

LAND FOR SALE

159.28+/- Acres, Marshall County, Illinois
Offered at \$10,000 per acre

Highlights:

- Highly tillable will good soils PI of 131
- Excellent road frontage and access
- Near local grain market



Property Location: One mile north of Evans Station at the southwest corner of County Road 900N and County Road 2800E.

Legal Description: Section 21 Township 30 R1E NE 1/4 Less .721 acres

Property Description: This farm is located in section 21 of Evans township in Marshall County. This mostly level farm has good soils and access on both the north and east sides.

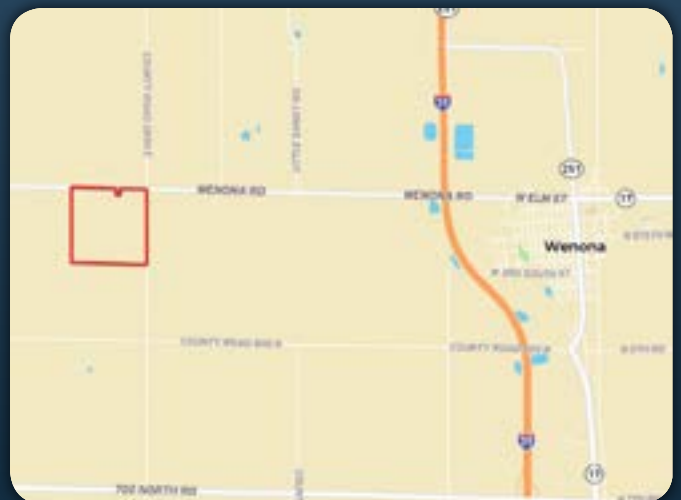
FSA Information:

	<u>Base</u>	<u>Yield</u>
Corn	77 acres	169 bushels (2018 actual yield 244 bushels)
Soybeans	77 acres	48 bushels (2018 actual yield 72 bushels)

Farm Data:

Cropland	154.15 acres
Non-crop	5.13 acres
Total	159.28 acres

Taxes: \$ 4,362.70



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For additional information, please contact:

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SOIL CODE	SOIL DESCRIPTION	ACRES	%	PI	CAP
388B2	Wenona silt loam, 2 to 5 percent slopes, eroded	22.2	13.82	123	-
435A	Streator silty clay loam, 0 to 2 percent slopes	37.9	23.61	131	-
375A	Rutland silt loam, 0 to 2 percent slopes	100.5	62.57	133	-
TOTALS		160.6	100%	131.15	-

Information provided was obtained from sources deemed reliable, however, the broker makes no guarantees as to its accuracy. All prospective buyers are urged to inspect the property, its title, and to rely on their own conclusions. Seller reserves the right to refuse any or all offers submitted and may withdraw the property from offering without notice. Farmers National Company and its representatives are the designated agents for the seller.