200.010, 11.27.200.011 (annexed to Davis Junction)
buildings	-	none
lease	-	open for 2025
soil test	-	Available upon request.
frontage	-	Junction Road

Davis Junction Farm Yield History		
	Corn	Soybeans
2024	215	-
2023	-	65
2022	246	-
2021	-	64
2020	-	57

Advanced Crop Care Spring 2020
av pH - 6.2
av P - 49
av K - 196

FSA Information Farm 6186   Tract 6070 ARC-Individual		
Commodity	Base Acres	County Yield
Corn	92.23	167

This property is annexed to Davis Junction, Illinois, and is 4.5 miles southeast of the I-39/IL Route 72 Monroe Center interchange, 8.0 miles south of the Chicago Rockford International Airport, 12.7 miles northwest of Rochelle, 13.6 miles south of Rockford, 15.0 miles southeast of Belvidere, 88.8 miles northwest of Chicago, 101.0 miles northeast of Moline, 118.0 miles north of Bloomington, 186.0 miles northeast of Springfield.

GPS 42.088863, -89.095577



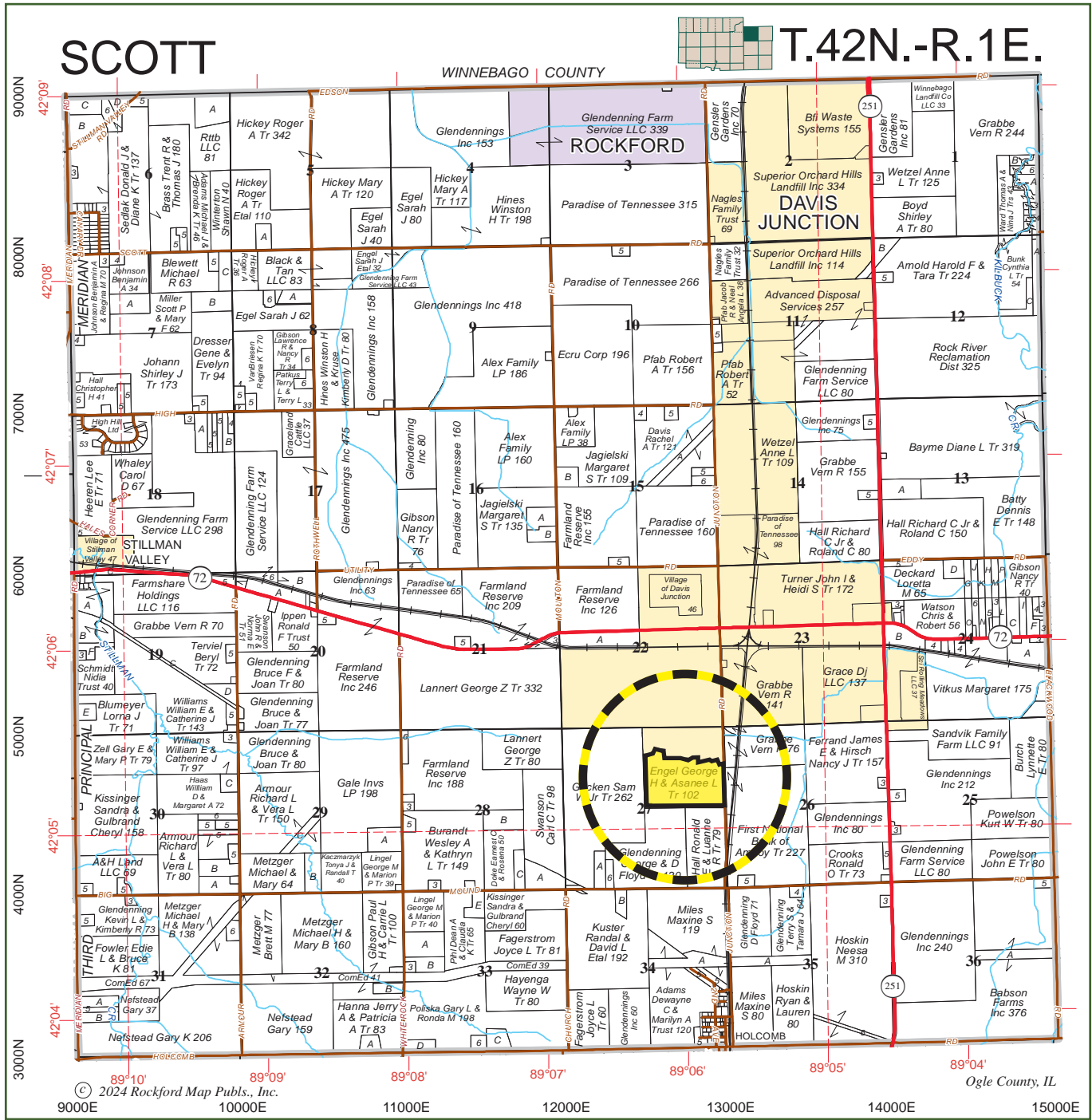
From Monroe Center, Illinois, travel west on IL Rt 72 for 4.9 miles, turning south onto Junction Road for 0.9 mile.

