

LAND FOR SALE

48.23+/- Acres, Vermilion County, Illinois
Offered at \$231,504

Highlight Features:

- Open lease for 2018
- Good productive soil types for local area
- Good road access

L-1800295

Property Location: Southeast of Danville, Illinois

Legal Description: A parcel of land being a part of the Southeast Quarter of Section 27, lying East of the Vermilion River and part of the Northeast Quarter of Section 34, lying East of the Vermilion River, all situated in Township 19 North, Range 11 West of the Second Principal Meridian, county of Vermilion, State of Illinois.



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For additional information, please contact:

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Property Information

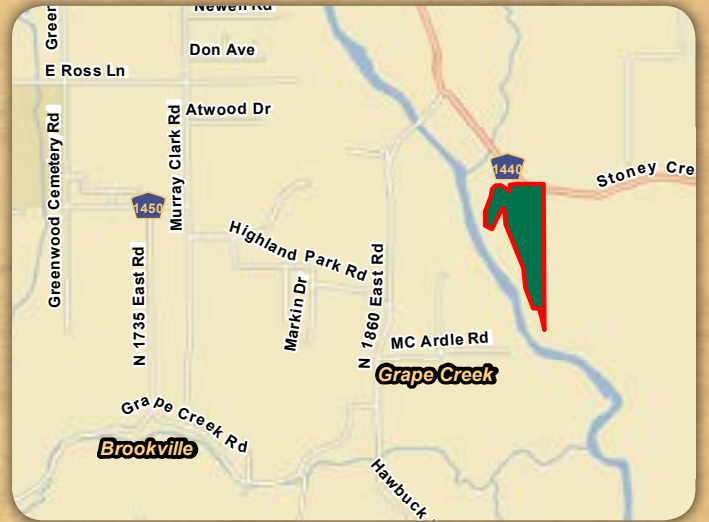
Property Description: Highly productive farmland with an above average PI of 131. Soil types include Rossburg and Dozaville silt loams.

FSA Information:

	<u>Base</u>	<u>Yield</u>
Corn	23.1 acres	113 bushels
Soybeans	23.0 acres	33 bushels

Farm Data:

Cropland	47.62 acres
Non-crop	.61 acres
Total	48.23 acres



MAP SYMBOL	NAME	NON-IRR LCC	PRODUCTIVITY INDEX	CORN YIELD	BEANS YIELD	ACRES
8473A	Rossburg loam, 0 to 2 percent slopes, occasionally flooded	IIw	132	178	58	22.6
8674A	Dozaville silt loam, 0 to 2 percent slopes, occasionally flooded	IIw	137	185	58	13.8
3183A	Shaffton loam, 0 to 2 percent slopes, frequently flooded	IIIw	116	155	51	6.0
440B	Jasper loam, 2 to 5 percent slopes	Ile	129	173	56	1.7
618F	Senachwine silt loam, 18 to 35 percent slopes	Vle	76	104	33	0.2
TOTAL			131.1	176.6	56.9	44.2

Information provided was obtained from sources deemed reliable, but 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 on the reverse side are the Designated Agents for the seller.