



One of the largest contiguous

Listed At: \$6,300 Per Acre

Phone: (815) 333-4354
Email: Rooster@mc.net
Web: www.roosterag.com

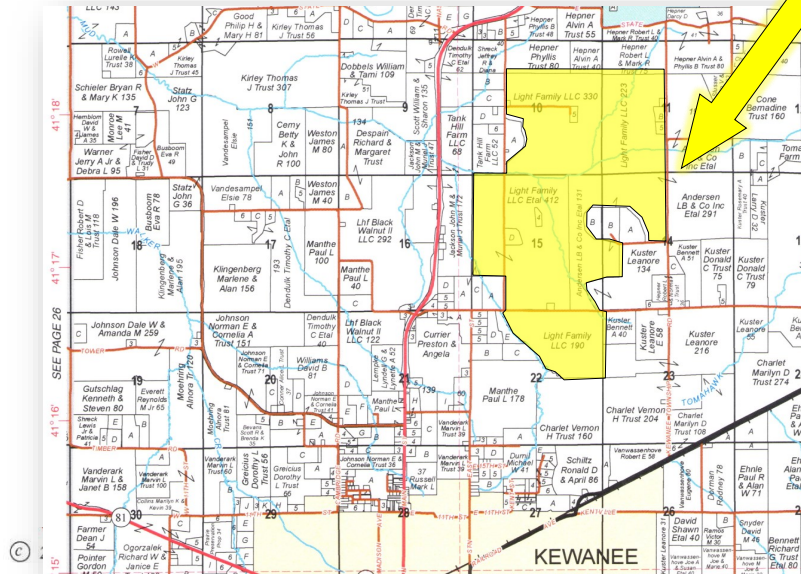
1100 S County Line Road
P.O. Box 297
Maple Park, IL 60151

Joe Ludwig 630-774-5887
Tyler Creath 815-451-1152
Steve Edwards 630-774-7470



Rooster Ag'

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PROPERTY SPECIFICATIONS

GROSS ACRES:	1,431.00±
TILLABLE ACRES:	1,038.21±
EST. REAL ESTATE TAXES:	\$16,263.68
2021 COMBINED FARM RENT	\$247 per tillable acre or \$256,753.44
CRP INCOME:	\$46,606.51
PRICE:	\$6,300 per acre

Excellent revenue generated annually via Farm Rent & CRP

Divisible via multiple parcel configurations!