From Rochelle, Illinois, travel north on IL Rt 251 for 10.9 miles, turning west onto Big Mound Road for 1.0 mile, then north on Junction Road for 0.8 mile.

The property is adjacent, on the north, to the Ogle Crossings subdivision.



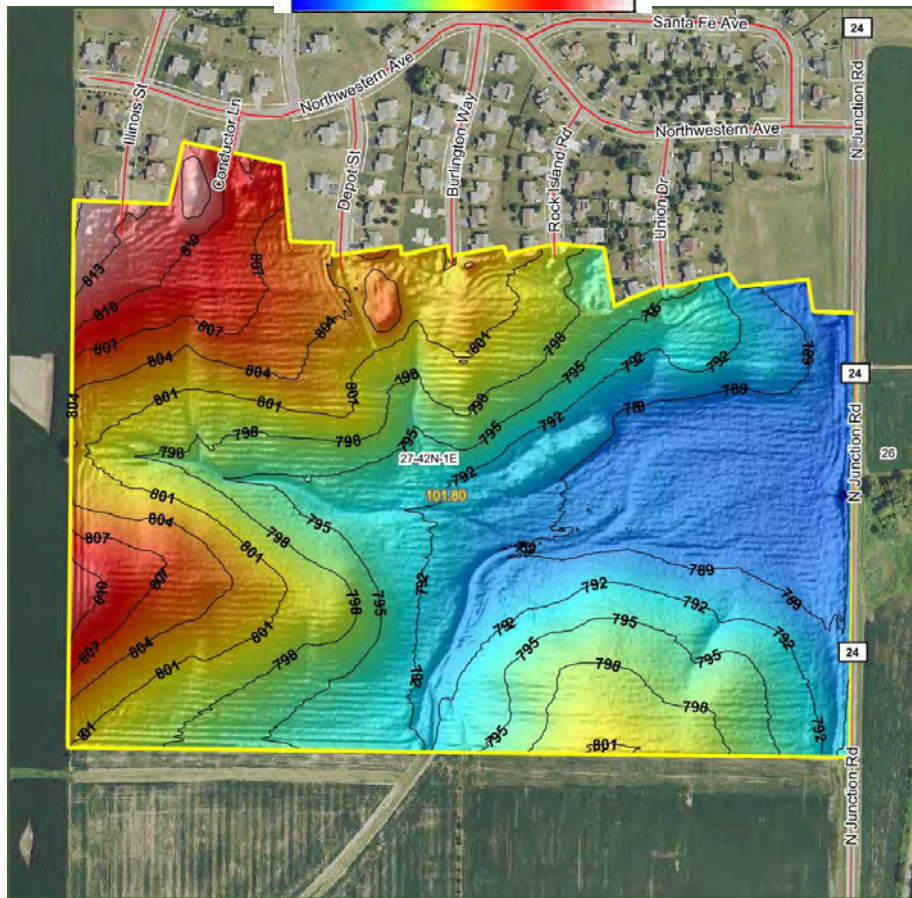
Boundaries and acreages are approximate.



