



**PROPERTY  
SERVICES**

# LAND LISTING

151.27± Acres – Kankakee County, IL



## LOCATION

Legal: S29, T30N, R10E

Pilot Township, Kankakee County, IL

ROBERT J. WARMBIR  
Designated Managing Broker  
License #471.021140

815.693.4063  
[rob@rwpropertyservice.com](mailto:rob@rwpropertyservice.com)  
[rwpropertyservice.com](http://rwpropertyservice.com)



# LAND LISTING

Kankakee County, IL

**CONTACT US  
TODAY!**

**Asking Price**  
\$1,883,312

**Price per Acre**  
\$12,450

**Taxes**  
2024 payable in 2025  
\$8,848.00 (Includes  
Removed House Site)

**PIN**  
14-14-29-300-002

**Total Surveyed Acres**  
151.27±

**Estimated Tillable Acres**  
129.54±

**CRP Acres**  
None

**Lease**  
Under Cash Rent Lease for 2026.



**Property Feature:** Gas Easement

**Payments:** \$2,866.50 annually

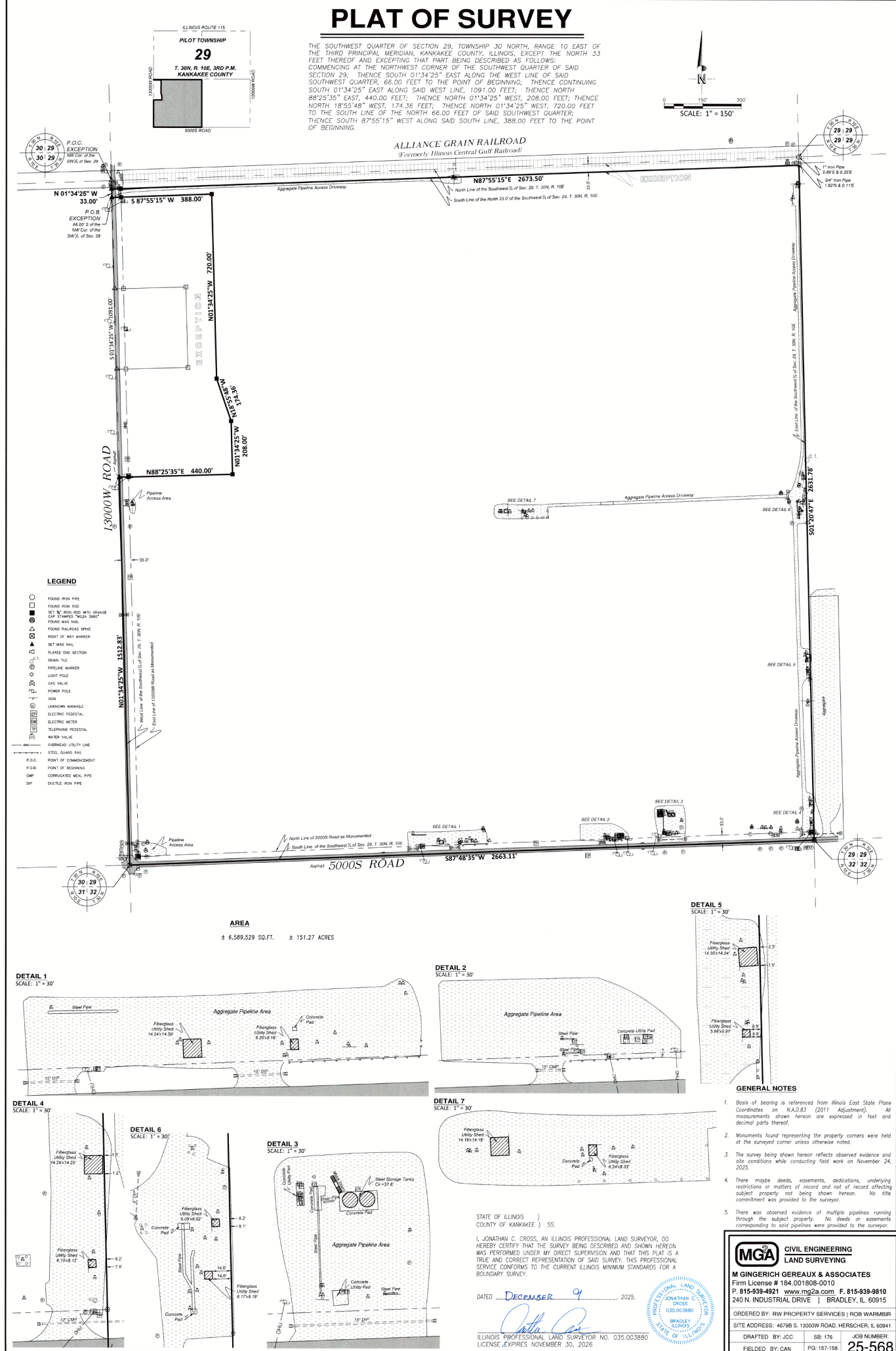
Lease available upon request.