Large contiguous assemblage

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JOE LUDWIG

Broker/Owner

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Phone: 630.774.5887

Real Estate

Farm Management

Crop Insurance

Appraisals

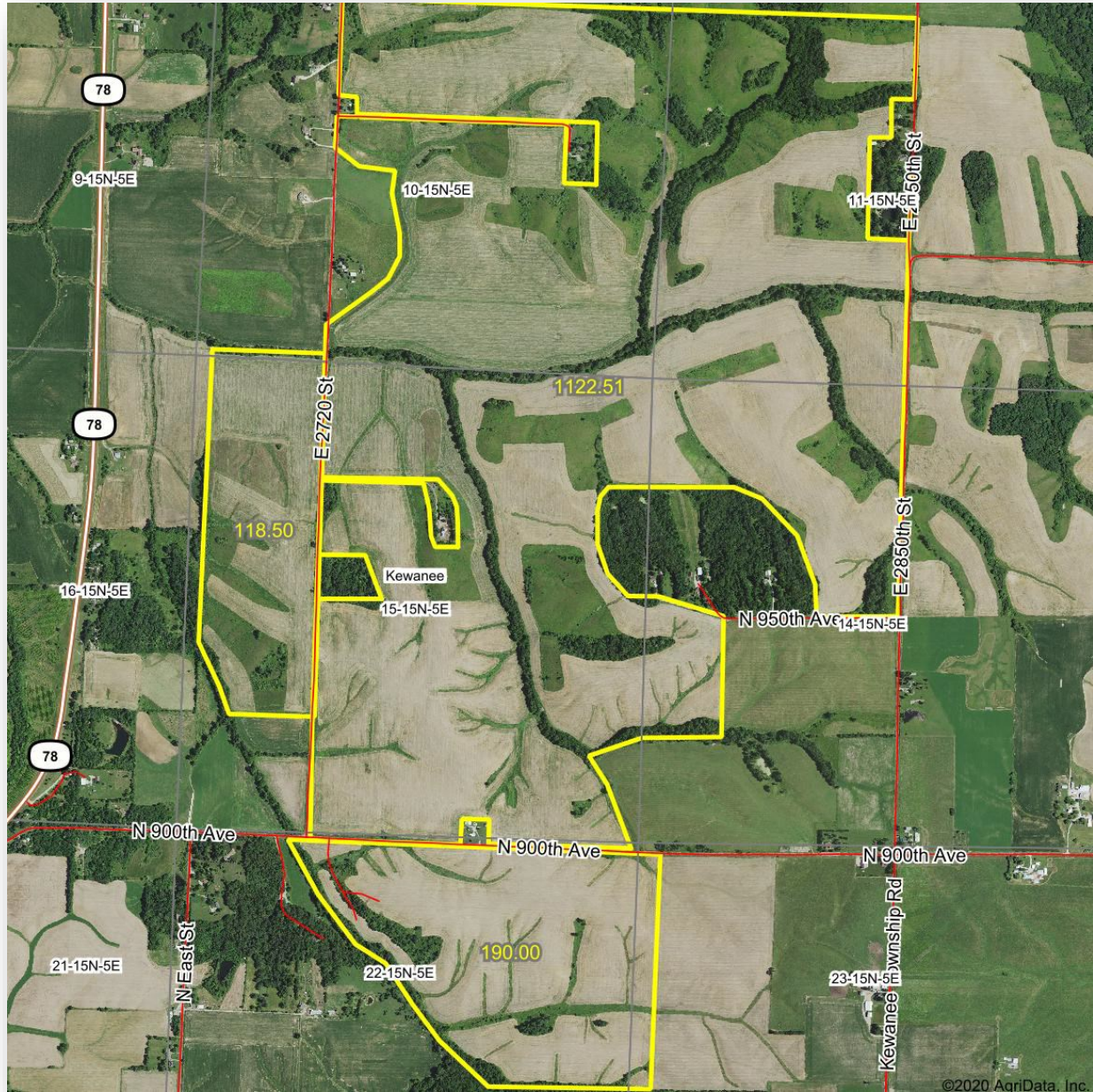


Henry County, Ill.
|STARK COUNTY



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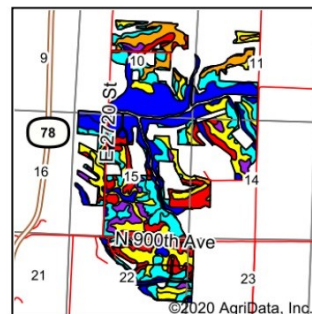
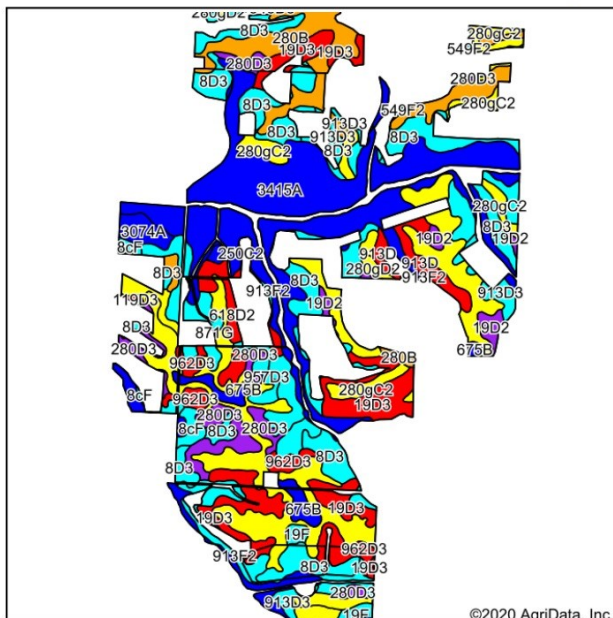
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State: **Illinois**
County: **Henry**
Location: **23-15N-5E**
Township: **Kewanee**
Acres: **1038.41**
Date: **12/17/2020**



