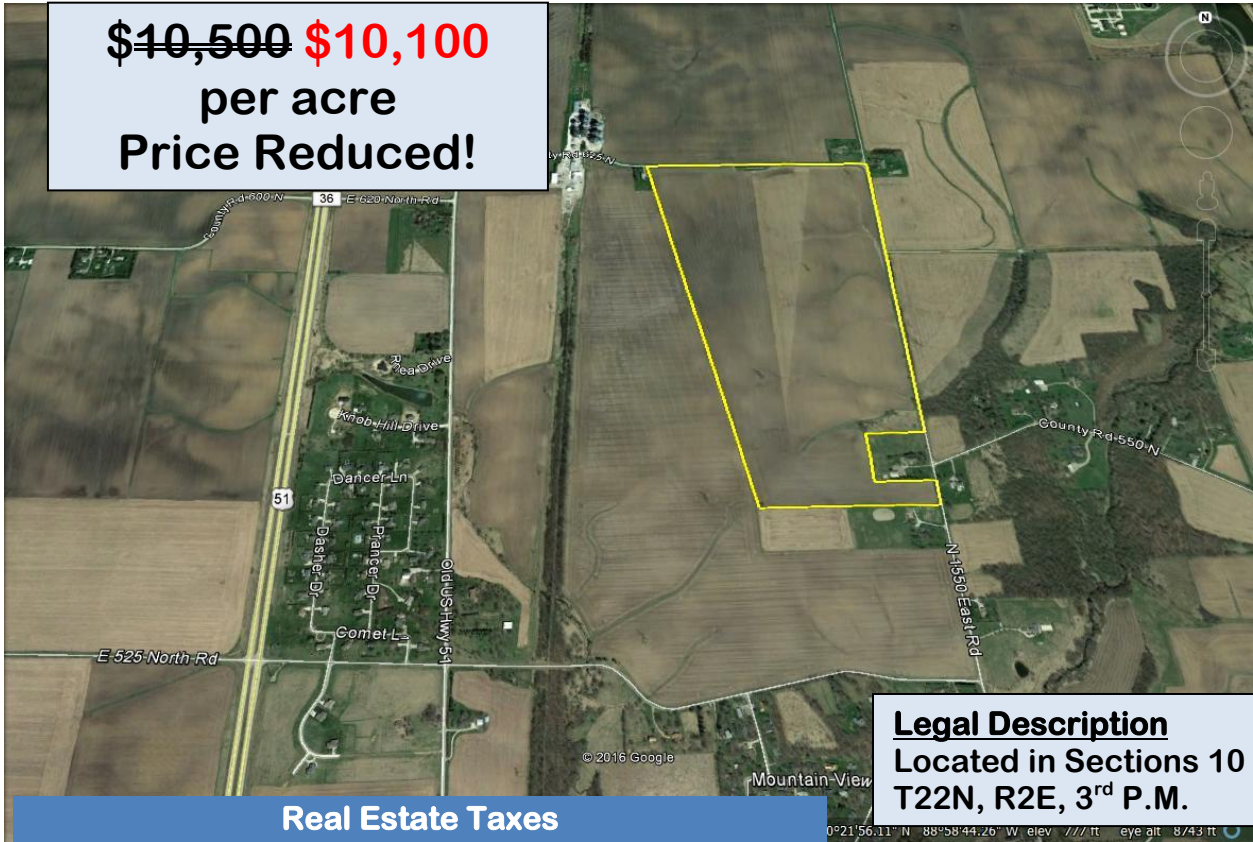


# Farm For Sale

## 158.14 Surveyed Acres

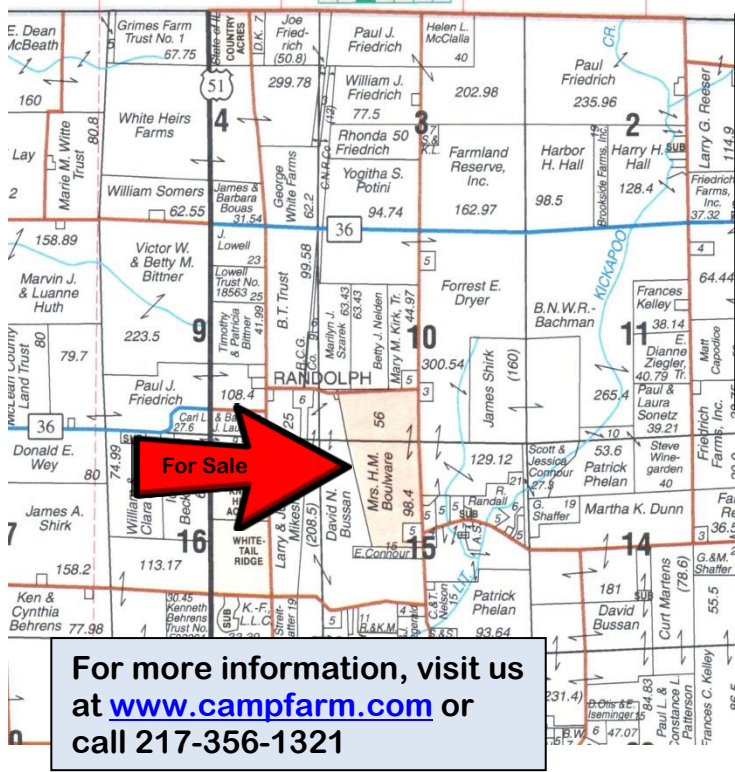
### Randolph Township, McLean County



~~\$10,500~~ **\$10,100**  
per acre  
**Price Reduced!**

**Legal Description**  
Located in Sections 10 & 15,  
T22N, R2E, 3<sup>rd</sup> P.M.

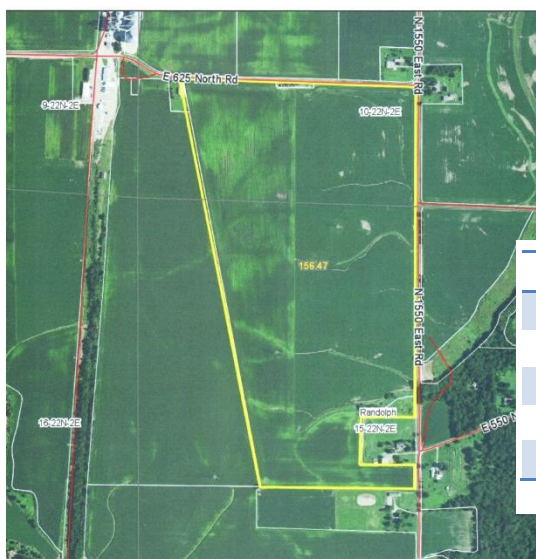
Real Estate Taxes			
PIN	Total Acres	Assessed	2016 paid in 2017
<b>28-15-100-006</b>	<b>154.4</b>	<b>\$62,784</b>	<b>\$5,031.46</b>



**Possession:** Farm lease is open for 2018.  
**Terms:** 10% down with signed contract. Balance due in 30 days upon delivery of deed and merchantable title.  
**Agency:** Camp Farm Management, Inc. is an Illinois Licensed Real Estate Broker acting solely as the seller's agent, and will not act as agent for buyer in this transaction.

**Contact:**  
**Dean Robinson**  
Camp Farm Management, Inc.  
P. O. Box 707  
Champaign, IL 61824-0707  
Phone: 217-356-1321  
Cell: 217-493-1321  
Fax: 217-356-8261  
Email: [dean@campfarm.com](mailto:dean@campfarm.com)  
[www.campfarm.com](http://www.campfarm.com)

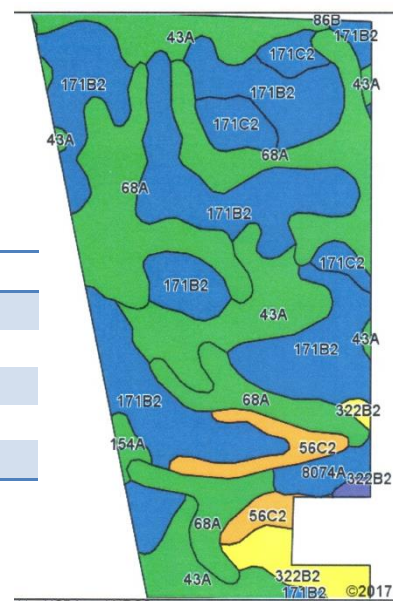
For more information, visit us at [www.campfarm.com](http://www.campfarm.com) or call 217-356-1321



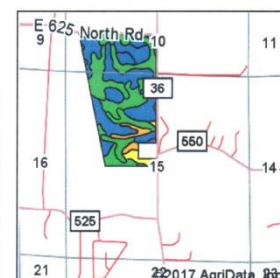
Yield History		
	Corn	Soybeans
2014	238	56
2015	169	61
2016	226	62

USDA/FSA Information			
Farm #3479			