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Kankakee County, IL

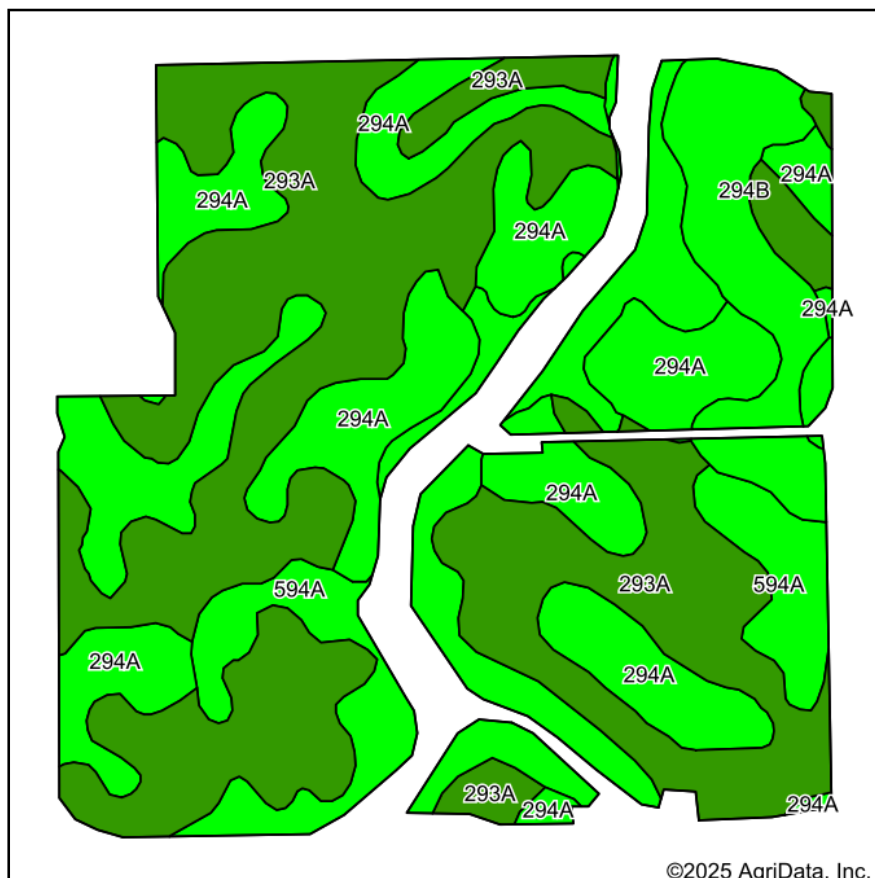
Aerial Map



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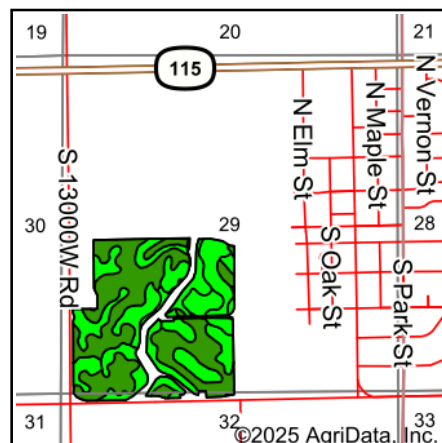
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### Soils Map



Soils data provided by USDA and NRCS.

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State: **Illinois**  
 County: **Kankakee**  
 Location: **29-30N-10E**  
 Township: **Pilot**  
 Acres: **129.54**  
 Date: **12/15/2025**



Maps Provided By:  
  
 CUSTOMIZED ONLINE MAPPING  
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Area Symbol: IL091, Soil Area Version: 22

| Code             | Soil Description                          | Acres | Percent of field | Il. State Productivity Index Legend | Crop productivity index for optimum management | *n NCCPI Overall |
|------------------|-------------------------------------------|-------|------------------|-------------------------------------|------------------------------------------------|------------------|
| 293A             | Andres silt loam, 0 to 2 percent slopes   | 59.57 | 46.0%            |                                     | 135                                            | 71               |
| 294A             | Symerton silt loam, 0 to 2 percent slopes | 32.61 | 25.2%            |                                     | 131                                            | 73               |
| **594A           | Reddick clay loam, 0 to 2 percent slopes  | 27.72 | 21.4%            |                                     | **127                                          | 67               |
| **294B           | Symerton silt loam, 2 to 5 percent slopes | 9.64  | 7.4%             |                                     | **130                                          | 70               |
| Weighted Average |                                           |       |                  |                                     | 131.9                                          | *n 70.6          |