Maps Provided By



surety[®]
CUSTOMIZED ONLINE MAPPING



Code	Soil Description	Acres	Percent of field	II. State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Crop productivity index for optimum management
3415A	Orion silt loam, 0 to 2 percent slopes, frequently flooded	254.95	24.6%		180	57	131
**280gC2	Fayette silt loam, glaciated, 5 to 10 percent slopes, eroded	194.82	18.8%		**155	**49	**113
**8D3	Hickory clay loam, 10 to 18 percent slopes, severely eroded	192.19	18.5%		**98	**33	**75
**19D3	Sylvan silty clay loam, 10 to 18 percent slopes, severely eroded	80.66	7.8%		**122	**40	**90
**280B	Fayette silt loam, glaciated, 2 to 5 percent slopes	72.01	6.9%		**165	**52	**121
**280D3	Fayette silty clay loam, glaciated, 10 to 18 percent slopes, severely eroded	39.29	3.8%		**135	**43	**99
**962D3	Sylvan-Bold complex, 10 to 18 percent slopes, severely eroded	32.34	3.1%		**124	**38	**89
**280gD2	Fayette silt loam, glaciated, 10 to 18 percent slopes, eroded	21.13	2.0%		**149	**47	**109
**913D	Marselles-Hickory silt loams, 10 to 18 percent slopes	18.06	1.7%		**123	**41	**92
**913F2	Marselles-Hickory complex, 18 to 35 percent slopes, eroded	16.78	1.6%		**84	**28	**63
**913D3	Marselles-Hickory complex, 10 to 18 percent slopes, severely eroded	16.77	1.6%		**93	**31	**70
**675B	Greenbush silt loam, 2 to 5 percent slopes	16.54	1.6%		**182	**57	**133
**8Cf	Hickory silt loam, cool mesic, 18 to 35 percent slopes	16.50	1.6%		**86	**29	**65
**618D2	Senachwine silt loam, 10 to 18 percent slopes, eroded	14.00	1.3%		**130	**42	**95
**19D2	Sylvan silt loam, 10 to 18 percent slopes, eroded	12.21	1.2%		**134	**44	**99
3074A	Radford silt loam, 0 to 2 percent slopes, frequently flooded	10.98	1.1%		186	58	136
**19F	Sylvan silt loam, 18 to 35 percent slopes	8.33	0.8%		**107	**35	**79
**957D3	Elco-Atlas silty clay loams, 10 to 18 percent slopes, severely eroded	7.68	0.7%		**95	**32	**71
**946D3	Hickory-Atlas complex, 10 to 18 percent slopes, severely eroded	4.28	0.4%		**82	**28	**63
**675C2	Greenbush silt loam, 5 to 10 percent slopes, eroded	3.37	0.3%		**171	**54	**125
**199C2	Plano silt loam, 5 to 10 percent slopes, eroded	2.09	0.2%		**180	**56	**132
**119D3	Elco silty clay loam, 10 to 18 percent slopes, severely eroded	1.65	0.2%		**122	**40	**91
**549F2	Marselles silt loam, 18 to 35 percent slopes, eroded	1.46	0.1%		**89	**29	**66
**250C2	Velma silt loam, 5 to 10 percent slopes, eroded	0.32	0.0%		**142	**47	**105
Weighted Average					142.1	45.5	104.5

