

Farm for Sale

Busey Farm Brokerage



CHAMPAIGN COUNTY – FARM FOR SALE

Spencer Farm

39.00 +/- Acres

Clintonia Township, DeWitt County, Illinois

Location

The Spencer farm is located two miles West of Clinton and is ½ a mile North of State Route 10. It is located ½ mile South of the intersection of 800 North and 700 East.

Legal Description

The Southeast ¼ of the Northeast ¼ of Section 30, Township 20 North, Range 2 East of the 3rd Principal Meridian, Clintonia Township, DeWitt County, Illinois

Listing Price

39.00 Acres at \$11,000.00/A = \$429,000.00

Lease/Possession

The farm is leased for the 2017 crop year on a crop share basis.

Contact Information



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Managing Broker	Broker
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busey.com

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DeWitt County FSA Data

Farm #	5067	Tract #	301
Total Acres:	38.97	Tillable Acres:	38.97
Corn Base Acres:	19.4	Soybean Base Acres:	19.3
HEL/Wetlands:	None	Program:	ARC-CO

PLC Payment Yields

Corn Yield:	174	Soybean Yield:	55
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Real Estate Tax Information

Parcel ID#	Acres	2016 Assessed Value	2015 Taxes Payable 2016
07-30-200-002	39.00	\$20,452	\$1,164.98

Soil Test

KSI: 2016 pH:6.1 P1:65 K:348 OM:3.4

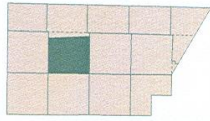
Yield History

	<u>Corn</u>	<u>Soybeans</u>
2016	X	63
2015	216	X
2014	X	53
2013	184	X
2012	X	58

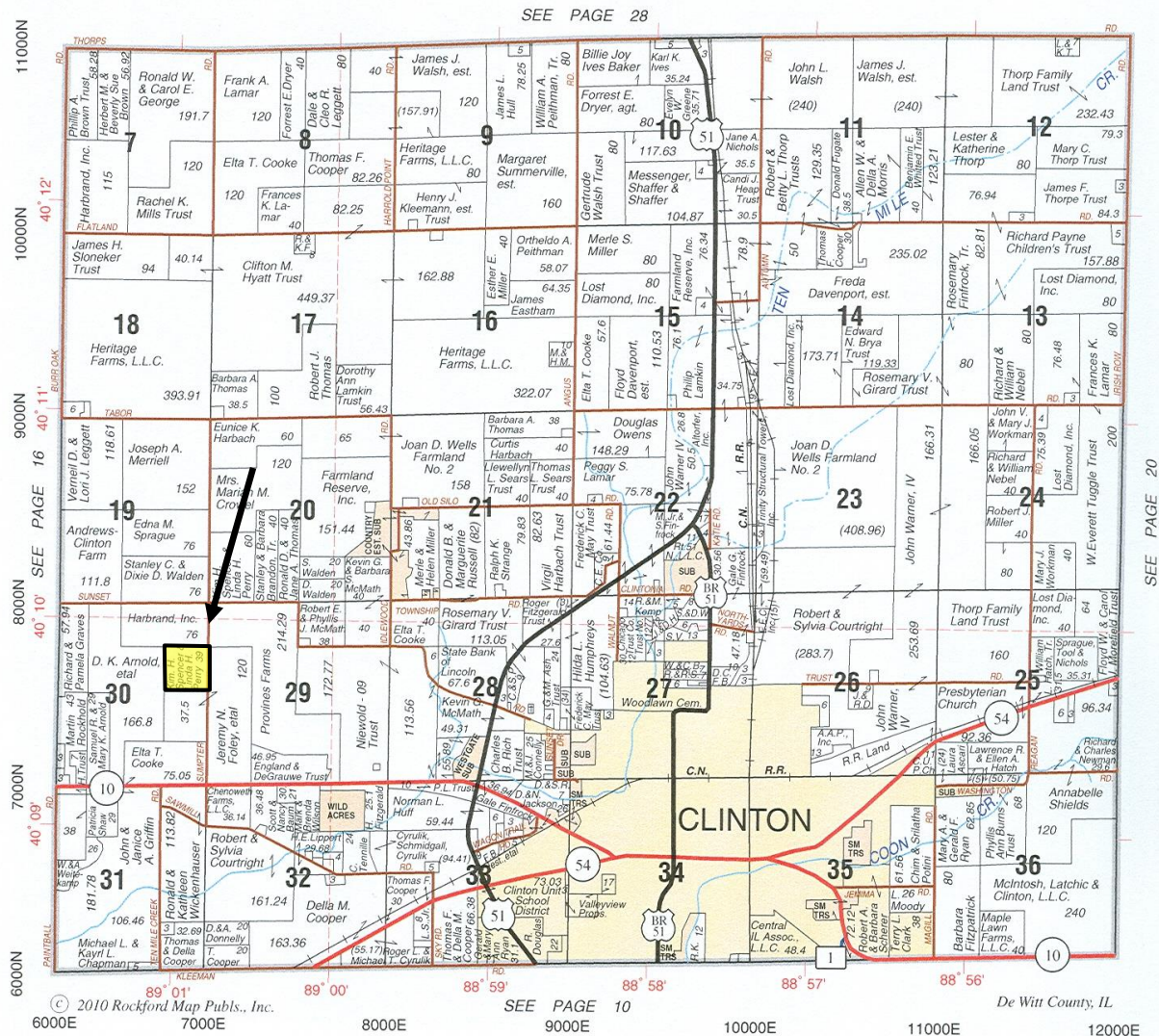
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CLINTONIA