**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

\*n: The aggregation method is "Weighted Average using all components"

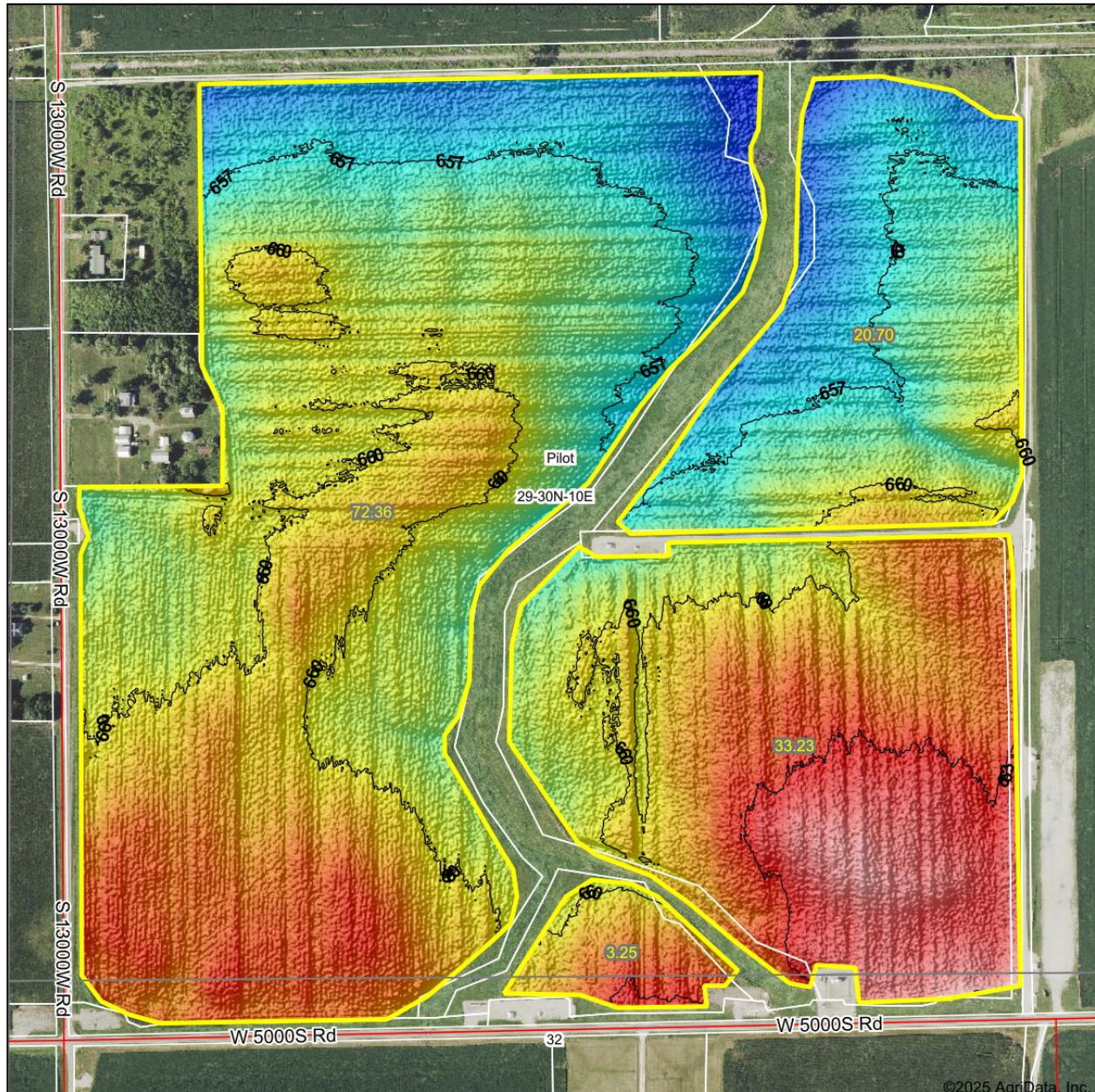


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# LAND LISTING

Kankakee County, IL

Topography Hillshade



Low Elevation High



Maps Provided By  
**surety**  
CUSTOMIZED ONLINE MAPPING