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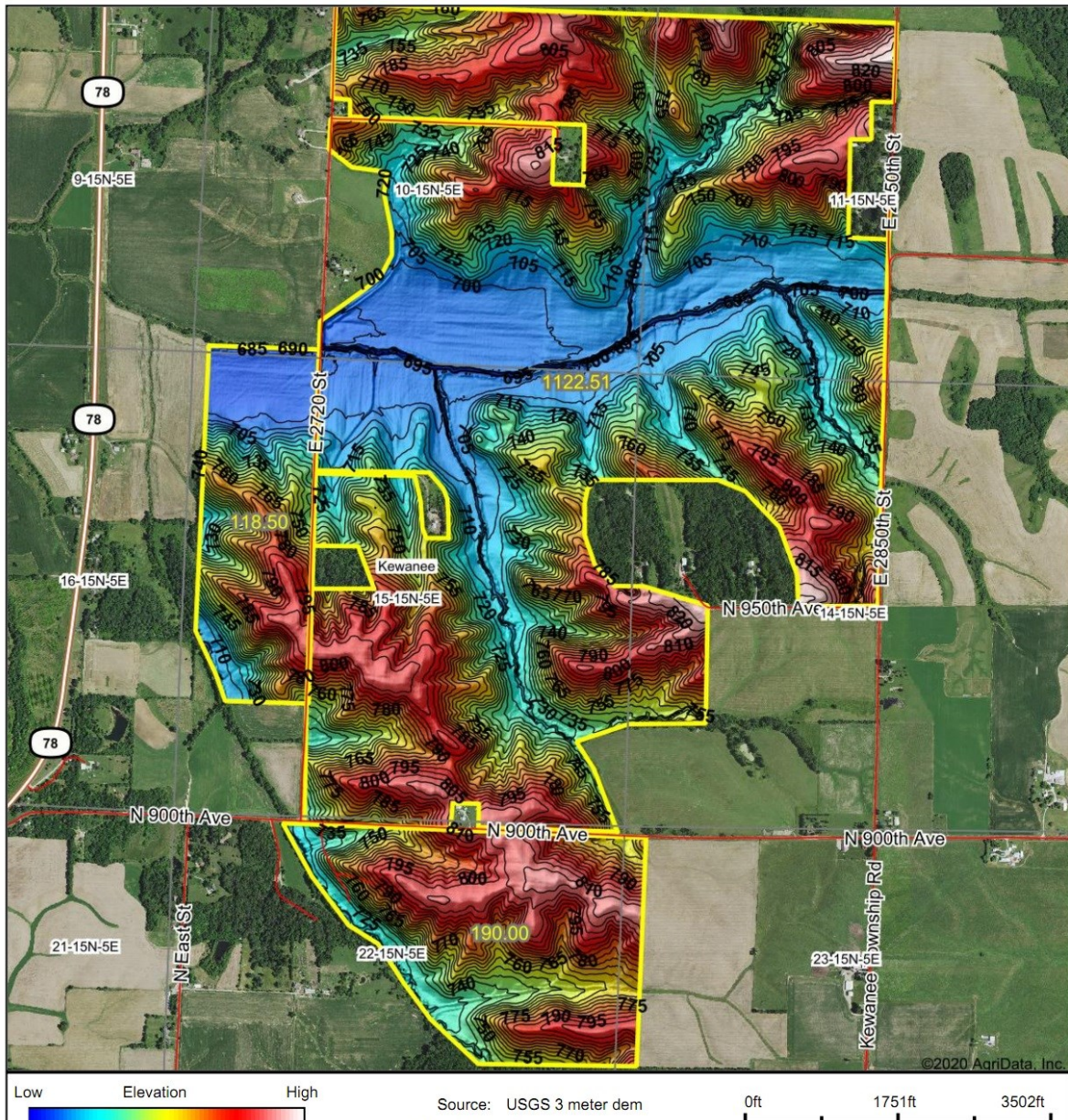
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