T.20N.-R.2E.



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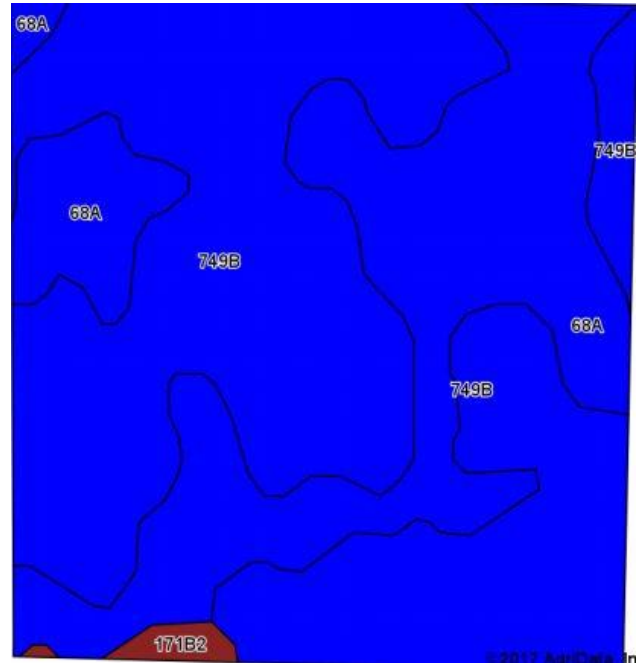
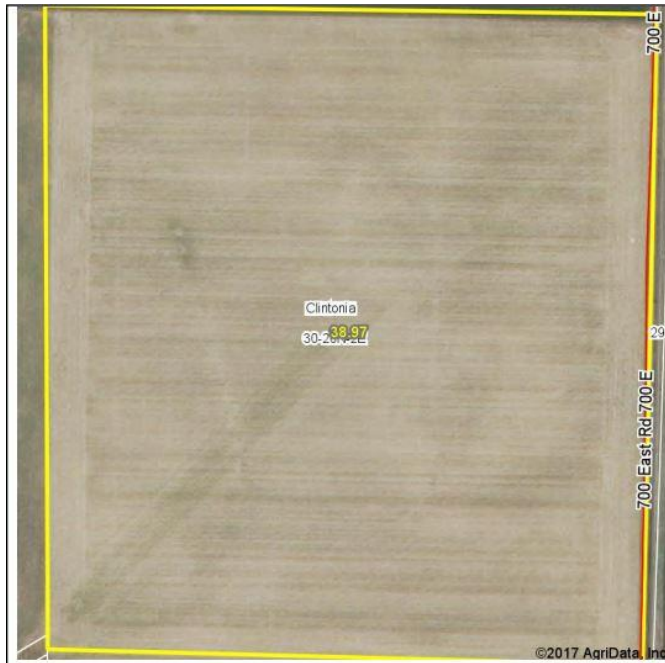
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Aerial Map and Soil Information



Soil Code	Soil Description	Approximate Acres	Percent of Field	Corn Bu/A	Soy Bu/A	Crop Productivity Index for optimum management
749B	Buckhart silt loam	24.39	62.6%	188	60	141
68A	Sable silty clay loam	14.19	36.4%	192	63	143
171B2	Catlin silt loam	0.39	1.0%	178	56	131
Weighted Average				189.4	61.1	141.6



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