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

Source: USGS 1 meter dem

Interval(ft): 3

Min: 653.8

Max: 666.2

Range: 12.4

Average: 659.7

Standard Deviation: 2.26 ft

0ft 427ft 854ft



**29-30N-10E**  
**Kankakee County**  
**Illinois**

Boundary Center: 41° 2' 44.52, -88° 6' 33.37

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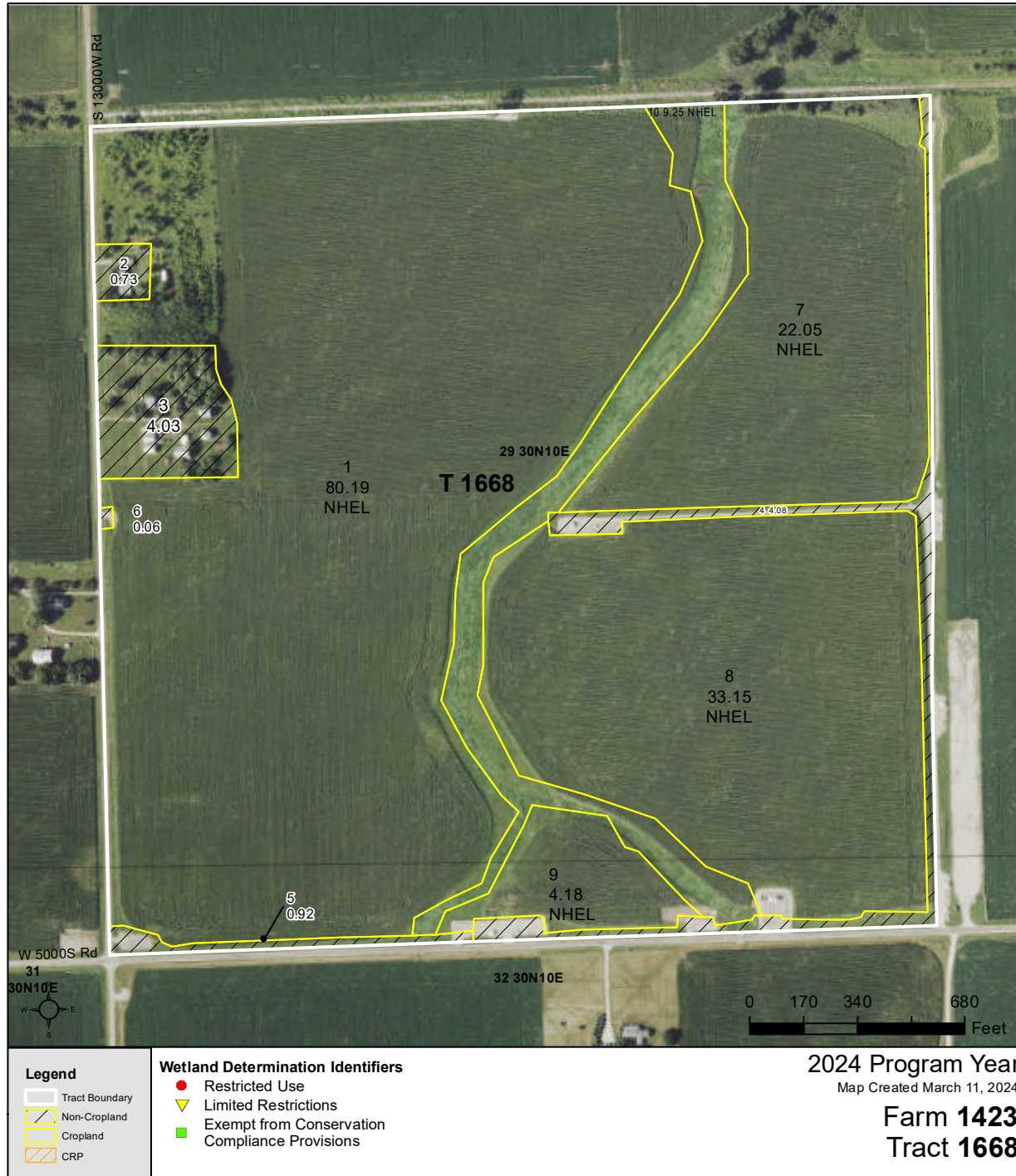