subdivision to the north, 9.11.24

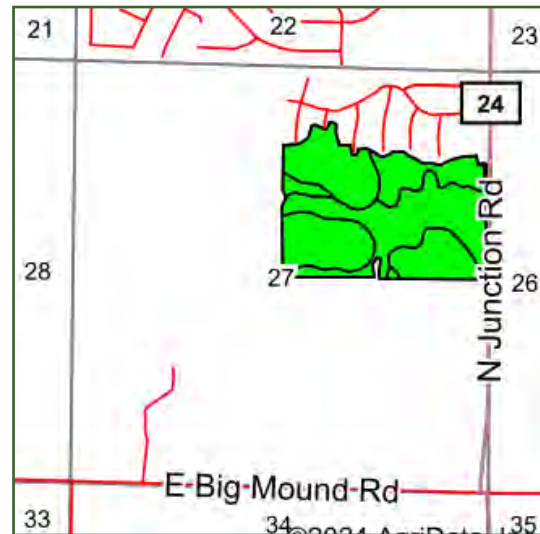
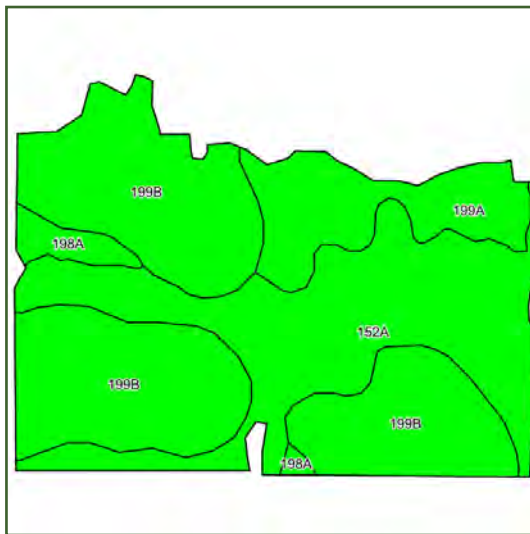
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Area Symbol: IL141, Soil Area Version: 21

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Subsoil rooting a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Grass-legume hay, T/A	Crop productivity index for optimum management
**199B	Plano silt loam, 2 to 5 percent slopes	46.33	49.7%		FAV	**192	**59	**73	**6.90	**141
**152A	Drummer silty clay loam, 0 to 2 percent slopes	32.42	34.7%		FAV	**195	**63	**73	**5.60	**144
199A	Plano silt loam, 0 to 2 percent slopes	11.97	12.8%		FAV	194	60	74	7.00	142
198A	Elburn silt loam, 0 to 2 percent slopes	2.64	2.8%		FAV	197	61	74	5.80	143
<b>Weighted Average</b>						<b>193.4</b>	<b>60.6</b>	<b>73.2</b>	<b>6.4</b>	<b>142.2</b>

**Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, flooding, and surface texture.** Publication Date: 02-08-2023

Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: <https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809>

\*\* Base indexes from Bulletin 811 adjusted for slope, erosion, flooding, and surface texture according to the Il. Soils EFOTG  
 e Soils in the well drained group were not rated for grass-legume and are shown with a zero "0".

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



Ogle Crossings subdivision to the north, 9.11.24



Boundaries and acreages are approximate.



United States Department of Agriculture

Ogle County, Illinois



**Legend**

- Tract Boundary
- Non-Cropland
- Cropland
- CRP

**Wetland Determination Identifiers**

- Restricted Use
- Limited Restrictions
- Exempt from Conservation Compliance Provisions

2024 Program Year

Map Created March 14, 2024

**Farm 6186**  
**Tract 6070**

Tract Cropland Total: 93.49 acres

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).



Boundaries and acreages are approximate.

ILLINOIS OGLE Form: FSA-156EZ	 United States Department of Agriculture Farm Service Agency <b>Abbreviated 156 Farm Record</b>	<b>FARM : 6186</b> Prepared : 8/15/24 9:03 AM CST Crop Year : 2024
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**Operator Name** :  
**CRP Contract Number(s)** : None  
**Recon ID** : None  
**Transferred From** : None  
**ARCPLC G//F Eligibility** : Eligible

Farm Land Data									
Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
97.78	93.49	93.49	0.00	0.00	0.00	0.00	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped		CRP	MPL	DCP Ag.Rel. Activity	SOD	
0.00	0.00	93.49	0.00		0.00	0.00	0.00	0.00	

Crop Election Choice		
ARC Individual	ARC County	Price Loss Coverage
CORN	None	None

DCP Crop Data				
Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Corn	92.23	0.00	167	
TOTAL	92.23	0.00		

**Tract Number** : 6070  
**Description** : 88D19 SCO-27  
**FSA Physical Location** : ILLINOIS/OGLE  
**ANSI Physical Location** : ILLINOIS/OGLE  
**BIA Unit Range Number** :  
**HEL Status** : NHEL: No agricultural commodity planted on undetermined fields  
**Wetland Status** : Tract does not contain a wetland  
**WL Violations** : None  
**Owners** : TWIN CREEK FARMS LLC  
**Other Producers** : None  
**Recon ID** : None

Tract Land Data							
Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
97.78	93.49	93.49	0.00	0.00	0.00	0.00	0.0
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# Land Pro LLC



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