Tillable Acres (cropland)		153.27	
	Acres	Yield	
<b>Corn</b>	ARC-CO	94.7	162
<b>Soybean</b>	ARC-CO	54.8	53

Soil Fertility	
<b>pH</b>	6.2
<b>P</b>	60
<b>K</b>	352



Area Symbol: IL113, Soil Area Version: 12							
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Crop productivity index for optimum management
**171B2	Catlin silt loam, 2 to 5 percent slopes, eroded	62.63	40.0%		**178	**56	**131
68A	Sable silty clay loam, 0 to 2 percent slopes	42.66	27.3%		192	63	143
43A	Ipava silt loam, 0 to 2 percent slopes	27.09	17.3%		191	62	142
**171C2	Catlin silt loam, 5 to 10 percent slopes, eroded	6.94	4.4%		**174	**55	**128
**56C2	Dana silty clay loam, 5 to 10 percent slopes, eroded	6.69	4.3%		**167	**52	**122
**322B2	Russell silt loam, Bloomington Ridged Plain, 2 to 5 percent slopes, eroded	5.44	3.5%		**152	**48	**110
8074A	Radford silt loam, 0 to 2 percent slopes, occasionally flooded	3.20	2.0%		186	58	136
154A	Flanagan silt loam, 0 to 2 percent slopes	1.24	0.8%		194	63	144
**27D2	Miami silt loam, 10 to 18 percent slopes, eroded	0.58	0.4%		**136	**44	**100
<b>Weighted Average</b>					<b>182.7</b>	<b>58.5</b>	<b>135</b>



State: **Illinois**  
County: **McLean**  
Location: **15-22N-2E**  
Township: **Randolph**  
Acres: **156.47**  
Date: **2/15/2017**

**Camp Farm Management, Inc.**

Maps Provided By  
  
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