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# LAND LISTING

Kankakee County, IL

FSA Map



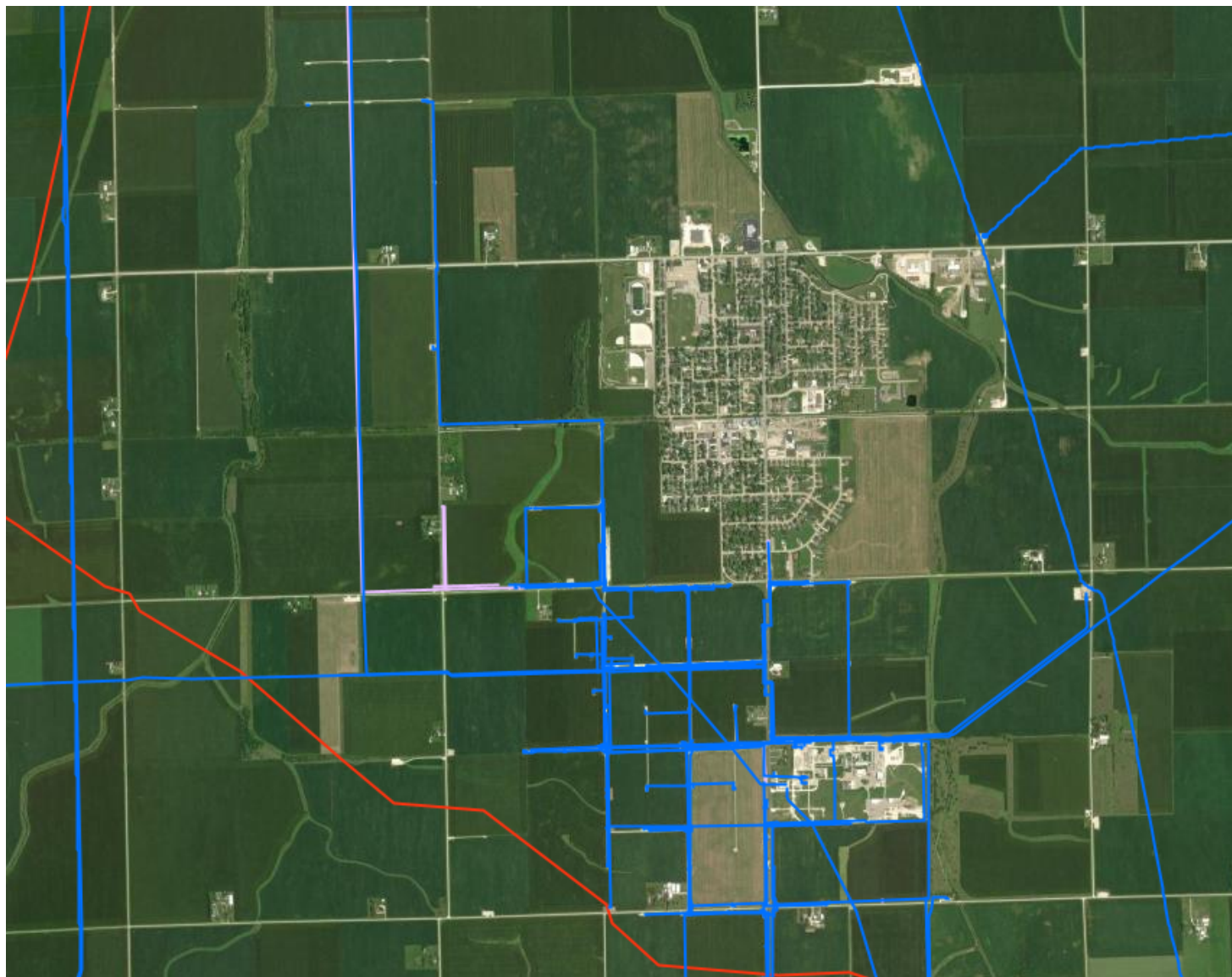
Tract Cropland Total: 148.82 acres

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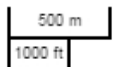
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### Pipeline Map



### Legend

- Gas Transmission Pipelines
- Hazardous Liquid Pipelines
- Abandoned Pipelines
- LNG Plants
- Breakout Tanks



Pipelines depicted on this map represent gas transmission and hazardous liquid lines only. Gas gathering and gas distribution systems are not represented.

**This map should never be used as a substitute for contacting a one-call center prior to excavation activities. Please call 811 before any digging occurs.**

Questions regarding this map or its contents can be directed to [npms@dot.gov](mailto:npms@dot.gov).

Projection: Geographic

Datum: NAD83

Map produced by the Public Viewer application at [www.npms.phmsa.dot.gov](http://www.npms.phmsa.dot.gov)

World Imagery map service data is attributed to Esri, Maxar, Earthstar Geographics, and the GIS User Community.

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**Company** **Services**

**Farmland Real Estate**

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**Appraisal Services**

**815.693.4063**

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